

STOKE BY NAYLAND PARISH COUNCIL
MINUTES OF THE PLANNING & ENVIRONMENT COMMITTEE
2 DECEMBER 2024, 7.30PM AT THE VILLAGE HALL

Present: Sean Fry (SF) – Vice-Chairman
Adam Sedgwick (AS)
Vivienne Klimowicz (VK)
Steve Green (SG)
Fred Grosch (FG)
Stevie Bezencenet (SB)

Apologies: Martin Nielsen (MN) - Chairman

In attendance: James Dark – Clerk (JD)

1 APOLOGIES FOR ABSENCE

As above. Apologies from MN and the reason given (prior engagement) were accepted. As MN was absent SF chaired the meeting.

2 DECLARATIONS OF INTEREST IN ANY AGENDA ITEM

SG declared an interest in agenda item 5.1. He was asked to leave the meeting during discussion of this item.

3 PUBLIC FORUM

No members of the public were present.

4 MINUTES

4.1 Minutes of the previous meeting

The minutes of the meeting held on 5 November 2024 were agreed and signed.

4.2 Actions from the previous meeting not covered elsewhere on the agenda

All had been completed.

5 PLANNING APPLICATIONS

5.1 Application DC/24/04744 – Scotland Place Farm

Action: It was agreed to respond to the consultation stating that the council has noted the application and has no comments. (SG left the room during discussion of this item)

5.2 Application DC/24/04978 – The Priory

Action: It was agreed to respond to the consultation stating that the council has noted the application and has no comments.

5.3 Application DC/24/04203 – Treetops

It was noted that lighting associated with the proposal could be highly visible due to the property's elevated location.

Action: It was agreed to respond to the consultation requesting that any approval should include a condition to comply with Dedham Vale National Landscape's Lighting Design Guide.

6 PLANNING DECISIONS

6.1 Application DC/24/04409 – Drift Cottage

The district council's decision not to object to the application was noted.

6.2 Application DC/24/04312 – Thorington Hall

The district council's decisions on conditions were noted.

6.3 Application DC/24/04699 – Hillside Cottage

The district council's decision not to object to the application was noted.

6.4 Application DC/24/02367/68 - 1 - 4 The Downs

Approval of the applications was noted.

7 PLANNING CONTROL

It was noted that the district council's acknowledgement of contraventions reports contained a link to a document giving timescales for enforcement action but this link did not work.

Action: Clerk to request a working link.

8 PLANNING TOGETHER AND COMMUNITY ENGAGEMENT

8.1 Developments related to Boxted Bridge

No developments to update.

8.1 Undergrounding of power lines

Concerns expressed by parishioners over the dangers caused by overhead power lines during a recent fire on School Street were noted. In view of this, it was agreed that Dedham Vale National Landscape (DVNL) should be asked to revive the Box Valley South undergrounding scheme.

Action: Clerk to write to DVNL chief executive requesting that they contact relevant utility companies to make the case for reviving the scheme, pointing out that the fire had strengthened the case for this. A letter from a resident outlining these issues would be included.

9 NATURAL ENVIRONMENT

9.1 Maintenance of footpaths

The Downs

SG reported that he and MN had met with a resident to explain the extent of the parish council's and Tendring Hall Estate's ownership of the land and related footpath arrangements.

B1068

SG reported that he and MN had met with the general manager of the Stoke by Nayland Club to discuss progress on diversion of a current footpath and formalising a new Permissive Footpath along the north side of B1068 to the golf club entrance. This would provide a walking route from Stoke by Nayland village to the golf club.

Action: SG to ask the club to provide a plan document showing the new arrangement.

Assessment of maintenance requirements

SG reported that he was making progress on drawing up proposals for maintenance of footpaths for a funding request to SCC.

Action: SG to circulate the request letter to chairman and clerk once completed.

10 PLANNING AND ENVIRONMENT ISSUES ARISING

10.1 Clerk and Chairman's correspondence

The district council's adoption of a Supplementary Planning Document on housing was noted.

It was agreed that there was no requirement to make a further application to the district council's biodiversity funding scheme at this time.

11 DATE AND TIMING OF NEXT MEETING

Tuesday 7 January 2025 at 7.00pm – Venue: Village Hall.

The Chairman closed the meeting at 8.15pm.