

Wetheringsett cum Brockford Parish Council
Minutes of the meeting held 9 January 2017, 7.30pm at the Village Hall, Wetheringsett

Present: Cllrs R Anscombe (Chairman), Mrs A Arnold, T Alston, C Harvey, B Lacey, Mrs C Nickson, J Leadbetter. County Cllr A Stringer and one member of the public.

1. **Apologies for absence** were received from Cllrs Mrs E Aldred and Ms S Payne.
2. **Declarations of Interest relating to items on the agenda** – none.
3. **To receive the following reports:**
 - Police – monthly report available via the SNT website. Items raised included a break-in at Mendlesham Green. This had not been reported in the police report. It was suggested that residents were asked to be vigilant and report any suspicious behaviour to the police.
 - County Councillor – Cllr Stringer presented his written report (copy attached to the Minutes). Items raised included the application to increase the number of HGV's able to use the Town Lane lorry park. It was reported there had been an application to increase by a further 10 vehicles but there had been no consultation with the parish council. Cllr Stringer stated the Traffic Commissioner based in Cambridge issued these licenses and he understood there was no requirement to consult locally. The increased number of HGV's missing the entrance to the site and having to manoeuvre back through the village was raised again, these vehicles were causing damage to roadside verges and creating large potholes. Cllr Stringer offered to speak to Highways regarding the provision of improved signage to the site on Town Lane and off the A140.
 - District Councillor – no report. Any queries relating to the District Council to be sent to Cllr Horn direct.
 - Public Rights of Way – awaiting response from Suffolk CC Rights of Way regarding the maintenance issues reported at the last meeting.
4. **MEETING OPEN TO THE PUBLIC**

Mr Ian Hassard stated he was in attendance to express his concerns regarding the planning application 4711/16, 4 Church Street. The proposal was to convert the double garage to ancillary living accommodation and store. Mr Hassard stated he had objected to the application on the grounds the close proximity of the building to his garden and the windows that would overlook his property. In addition he was concerned that the occasional use could become permanent and would set a precedent in the village and in the conservation area. Mr Hassard stated the application was contrary to various MSDC planning policies.
5. **Minutes of the meeting held 5 December 2016**

Cllr Mrs Nickson proposed approval of the Minutes subject to the following amendments:
Item 4 – amend to Mr Withey
Item 11 – the rental invoice had been sent but not paid.
Item 20.3 – Remove the section 'a sum of £1375 had been included last year.' Seconded Cllr Leadbetter and agreed.
6. **Matters arising from the Minutes for report** – none
7. **To consider Planning Applications for recommendation to MSDC**
 1. 4865/16 : Waveney Cottage, Church Street – repair of first floor bedroom, exploration of possible rolling sole plate, repair to mullion windows. Cllr Alston proposed a recommendation of approval, seconded Cllr Harvey and agreed.
 2. 4804/16 : Highlands, Church Street – conversion of existing garage to study with altered roof including creation of first floor bedroom. Erection of cartlodge. It was noted that additional car parking would be provided at the property despite conversion of the garage. Cllr Alston proposed a recommendation of approval, seconded Cllr Mrs Arnold and agreed.
 3. 4717/16 : Ponderosa, Wetherup Street – proposed rear extension and alterations to remaining elevations. It was believed the proposals would be an improvement to the property. Cllr Mrs Arnold proposed a recommendation of approval, seconded Cllr Alston and agreed.
 4. 4711/16 : 4 Church Street – conversion of double garage into combination of ancillary living accommodation and storage. Following some discussion of the application Cllr Alston proposed a recommendation of refusal on the following grounds:
 1. There was no difference between occasional or permanent use of the building.
 2. The building was considered to be totally unsuitable for use as a separate dwelling due to its distance from the main house (4 Church Street) and due to its close proximity to neighbouring dwellings.

3. Members were concerned that the proposal would set a precedent for other garden development.
 4. The proposed building was in a Conservation Area and unsuitable for the nature of the site which was already crowded and would create overdevelopment off the area.
 5. The conversion would remove the availability of car parking and increase parking on the street (Church Street), already a problem in that area of the village.
 6. The proposal was contrary to policies: Mid Suffolk Local Plan GP1, SB2, HB8 and ENV3 of the Suffolk Structure Plan. Seconded Cllr Leadbetter and agreed.
8. **Planning Decisions received from MSDC**
1. 4737/16 : 1 Church Street – approval of non-material amendments to planning permission
 2. 4350/16 : Wetheringsett Manor – erection of detached one and a half storey dwelling and detached cartlodge – planning application withdrawn
9. **Village Hall report**
- Cllr Leadbetter reported a balance of just over £300 in the VH account. The Electricity Board would be reducing the direct debit due to a build up of credit bringing the payment down to £78 per month from January. Regular use was being made of the Hall by Curtains Up, the Yoga Group and a Thursday evening Swing Dance evening. The pantomime would take place on 10/11 February and Eastern Angles would be performing on the 22 April.
- Maintenance work included replacement of two heaters and the repair to the rendering on the outer rear wall would be carried out in the spring.
10. **New Village Hall report**
- It was reported the 2017 Village calendars had sold well.
11. **Proposed VAS speed awareness scheme**
- Cllr Harvey reported that he was still awaiting a response regarding the different VAS equipment available. Item deferred to the next meeting.
12. **Station Road** – request for extended speed limit to 40mph – awaiting report from Cllr Stringer.
13. **Wetherup Street** – speed awareness monitoring – still awaiting updated report from SNT.
14. **Defibrillator report**
- The equipment was now fully installed and available for use. Details of the community training programme were now due from Mark Baker.
15. **Play Area report** – deferred to next meeting
16. **Emergency Plan report**
- Cllr Alston reported that the paper work had been handed over to him. His report on the up to date Position with the plan would be available shortly.
17. **Finance**
1. To consider s.137 requests - none
 2. Accounts for Payment
Clerk's sal/expen Dec 2016 - £264.30
 3. Finance Report
- Cllr Leadbetter presented a report on income and expenses to 31.12.16 against the current years budget – copy circulated to members and copy attached to the Minute Book. This showed a total spend to 31.12.16 of £7515 and included the defibrillator expenditure covered by the grant awarded of £2000 and expenditure of £1956 on the new bus shelter in Hockey Hill. The budget for 2016/17 totalled £9500 and reserves at 31.3.16 totalled approx. £23,000 including the new Village Hall fund of £2921.
- Based on last years figures, Cllr Leadbetter produced and circulated a proposed precept budget for 2017/18 – copy attached to Minute Book. Cllr Leadbetter went through the items listed for expenditure and based on a 2% increase on last year precept of £8344 proposed a precept of £8510 for 2017/18.
- Having discussed the figures put forward, Cllr Alston proposed acceptance of the recommended figure of £8510, seconded Cllr Harvey and unanimously agreed.
- Current Bank balances: Community Account £9458 – Business Premium Account £9297 – VH Community Account £3008.
- Members recorded their thanks to Cllr Leadbetter for his report and work on the accounts.
18. **Clerk's report/correspondence**
- Parish Council Vacancy – The statutory notice was now on display and unless any request for an election was received by 24 January the council could fill the vacancy by co-option.
- SALC – nomination for attendance at Buckingham Palace Garden Party. Cllr Alston proposed that, as a

former chairman and subject to her agreement, Cllr Miss Canham was nominated to enter the competition, seconded Cllr Mrs Nickson and agreed.

MSDC – Notification of Emergency Plan AGM, 10 February at MSDC offices.

Operator's Licence – Town Lane. A query had been raised with County Highways regarding the process required for changes to an HGV operators licence – awaiting reply.

19. **Chairman's Urgent Business** – none.

20. **To agree Twitter items** – none.

21. **Any other business for information exchange/agenda requests**

It was suggested the use of wifi in the VH would be advantageous to meetings, particularly when discussing planning applications. Possibly the primary school would allow access to their wifi capability as a guest user. Item to be included on next agenda.

A circular note had been received from MSDC requesting suggestions for road names should there be any developments in the village. It was agreed that this should be considered if and when there were any proposed developments in the village.

22. **Date of next meeting: Monday 6 February 2017, 7.30pm at the Village Hall.**

Meeting closed 9.07pm

Signed:

Chairman

Date: