



# MELTON PARISH COUNCIL

PLA(21)M03

## Planning and Transport Committee

**Minutes** of the meeting of the Melton Parish Council Planning and Transport Committee held on Thursday 22 April 2021 via Zoom commencing at 19:00.

**Present:**

Cllr Mrs B Abbott Cllr Mr N Brown (in the Chair) Cllr Mrs D Darby Cllr Mrs C Gradwell	Cllr Mrs E J G Hilson Cllr Mr M Holmes Cllr Mr P James Cllr Mr A Porter
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**Absent:**

Cllr Ms J Hosking	
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**In Attendance:**

Melton Parish Council Footpaths Advocate Melton parish Council Cycling Advocate Mr W J Grosvenor <i>Clerk and Executive Officer to Melton Parish Council</i> Mrs P Alder <i>Assistant Clerk and Management Officer</i>	Cllr Ms Jo Rowles Cllr Mr B Banks 1 member of the public
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	<b>PART ONE – OPEN TO THE PUBLIC</b>
21.34	<b>TO RECEIVE APOLOGIES FOR ABSENCE</b> Apologies for absence were received from Cllr Hosking.
21.35	<b>DECLARATIONS OF INTEREST</b>
21.35.01	<b>To receive Amendments to the Register</b> There were none.
21.35.02	<b>To Receive Declarations of Pecuniary Interest in Respect of Items on the Agenda</b> There were none.
21.35.03	<b>To receive Declarations of Non-Pecuniary Interest in Respect of Items on the Agenda</b> There were none.
21.35.04	<b>To Consider Full / Partial Dispensations for Pecuniary Interests Declared</b> There had been no requests for dispensations.

<b>21.36</b>	<b>OPEN FORUM FOR MEMBERS OF THE PUBLIC TO TALK TO COUNCILLORS</b>
<b>21.36.01</b>	<b>Report from the Parish Council's Cycling Advocate</b> The Cycling Advocate reported that she was in touch with the Assistant Clerk on the improvements to the parking arrangements on the Playing Field and queried whether a cycle storage rack could be included. The Clerk confirmed that it was the intention to include that facility when the enlargement and resurfacing was complete.
<b>21.36.02</b>	<b>Report from the Parish Council's Footpaths Advocate</b> There was nothing to report.
<b>21.37</b>	<b>TO APPROVE THE MINUTES OF THE PREVIOUS MEETING</b> <b>It was RESOLVED</b> to agree the Minutes of the Planning and Transport Committee meeting held on 10 March 2021 (Minutes PLA(21)M02 previously distributed). <i>Proposed by:</i> Cllr Porter <i>Seconded by:</i> Cllr Gradwell
<b>21.38</b>	<b>TO REVIEW NEW PLANNING APPLICATIONS RECEIVED</b>
<b>21.38.01</b>	<b>DC/21/1325/FUL 19 Riduna Park, Melton</b> Application for change of use from office space to veterinary surgery. <b>It was RESOLVED</b> to recommend approval of the application, as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal Local Plan, the Melton Neighbourhood Plan, and it is not aware of any objections from residents.
<b>21.38.02</b>	<b>DC/21/1413/FUL 30 Bredfield Road, Melton</b> Proposed construction of 1.5m high wooden fence for 30m along the front of the property. <b>It was RESOLVED</b> to recommend approval of the application, as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal Local Plan, the Melton Neighbourhood Plan, and it is not aware of any objections from residents.
<b>21.38.03</b>	<b>DC/21/1422/FUL 26 Calder Road, Melton Park</b> Proposed part single and part two storey extensions to both sides of dwelling, together with new double garage. <b>It was RESOLVED</b> to recommend approval of the application, as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal Local Plan, the Melton Neighbourhood Plan, and it is not aware of any objections from residents.
<b>21.38.04</b>	<b>DC/21/1426/FUL Gawsworth, Valley Farm Road, Melton</b> Proposed two storey extension to rear of property. <b>It was RESOLVED</b> to recommend approval of the application, as Melton PC Planning and Transport Committee considers the application to be in line with the National Planning Policy Framework, the Suffolk Coastal Local Plan, the Melton Neighbourhood Plan, and it is not aware of any objections from residents.
<b>21.38.05</b>	<b>DC/21/1469/FUL Bella Barn, Decoy Farm, Melton</b> Proposed ground floor extension of existing barn, replacement of flank elevation wall, additional rooflights and material changes to the premises <b>It was RESOLVED</b> not to make any comment on this application.
<b>21.38.06</b>	<b>DC/21/1476/FUL Replacement pavilion, Melton Playing Field</b> Proposed replacement pavilion on existing site. It was noted that in respect of this application by Melton PC there were so far no neighbour comments.
<b>21.38.07</b>	<b>DC/21/1651/FUL 13 Bredfield Road, Melton</b> Two storey extension to existing dwelling. <b>It was RESOLVED</b> not to make any comment on this application.

21.38.08	<p><b>DC/20/5278/FUL Land to the north and west of Garden Square and Gardenia Close, Rendlesham</b></p> <p>A phased development of 75 dwellings, car parking, public open space, hard and soft landscaping, and associated infrastructure and access.</p> <p><b>It was RESOLVED</b> to recommend refusal of this application. Whilst the principle of development on this site is established in accordance with Policy SCLP12.61 in the Local Plan and under the Rendlesham Neighbourhood Plan, Melton Councillors see no need to depart from their position advised on 28 January 2021 in respect of the previous application. In making a recommendation for refusal, Councillors are concerned at the proposed number of units (75) compared with the recommended number in the Local Plan (50). They are also concerned at the cumulative impact of the additional traffic likely to be generated on the Melton crossroads. In respect of the revised application, there is a holding application on grounds of risk of flooding from Suffolk County Council, which could be mitigated by building fewer units.</p>
21.39	<p><b>TO REVIEW UPDATES ON OTHER PLANNING APPLICATIONS</b></p>
21.39.01	<p><b>DC/20/1521/FUL Land off Yarmouth Road, Melton</b></p> <p>Revised application for Care Village comprising an 80 bed care home, together with 72 very assisted living bungalows, café / clubhouse, bowling green, car parking, open space, associated infrastructure and access.</p> <p>At the meeting of Interim Management Committee held on 27 May 2020 Melton PC resolved to recommend refusal of the initial application and East Suffolk Council was advised accordingly. At the meeting of Planning and Transport Committee held on 4 November 2020 it was resolved to maintain the Council's objection to the revised application as it was felt that the fundamental problems with the proposal still remained, and a follow up recommendation for refusal was sent.</p> <p>The Clerk reported that the application was considered by the East Suffolk Planning Committee (South) on 30 March 2021 when the application was <b>REFUSED</b> largely on the grounds on which Melton PC based its objections.</p>
21.39.02	<p><b>DC/20/1831/OUT Land off St Andrews Place and Waterhead Lane, Melton</b></p> <p>Residential development of up to 55 dwellings, with access off St Andrews Place. At the meeting of Interim Management Committee held on 17 June 2020 Melton PC resolved to recommend refusal and an email was accordingly sent to East Suffolk Council. A follow up submission by letter containing further grounds of objection was sent on 22 July 2020. The application was considered by the East Suffolk Planning Committee (South) on 30 March 2021. Cllr Porter put the Parish Council's case for refusal. However the Committee agreed to recommend approval subject to a satisfactory outcome on outstanding information and compliance requirements, and the satisfactory completion of a s106 agreement. The actual determination to be delegated to the Head of Planning and Coastal Management for approval or refusal subject to whether all outstanding matters are resolved satisfactorily.</p>
21.40	<p><b>TO REVIEW PLANNING NOTICES RECEIVED</b></p> <p>No new Notices were received.</p>
21.41	<p><b>TO REVIEW THE POSITION ON EXISTING PLANNING APPEALS</b></p> <p>Nothing to report.</p>
21.42	<p><b>TO CONSIDER EAST SUFFOLK COUNCIL CONSULTATIONS ON SUSTAINABLE CONSTRUCTION AND COMMUNITY INFRASTRUCTURE LEVY (CIL) CHARGING SCHEDULE</b></p> <p>Paper PLA(21)42 previously distributed was received. The Clerk summarised that these consultations relate to (1) a new sustainable construction supplementary planning document to provide guidance on a range of topics,</p>



<b>21.45</b>	<b>TO CONSIDER HIGHWAYS, TRAFFIC AND PARKING MATTERS</b>
<b>21.45.01</b>	<b>Report from Local Transport Officer (LTO)</b> Paper PLA(21)45.01 previously distributed was received. The contents were <b>NOTED</b> with thanks to the author.
<b>21.45.02</b>	<b>Proposed pedestrian crossings and other road safety issues in Melton Road – update</b> The Assistant Clerk reported that the proposed changes are with Highways where the designer is working on them.
<b>21.45.03</b>	<b>Quiet Lanes initiative – update</b> Paper PLA(21)45.03 previously distributed was received and discussed. The Clerk took Members through the report which set out the basic information relating to the project, what has happened to date and the current position (including comments received following the consultation). Following discussion <b>it was RESOLVED</b> to recommend to Full Council that following due consideration of any further public representations, the Quiet Lanes project is given a “decision to proceed” with a view to participation if possible in Wave 2, or if not possible, then Wave 3. <b>Proposed by:</b> Cllr Gradwell <b>Seconded by:</b> Cllr Porter
<b>21.45.04</b>	<b>Speed indicator sign (SID) – update</b> Paper PLA(21)45.04 previously distributed was received. The Assistant Clerk explained her quest for a second SID which can meet the Council’s specification requirements and took Members through the options set out in her paper. After discussion <b>it was RESOLVED</b> to opt for one of the products offered by Company One, the exact model to be left to the discretion of the Assistant Clerk, provided that it was within budget and included an option for data logging. The purchase is to be publicised via the Chair’s articles in local media. <b>Proposed by:</b> Cllr Porter <b>Seconded by:</b> Cllr Gradwell
<b>21.45.05</b>	<b>Automatic number plate recognition camera project (ANPR)</b> The Assistant Clerk reported receipt of an email from the Police Safety Camera Officer based at Suffolk Police HQ, reporting on a deployment of a speed camera at the bus layby on Woods Lane near Beadon Way in week commencing 12 April. 59% of vehicles travelling from the A12 were over the speed limit with 21% at prosecutable speed. 67% of vehicles travelling towards the A12 were over the speed limit with 32% at prosecutable speed. On the data produced, a periodic enforcement site will be located there. Separately the Assistant Clerk reported an invitation to parishes to identify speeding hotspots for the installation of ANPR cameras with support from their county councillor. <b>It was AGREED</b> to contact Melton’s county councillor after the election to seek support for the deployment of an ANPR camera on Woods Lane, Yarmouth Road, Melton Road and Melton Hill.
<b>21.45.06</b>	<b>To consider request for a pedestrian crossing at the top of Bredfield Road</b> The Clerk reported a request from a resident for a pedestrian crossing to be installed near to the Bredfield Road / Woods Lane junction. Following discussion <b>it was AGREED</b> to ask Highways to do a costed feasibility study for a refuge at that location, and also to ask if, subject to feasibility, they might fund and install it with a contribution from Melton PC.
<b>21.45.07</b>	<b>Bentwaters traffic issues: Joint Parish Group Update</b> Cllr Brown reported back on the discussions with other parishes and East Suffolk / Suffolk Highways relating to common traffic issues. The major focus is in relation to traffic related to Bentwaters and also the Melton crossroads. Highways

	<p>have agreed to establish monitoring stations on all the roads leading to Melton crossroads for two weeks and report back on the data found.</p> <p>In relation to the Melton crossroads Cllr Rowles queried why only one corner of the crossroads has barriers. This will be taken up with Highways.</p>
<b>21.46</b>	<b>TO CONSIDER PLANNING ENFORCEMENT MATTERS</b>
<b>21.46.01</b>	<p><b>East Suffolk Council Authorised Enforcement Action – Case update</b></p> <p>Nothing to report.</p>
<b>21.47</b>	<p><b>PLANNING COMMITTEE CHAIRMAN’S URGENT BUSINESS</b></p> <p>Cllr Porter stated that he had learnt that East Suffolk Council has a budget of £300k for play equipment. Can this be accessed? The Assistant Clerk will investigate.</p>
<b>21.48</b>	<p><b>DATE OF NEXT MEETING</b></p> <p>The next meeting is to be arranged at the Council’s Annual General Meeting on 5 May 2021. Following consideration of the Confidential Agenda Items 21.49 and 21.50, there being no further business the meeting closed at 21.45.</p>
	<b>PART TWO - CONFIDENTIAL</b>
	<p><b>Exempt / Confidential Item</b></p> <p><b>It was RESOLVED</b> that the public be excluded from the meeting for the remaining items of business on the grounds of their confidential nature.</p>