

## KESGRAVE TOWN COUNCIL

### Planning and Development Committee Meeting Minutes 30 March 2026

#### **Councillors Present:**

**A Athwall**  
**N Beecroft-Smith**  
**R Gibson (Chair)**  
**J Ogden**

**G Lynch** *non committee member (arrived at 6.40pm)*

#### **Officers Present:**

**J Abbott – Town Clerk**

- 1. Welcome and to Receive and Accept Apologies for Absence** – The Chair welcomed all those to the meeting. Apologies were noted and accepted from Cllr Comber - reason personal, Cllr Cook - reason personal.
- 2. Declaration of Interests** – Cllr Rod Gibson declared a personal interest in Item 7, third bullet point (DC/26/0803/FUL, Kesgrave War Memorial Community Centre) as he is the Secretary of the Trustees for the Community Centre. He did not participate in the discussions or voting for that item.
- 3. Minutes of the Last Meeting held on the 16 March 2026** – These minutes were received, considered, and approved following the vote as a true and accurate record.
- 4. Clerks Report/Update/Matters Arising** – the Clerk provided the following update:
  - Following reports of two six-foot fences erected in two front gardens (63 Main Road and 39 Bell Lane), ESC enforcement confirmed both were in breach of planning regulations for exceeding one metre adjacent to a highway. Owners have been given time to lower or remove them.
  - A social media post was issued regarding planning implications for property/boundary changes; information is also on the Council website.
  - ESC Planning published a Housing and Employment Land data dashboard as part of a planning policy update.
- 5. Members of the Public** – One member of the public present. They enquired about a pond project for residents at Home Court. The Clerk advised that as private property, the Council would not undertake it as a project, but the Council could consider grant funding (grant policy T&C on town council website) or volunteer support.
- 6. Copy Letters of Objection/In Support/Observations** – None.
- 7. Schedule of Planning Proposals** – The Committee considered and made its formal comments/recommendations to the Local Planning Authority (LPA). In accordance with the Town Council's Biodiversity Policy, due consideration was given, where appropriate, to matters pertaining to impacts on, or potential enhancements to biodiversity. There were three applications for consideration:

- DC/26/0810/FUL, 6 Laurel Avenue - First floor and ground floor extension, remove existing rear extension, remove existing lean-to roof and replace with pitched roof. The committee unanimously agreed they have 'no objection' to this application.
- DC/26/0744/FUL, 13 Grange View Mead Drive - Retrospective Application - Retention of pergola to side for outdoor seating area, installation of new window to the front elevation, and change of opening hours for the café and barbers on Sunday 9am to 4pm. The committee unanimously agreed to raise 'no objection' but noted two comments: 1. The pergola potentially creates a visibility obstruction; 2. Proposed Sunday opening hours could negatively impact residential amenity as other nearby retail premises are not open Sundays.
- DC/26/0803/FUL, Kesgrave War Memorial Community Centre - Padel Courts. The committee unanimously agreed to 'support' this application, viewing it as a positive step for sporting opportunities.

**8. Schedule of Planning Decisions** – The Committee noted the four applications listed below.

- DC/26/0132/FUL, 46 Edmonton Road - Construction of a detached garage. ESC permitted this application on 10 March 2026. This committee recommended 'no objection' on 16 February 2026.
- DC/26/0201/FUL, 78 Curtis Way - Side extension. ESC permitted this application on 16 March 2026. This committee recommended 'no objection' on 16 February 2026.
- DC/26/0232/FUL, Kesgrave Dental Care 13 Penzance Road. ESC refused this application on 17 March 2026. This committee recommended 'object' on 16 February 2026.
- DC/26/0205/FUL, 39 Alberta Close - Single storey side and rear extension to bungalow and associated elevational alterations. ESC permitted this application on 19 March 2026. This committee recommended 'no objection' on 16 February 2026.

The Chair also noted application DC/26/0701/AME Co-Op, Land at Hartree Way – Non Material Amendment of DC/25/0549/VOC - Variation of Condition No.2 of DC/15/1900/FUL - Erection of new foodstore, creation of car park, vehicular access and associated external works - Plans/drawings considered - - Roof profile (removal of inset plant area) - New PV array design / details - Plant space and treatment within service yard area. This was refused by ESC on 23 March 2026, stating *"It is considered that the cumulative amendments go beyond being classed as a non-material amendment. The non-material amendment application is refused and planning permission would be required"*.

**9. Possible Referral to Planning Committee of the LPA (Local Planning Authority) as opposed to Officer Delegated or The Planning Inspectorate** – None.

**10. Kesgrave Neighbourhood Plan, Review of current plan** – the Committee resolved unanimously not to proceed with a review at this time due to high costs and the upcoming local government reorganisation. This recommendation will be put forward to full council to consider for agreement.

**11. Suffolk Highways – SALC Town, Parish Council & Parish Meeting Survey** –The Clerk to complete the survey on behalf of the Committee.

**12. East Suffolk Placeshaping, Public invited to share views on their local area** – The committee noted the project and agreed it is aimed for individuals to respond, rather than as a collective, like this committee. The clerk confirmed this project has been shared on the town council website.

**13. East Suffolk Call for Sites, map published** – The Chair noted the published map, which all town councillors have received notification of. Cllrs are reminded that at this

stage no assessments have been carried out and no decision has been made on which sites will be included in any future Local Plan.

**14. Other/Urgent Communications** – None.

**15. Suggestions for the press and Social Media** – None.

**16. Date of Next Meeting** – Monday 13 April 2026 at 6.15pm, in the Council Chamber, Town Council office.

**17. Agenda Items for Next Meeting** – None.

*There being no other business, the meeting closed at 6.56pm*

**Signed: Chairman..... Date.....**