

BRANDON TOWN COUNCIL

Minutes of the Planning Committee Meeting held on
Monday 7th November 2022 at Old School House, Market Hill, Brandon
at 7.00pm

Present: Cllr B Brabbs (Chair), Cllr S Annear, Cllr J Lloyd-Blackwell, Cllr V Lukaniuk,
Cllr D Moore, Cllr N Vant, Cllr P Wittam, Mr G Cock – Town Clerk

1. APOLOGIES FOR ABSENCE

Cllr L Atkins – not approved.

2. DECLARATIONS OF INTEREST

Cllr S Annear – Non-pecuniary interest re planning application DC/22/1900/TPO.

3. TO RECEIVE, CONFIRM AND SIGN MINUTES of Planning Committee Meeting
of 3rd October 2022.

Proposer: Cllr P Wittam

Seconder: Cllr V Lukaniuk

Resolution Record No: **BTCP/83/07/Nov/22**

CARRIED: By majority vote: 5 for 2 unable to vote.

THE PLANNING COMMITTEE RESOLVES THAT THE MINUTES OF THE
PLANNING COMMITTEE MEETING OF MONDAY 3RD OCTOBER 2022 BE
APPROVED.

4. PUBLIC PARTICIPATION

None.

5. PLANNING MATTERS

LIST OF APPLICATIONS FROM: 3/10/22 TO: 7/11/22

5.1 DC/22/1682/OUT

Planning Application – 30-31 Wimbledon Avenue, Brandon

One building for manufacturing, warehouse and distribution use with ancillary offices
on ground and first floor (following demolition of two industrial buildings). Eight
self-contained design studio offices on second floor.

Cllr Lukaniuk stated his support for the application which would rejuvenate an area
which is tired.

Signed.....

The Clerk stated that this area had previously been approved for a care centre for dogs although it appears this application is for a much-enlarged area. A vote ensued.

Proposer: Cllr N Vant

Seconder: Cllr V Lukaniuk

Resolution Record No: **BTCP/84/07/Nov/22**

CARRIED: Unanimous – **SUPPORT**

DC/22/1755/HH

Planning Application – 222 London Road, Brandon
Dropped kerb.

Cllr Annear read out comments from Suffolk Highways that have appeared online stating their objection to the application. Cllr Lukaniuk stated that he supported the application as it would remove vehicles parking on the road. Cllr Wittam also supported the application for the same reason. Cllr Lloyd-Blackwell stated that she previously knew of the property which she described as having rear access and that the entranceway would be extremely close to the pedestrian crossing. A vote then ensued.

Proposer: Cllr V Lukaniuk

Seconder: Cllr J Lloyd-Blackwell

Resolution Record No: **BTCP/85/07/Nov/22**

FAILED: By majority vote: 2 for 5 against - **OBJECT**

DC/22/1757/VAR

Planning Application – 30 High Street, Brandon
Extended opening hours.

Cllr Wittam stated he supported the application as Brandon High Street needed more establishments with high standards such as this. Cllr Annear outlined her possible objections to the scheme. A vote was taken.

Proposer: Cllr V Lukaniuk

Seconder: Cllr P Wittam

Resolution Record No: **BTCP/86/07/Nov/22**

CARRIED: Unanimous - **SUPPORT**

DC/22/0850/FUL

Planning Application – Brandon Remembrance Recreation Field, Skate Park, Victoria Avenue, Brandon

Installation of reinforced concrete skate park.

Cllr Annear raised comments regarding Brandon Town Councils possible conflict of interest regarding the Brandon Remembrance Playing Field. Cllr Vant stated that there was no conflict of interest in this instance. Cllr Wittam stated he supported the application as Brandon needed sports facilities such as these. Cllr Lloyd-Blackwell supported the application but would not be voting as her son is sponsored to take part in similar activities. Cllr Lukaniuk stated this is a great development but wished the development of the site to be linked to the upgrade of the access road which is understood being undertaken this year. Cllr Vant added that the road as he understood should have been ungraded last year. A vote then took place.

Proposer: Cllr V Lukaniuk

Seconder: Cllr N Vant

Resolution Record No: **BTCP/87/07/Nov/22**

CARRIED: By majority vote: 6 for 1 abstention – **SUPPORT**

Signed.....

DC/22/1850/HH

Planning Application – 14 Coronation Place, Brandon
Replacement front door and two storey side and rear extension (following demolition of existing extension).

Cllr Lukaniuk stated he would support this application. Cllr Wittam likewise stated he would support the application. Cllr Annear commented that this is a major addition to a house and was concerned to ensure that the neighbour would be consulted.

Cllr Brabbs confirmed that the planning process would ensure a letter would be sent to the adjoining neighbours. A vote ensued.

Proposer: Cllr B Brabbs

Seconder: Cllr P Wittam

Resolution Record No: **BTCP/88/07/Nov/22**

CARRIED: Unanimous - **SUPPORT**

Cllr Brabbs requested that application DC/22/1900/TP0 8 Elm Close was considered next.

5.2 ANY APPLICATION RECEIVED AFTER THE AGENDA WAS PRODUCED

DC/22/1900/TPO

Planning Application – 8 Elm Close, Brandon

Oak tree - removal of two lower limbs at 3.5 metres on northwest aspect, one limb at four metres on eastern aspect and crown lift over garage to give 1.75 metre clearance from roof.

Cllr Annear stated that she knows that property. Cllr Lukaniuk supported that application. Cllr Wittam stated wrong tree wrong place. A general discussion ensued regarding the location of the tree. The Clerk directed people to the sketch plan attached to the application showing the location being confirmed on the property of 8 Elm Close. A vote then took place.

Proposer: Cllr V Lukaniuk

Seconder: Cllr P Wittam

Resolution Record No: **BTCP/89/07/Nov/22**

CARRIED: Unanimous - **SUPPORT**

5.1 FUL/2022/0051

Planning Application – Land at Brandon Rail Sidings, Mundford Rd, Weeting
Retention of replacement rail siding (retrospective).

Cllr Brabbs opened the discussion by describing the retrospective application submitted by Network Rail. Cllr Lukaniuk stated that this is retrospective planning and the siding had been installed without planning permission. Cllr Wittam stated this additional siding had doubled the volume of material which could be handled, with no environmental study having been undertaken. He further stated that lorries from this site generally turned left from the site going up Brandon High Street and then either turning left to use the B1106 towards Bury St Edmunds or right on the A1065 towards Lakenheath. Cllr Vant stated that the application for the retrospective planning permission for the siding cannot be connected to the subsequent usage by the road haulage companies. Cllr Wittam requested that a named vote be taken.

Signed.....

He then discussed the submission of the report by Network Rail which had been commissioned by Rory Holbrook and was therefore in his opinion biased. A heated discussion regarding the report concerning the usage of the road system for onward transport took place. A named vote then took place.

For: Cllr Brabbs, Cllr Annear, Cllr Lloyd-Blackwell, Cllr Vant

Against: Cllr Lukaniuk, Cllr Wittam

Abstention: Cllr Moore

It was agreed by all Councillors present that whilst Council agreed with the additional siding the Clerk would be instructed to comment on the usage of the road system outside of the site for distribution of bulk goods to a number of sites which is detrimental to the people and environment of Brandon.

Proposer: Cllr V Lukaniuk

Seconder: Cllr P Wittam

Resolution Record No: **BTCP/90/07/Nov/22**

CARRIED: Unanimous - **SUPPORT**

6. CORRESPONDENCE

None.

7. ANY OTHER BUSINESS – AT THE DISCRETION OF THE CHAIRMAN

None.

The meeting closed at 8.13pm

Signed.....