

**Wednesday 25<sup>th</sup> July 2018 at Old Newton Village Hall commencing at 7.30pm**

**Present:** Cllrs J Miller (Chair), M Shave, M Reeve, K Goudy, R Lawson, J Harbidge, M Clements (Vice Chair), K Hall-Price (Clerk), District Cllr Jill Wilshaw and 4 members of the public.

1. **Chairman's welcome and to receive any apologies for absence** – Cllr Tony Arnold and Cllr Kerry Baker have submitted their apologies for not being in attendance this evening.
2. **Dispensations:**
  - a) To consider any requests for dispensations – No new dispensation received
  - b) To note existing dispensations. The standing dispensation for Cllr Clements in respect of the proposed development land between Silver Street and Finningham Road and Cllr Reeve in respect of the proposed development of the Greenacres Site.
3. **To receive any declarations of personal / prejudicial interest.** None received.
4. **Planning Applications Received**
  - **1866/17** - Outline planning application Access, Landscaping and layout to be considered for the erection of up to 56 dwellings with vehicular access from Finningham Road, Old Newton. Appearance and scale to be the subject of a reserved matters application. Comments:

**MSDC and Babergh now have there 5 year supply of land and question asked whether the Old Newton properties are included in that land supply. As far as we can see the Old Newton developments are not included at this time.**

Dr Hall and representation from circa 18 residents. Previous comments are still valid. The new outline is being pushed towards the Silver Street end and making the green area at the Finningham end. Residents group have taken separate advice and all advice comes back to the major problem with the site is the damage to the setting of Rookyard Farm and the Moat. In February historic England registered the moat as an ancient moat. The damage to the setting is done by the whole development and will be marred by the whole development. NPPF highlighted the significance of the site, the sum total of the house moat and setting need to be preserved. DO NO HARM... It is believed that the application would do untold harm to the setting. The development is too big – too many houses on too little land and squeezing too much onto the plot. Still considered to be outside the village envelope. Historic England response did not object in principle to the application but did identify a number of issues that did not meet criteria.

***Response submitted to MSDC:***

Previous comments submitted by the parish council are still deemed valid and in addition, in February 2018 Historic England registered the moat as an ancient monumental site. Cllrs felt that the setting of this farmhouse and the moats are the most important aspect of this particular piece of land that is still strongly felt should be preserved. This site is not the parish council preferred site for housing development within the village area and sufficient houses to meet the villages needs could be constructed on more appropriate and available sites.

The damage to the setting is done by the whole development and will be marred by the whole development. NPPF highlighted the significance of the site, the sum total of the house, moat and setting need to be preserved. Parish Council believe that this application would do untold harm to the setting. The development is too big – It has been previously reported that the application of 56 houses in phase 1 is in excess of the needs of the village. Increased traffic movements on the B1113 because of the proposed development site still causes concern. The current infrastructure, including the small size of the village school is insufficient to deal with a development of this magnitude and there will therefore be a need for substantial upgrade of infrastructure facilities were this application be granted. Drainage issues are still a concern and historic issues and problems have not been addressed and this development will only exacerbate the drainage issues.

Historic England response did not object in principle to the application but did identify a number of issues that in their opinion does not meet planning criteria. The Parish Council believe this to be the case and would like to reinforce the comments made by Historic England. The Historic England response states that in policy terms the application fails paragraph 128 of the NPPF. Recommendations were made for the applicants to speak to the county archaeological advisors with regard to a programme of archaeological works under para

141. There is presently no evidence to support that this has been done. It is questionable as to whether the development meets MSDC policies with regard to protection of designated heritage assets. It is the Parish Councils belief that this application does not meet the tests for sustainable development set out in paras 14 and 17 on heritage grounds.

Cllrs agree with and support all comments made in objection in March 2018 and wish to highlight that the village has more than enough housing met by other sites that have approved outline planning that will not impact on the historic site of an Ancient Monument Site. The Parish Council know that we have other sites better suited for sustainable development. The Parish Council recognise that the applicants have had various conversations and have modified their plans to try to accommodate comments received, however they are still not convinced that this application is appropriate in terms of site and size for the village of Old Newton. All Cllrs voted in favour to object to this application on the above grounds.

Unanimous vote. Application Objected.

- **DC/17/05683. Appeal of MSDC Planning Refusal** - Outline planning application (Access, appearance, layout and scale to be considered) for the erection of two new dwellings on land adjacent Oak House, Church Road, Old Newton. Any representations to be received by 22<sup>nd</sup> August 2018. Additional Comments: Appeal statement of case.

We agree with the Highways and Planners comments. NO new information to consider, nothing new to add.

- **DC/17/05765 - Appeal of MSDC Planning Refusal**- Outline planning application (access to be considered). Erection of 5no dwellings and provision of extension to school car park on land at School Road, Old Newton. Any representations to be received by 22<sup>nd</sup> August 2018. Additional Comments: Taking all comments into account there is no new information to submit.

#### **Planning Decisions from MSDC**

- **DC/18/02285** – Application for listed building consent - Demolition of existing garage and erection of two bay timber framed Cartlodge with external steps and small balcony leading to playroom in attic space at Gate Farmhouse, Stowupland Road, Gipping. **MSDC planning permission has been granted.**
- **DC/18/02284** – Householder Application for Demolition of existing garage and erection of two bay timber framed Cartlodge with external steps and small balcony leading to playroom in attic space at Gate Farmhouse, Stowupland Road, Gipping. **MSDC planning permission has been granted.**

#### **5. Public Forum – Nothing raised**

#### **6. Additional Matters for inclusion on the agenda for the September 2018 meeting.**

- CIL / PIIP – Cllr Arnold has arranged for a meeting with MSDC and has asked Chirstine Thurlow and Tony Bass. Meeting arranged for 22<sup>nd</sup> August. 7pm – 7.45pm – Village Hall, 7.45pm – 8.30pm – Parish Council. Chairman to confirm by email. Clerk is away on holiday.

#### **7. Date of the next Parish Council meeting** – The September meeting is scheduled to take place on Wednesday 5<sup>th</sup> September 2018 at 7.30pm

Meeting closed at 20.23hrs