

19/A1

LOUND PARISH COUNCIL

PARISH ANNUAL MEETING

Minutes of the Parish Annual Meeting held at Lound Village Hall
Friday 17th May 2019 at 7.00 pm.

(Subject to amendment until signed by the Chairman at the next meeting)

Present: Louis Smith (chair), Judith Hobbs (Deputy Chair), Peter Larcombe
Miles Thomas, Gayle Welsh, Jenny Ozinel.

Jill Brown - Clerk

There were 8 members of the public present.

Notice boards were on display showing the activities over the past year from:

- Lound Village Hall
- Lound Art Group
- The Computer Club
- Lound Allotments
- Lound Bowls Green
- Lound Church
- Lound Charity Trustees

Plans relating to the proposed development of Manor Farm Barns DC/1736/FUL were also on display.

1. Welcome & Apologies

The Chair welcomed those present and introduced the meeting by advising those present of the location of the Fire Exits. Apologies were received from Paul Strowlger.

2. Parish Council Chairman's Report – This was read aloud by Louis. He then asked members of the public if they had any questions or comments about the displays. No questions were raised.

The Parish Annual Meeting closed at 7.45pm.

Louis Smith
(chair)

Jill Brown
(clerk)

3/6/19.

19/07

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Friday 17th May 2019 at 7.45 pm.

(Subject to amendment until signed by the Chairman at the next meeting)

Present: Louis Smith (chair), Judith Hobbs (Deputy Chair), Peter Larcombe
Miles Thomas, Gayle Welsh, Jenny Ozinel, Paul Ashdown (District Councillor).

Jill Brown - Clerk

There were 9 members of the public present.

1. Welcome & Apologies

The Chair welcomed those present and introduced the meeting by advising those present of the location of the Fire Exits. Apologies were received from Paul Strowlger.

2. Election of Chairman – Judith proposed Louis as the chairman for the upcoming year. This was seconded by Miles.

3. Election of Vice Chair – Louis proposed Judith for the position of Vice Chair and this was seconded by Gayle .

4. Declaration of Interest - Declaration of any pecuniary or other interest with regards to items on the agenda. The Chairman declared an interest in the Planning Application DC/1736/FUL as his property adjoins the proposed development site. He excused himself from the Parish Council discussion and took a seat with the members of public. The Vice Chair took over for the remainder of the meeting.

5. Planning Application DC/1736/FUL – The planning application was displayed in the hall and comments invited from members of the public. There were none. The planning application was discussed by members of the Parish Council and approved in principle subject to the observations and limitations itemised in the appendix to these minutes. These comments will be forwarded to East Suffolk District Council as the formal Parish Council response to this Planning Application.

The meeting closed at 8.30 pm.

~~Appendix A~~

Signed Chairman, Louis Smith Clerk, Jill Brown Date 5/6/19

Planning Application DC/19/1736/FUL.

Change of use and alterations to barns to create five dwellings; land and buildings at Manor Farm, The Street, Lound.

Lound Parish Council has no objection in principle to the proposed development, and takes a positive view of this imaginative re-use of what has become a neglected and derelict brownfield site, **subject however to the following observations and limitations:-**

- that 2 additional 'visitor' parking spaces should be included, both to discourage further dangerous on-road parking in The Street, and also to comply with current legislative requirements.
- that consideration will need to be given to septic tank drainage – the site is nowhere near the main sewer, and the neighbouring property has a septic tank.
- that there will be strict controls to minimise traffic disruption while work is being carried out on the wall immediately adjacent to the road.
- that there will be no future attempt to amend the plans to include fewer, larger properties, should the building costs of the 5 small properties proposed make the current project non-viable.
- there is already a 'live' freshwater pond nearby at the village 'Mardle', and the Council considers the proposed 'reinstatement' of the pond on the development site a bad idea. The 'pond' is a clay-based former slurry-pit which used to serve the cow yard; it is probably still fairly toxic. It would be static pond, and would require regular and proper maintenance; excavation would undoubtedly damage and disturb existing wildlife, notably carpets of snowdrops in the spring and what has become a considerable and diverse collection of flora and fauna, some of it rare and protected. The Council is also concerned about safety, given that there may well be young children living nearby.
The Council considers a better option would be to clear the overgrown scrub, and then to maintain the semi-wild nature of the 'amenity area' as simple grass and trees, with an understorey of the existing wildflowers; this will also make maintenance easier.
- that there is some clarification of the route and status of the footpath proposed on the west side of the site. Where does it lead to in a northerly direction? Is it intended solely for the use of the residents of the new properties or is it to be open for anyone to use? What will be its legal status – should it be made into a registered Right of Way to protect it for the future? Who will own and maintain it?
- The Council is concerned as to the ongoing upkeep and maintenance of the 'common parts', including the footpath as above. Who will own them? Experience shows that a 'Residents' Association', which is one option, does not generally work very well; people are often reluctant to take organisational responsibility, and disputes often arise over what needs doing and collection of payments.

Signed

Chairman,

Louis Smith

Clerk,

J. Brown

Date

3/6/19