

BADWELL ASH PARISH COUNCIL

MINUTES OF THE PARISH COUNCIL MEETING BADWELL ASH VILLAGE HALL THURSDAY 9 NOVEMBER 2017 7.30 PM

PRESENT:

Councillors Clive Hawkins (Chairman) (CH), Christopher Evans (CE), Ed Walsh (EW), Diane Donat (DD), David Smith (DS) and Clive Morris (CM).

IN ATTENDANCE:

Christopher Garman (Parish Clerk), Councillor Roy Barker (part) and 8 members of public.

1. PUBLIC FORUM

There was concern about the planning application number DC/17/04960 - Woodland House, The Street, Badwell Ash, Bury St Edmunds Suffolk IP31 3DH – agenda item 4.2. Residents were concerned about many aspects of the application. It was considered that it was over development of the site with the proposed new buildings out of character and outside village development boundary. It was likely that the new buildings would increase the traffic flow past neighbouring properties and there would be increase noise from the vehicles garaged in the proposed new building. Further, there was concern about loss of privacy and light for the neighbouring property. Also, it was envisaged there would be increased drainage issues and issues for neighbouring properties.

2. APOLOGIES

Bim Patel – working away.

3. DECLARATIONS OF INTEREST AND REQUESTS FOR DISPENSATIONS

3.1. No declarations.

3.2. No requests for dispensations.

4. PLANNING

4.1. Planning application number DC/17/03235 relating to Ivy Cottage, Back Lane, Badwell Ash, Bury St Edmunds Suffolk IP31 was considered. It was noted that the conservatory had already been constructed. There was concern about the height of the proposed boundary fence and that it should be no higher than the existing east boundary fence and of similar material.

It was resolved to advise MSDC that there were no objections but to consider the concerns discussed.

4.2. Planning application number DC/17/04960 relating to Woodland House, The Street, Badwell Ash, Bury St Edmunds Suffolk IP31 3DH was considered. Comments made during the Public Forum were noted and similar concerns were discussed. A site visit was considered but there were time issues and concerns about the benefits.

It was resolved to advise MSDC that the Parish Council objected as the proposed buildings appear to fall outside the development area for the village, it appears over development of the site with the proposed large garage in addition to the existing garage and the annex which would then be the second annex on the site and development on this area would probably cause additional drainage issues to neighbouring properties.

5. GRANT FOR VILLAGE HALL TOILETS

Quotations for this work have now been received. These will be circulated and then the matter considered at the next meeting.

6. VILLAGE HALL ACCESS ROAD

6.1. It was considered if it was appropriate due to the confidential nature of the item 6.2 to exclude the public.

It was resolved to exclude the public from item 6.2.

6.2. CONFIDENTIAL

Progress with solicitor and negotiations were discussed. It was considered that the best route was to still have a free transfer of the land forming the access road. This should include new boundary fences, complete new road surface and lighting. There were concerns over the Diocese having complete ownership of the access road and solicitors confirm they do but a neighbouring property also has right of access. Negotiations with the Diocese will continue seeking legal guidance as necessary.

7. DATE OF NEXT MEETING

The next scheduled meeting will be Thursday 7 December 2017 at 7.30 pm.

Meeting closed at 8.50 pm.

Christopher Garman
Parish Clerk
17 November 2017