

BRANDON TOWN COUNCIL

Minutes of the Planning Committee Meeting held on
Thursday 27th April 2023 at Old School House, Market Hill, Brandon
at 7.00pm

Present: Cllr B Brabbs (Chair), 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

None.

2. DECLARATIONS OF INTEREST

Cllr N Vant – Non-pecuniary interest – re planning application DC/23/0471/HH.

3. TO RECEIVE, CONFIRM AND SIGN MINUTES of Planning Committee Meeting
of 3rd April 2023.

Proposer: Cllr V Lukaniuk

Seconder: Cllr N Vant

Resolution Record No: **BTCP/214/27/Apr/23**

CARRIED: By majority vote: 4 for, 2 unable to vote.

THE PLANNING COMMITTEE RESOLVES THAT THE MINUTES OF THE
PLANNING COMMITTEE MEETING OF MONDAY 3RD APRIL 2023 BE
APPROVED.

Cllr Lloyd-Blackwell stated that she objected to the previous minutes listing her absence at the last meeting as not being approved and she asked the Clerk to explain this matter. The Clerk stated he had not received a written apology for her absence and a reason for not attending. An exchange took place regarding this matter.

4. PUBLIC PARTICIPATION

None.

Signed.....

5. PLANNING MATTERS

5.1 LIST OF APPLICATIONS FROM: 3/4/23 TO: 27/4/23

DC/23/0471/HH

Planning Application – 108 St Benedicts Road, Brandon
Single storey rear extension.

Cllr Wittam stated he had no objection to this development. Cllr Lukaniuk stated that we are liable to see more of this style of extensions to properties in Brandon due to the difficulties and costs in upsizing of homes. A vote then ensued.

Proposer: Cllr P Wittam

Seconder: Cllr B Brabbs

Resolution Record No: **BTCP/215/27/Apr/23**

CARRIED: By majority vote: 5 for, 1 abstention – **SUPPORT**

DC/23/0546/HH

Re-consultation – 5 St Nicholas Walk, Brandon

Single storey front extension, render to front elevation, window to side elevation, roof light to existing flat roof, window to rear elevation, single storey rear extension and removal of chimney.

Cllr Lukaniuk stated he fully supported the application. Cllr Wittam noted the removal of the chimney and fully supported the development. A vote took place.

Proposer: Cllr P Wittam

Seconder: Cllr V Lukaniuk

Resolution Record No: **BTCP/216/27/Apr/23**

CARRIED: Unanimous – **SUPPORT**

DC/23/0624/HH

Planning Application – 17 Victoria Avenue, Brandon

Render to front and side elevations.

Cllr Wittam stated that in his opinion this would tidy up the property. Cllr Lukaniuk noted that this was a fashionable trend at this time. A vote then ensued.

Proposer: Cllr V Lukaniuk

Seconder: Cllr P Wittam

Resolution Record No: **BTCP/217/27/Apr/23**

CARRIED: Unanimous – **SUPPORT**

5.2 ANY APPLICATION RECEIVED AFTER THE AGENDA WAS PRODUCED

DC/23/0638/HH

Planning Application – Wood Cottage, Brandon Park, Brandon

Single storey side extension to form annexe (following demolition of existing Conservatory.)

There were no objections voiced about the application. A vote took place.

Proposer: Cllr V Lukaniuk

Seconder: Cllr B Brabbs

Resolution Record No: **BTCP/218/27/Apr/23**

CARRIED: Unanimous - **SUPPORT**

Signed.....

DC/23/0562/FUL

Planning Application – 10-12 High Street, Brandon

Change of use from former bank (class E) to hot food takeaway (Sui Generis.)

Cllr Moore expressed his amazement at the appearance of a further fast-food outlet in Brandon High Street. Cllr Brabbs stated that Brandon High Street appeared to be coming a fast-food mecca for the area. Cllr Wittam stated that the area needed the payment of business rates to the local economy. Cllr Brabbs queried if the exit onto the High Street was being utilised. It was noted that this exit would not be used. Cllr Moore noted that drivers were not observing the left turn only signage at the junction of Thetford Road and were using the car park opposite to avoid having to traverse the George Street one way system. Cllr Lukaniuk stated that the marketplace will decide the continued viability of the premises but did comment on the frontage of the building not conforming with the conservation area in which the building is sited. A general discussion about the possible parking at the front of the building close to the traffic lights took place, as it was noted that this previously caused a problem when there was a cash machine installed at the bank. A vote then ensued.

Proposer: Cllr V Lukaniuk

Seconder: Cllr P Wittam

Resolution Record No: **BTCP/219/27/Apr/23**

CARRIED: Unanimous – **SUPPORT**

6. CONSULTATION – Woodland Creation Project – Brown & Co – Property & Business Consultants LLP.

A general conversation took place regarding this communication. The property is not directly assessable from roadway or public footpath and therefore no objections to the plan were voiced.

Proposer: Cllr V Lukaniuk

Seconder: Cllr J Lloyd-Blackwell

Resolution Record No: **BTCP/220/27/Apr/23**

CARRIED: Unanimous

7. CORRESPONDENCE

- Suffolk County Council – Claimed Public Bridleway in Brandon & Lakenheath. The committee had no further comments to make regarding this correspondence.

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

None.

The meeting closed at 7.28pm

Signed.....