

Chelmondiston Parish Council

Chairman: Cllr. David Cordle

Parish Clerk: Mrs Jill Davis e-mail: clerk@chelmondistonpc.info or Tel: 01473 780159

Minutes of the Meeting of the PLANNING COMMITTEE of CHELMONDISTON PARISH COUNCIL held in the METHODIST HALL on TUESDAY 18TH OF JUNE 2019 at 7.00pm

Present: Cllr Keeble, Cllr Bareham, Cllr Stanley, Cllr Ward and Cllr Cordle

In attendance: Parish Clerk

Public: 2 Members

Abbreviations: **Cllr:** Councillor. **PC:** Parish Council. **BDC:** Babergh District Council. **SCC:** Suffolk County Council.

B/MSDCs: Babergh /Mid Suffolk District Councils. **CAS:** Community Action Suffolk.

PMBMCIC: Pin Mill Bay Management Community Interest Company.

SALC: Suffolk Association of Local Councils. **LCPAS:** Local Council Public Advisory Service

VDF: Village Development Framework

The Committee members and the public were reminded by notice and by the Chairman that they may record/film/photograph or broadcast the meeting when the public and the press were not lawfully excluded. *This does not extend to live verbal commentary.*

1. **Welcome by the Chairman:**
The Chairman opened the meeting at 7.02pm and welcomed everybody.
2. **Apologies for Absence:** to receive apologies
None received.
Cllr Keeble arrived at 7.45pm.
3. **Dispensations:** to consider any requests.
None
4. **Declaration of Interests:** to receive pecuniary & non-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 the **04th JUNE 2019**
These minutes were taken as read and were agreed to be a true record by those who had been present and the Chairman was given the authority to sign.
6. **Public Participation Session:**
 - 6.1 For the public to talk to Cllrs about items on the Agenda.
None
 - 6.2 to discuss possible future applications with applicants prior to their being submitted to Babergh DC. This is to be arranged with the Clerk prior to the meeting.
None to discuss
7. **Correspondence:** to report/respond to general correspondence undertaken/received before the meeting on THE 18TH OF JUNE 2019 and to take any action considered necessary.
The Clerk informed the Planning Committee that a Planning Enforcement Officer had visited the two dwellings on St Andrew's Church in relation to the queries of planning consent for their extensions and was waiting for his response. Clerk will update Planning Committee once the report has been received.
8. **LAND ADJACENT TO WOODLANDS:** to consider the response:
Main Road, Chelmondiston. IP9 1DW
DC/18/00236 (DC/19/01684) – Submission of details Under Outline Planning Application.
DC/18/00236 (DC/19/01684) – Discharge of Conditions 5,7,10,12,13,14,15,16,18,19,20,23 and 25.
The following comments were made:
Submission of details Under Outline Planning Application: Appearance, Landscape, Layout and Scale for 24no. dwellings (including 8no. affordable dwellings)
The Planning Committee of Chelmondiston Parish Council Supports the submission details Under the Outline Planning Application.
However, the Planning Committee wish the following comments to be noted and fairly considered:
 1. The Planning Committee stresses that this support in one way detracts from the original objection towards the initial Outline Planning Application (DC/18/00236).
This Support is for the Submission of Details only.
 2. The developer has agreed to discuss a financial contribution towards existing play area/equipment and will discuss this further with the Playing Field Charity. The Planning Committee wants assurances that any financial contribution from the developers will exceed the expected cost of the play equipment that was indicated in their Landscaping Document.

- 3. The Planning Committee is keen to work with the site manager and it will be agreed for the next Planning Meeting. The Committee would want one single member who will liaise between the Planning Committee/Parish Council and the developers ensuring that the development meets its obligations.
- 4. The Planning Committee require the wording of the last sentence in section 7 paragraph 1, of the Construction and Deliveries Management Plan to read 'all construction traffic **MUST** avoid 8.30-9.15 & 15.00-15.45(school drop off and pick up times) due to the proximity of the school', it currently only reads "should".
- 5. Landscaping – the Planning Committee would ask that there are facilities provided in the construction phase, for 'electric car charging points'. This will elevate the need for further construction work to be done at some point in the near future with the move towards electric cars.
- 6. The Planning Committee also requires assurances that when work is required that will affect the bridleway, it will be diverted via the adjacent field. This is 'as per' the email received from the ARISTAN on the 17/06/2019.

**Discharge of Conditions Application for DC/18/00236
5,7,10,12,13,14,15,16,18,19,20,23 and 25**

The Planning Committee voted to support this application on all items except item 18. However, the Planning Committee wish the following comments to be noted and fairly considered:

- 1. Supports and trusts the judgement of the professional bodies in relation to these conditions.
- 2. The Planning Committee felt that inadequate consideration was given to the sustainability of the development under condition 18. Although the Committee acknowledges sustainability is 'good', as it is in an AONB, that the sustainability should be exceptional. The Committee felt that there were missed opportunities in this area.

All members resolved to support of the two items of planning.

Plans for Applications & Decisions can be viewed on Babergh DC's website
<https://planning.babergh.gov.uk/online-applications/> and type Chelmondiston in the search box.

- 9. **Councillors Reports:** to inform
None
- 10. **Clerk Reports:** to inform
None
- 11. **DATE OF NEXT PLANNING COMMITTEE MEETING TUESDAY 02nd JULY 2019 in the VILLAGE HALL at 7.00pm** (if applications are received).

There being no further business the Chairman thanked everyone and closed the meeting at 7.55pm.

Signed:..... Cllr Rob Bareham.....

Date:.....06/08/2019.....

These minutes were signed at the next Planning Committee meeting on the 06/08/2019.