

Planning Report
March 2025

New Applications since meeting held on 26/02/2025:

ESDC No:	Site	Application	Case Officer/Response Date	Parish Council Decision. Objections based on Material Considerations as listed.	ESDC Decision
DC/25/0590/FUL	Land at North Green, Town Farm Lane, Kelsale-cum-Carlton, IP17 2RL	Retrospective application – retention of access track and erection of timber fence.	Fabian Danielsson 25 March 2025	Form sent to the Councillors on the 5 th March 2025.	
DC/25/1058/TCA	Bell View, Church Lane, Kelsale-cum-Carlton, IP17 2NX	1 no. Ash - fell	Falcon Saunders 3 April 2025	Form sent to the Councillors on the 14 th March 2025.	
DC/25/1089/FUL & 1090/LBC	Kelsale Social Club, Bridge Street, Kelsale-cum-Carlton, IP17 2PB	Retrospective permission for retention of external condenser unit on 1960's extensions.	Fabian Danielsson 8thApril 2025	Form sent to the Councillors on the 19 th March 2025.	

Applications in Process at ESC.

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DC/25/0474/FUL	2 Riverview, Low Road, Kelsale-cum- Carlton, IP17 2NU	Single storey rear extension and single storey infill extension to link existing front/side extensions.	Scarlett Bailey 5 th March 2025	Form sent to the Councillors on the 12 th February 2025. At the full Council meeting it was agreed to support this application.	Awaiting decision
DC/25/0538/FUL	Thistledown, Rosemary Lane, Kelsale-cum- Carlton, IP17 2QS	Two storey/part first floor side extension, single storey front extension and alterations including garage conversion.	Hannah Lence 13 th March 2025	Form sent to the Councillors on the 21 st February 2025. At the full Council meeting it was agreed to support this application.	Awaiting decision
DC/24/4526/FUL	Land to the rear of Alderlee, Main Road, Kelsale-cum- Carlton, IP17 2NS	Erection of 9no. new dwellings with cart lodges and new shared vehicular access and driveway.	Fabian Danielsson 17 th February 2025	Form sent to the Councillors on the 27 th January 2025 At the full Parish Council meeting it was agreed by the Councillors present to object to this planning application as it is outside the physical limits of the village, and it is in the countryside. Other material grounds that should be considered are: * Access & highway safety * Cumulative impact * Density & layout of buildings * Economic impact and sustainability * Government planning policy * Local planning policy * Site history & previous decisions We request that the following comments are considered: Previous refusal was due to it being outside physical limits.	Awaiting decision
TPO/189/2024	North Green Farm,	7 x English Oak – avenue of trees on boundary of	Falcon Saunders	Email sent to the Councillors on the 6 th December	Awaiting decision

	Kelsale-cum-Carlton	North Green Farm adjacent to the public highway.	3 rd January 2025		
DC/24/3464/FUL	Peahill Farm, Honeypot Lane, Kelsale-cum-Carlton IP17 4TG	Change of use from Caravan Club Certified Location site to a 10 pitch all year round caravan site.	Jamie Behling 20 th November 2024	Form sent to the Councillors on the 30 th October 2024. The full Council supported this application with the condition that anyone tenant could not be present for more than 4 weeks.	Awaiting decision

Changes to Outstanding Applications

ESC No:	Site	Application	Case officer/Response Date	Parish Council Decision, Objections based on material considerations as listed	ESC Decision
DC/25/0069/ADI	Carlton Meres Holiday Park, Carlton Lane, Kelsale-cum-Carlton	Illuminated Advertisement Consent – Retrospective Advertising Consent Application for a proposed single sided, freestanding, illuminated advertisement sign.	Jamie Behling 5 th February 2025	Form sent to the Councillors on the 22 nd January 2025. At the full Council meeting it was agreed to object to this application as it does not blend in with the surroundings.	Application permitted
DC/23/4675/FUL	Os 0048, Dorleys Corner, Kelsale-cum-Carlton,	Change of use agricultural land to domestic land, with pond and landscaping.	Steve Milligan 31 January 2024	Form sent to the Councillors on the 10 th January 2024. At the full PC meeting the Councillors had no comment to this application. June 2024 brought to the PC for re-consultation.	Application permitted