

MINUTES OF THE NAYLAND WITH WISSINGTON PARISH COUNCIL MEETING HELD ON WEDNESDAY, 10TH FEBRUARY 2021, AT 7.30 PM BY VIDEO CONFERENCING.

Present: M George (Chairman), G Battye, N Cartwright, L Erith, P Fuller, R Thorogood, P Wilkie, D Hattrell (Clerk), J Finch (County Cllr), M Barrett (District Cllr), L Brooks (Community Times) and 5 members of the public.

**Before Commencement of the Meeting**

**a. Public Forum**

Three members of the public attended in relation to concerns about the plans for 5 dwellings on land north of Wiston Road. The residents who live at Meadow Cottages had already sent views to Babergh District Council, the Planning Authority. They had concerns about the suggestion of sharing their access driveway in relation to safety and the potential loss of an area for the children to play and surrounding wildlife. The Chairman explained the Parish Council is one of the Consultees and the District Council Planners will decide on this application. The applicant then explained the aim was to provide a mix of moderate houses with the least impact on adjacent residents. They are looking to upgrade the private access road with any expansion to the opposite side from the existing houses and to still provide a footway. It is purely out-line at this stage so the properties in the plan are indicative only. He was asked how Flagship have responded in relation to the access and he replied that they are willing to enter negotiations to share the drive.

**b. District Council Report**

District Cllr M Barrett attended and reported on free parking in Hadleigh and Sudbury to be reduced to 1 hour to take effect from October at the earliest. The District Council element of Council tax will increase by 2.96%. Whilst Council rents will increase by 1.5%, no increase will be made to the sheltered housing service charge. All public meetings will be available for viewing on You Tube. Babergh District Council met the housing delivery test, so planning applications can be considered against policies in our Local Plan. Parking Enforcement is generating income from penalty notices.

**c. County Council Report**

County Cllr J Finch attended at a later part of the meeting and his report which was sent in advance covered the continued focus on Covid 19. On a positive note the rapid increase in the rate of infection at the start of the year has been reversed in the area and the vaccination program is progressing well. The message is to still stick rigidly to the guidance to protect our hospitals. He thanked local volunteers for helping with the vaccinations. Further rapid covid testing centres are opening in Suffolk including in Ipswich, Felixstowe, Martlesham, Mildenhall and Stowmarket. The Stevenson Centre in Great Cornard was to open from 18th February. Suffolk Fire and Rescue Service has been praised for its work throughout the pandemic. The County Council is concerned about recommendations for new pylon lines in Suffolk. The County Council has completed the sale of Chilton Woods land for the development of 1150 new homes by Taylor Wimpey, a quarter of which will be affordable for rent or shared ownership. The Consultation on the post-16 travel policy was open until 15th February. The 2021 Census is to go ahead in mostly digital form. Further virtual fostering and adoption sessions were taking place.

**Parish Council Meeting**

1. **Apologies:** were received from D Harris.
2. **Approval of Minutes of 13th January Meeting:** These were accepted as a true record.
3. **Declarations of Interest by Councillors:** Nothing was declared.
4. **Finance Report**
  - i) The Chairman read from the bank balances as at 1st February 2021 as £1000 in the Current Account, £42528.10 in the linked Account and £17257.94 in the Capital Investment Account making a total of £60786.04.
  - ii) List of Pre-agreed payments for the January period: -

Mortimer Contracts (Litter)	466.80
Employment Costs totalled	1264.11

Nayland Village Hall (Contribution to the mowing)	300.00
Babergh District Council ( Bus shelter rent)	1.00

## 5. Planning

### 1. Application for Land North Of, Wiston Road - Outline for 5 dwellings - **DC/21/00369**.

The Chairman reminded the meeting that 10 members of the public have so far objected to these plans and full details are available on the website. L Erith confirmed her discussion with a previous Parish Councillor from Wiston who was involved in the Meadow Cottages scheme. She had confirmed the intention was not to allow future development as this was an Exceptions Site for Local Housing Needs and was outside the settlement boundary. P Fuller made the case that the mix of housing out-lined was not according to the applicant's Clients wishes and was not according to our identified housing need in the village. She also said 1 property out of the 5 would need to be low cost housing. G Battye was uncomfortable with this as an Outline application as the full impact could only be seen from full plans. Some members took the opportunity to state they would not object to limited development in the vicinity as long as it addresses local housing needs and is sympathetic to the AONB surroundings and neighbour amenity. Consistent concerns raised by members included the use of the access road, loss of amenity of neighbouring properties, drainage, make up and lay-out of the houses, A134 crossing safety and ecology. P Fuller proposed this Council Objects to these plans for all the points raised and that the proposals do not adhere to the Housing Needs Survey findings and we should send the summary of these findings with our objections. This was seconded by L Erith and unanimously carried. It was delegated to the Chairman to word a suitable response - **Action Chairman**.

### 2. Decisions from the Planning Authority:-

- a) The Planning Authority had approved the discharge of conditions application for mechanical ventilation at 43 Bear Street - **DC/20/05595**.
- b) Planning Permission was granted to erect a one and a half storey detached dwelling and garage at Old Maltings Farmhouse, Bures Road. This also included creation of new vehicular access and demolition of existing pool house - **DC/20/01619**. There were several pages of conditions to accompany this permission which are available to view on-line.
- c) Planning Permission was granted for detached dwelling at 31 Heycroft Way. (This amended previously approved B/05/01576) - **DC/20/05209**.

### 3. Harpers Hill Farm, Harpers Hill - **DC/20/03642**. Part Retrospective application - Erection of worker's dwelling, construction of screening bunds and ancillary access arrangements. The following response was issued between meetings to comply with the deadline: -

*"Please note Nayland with Wissington Parish Council objects to this part retrospective application.*

*A large family residence is proposed which seems out of keeping with the justification/purpose as stated for security reasons. We wonder whether this conforms to the requirements of an "agricultural workers residence". Clearly if it does conform, it would be essential for it to be tied to the business. There are no drawings, list of materials and internal layout information for the cabin, which makes this application incomplete. We object on these grounds.*

*We note the positioning is close to neighbouring property at Gladwins Farm and we would ask the planning authority to pay particular attention to appropriate screening and not to allow loss of neighbour amenity. The proximity to neighbouring property is not shown on the plan and we have serious concerns that neighbour amenity would be affected, so object on these grounds too.*

*As we have stated previously this is further evidence that this business has outgrown its location and we urge the planning authority to refuse this part retrospective application for all the above reasons."*

### 4. Townlands Farm, Harpers Hill - Erection of a general purpose livestock building - **DC/21/00180**. This was considered between meetings to comply with the deadline: -

*The Parish Council had No Objections subject to a suitable condition limiting lighting.*

### 5. Alston Court, 2 Court Street - Notification of works to trees including reduction of yew trees and sycamore tree - **DC/21/00255**. This was considered between meetings to comply with the deadline: -

*Both the Parish Council and the Parish Tree Warden had No Objections.*

- 6.** 2 Gravel Hill - Applications for Planning Permission and Listed Building Consent for extensions and alterations including solar panels - **DC/21/00233/4**. This was considered between meetings to comply with the deadline:-

*Whilst the Parish council had No Objections to the majority of this application, we asked to see a detailed assessment from the Heritage Team on the subject of the solar panels. This aspect could affect applications in respect of other properties.*

- 7.** 18 Birch Street - Listed Building Application to re-roof the property - **DC/21/00167**. This was considered between meetings to comply with the deadline: -

*The Parish Council had No Objections subject to the full involvement of the Heritage Team.*

- 8.** The application at 21 Heycroft Way was then considered - to install replacement dormer to rear extension - **DC/21/00615**. The Parish Council had **No Objections**.

- 9.** The re-submitted application at 5 Walsh Rise was then considered - Erection of a 1.8m fence (re-submission of DC/20/04688) - **DC/21/00438**. The Parish Council had **No Objections**.

- 10. Any urgent Planning matters** - 16 Court Street listed building application for bi-fold doors had just been received - **DC/21/00161**. The Parish Council had **No Objections** providing the Heritage Officer was content with the application.

It was confirmed that "Grove Close" was put forward for the street naming consultation for The Bungalow Development on Harpers Hill.

- 6. Urgent Recreation and Open Spaces:** The Chairman explained considerations in relation to a joint information board for visitors to Caley Green. Input is being sought from the Environment Agency and the Dedham Vale Society. The Chairman suggested a zoom meeting with interested parties. M Barret had confirmed some Locality funds could assist with the costs. The chairman had contacted Bures Parish for information as they have installed similar signage. J Finch has been helping bring the parties together in this respect. It was agreed to appoint a working group to progress things between meetings. The Chairman, L Erith and R Thorogood volunteered to join the working group. G Battye had produced an action plan following receipt of the delayed Playground Inspection report. Members agreed his proposals and to progress matters both the Playground Inspector and our Grounds Maintenance Contractors will be asked to contact G Battye in order to refine the next steps - **Action Clerk**. The removal company alleged to have damaged the turning circle posts and surface have been contacted in this respect. The Pop's Piece safety barrier is slightly unstable. The Chairman was to forward details and a photo to the Clerk to enable a report to be made to the Environment Agency as it is their responsibility - **Action Chairman and Clerk**.
- 7. Any updates from Community Response to Covid 19:** The regular bulletins have been circulated to local organisations. L Brooks continues to update the FaceBook page. The volunteers were thanked for assisting with the Vaccination program.
- 8. Urgent Highways Safety Matters:** The Chairman out-lined the various on-line reports made in the build up to the meeting regarding pot holes, barrier damage and grit bins in need of replenishment. Attention then turned to preventing the same parking issues that arose last year near Caley Green on Bear Street due to visitors to the Village. J Finch has researched potential solutions which involve experimental yellow lines. He agreed to consult residents on the cul de sac. The Parish Council were supportive of temporary yellow lines on one side of the road in Bear Street (the north side) and within the cul de sac with a short section on both sides of Bear Street near to the junction with the A134. Subject to the resident consultation and research of regulations relating to junctions, the Parish Council confirmed J Finch could go ahead between meetings so a timely order can be made ahead of the busy seasons. The Chairman took the opportunity to thank J Finch for all his work and support with this issue. The HGV signs for the by-pass are still on order. J Finch agreed to follow up with N Cartwright the signage for Wiston which was agreed in a site meeting some time ago.
- 9. Urgent Street Lighting Matters:** There was nothing to report.

10. **Urgent Footpaths Matters** : J Finch updated the meeting of the progress towards potential solutions preventing unauthorised access to the Kingsland Lane path. Site meetings had been carried out, however, a recent development of concrete blocks being winched out of the way gives further serious concerns. L Erith rode along the path and reported on its condition following last meeting. J Finch agreed he needs to follow up with the relevant Right of Way Manager at the County Council and organise further site meetings. The Parish Council was supportive of finding a solution to this matter.
11. **Urgent Allotment issues** : Some damage was caused at the Allotments gaining access to sheds. Whilst some minor damage was caused, very few items were stolen and Allotment holders were given the reference and contact details to report any specifics to the Police who were investigating. The Chairman confirmed there is an opportunity to plant trees in the Parish and she wondered whether the triangle in the corner of the Allotment field with access to the Fen could be considered to perhaps replace lost elm trees in the vicinity. It was agreed for members to consider when walking on their daily exercise between meetings. G Battye suggested consideration of the boundary at the same time. The Clerk confirmed the waiting list for new allotments is building and members might want to consider extending the Allotment provision to meet demand. All these matters will be considered between meetings. The few outstanding Allotment rents have been chased.
12. **Urgent Village Hall matters**: A verbal report was given to the Chairman ahead of the meeting. A patch and repair will be undertaken on the Village Hall floor. They have a meeting planned with the District Council regarding potential funding and they were thankful to M Barrett for enabling the meeting. Preparations will be put in place for the May Elections as the Village Hall is a polling station. The Parish Council were reminded that the legislation enabling the Parish Council and Annual Parish Meetings/Assemblies to be held remotely via video conferencing has not been renewed at this stage and ends at the beginning of May.
13. **Urgent Community Council matters**: The Community Council Minutes had been circulated. There was nothing further to report.
14. **Correspondence**: The correspondence report had been circulated ahead of the meeting. The items had been picked up under the various agenda items.
15. **Urgent Burial Ground issues**: The general winter maintenance has been ordered between meetings. In addition there is a fallen tree from the vicarage garden on the boundary. As a potential safety issue, we have ordered the work and will make contact with the Diocese for their own safety checks - **Clerk to make contact.**

The meeting closed at **9.40 pm.**