

POLSTEAD PARISH COUNCIL

Minutes of meeting held on 10th December 2020 via Videoconference

Present: Andrew Wade (Chairman), John Baxter, John Flather, James Oxford, Karen Richardson and Stewart Sowman.

Attending: John Ward (Babergh District Councillor), Dave Crimmin (Clerk) and 9 members of public.

20/200 Apologies for Absence

None required.

20/201 Declaration of Interests and Requests for Dispensation

No interests were declared and no request for dispensation had been received.

20/202 Minutes of Meeting held on 12th November 2020

The minutes of the meeting were approved by the councillors who resolved that the minutes should be digitally signed by the Chairman as a correct record.

20/204 Public Forum

Four residents gave their views to the councillors on Item 20/206c. One was against the proposal, one supported the proposal and the two applicants gave the background and financial constraints that made approval of the application vital for the future of The Brewers Arms. The councillors thanked the owner of The Brewers Arms for the input he has given PPC on the proposed development over the past couple of months.

20/205 Emails circulated

Following a review of the emails circulated by the Clerk since the last meeting, the councillors resolved that a red litter bin replace the broken bin by the pond.

20/206 Planning

- a. The councillors reviewed **Planning Application DC/20/03051 Prospect House, Stackwood Road** - Erection of a single storey detached dwelling and garage (following demolition of existing outbuildings and garage) together with improvement to the vehicular access and resolved that they objected to the application on the following grounds:
 - i. The proposed dwelling is outside the BUAB
 - ii. In line with Babergh's Core Strategy policies, Polstead Parish Council has consistently objected to development outside the BUAB and this proposal does not offer any benefits to make the councillors deviate from this policy.
- b. The councillors reviewed **Planning Application DC/20/05193 Treetops, White Street Green** - Conversion of part of cart lodge to form a bedroom and ensuite. Erection of a swimming pool and pool building and resolved to support the application.
- c. The councillors reviewed **Planning Application DC/20/04417 Land Adjacent The Brewers Arms, Bower House Tye** - Change of use of land for the erection of 6no. dwellings and the siting of 5no. holiday cabins including creation of car park and alterations to existing vehicular access. The councillors discussed the application in the context of the development being outside the BUAB, the need for 6 dwellings to be built to support the creation of 5 holiday homes and the financial viability of The Brewers Arms following the impact of COVID-19. The majority of councillors felt that the need to develop 6 dwellings outside the BUAB for the scheme to proceed was not sustainable and was contrary to the council's policy of development outside the BUAB. However, the possibility that The Brewers Arms may fold, with the loss of a community hub that offers employment to local residents was not a risk that

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the councillors were prepared to take. By a majority, the councillors resolved that they had no objections to the application.

- d. The councillors reviewed **Planning Application DC/20/05258 Bower House Farm, Bower House Tye** - Change of use of land for the stationing of 2no shepherds huts for the provision of short term holiday let accommodation and resolved to support the application.
- e. The councillors reviewed **Planning Application DC/20/05210 Wannock, Hadleigh Heath** - Erection of a single storey rear extension (following demolition of conservatory) and resolved to support the application.
- f. There was no further planning application received since the agenda was posted requiring a response before the next meeting.
- g. The councillors reviewed the status of planning applications, enforcement referrals and appeals previously reviewed by PPC as per Appendix A.

20/207 Finance

- a. All cheques signed and due for signing, as itemised in Appendix B, were authorised by the councillors. The councillors also noted the income received since the last meeting.

20/208 Future Agenda Items for September

- Precept 2021 / 2022
- Questionnaire software use
- Quiet Lanes
- Design of bench
- Bells Hill and FP24
- Donations to village
- Census 2021.

20/209 Standing Order 3d

The councillors resolved to exclude the public and press from the meeting due to the confidentiality of the Clerk's Contract of Employment and advice received.

20/210 Clerk's Contract of Employment and advice received

The councillors resolved that this minute remains confidential at this time.

20/211 Next scheduled meeting

The next PPC meeting will be held on Thursday 21st January 2021 at 7.30pm.

Meeting closed at 8.58pm.

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Appendix A Planning Status

Reference	Address	Planning Details	PPC Minute	Parish Council Comments	Babergh DC Comments
DC/20/04425	Brook House, Straight Road, Polstead Heath	Application for works to trees subject to a Tree Preservation Order (BT370/G1) - 3no Cherry Trees - Reduce and Shape by up to 6-8ft. 3no Cherry Trees - Remove dead wood, tidy and lift crown to 9-10 ft. 1no Cherry Tree - Cut to 8ft stump (Poor Condition) 2no Gleditsia - Light shaping. 1no Cherry - Reduce to 6ft stump. (all general Maintenance of garden).	20/167d	No objection	Permission Granted 09/11/2020
DC/20/04394	The Old Rectory, Rectory Hill	Application for Listed Building Consent - Remodel garage door openings forming external bin store and installing a replacement external stair to the cart lodge.	20/167d	No objection	Permission Granted 30/11/2020
DC/20/04390	The Old Rectory, Rectory Hill	Remodel garage door openings, creation of external bin store and install replacement external stair to the cart lodge.	As DC/20/04394	No objection	Permission Granted 30/11/2020
DC/20/04015	Waterloo House, Polstead Hill	Erection of cartlodge (following demolition of garage).	20/187a	Supported	
DC/20/03864	The Brambles, Rockalls Road	Notification for works to trees in a Conservation Area - (A) 1no Scots Pine - Reduce by 20ft. (B) 1no Oak - Remove side branch. (C) 1no Oak - Remove 3no branches. (D)1no Oak - Lift and shape crown. (E) 5no Pine - Fell. (F) 6no Leyland Cypress - Fell. (G) 1no Pine - Fell.	20/187b	No objection	Permission Granted 27/11/2020
DC/20/04965	Gable End, Hadleigh Heath	Erection of a two-storey rear extension and a porch. Conversion of garage into home office. Erection of a cartlodge (amended scheme to that approved under DC/19/03135).	20/187c	No objection	

Appendix B RFO Report

Receipts & Payments

Date	Details	Ref	Power	Receipts	Payments
19/10/20	UK Power Network Wayleave			21.01	0.00
12/11/20	A Wade - Expenses	2040		0.00	45.00
10/12/20	BDC - Dog & Litter bin emptying	2041	LA 2011 ss 1 to 8	0.00	925.76
10/12/20	JD Palmer - Grass cutting 2020	2042	LA 2011 ss 1 to 8	0.00	2,688.00
10/12/20	B Patrick - Footpaths November	2043	LA 2011 ss 1 to 8	0.00	225.00

End of Appendices

Signed

Date

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Polstead Parish Council adopted the General Power of Competence on the 16th May 2019