

BRIGHTWELL FOXHALL & PURDIS FARM GROUP PARISH COUNCIL

Minutes

Of the Parish Council Meeting held at 7.30 pm on Wednesday, 13th February 2024 at Trinity Park

Present

Cllr E Warham - Chair

Cllr E Lawrence

Cllr B Newell

Cllr G Watts

Mrs Angie Buggs – Clerk

17.24 Apologies for absence

Apologies for absence were received from Cllr E Beach (holiday), Cllr K Rout (holiday), Cllr W Thurston (illness), Cllr Patti Mulcahy Suffolk County Council and Cllr Mark Packard East Suffolk Council.

18.24 To receive Members' Declaration of Interest

Cllr G Watts declared an interest in Planning Application DC/24/0260/FUL The Stables Purdis Farm Lane. Cllr Watts stated that his sister regularly uses the dog grooming parlour.

19.24 Minutes

The minutes of the Parish Council Meeting held on the 10th January 2024 were approved as being a true record and were signed by the Chairman.

20.24 Matters arising from the Minutes

All items arising from the minutes formed part of the agenda.

21.24 The meeting was adjourned to receive reports and questions

- a. Cllr Mark Packard – East Suffolk Council – written report
- b. Cllr Ed Thompson – East Suffolk Council – no report
- c. Cllr Patti Mulcahy – Suffolk County Council – no report
- d. To receive questions from members of the public - none

22.24 Planning

DC/23/4006/FUL Acadia Purdis Farm Lane Detached garage

The retrospective planning application for a detached garage has been approved by ESC.

DC/23/3890/FUL Land to the West of Brightwell Road Brightwell The siting of 6 proposed mobile holiday cabins.

The Parish Council objected to this application, but it has subsequently been withdrawn.

DC/22/2999/FUL The Hollies Straight Road Foxhall Utilise the existing land formally known as ‘The Hollies Sports Centre and Social Club’ as home pitch locations for both youth and adult football. Creation of new vehicular access/parking and associated facilities.

The Parish Council objected to this application. The application is due to go before Planning Committee on the 27th February 2024. All neighbours have been contacted. It was agreed that the Clerk should contact the resident on Bucklesham Road who backs on to the site. Cllr G Watts will speak on behalf of the Parish Council. **Action: Cllr G Watts**

SCC/0104/23SC Use of Former Waste Transfer Station (WTS) as a Material Recycling Facility (MRF).

The Parish Council does not have any concerns regarding this application.

DC/23/4635/FUL Birchwood, Fairhaven and Pantiles Felixstowe Road Demolition of the existing dwellings at Birchwood, Fairhaven and Pantiles and the construction of a new 80-bedroom care home (Use Class C2) together with access from Felixstowe Road and associated car and cycle parking and landscaping.

The Parish Council objected based on car parking. Suffolk County Council Highways have also objected for the following reasons.

- The proposed car parking spaces near the access could create an unacceptable delay to vehicles entering and exiting the site. It is feasible this could back onto Felixstowe Road or create a obstruction on the slip road.
- The slip road design does not promote a reduction in vehicle speeds which may be a hazard when considering site entry and exit.
- The slip road is approximately 3.5 metres wide, this may create issues with intersecting vehicles, such as a LGVs being able to safely pass one another when accessing the site.
- There is poor intervisibility when exiting onto Felixstowe Road in the east direction due to a vehicle’s placement within the carriageway.
- The alignment for vehicles exiting onto Felixstowe Road may create an obstruction to a vehicle entering the slip road. Improvements will be required.

How will pedestrians access the development from the nearest footpath located on Murrills Road?

- It is recommended a segregated route is provided within the Public Highway fronting Trinity Park to improve accessibility to the development. Use of the verge would not be suitable all year round to cater for all users.

Cycling access

- It is noted there is an existing cycle route along Felixstowe Road which is marked with a white line. Where a segregated footpath is delivered, it is recommended this is improved to a shared use path to promote cycling to the care home and segregation from motorised traffic. The cycle store is located next to the refuse bins and smoking shelter, this may discourage its use. Alternative locations near the main entrance is recommended.
- A segregated pedestrian route to the main entrance is recommended.
- 16 cycle spaces are proposed; please show how this will be laid out within the store so they can be easily accessed.

Parking

- There are no unrestricted parking opportunities on the Public Highway near this development. The slip road has a Traffic Regulation Order prohibiting waiting. Currently, a reduction in parking standards is not acceptable due to location of this development.

Bus Stops

- The nearest bus stop from the main entrance is approximately 600 metres to the east. This is beyond the recommended distance that staff or visitors may choose to use. The current bus stop's location would also be off-putting during months of inclement weather.
- The Highway Authority recommends an east and west bound bus stop provision is provided, in a location to be agreed to service the development. This should include hardstanding, DDA kerbs, shelter, flag and pole.

DC/24/0260/FUL The Stables Purdis Farm Lane Retention of Building used as a Dog Grooming Parlour

Councillors expressed concern about the sewerage to the site as there is no indication of foul water or trade/business waste disposal. **Action: Cllr G Watts**

DC/23/4699/OUT Land Opposite Seven Hills Roundabout Felixstowe Road Outline planning application with all matters reserved except access for a Business Park to provide floorspace for Class B2, B8 and E(g) Uses alongside ancillary uses.

Cllr G Watts stated that the Planning Application appears to be overdevelopment of the land which is close to the ANOB and in an area already subject to heavy traffic and frequent congestion which is exacerbated when the Orwell Bridge is closed. 25% of the development is not in the Local Plan. Concerns are that the various improvements planned to the Seven Hills Roundabout is dependent upon the building of Brightwell Lakes progressing as planned and only happens when six hundred houses have been built. Following discussion, it was agreed that the Parish Council should object to the Planning Application. **Action: Cllr G Watts / Clerk**

23.24 Report on VAS Sign Data

Cllr E Lawrence said that he had sent out the data from the VAS signs to all councillors. He reported that the average speeds recorded were only 33 mph. Cllr E Lawrence said that the solar powered sign was performing well and is still working even in the middle of winter. The signs have now been switched off and will be commissioned again in April. **Action: Cllr E Lawrence**

24.24 To discuss the new 'Planning Committee Member Call-in' Process

Cllr G Watts explained the new process for planning applications to be discussed at Planning Committee which is as follows.

Stage 1 – The consultation period for Town and Parish Councils and District Ward Members

Within the 21 day consultation period of a planning application – which includes up to the Expiry Date found on Public Access – a response must be received on the application. This period can include an extension of time for comments agreed with the case officer.

Stage 2 – The call-in notification process is triggered.

Once the case officer has considered all consultation responses and they have decided what their recommendation will be they will commence a notification to the relevant North or South Planning Committee Members if:

The case officer is recommending approval and the Town/Parish Council objects and the Ward Member objects or has asked for a committee determination, or

The case officer is recommending refusal and the Town/Parish Council supports and the Ward Member supports or has asked for a committee determination.

Stage 3 – The Committee Member Call-in

After the notification has been sent, any member of the relevant North or South Planning Committee must respond within 5 working days if they wish to confirm that it should be considered by the Planning Committee.

The Parish Council noted the new procedure.

25.24 Clerk's Report

Clerk's Report taken under individual items on the agenda.

26.24 Report from Community Partnership Meeting

No meeting therefore nothing to report.

27.24 To discuss engagement with local High School Pupils

Cllr E Warham reported that she had sent an email to the Head of Sixth Form at a local school giving details of what the Parish Council would be trying to achieve from a new Parish website aimed at young people.

Cllr B Newell reported that she had also received an email from Peter Hailes, which had been circulated to all councillors, with an outline of how the Parish Council could modernise how it communicates with residents and the local community. Cllr B Newell said that she felt he had raised several points that the Parish Council should consider in a new site and that once we hear back from the school, we can prepare a plan. Cllr G Watts commented that a 'Chat Room' had been suggested and felt that a Chat Room would need careful management and supervision. Cllr E Beach agreed that a 'Chat Room' could raise self-guarding issues and would need to be carefully censored.

It was agreed to defer this item until the next meeting when a reply had been received back from the Head of Sixth Form at a local school. **Action: Clerk**

28.24 To discuss and agree the refurbishment of Foxhall and Brightwell Village Signs

Cllr K Rout said that work on the two village signs in Foxhall and Brightwell would need to be undertaken in the Spring. **Action: Clerk / Cllr K Rout**

30.24 Update on Foxhall Roads Survey

Cllr B Newell reported that Cllr E Lawrence, Cllr K Rout and herself had met with a member of Suffolk County Council Highways. There are three lists of signage; those which SCC Highways should replace, higher priority signage and those which are lower priority. Approximately 16 signs is a provisional estimate of signs which need to be replaced. The approximate costs involved are £5,000 for producing an estimate and £10,000 for the installation costs. Cllr E Lawrence said that the Parish Council needed to highlight the position of signs on a map and send it across to SCC Highways. It was agreed that Cllr E Lawrence/Cllr B Newell would produce a map with positions for signs highlighted and send across to all councillors before the March 2024 meeting so that councillors can agree before forwarding to SCC Highways. **Action: Cllr B Newell / Cllr E Lawrence / Clerk**

31.24 Finance

Income

None

Expenditure

Clerk's Salary and Expenses January 2024	£526.00
Flyer Press Ltd – Parish Magazine	£405.69

Account Balances

Community Account Balance on 31 st January 2024	£30,157.45
Business Account Balance on 31 st January 2024	£8,361.00

Cllr E Warham proposed that the above expenditure be approved, seconded Cllr G Watts – all in favour. **Action: Clerk**

32.24 Meetings attended by councillors/clerk

- a. Cllr G Watts reported that he would be attending a meeting on the 17th February 2024 at Grundisburgh Village Hall of the East Suffolk Planning Allowance (ESPA) which is a group of local councils and other interested parties which aims to improve the planning system.
- b. Cllr B Newell reported on the Greener Infrastructure Meeting in Martlesham. Two people from Suffolk County Council had attended and it is hoped that this model will be used for the whole of Suffolk. The group is hoping to develop a group Neighbourhood Plan. Another meeting is being held on the 20th March 2024. **Action: Cllr B Newell**

33.24 Members questions to the Chairman

None

34.24 Date of next meeting

Wednesday, 13th March 2024

The Chairman closed the meeting at 21.41 pm.

Signed..... Date.....

Angie Buggs
Clerk to Brightwell Foxhall & Purdis Farm Group Parish Council