

MID SUFFOLK DISTRICT COUNCIL

Minutes of the meeting of the **DEVELOPMENT CONTROL COMMITTEE B** held at the Council Offices, Needham Market on Wednesday, 28 September 2016 at 09:30 am

PRESENT: Councillor Kathie Guthrie – Chairman – Conservative and Independent Group
Councillor Roy Barker – Vice-Chairman – Conservative and Independent Group

Conservative and Independent Group

Councillor: Julie Flatman
Jessica Fleming
Derrick Haley*
Barry Humphreys MBE
Dave Muller
John Whitehead*

Green Group

Councillor: Keith Welham

Liberal Democrat Group

Councillor: Mike Norris

Denotes substitute *

Ward Member: Suzie Morley

In attendance: Senior Development Management Planning Officer (JPG)
Senior Legal Executive (KB)
Senior Planning Officer (IW)
Governance Support Officers (VL/GB)

SA102 APOLOGIES FOR ABSENCE/SUBSTITUTIONS

Councillors Derrick Haley and John Whitehead were substituting for Councillors Jane Storey and John Levantis respectively.

SA103 DECLARATIONS OF PECUNIARY/NON-PECUNIARY INTEREST

Councillor Keith Welham declared a non-pecuniary interest in relation to Application 2357/16 by reason of employment at the application site in the 1960s.

SA104 DECLARATIONS OF LOBBYING

There were no declarations of lobbying.

SA105 DECLARATIONS OF PERSONAL SITE VISITS

There were no declarations of personal site visits.

SA106 MINUTES

The Minutes of the meeting held on 31 August 2016 were confirmed and signed as a correct record.

SA107 TO RECEIVE NOTIFICATION OF PETITIONS IN ACCORDANCE WITH THE COUNCIL'S PETITION PROCEDURE

None received.

SA108 QUESTIONS FROM MEMBERS

None received.

SA109 SCHEDULE OF PLANNING APPLICATIONS

Application Number	Representations from
2357/16	Mr J Bahar (Applicant)

Item 1

Application	2707/16
Proposal	Retention of concrete pad and addition of shingle to driveway
Site Location	FELSHAM - 4 Church Road, IP30 0PN
Applicant	Ms S Applin

By a unanimous vote

Decision

That Full Planning Permission be granted subject to the following conditions:

- 1 Standard time limit**
- 2 List of approved documents**
- 3 Highways: Access**
- 4 Highways: Surface water drainage**
- 5 Shingle to be min. 20mm. gauge**
- 6 All new surfacing materials to be free draining.**

Item 2

Application	2357/16
Proposal	Use of land for the stationing of 16 holiday lodges without compliance with condition 2b of planning permission 1054/15 which restricts the duration of occupancy
Site Location	STONHAM PARVA – Magpie Inn, Norwich Road IP14 5JY
Applicant	Mr J Bahar

At the beginning of his presentation on the application, the Case Officer referred to the tabled papers, which amended Condition 2. He then replied to Members' questions, including in relation to the future ownership of the holiday lodges, planning enforcement matters and management of the site.

Mr Bahar (Applicant) spoke about the challenges of running a rural pub and how the business needed to diversify its operation in order to stay viable.

Councillor Suzie Morley, Ward Member for The Stonhams, commented that the proposed development would lack individual outside space for the lodges, access to residential amenities and bring little benefit to the local businesses other than the Magpie Inn.

During the debate Members considered various related matters, including proximity of other similar sites, restrictions to the occupation of the lodges, site management and enforcement matters.

By 7 votes to 3

Decision –

That Approval without compliance with part (b) of condition no. 2 be granted subject to condition no. 2 of the permission granted under 1054/15 being replaced with the following new condition:-

2. **i) the lodges shall be occupied for holiday purposes only.**
 - ii) the lodges shall not be occupied as a person's sole, or main place of residence**
 - iii) the owners/operators shall maintain an up-to-date register of all owners/occupiers of individual lodges on the site, and of their main home addresses, and shall make this information available at all reasonable times to the local planning authority.**
 - iv) The lodges shall not be occupied during the month of February in any calendar year; and**
- the inclusion of all other conditions recorded on permission 1054/15**

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Chairman