

Notes of a site meeting held on **Tuesday, 10 January 2023** commencing at 10.10am
at Wayland Cottage, The Street, Walberswick

Planning Committee North Members present: Councillors Ashdown (Chairman), Brooks, Goldson
(as substitute for Councillor Rivett), Pitchers and Plummer

Other Members Present: Councillor Beavan (Ward Member)

Others Present: Walberswick Parish Councillor Bassinette

Officers present:

Ben Woolnough (Planning Manager (Development Management, Major Sites and Infrastructure)),
Steve Milligan (Senior Planner), Ben Bix (Democratic Services Officer)

The site meeting was undertaken in accordance with the Council's Constitution which sets out details of the arrangements for site visits by Members associated with planning applications.

Apologies for absence were received in advance of the site meeting from Councillors Ceresa, Cooper, Coulam and Gee.

The purpose of the site meeting was a 'fact finding' exercise only and to provide Members with an opportunity to view the site and its surroundings.

The Committee met at the site and Planning officers showed the floor plans and proposed elevations for the application, illustrating how the proposal would occupy the site, in replacement of an existing garage building. The Committee noted that the proposal would be set back from the front of the extant property.

The Committee proceeded to the front of the proposed dwelling location to observe the proposed parking layout and consider the vernacular of the immediate surrounds. Observing the plot from the other side of The Street, Members noted the ridge heights to the east and west which provided context, and the Planner confirmed that the proposed ridge height would not exceed those already in situ at neighbouring properties.

The Committee proceeded to the rear of the site through the garden. The Planner confirmed that solar arrays would be located along the rear boundary of the garden. The Committee noted the pine tree that would be removed and observed the temporary marking out of the boundary to the east, which would be replaced with fencing by the applicant. Committee Members observed the building depth that the proposal would occupy in the rear garden and noted that it would be no deeper than the neighbouring property to the west. Examining the section plan it was noted that the proposal would account for a change in gradient to the extant property, which would consequentially reduce the ridge height, in keeping with neighbouring properties. A leylandii hedge forming the western would be removed.

The Planning Manager confirmed that no objections had been received from neighbours.

The Committee then left the site by car.

The site visit concluded at 10.20am