

Minutes of the meeting of Newbourne Parish Council
7th March 2016, Newbourne Village Hall 7.30pm

Present

Lionel Scott

Michael Frost

Tony Finch

Jim Wicks

Kwini Lusher

Sue Pollard

Erica Pattinson

Laura Naunton (Clerk)

Public Question Time

Four members of the General Public attended.

A person from the village attended the meeting to discuss the 3 planned log cabins, planning permission DC/16/0302/FUL. He objects to the planning based on the development proposal is outside the village envelope and falls into open countryside where development is not normally undertaken unless in exceptional circumstances the applicant has already failed previously with another application (DC/13/2801/FUL) under this ruling.

The site is a habitat for nature, wild creatures and including Red Deer, Foxes, Badgers all manner of bird life including very rare Harriers nesting nearby, as well as many wild flowers where currently no other buildings exist.

He fears once a foothold has been obtained it would only be a matter of time before other changes would be sought. The overall proposal is effectively one of property development under a tourism guide.

The proposed cabins would be very saleable and very easily changed to provide permanent residence were circumstances to permit this in the future, such as a change of use, to provide both short term tenancy, leasehold and/or freehold.

Once such a development has been allowed it becomes very difficult to turn down future planning applications for modifications and extension etc. Similar developments of wooden lodges could potentially be occupied permanently with residents moving out for the mandatory 4 weeks a year. The residents are potentially on holiday and will generate significantly more activities with commensurate noise and light pollution, traffic movements in the area.

With the site being open to the public, additional management and security will be needed, therefore some other on site accommodation could be requested at a later date.

He suggests that flooding is a very sensitive issue at the moment with millions of pounds being spent up and down the country to prevent flooding because of over development, if this request is allowed, we could be quite literally opening the floodgates, allowing others to follow suit and present a real danger of flooding in the village.

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This tourism loophole that has been suggested is totally unsuitable regarding Newbourne and is just an opportunist opening and could cause a dramatic change to this piece of the landscape with devastating circumstances, something that none of us want I'm sure.

He refers to the councils POLICY AP168 that states that the retention of horticultural and agriculture is encouraged in Newbourne, whereas the erection of any new dwellings or extensions and ancillary development that would result in a major change will be resisted.

Other Materialistic Considerations.

- Layout, density, and design/appearance; three in close proximity to each other and appearance are not in keeping with the overall environment and will cause dramatic change.
- Drainage, highway access & car parking; access in and out of the village is problematic. If this is allowed then others will follow amplifying the problem. Ecological impacts; wild life habitats bats, owls, deer, foxes, badgers and other bird life Harriers have been seen here.
- Flood Risk; the land is susceptible to flooding even on the northern end.
- Contamination & Glass Hazardous Materials was caused by bulldozing greenhouse down several years ago this constitutes a risk to anybody in the field.
- Landscape impact; any dramatic change of landscape should be resisted.
- Daylight, sunlight, privacy & outlook proposed development backs onto my border and will have an impact on my and neighbours privacy.
- Noise, smell or other disturbances; as with all developments like this disturbances will increase
- Infrastructure and drainage; the main drains and sewerage systems are inaccessible from the proposed development.
- Viability, sustainability; I would like to see a 5 year proposed business plan outlining the benefits to the village and any further expansion plans.

Another villager also agrees with the concerns and objects to the planning as he believes that it will have a great effect on the environment. He also believes that a greenhouse that was demolished was buried under the soil at the site and this would be classed as soil decontamination and correct procedures were not carried out before. He believes that if planning permission is passed that the owner of the site will keep pushing and possibly change the use of the site later on or develop it further. He believes the owner of the land is inflicting his greed on the village as he doesn't live in the village he wouldn't have to deal with the consequences if the planning went ahead.

The meeting was chaired by the chairman Lionel Scott and the meeting was opened at 7.30pm

- 1. Apologies for Absence.** None
- 2. Declarations of disclosable pecuniary interest.** None
- 3. Minutes of the Parish Council Meeting 1ST February 2016** The minutes were not approved two amendments to be made one in public question time the word buns to be changed to bunds. The other is 8a were a change needs to be made to I will e-mail instead I will e-mailed.

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4. Update from District Councillor.

March 2016. District Cllr's report by Susan Harvey Kirton Ward

We have come to the end of the current Community Enabling Budgets. I've supported tables for village halls in Levington and Bucklesham, a new double glazed window for Kirton Church Hall, a contribution to a new parking area at Newbourne Village Hall, a new tent for the guide unit which supports several of my villages and a donation towards a new facility at Felixstowe CAB. Last but not least I am facilitating a Speed Watch scheme covering Waldringfield, Kirton, Bucklesham, Trimleys, Nacton and part of Felixstowe. This will be run by trained volunteers and will help to make our villages safer. I am hoping to get some of the local schools involved as they are, after all, the drivers of the future. I would like to say thank you to Waldringfield parish council for taking on the responsibility for the purchase of the camera etc. with support from the local police. I have got financial support from the surrounding parishes and the County Council for this project.

I am expecting to get another Community Enabling Budget for 2016/17.

The Scheme of Delegation which has been introduced is working reasonably well, one or two things have been picked up. Ward Cllrs have not been advised of site visits in their areas, this has now been amended. The chairman and vice Chairman of the planning committee sit and discuss applications with planning officers which have been triggered by the Scheme of delegation and a decision will be made by them as to whether they should be brought before committee. If they come before committee it is expected that Parish Councils will send a representative to the committee meetings and speak for their 3 minutes giving good planning reasons as to why they feel the decision should be contrary to the planning officer's recommendations. I appreciate that there has been some disappointment when decisions have been made outside the committee. There is a massive increase in the number of applications coming forward. Enforcement is also being looked at as I am very concerned that from the public's perception it is not good enough.

The budget was passed at the Council Meeting in February. There will be an increase in Council tax of just under 2%. This equates to £2.97 a year on a band D property. From £149.50 to £152.37. This is the first rise in 5 years.

Please keep me informed about any celebrations for the Queen's 90th birthday in your villages as I would like to attend.

Woodbridge library is undergoing improvements to make it the 'one stop shop' for delivery of services by SCDC. This will include face to face point for customer services more staff and facilities for computer users and free Wi-Fi. There will also be a new private interview room.

There is to be a scheme whereby local volunteer groups clean up their villages and are rewarded by £20. Those registered will also be entered into a draw and could win £200 for a local charity. The link for this is www.suffolkcoastal.gov.uk/your-district/env-protection/love-east-suffolk

Litter sticks, sacks and disposable gloves can be obtained through this website.

The Government has produced a guide to help communities organise their own street parties

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to celebrate the Queen's 90 birthday. The site for this is
www.suffolkcoastal.gov.uk/streetparty

Speed watch – Erica Pattinson and Sue Pollard have volunteered to be trained for speedwatch.

5. Car Park Update

Carpark funding update £1000 agreed from Susan Harvey from the community enabling budget and an extra £300.00 from the locality budget. The fox will be contributing some money towards the new car park. Pat Frost will ask the local groups that use the hall regularly to contribute towards the cost and the money left over will be split between the parish council and the Village hall committee.

6. Queen's 90th Birthday celebrations

We are holding a family fun day on the 12th June at the village hall to be discussed further in the next meeting.

7. Planning DC/16/0302/FUL- Log Cabins – Mill Road

The planning information for dc/16/0302/ful was provided to the council.

The Parish council voted against this planning permission the reasons for this

- Smoke from camp fires
 - If planning permission is given here everyone in the village could then submit planning to do the same thing.
 - Noise pollution
 - The plans state it would be at 4.86 metres and we understand that the flood line is over 5 metres.
 - More traffic in the village
 - More holidaymakers
 - If they get planning permission they could change use at a later date.
- The vote was 5 – 1 against the plans for the reasons above. Two members of the general public gave us details of the reasons they do not want the planning permission granted and we think the council need to consider the reasons above and also
- Highway issues
 - The plans are on a flood plain the cabins would be on flood zone 2 and the upper field is on flood zone 3.
 - Sewer?
 - Environment/ animals
 - Strategic policy SP19 – SP28 settlement policy

8. Finance

- a. Budget Report – The chairman and parish councillors looked at the budget report

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b. Cheques to sign

Revelry – £30.00 for SCL grass cutting.

Community -£60.00 clerks training, £30.00 SCL grass cutting & £25.70 clerk's expenses.

9. Clerk's correspondence

All business already discussed

10. Any other business

Jim Wicks brought it to our attention that some of the play area needed attention, I have a list of things that need to be addressed and this will be added to the agenda for next meeting with an update.

The next meeting will be 4th April 2016 at 7.30pm

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Chair
Newbourne Parish Council