

**STOKE BY NAYLAND PARISH COUNCIL
MINUTES OF THE MEETING OF THE PLANNING COMMITTEE
HELD ON TUESDAY 1 SEPTEMBER 2020 AT 7.00 PM (Skype meeting)**

Present: Martin Nielsen (MN) – Chairman
Sean Fry (SF) – Vice-Chairman
Stevie Bezencenet (SB)
Adam Sedgwick (AS)
Vivienne Klimowicz (VK)

Apologies: Isabelle Reece (IR)

In attendance: James Dark - Clerk (JD)
BDC Councillor Melanie Barrett (MB) (7.30-45)

1 APOLOGIES FOR ABSENCE

See above

2 DECLARATIONS OF INTEREST IN ANY AGENDA ITEM

None

3 MINUTES

The minutes of the meeting held on 7 July 2020 were approved. (These would be signed at a date agreed by the Chairman and Clerk).

4 PUBLIC FORUM

No members of the public were present.

5 PLANNING APPLICATIONS

5.1 Application DC/20/01942 – Stoke by Nayland Club

It was noted that the application considered at the July meeting had been withdrawn.

5.2 Applications DC/20/03440/41 – Park House

No comments

6 PLANNING DECISIONS

Application DC/20/02647 – Wasses Farm

It was noted that a Lawful Development Certificate had been granted.

7 PLANNING CONTROL

7.1 Potential development

It was agreed to close the meeting for a briefing from MN and SF which included confidential pre-application information provided by a landowner in the parish on a potential development proposal.

7.2 Arboreal protection

Correspondence from the Estate on tree work planned following storm damage was noted. SB reported that she would be following up conversations with the consultant who had carried out the LCA to discuss the form of tree replacement at the village gateway near 'The Crown.

Action: SB to contact the consultant to discuss whether she can provide advice and the fee.

7.3 Engagement with property owners on developments without permission

It was noted that a large tree house had been installed at a property overlooking neighbours and that The Crown had installed a large tepee. SF reported that he had contacted the owner of Crockleford House regarding an aspect of works carried out at the property. It was considered that two of these installations required planning consent which had not been obtained, and that the tepee would potentially require consent depending on the Crown's intentions for the structure.

Actions: VK to contact the owner of the tree house to advise that an application should be submitted;

SF to make a follow up call to the owner of Crockleford House;

SB to meet The Crown's manager to discuss the pub's intentions for the tepee and whether an application is required.

It was noted that any such meetings with parishioners would be on the basis of providing helpful advice as well as to avoid any unauthorised developments.

8 PLANNING TOGETHER AND COMMUNITY ENGAGEMENT

8.1 District Council's consultation on five-year land supply

The document was discussed. No grounds for a response were identified. MB assured the meeting that the exclusion of a site from the five-year supply would not create any barriers to proposals being approved.

8.2 Undergrounding

It was agreed that the parish council would support the proposed Brett Valley North Undergrounding Project.

Action: Clerk to respond to the AONB project stating support for the proposal.

9 PLANNING MATTERS ARISING

It was noted that new regulations on permitted development had come into force, but these did not apply to areas within the AONB and Conservation Area.

10 OUTSTANDING ISSUES/FUTURE AGENDA ITEMS

- Replanting at the village gateway near The Crown
- Replanting at Thorington Hall.

11 DATE AND TIMING OF NEXT MEETING

Tuesday 6 October 2020 at 7.30pm – venue TBC.

The Chairman closed the meeting at 7.45pm.