

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE of CHELMONDISTON PARISH COUNCIL held in the PAVILION on Tuesday 8th OCTOBER 2013 at 7.30pm

Present: Cllr R Kirkup, Cllr Keeble, Cllr A Fox, Cllr J Hawkins and Cllr Dot Cordle

In attendance: the Clerk, Fran Sewell

1. **Welcome:** *by the Chairman Cllr Rosie Kirkup* who opened the meeting at 7.30pm and welcomed everyone.
2. **Apologies for Absence:** *to receive apologies Cllr M Stevens - family illness. Apology accepted*
3. **Dispensations:** *to consider any requests.*
None.
4. **Declaration of Interests:** *to receive personal & pecuniary interests from Cllrs on items to be considered at this meeting.*
None.
5. **Minutes of the Meeting:** *to agree minutes of the meeting held on 17th September 2013*
The minutes were taken as read and were agreed to be a true record of the meeting by those who had been present and were duly signed by the Chairman.
6. **Matters Arising:** *to report on matters arising from meeting on 17th September 2013*
None.
7. **Public Participation Session:** *for the public to talk to Cllrs about items on the agenda*
None.
8. **Correspondence:** *To respond to general correspondence received before the meeting on 17th September 2013 and to take any action deemed necessary.*

8.1 Babergh DC (Planning Dept) - Re: *30 Collimer Close*. Resident had complained to Babergh and to the Clerk (verbal) regarding a business being conducted at the premises. Babergh considers that the business does not require planning permission at this time. An advertising banner did constitute a breach of planning control and had subsequently been removed. Clerk had advised the resident that if there were further concerns the resident/s should contact Babergh.

8.2 Babergh DC (Planning Dept) - Re: *Suffolk House*. [notification e-mails via DCllr J Deacon]. An application had been sought by Babergh DC on a couple of occasions, which were not forthcoming, which in its own right was not sufficient to warrant further action and the file has been closed.

Enforcement officer: Planning enforcement works on the basis of a consideration of harm caused, e.g. significant loss of amenity or highway safety issues, and the power to take action is entirely discretionary. An application would be sought but if not forthcoming, they would consider whether it was expedient to commit resources for simply regulating the development.

9. **PLANNING APPLICATIONS:** *to consider a response to Applications received..*

B/12/00500/FUL - HMS Ganges Site, Shotley Gate, Shotley

Amendments to application:

- * Environmental Statement Update & Non Technical Summary (in response to Reg 22 request)
- * s106 Heads of Terms (letter from applicant & document prepared by Babergh DC)
- * s106 Offer from Developer.
- * Revised site plan (excluding land owned by Shotley Marina)

Members discussed the revisions with particular emphasis on the proposed s106 Heads of Terms and with the offer from the developer. In general the financial offer was less than expected.

Particular points raised.....

Infrastructure: Broadband; Health facilities; Recycling Centre; Affordable Housing and Pre-school facilities were discussed and financial provision was thought to be inadequate.

Highway Safety and Sustainable Travel: *Real Time Passenger Information (RTPI)* at bus stops - the £60,000 amount for the implementation of, was considered to be a total waste of money, as by the time the development was completed, people would be accessing this information via their phones, tablets or other new technology.

The Shotley Peninsula Community Path: (Cllr R Kirkup declared a personal interest, as she was involved in this project). The offer of £195,000 would not even cover the stage between Shotley Gate and Shotley Street.

The Chairman of the Shotley Peninsula Cycling Campaign (SPCC) had written a response to Babergh DC with a copy forwarded to the Parish Council.

Improvement Schemes on the B1456: Chelmondiston - £25,000 (to be confirmed) was allocated to be spent on traffic calming measures. Members strongly felt that the Parish Council wants to be consulted prior to any decision on implementation being made.

Heritage: Members considered that any cost involved in reinstating the Ceremonial Mast in proper order should be entirely separate from the s106 monies, as this is an obligation of the owner, regardless of whether the development goes ahead. s106 monies should also not be used for street naming.

The £2.5 million cost for heritage reinstatement amounts to approximately two thirds of the s106 budget. it was questionable whether this was a fair balance, as there were other priorities of equal importance.

It was still unclear whether Babergh had commissioned a professional independent assessment of the value of the whole development, in order to propose a fair mitigation 'pot' for all the communities affected.

Proposal: to submit a response to Babergh outlining all points discussed.

Proposed: Cllr A Fox **Seconded:** Cllr J Hawkins **Vote:** all in favour

10. PLANNING DECISIONS: *to consider a response to Decisions received..*

B/13/00869/FHA- 1, Bank House, Main Road, Chelmondiston, Ipswich IP9 1DZ

Erection of two-storey side extension/porch

[Babergh gives notice that permission has been GRANTED.](#)

Babergh did not consider that white painted weatherboarding on the porch would be detrimental to the amenities of the area.

Awaiting Decisions:

B/12/01412 ... The Crow's Nest, Pin Mill [APP/D3505/A/13/2198288](#)

B/13/00941/FHA/LB - The Hoppits, Orwell Rise, Chelmondiston IP9 1JL

Erection of front porch (existing porch to be demolished)

11. Report from Cllrs and Clerk: *on items to be considered for next agenda(if necessary.)*

None.

12. DATE OF NEXT PLANNING COMMITTEE MEETING: [TUESDAY 29th OCTOBER 2013](#) in the [PAVILION](#) at [7.30pm..... if applications are received.](#)

There being no further business the Chairman thanked everyone and closed the meeting at 8.20pm.

Signed *Rosie Kirkup*.....

Date*29/10/2013*.....

[These minutes were agreed to be a true record and were signed at the meeting on 29th October 2013 by Cllr Kirkup](#)