

**HAWSTEAD PARISH COUNCIL MEETING HELD IN THE VILLAGE HALL
ON 10th December 2015.**

Present: Cllrs John West (Chairman), Clive Robinson, Henry Brewis, Michael Harrison (in part), Ros Alexander (in part) and Christabel Carr. Catherine Hibbert (Clerk). 2 members of the public.
Apologies: n/a.

The meeting opened at 7.30pm and the Chairman read out a short statement confirming that filming/recording of the meeting would be permitted in line with recent legislative changes.

The meeting recessed for Public Forum at 7.30pm.

The following matters were raised during public forum:-

- With reference to item 4.3, the development of this and other similar plots around Hawstead could set a precedent leading to the loss of the local wildlife habitats which lend Hawstead its particular character. The Council has a duty to promote biodiversity;
- The need for some affordable new housing in Hawstead;
- The promotion of a neighbourhood plan to provide a framework for any new development should be re-visited.

The meeting reconvened at 7.35pm. Cllr Alexander joined the meeting.

1. APOLOGIES.

It was noted that Councillor Harrison would be late.

2. DECLARATIONS OF INTEREST.

Cllr Brewis declared an interest in item 4.3 as adjoining landowner of the development site. Cllr West declared an interest in item 6 as payee of a cheque.

3. MINUTES OF PARISH COUNCIL MEETING DATED 19th NOVEMBER 2015.

3.1 The minutes of the meeting held on 19th November 2015 were **UNANIMOUSLY APPROVED** as a true and accurate record and signed accordingly.

4. PLANNING APPLICATIONS, APPEALS AND NOTIFICATIONS

4.3 Planning application DC/15/2242/FUL for 1. no two bedroom bungalow with lean-to on land south of the Firs, Church Road, Hawstead; (taken out of turn)

Cllr Robinson introduced this application, noting that three previous applications on this site have been refused. The meeting discussed the design (including the roof line) and elevations, the objection from a neighbouring landowner, the issue of whether the development plot is an infill plot within the meaning of policy DM27 of the FH and St Eds BC Joint Development Management Plan 2015, the lack of detailed information with the application, whether the proposal is infill or linear development, concerns as to the efficacy of the proposed reed bed for foul drainage without a treatment plant and relevant development plan policies including DM27, DM5 and DM13. By majority vote (4 in favour, one against) the Council resolved to **OBJECT** to the application on the grounds that; (i) the location, design etc of the proposals does not enhance the character of the landscape contrary to policy DM13; (ii) the plot is not a small infill plot within the meaning of policy DM27 due to its size and relation to neighbouring development; and (iii) insufficient information submitted with application to enable proper assessment of the proposals. The benefits of

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promoting a Neighbourhood Plan to facilitate proactive local planning were discussed.
Cllr Harrison joined the meeting at 8.05pm.

4.1 Planning application DC/15/2346/HH for one and a half storey and single storey extension including balcony area to existing annexe at Bull Green Cottage, Bull Lane, Pinford End;

Cllr Robinson introduced the application, noting that the frontage would remain unaltered and that the proposed development would be integral to the use of the main dwelling and is not intended for use as a separate dwelling. The meeting considered the relevant development plan policies, including policy DM24, and the proposed materials and concluded that the proposals were in line with the development plan and should be **APPROVED** (all in favour).

4.2 Listed building consent application DC/15/2142/LB for retention of replacement thatched covering to existing dormer window to rear of property at the rabbit Hutch, Bull Lane, Pinford End, Hawstead;

Cllr Robinson introduced this application for retrospective listed building consent, noting that this application relates simply to the thatch covering on a rear elevation window. The position and size of the window has not been altered, but a gable thatch cover has been added at the suggestion of the professional thatcher in order to prevent the water ingress being suffered under the previous thatch 'eyebrow' cover which was damaging the fabric of the listed building. The meeting considered whether the new gable thatch enhanced and preserved the building, whether it was sympathetic to the style of other similar local property, whether it caused a loss of amenity to other dwellings in the locality and relevant development plan policies, including DM15. It was noted that the photos submitted with the application were unhelpful in that they did not show the completed works and looked out of proportion. By majority decision (5 in favour, one abstention) the Council resolved to **SUPPORT** the application on grounds that the works were in accordance with the development plan as they; (i) were necessary to prevent water ingress to the building and as such contributed to the preservation of the building and were justified; and (ii) they were appropriate in terms of scale, form, height, massing and design to respect the character of the building.

5. TO CONSIDER

5.1 Quotes for ground maintenance; Quotes for the approved maintenance works to the area of land by the brook were received (Gadd Brothers £672 inc Vat, B Colson £140 plus VAT and A Baker £730 inc VAT) and considered. It was **AGREED** that the work should be offered to Mr Colson (£140 plus VAT). Councillors to attend whilst work being undertaken if possible.

5.2 Fibre optic box. The proposed wayleave agreement received from BT Openreach was considered. Councillor Brewis reported that he had negotiated with BT Openreach to move the proposed location nearer to the village hall to a site which preserves sight lines from the car park. The meeting heard that in order to ensure maximum service improvements there was no viable alternative location for this equipment. Advice from the Open Spaces Society was received and considered. The meeting discussed the size and location of the proposed equipment and concluded that this would not interrupt resident's enjoyment of the Green; the equipment itself would benefit the whole community. The proposed wayleave agreement (including a one-off licence fee and ongoing rights to BT Openreach to install and maintain equipment) was considered and **APPROVED.**

6. FINANCES

6.1 To approve cheques to be issued.

The following cheques were **APPROVED:**

John West	216	26.93		26.93
Biomotors Ltd*	215	113.17	22.63	135.80
B Colson	217	100	20	120

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(*Cheque no 210 payable to Nature Counters in the sum of £135.80 has been returned and is reissued (no 215) at the request of the payee, in the alternative name of Biomotors Ltd.)

7. DATE OF NEXT MEETING

Thursday 21st January 2016 at 7.30pm

The meeting closed at 8.45pm.

Distribution
Cllr C Robinson
Cllr R Alexander
Cllr J West
Cllr C Carr
Cllr H Brewis
Cllr M Harrison

Website) following approval
Noticeboard) following approval

Documents before meeting

Signature.....