

**Planning Licensing and Finance Committee  
Minutes of the meeting held at the Guildhall, Bury St Edmunds  
on Wednesday 22 April 2026 at 6.00 pm**

**Present:** Cllrs Iannelli-Popham (Chair), Higgins (BSETC Town Mayor, ex-officio with full voting rights), Hind, (BSETC Deputy Mayor, ex-officio with full voting rights), McGoochan and Sayer.

**Also present:** Nicola Whittle (RFO/Assistant Town Clerk) and Julie Sturgeon (Allotments & Administrator Officer).

**1. To receive apologies for absence**

Apologies received from Cllr Armitage, Iannelli-Popham and Jodie Budd (Town Clerk).

**2. Declarations of interest and additions to registers**

Cllrs Higgins, Hind and Sayer declared a local non-pecuniary interest as District Councillors. Cllrs Higgins and Hind declared a non-pecuniary interest in planning application **DC/25/1065/FUL** and took no part in the discussions.

**3. To consider written applications for a dispensation, relieving members from the restrictions in section 31(4) of the Localism Act 2011, and to specify the period for which dispensation is granted**  
None.

**4. To approve and sign the minutes of the P,L&F meeting of 8<sup>th</sup> April 2026.**

Resolution Record (Delegated Powers): **P,L&F/116/22/Apr/26**

That the minutes of the meeting of the Planning, Licensing and Finance committee of 8<sup>th</sup> April 2026 be signed as an accurate record.

**5. Public forum**

No members of public wished to speak at the meeting.

**6. To consider planning and licensing applications:**

6.1 List A

**DC/26/0112/HH**

Ward: Westgate

**Re-Consultation** – Changes have been made to proposed floor plan and Elevations

Householder planning application - a. 1.5 storey rear extension (following demolition of the existing rear extension and conservatory) b. roof lights c. alteration to existing ground floor side window –

**Previously considered by P,L & F Committee – P,L&F/67/25/Feb/26** - Based on information received Bury St Edmunds Town Council recommends APPROVAL

114 Horringer Road, Bury St Edmunds, Suffolk, IP33 2DP

Applicant: Mr M Kopacz

Resolution Record (Delegated Powers): **P,L&F/117/22/Apr/26**

**That based on information received Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0438/HH**

Ward: Minden

Householder planning application - a. single storey side and rear extension (following demolition of existing detached garage) b. removal of chimney and first floor side elevation window

18 Gainsborough Road Bury St Edmunds Suffolk IP33 3RX

Applicant: Mr and Miss Minns and Broadwood-Smith

Resolution Record (Delegated Powers): **P,L&F/118/22/Apr/26**

**That based on information received Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0487/VAR**

Ward: Fornham St. Martin Cum St. Genevieve – Consultation requested received due to impact on neighbouring wards

Planning application - variation of condition 1 of DC/24/1072/VAR to allow use of amended plans for waste transfer area of site for municipal operational hub comprising waste transfer station, household waste recycling centre (including reuse building), fleet depot (including offices), public realm maintenance depot and associated infrastructure including accesses, paths, internal roads and paths, parking, weighbridges, and landscaping

Applicant: Steve Farnell

Resolution Record (Delegated Powers): **P,L&F/119/22/Apr/26**

**That based on information received Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0493/FUL**

Ward: Moreton Hall

Planning application - use of building for storage and distribution with ancillary trade counter 7 Chamberlayne Road Bury St Edmunds Suffolk IP32 7EY

Applicant: Mr Cornelis van den Oort

Resolution Record (Delegated Powers): **P,L&F/120/22/Apr/26**

**That based on information received Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0496/FUL**

Ward: Abbeygate

Conservation Area/Article 4 Direction

Planning application - Redecoration to shopfront elevations

McDonalds 42 Cornhill Bury St Edmunds Suffolk IP33 1DX

Applicant: Mrs Sarah Carpenter

Resolution Record (Delegated Powers): **P,L&F/121/22/Apr/26**

**Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0499/LB**

Ward: Abbeygate

Conservation Area/Article 4 Direction

Application for listed building consent - redecorate two external doors on front elevation

1 Honey Hill Bury St Edmunds Suffolk IP33 1RT

Applicant: Ms Julia Gooch

Resolution Record (Delegated Powers): **P,L&F/122/22/Apr/26**

**Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0505/FUL**

Ward: Abbeygate

Planning application - conversion of warehouse into two flats

Warehouse Tayfen Road Bury St Edmunds Suffolk IP33 1TB

Applicant: Mr W Moss

Resolution Record (Delegated Powers): **P,L&F/123/22/Apr/26**

**That based on information received Bury St Edmunds Town Council recommends REFUSAL due to space standards, concerns of lack of daylight and lack of living space.**

**DC/26/0524/HH**

Ward: Moreton Hall

Householder planning application - single storey rear extension

41 Mead Road Bury St Edmunds Suffolk IP32 7PE

Applicant: Mr and Mrs Carrick

Resolution Record (Delegated Powers): **P,L&F/124/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends APPROVAL****DC/26/0538/CLE**

Ward: Abbeygate

Conservation Area/Article 4 Direction

Application for lawful development certificate for existing use or development - existing 1.79 metre boundary fence

2 Beech Rise Bury St Edmunds Suffolk IP33 2QE

Applicant: Henry Murphy

Resolution Record (Delegated Powers): **P,L&F/125/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL**

6.2 List B

**DC/25/1065/FUL**

Ward: Southgate

Planning application - Supermarket and drive-through restaurant with car parking and ancillary development

Land North of Rougham Hill Bury St Edmunds Suffolk

Applicant: Ms Nicol Perryman

**Not quorate will bring back to the next meeting of 13<sup>th</sup> May 2026.****DC/26/0264/FUL**

Ward: Abbeygate

Conservation Area/Article 4 Direction

**Re-Consultation** – Amended roof plan and elevations received (drawing nos: 206 A & 208 A), to show proposed obscure glazing and no access to roof terrace.

Planning application - a. conversion of roof space into residential accommodation b. installation of lift c. one window to south elevation.

**Previously considered by P,L & F committee 12 March 2026** - Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL

7 Angel Hill Bury St Edmunds Suffolk IP33 1UZ

Applicant: M&amp;D Developments Limited

Resolution Record (Delegated Powers): **P,L&F/127/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL****DC/26/0287/FUL**

Ward: Moreton Hall

Planning application - a. external works to existing warehouse b. new yard layout including revised external storage arrangement including racking, new secure fencing and associated gates, revised car parking and servicing and associated works

Jewson Ltd Cratfield Road Bury St Edmunds Suffolk IP32 7DF

Applicant: Mr Kylian Lemarechal

Resolution Record (Delegated Powers): **P,L&F/128/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0321/FUL**

Ward: Moreton Hall

Planning application - a. external works to existing warehouse b. additional unit (class B8 - general industrial) c new yard layout including revised external storage arrangement including racking, new secure fencing and associated gates, revised car parking and servicing and associated works  
Jewson Ltd Cratfield Road Bury St Edmunds Suffolk IP32 7DF

Applicant: Mr Kylian Lemarechal

Resolution Record (Delegated Powers): **P,L&F/129/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends APPROVAL****DC/26/0522/ADV**

Ward: Moreton Hall

Application for advertisement consent - two non-illuminated flagpole signs  
Integrity House Easlea Road Bury St Edmunds Suffolk IP32 7BY

Applicant: Mrs Sophie Hunt

Resolution Record (Delegated Powers): **P,L&F/130/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends APPROVAL****DC/26/0523/HH**

Ward: Minden

Householder planning application - a. two storey side extension b. single storey front extension (following demolition of existing garage and single storey extension) b. single storey rear extension c. detached outbuilding

17 Flemyng Road Bury St Edmunds Suffolk IP33 3UZ

Applicant: Matt Caird

Resolution Record (Delegated Powers): **P,L&F/131/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends APPROVAL****DC/26/0529/FUL**

Ward: St Olaves

Planning application - redevelopment of site for research and development of products or processes (Use Class E(g)(ii)); Industrial processes (Use Class E(g)(iii)); General industrial (Use Class B2); and/or Storage and distribution (Use Class B8), with ancillary offices and associated landscaping, car parking, servicing, access arrangements and other associated works

Land Off Northern Way Bury St Edmunds Suffolk IP32 6NL

Applicant: Mr Corin Williams

Resolution Record (Delegated Powers): **P,L&F/132/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends APPROVAL subject to working hours being limited to Monday to Friday because the site is near to a large residential estate.****DC/26/0533/FUL**

Ward: Minden

Conservation Area/Article 4 Direction

Planning application - replacement windows

1 - 10 York Close Bury St Edmunds Suffolk IP33 3EF

Applicant: Mr Toby Macey

Resolution Record (Delegated Powers): **P,L&F/133/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL**

**DC/26/0534/FUL**

Ward: Minden

Conservation Area/Article 4 Direction

Planning application - replacement windows

16 - 25 York Close Bury St Edmunds Suffolk IP33 3EF

Applicant: Mr Toby Macey

Resolution Record (Delegated Powers): **P,L&F/134/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues  
Bury St Edmunds Town Council recommends APPROVAL****DC/26/0535/FUL**

Ward: Minden

Conservation Area/Article 4 Direction

Planning application - replacement windows

34 - 37 York Close Bury St Edmunds Suffolk IP33 3EF

Applicant: Mr Toby Macey

Resolution Record (Delegated Powers): **P,L&F/135/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues  
Bury St Edmunds Town Council recommends APPROVAL****DC/26/0545/LB**

Ward: Abbeygate

Conservation Area/Article 4 Direction

Application for Listed Buildings consent - a. upgrade works to 21 internal doors for fire compliance  
b. replace two windows to rear elevation

80 Guildhall Street Bury St Edmunds Suffolk IP33 1QB

Applicant: Mr Mendes Da Costa

Resolution Record (Delegated Powers): **P,L&F/135/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues  
Bury St Edmunds Town Council recommends APPROVAL****DC/26/0551/FUL**

Ward: Westgate

Planning application - change of use from a laundrette (sui generis) to a hot food takeaway (sui generis), including the installation of a low-level (ESP) ducting system

5 Stamford Court Bury St Edmunds Suffolk IP33 2DF

Applicant: Mr Faisal Kabir

Resolution Record (Delegated Powers): **P,L&F/136/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends  
APPROVAL****DC/26/0552/HH**

Ward: St Olaves

Householder planning application - single storey rear extension (following demolition of existing extension)

15 Rendell Crescent Bury St Edmunds Suffolk IP32 6FP

Applicant: W Palmer

Resolution Record (Delegated Powers): **P,L&F/137/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends  
APPROVAL**

**DC/26/0556/ADV**

Ward: Abbeygate

Conservation Area/Article 4 Direction

Application for advertisement consent - a. two non-illuminated fascia signs b. replace two non-illuminated hanging signs

28-28A Cornhill Bury St Edmunds Suffolk IP33 1DY

Applicant: Mr Jon Birtles

Resolution Record (Delegated Powers): **P,L&F/138/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL****DC/26/0565/FUL**

Ward: Tollgate

Planning application - two gas cooler packs and two compressor packs to be installed on new gantry with protection handrail at roof level

Tesco Stores Ltd St Saviours Interchange Junction 43 Bury St Edmunds Suffolk IP32 7JS

Applicant: Mr Ben Train

Resolution Record (Delegated Powers): **P,L&F/139/22/Apr/26****That based on information received Bury St Edmunds Town Council recommends APPROVAL****DC/26/0569/LB**

Ward: Abbeygate

Conservation Area/Article 4 Direction

Application for listed building consent - a. two non-illuminated fascia sign b. replace two non-illuminated hanging signs

28-28A Cornhill Bury St Edmunds Suffolk IP33 1DY

Applicant: Mr Jon Birtles

Resolution Record (Delegated Powers): **P,L&F/140/22/Apr/26****Based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL****7. To note the following tree application have received the following statement 'That based on information received and subject to any Conservation Area and Article 4 issues Bury St Edmunds Town Council recommends APPROVAL'****DC/26/0359/TPO, DC/26/0403/TCA, DC/26/0413/TPO, DC/26/0460/TPO, DC/26/0472/TCA, DC/26/0448/TPO, DC/26/0444/TPO, DC/26/0502/TCA, DC/26/0494/TCA & DC/26/0236/TPO, DC/26/0555/TCA, DC/26/0557/TCA & DC/26/0573/TCA**

Noted

**8. To approve the March 2026 detailed Income and Expenditure report, Balance sheet report, and cash and investment reconciliation, for adoption by Full Council.**Resolution Record (Delegated Powers): **P,L&F/141/22/Apr/26****Members approved March 2026 detailed Income and Expenditure Report, Balance Sheet report, List of Payments and Cash and Investment Reconciliation be APPROVED and recommended for adoption by Full Council.****9. To approve and sign Barclays bank balance and payment list for March 2026.**Resolution Record (Delegated Powers): **P,L&F/142/22/Apr/26****Members approved the payments list for March 2026 be APPROVED and SIGNED****10. To approve the suggested budget virements and new coding for accounts.**Resolution Record (Delegated Powers): **P,L&F/143/22/Apr/26****Members approved the budget virements and set up of new coding for 2026/2027 accounts.**

**11. To approve monthly Direct Debits Payments.**

Resolution Record (Delegated Powers): P,L&F/144/22/Apr/26

**Members approved all monthly Direct Debit payments for 2026/2027.**

**12. To approve the fixed asset register.**

Resolution Record (Delegated Powers): P,L&F/145/22/Apr/26

**Members approved the amended figure of sum insured for Mayoral Regalia, value to be reviewed on annual renewal of insurance policy June 2026.**

**13. To appoint a Councillor to conduct the internal audit control for March 2026.**

Resolution Record (Delegated Powers): P,L&F/146/22/Apr/26

**To appoint Cllr. Armitage.**

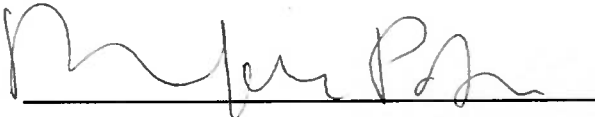
**14. To approve the annual membership subscription for SALC.**

Resolution Record (Delegated Powers): P,L&F/147/22/Apr/26

**Members approved expenditure of £3153.03 (Excl. VAT) for the annual membership subscription for SALC.**

**15. Date of next meeting: Wednesday 13 May 2026 at 6pm**

The meeting closed at pm

Signed  Dated 13/05/2026