

**MINUTES OF MEETING OF ASSINGTON PARISH COUNCIL**  
**Held in Assington Village Hall on Monday 26<sup>th</sup> October 2015**

**Present:** Councillors S Thorogood (Chairman), S Betts, S King, R Symonds and H Wallace.  
**Attending:** Jennie Jenkins (Babergh District Councillor), D Crimmin (Clerk) and 25 residents.

**15/090 Apologies for Absence**

Cllrs Stacey and Symons sent their apologies.

**15/091 Declaration of Interest and Requests for Dispensation**

Cllr Wallace declared a pecuniary interest in item 15/094a as her property adjoins the land being proposed in the application and left the meeting while this item was discussed. No requests for dispensation had been received.

**15/092 Minutes of Meeting held on 28<sup>th</sup> September 2015**

The minutes of the meeting were approved and signed by the Chairman as a correct record.

**15/093 Public Forum**

The forum gave the opportunity for 6 residents to raise their concerns over item 15/094a which proposed a caravan site for 19 static, 22 touring and storage of 22 further caravans over winter as well as allowing tented camping. The concerns raised covered the:

- proposal being too large for the centre of the village
- proposal not respecting the locality, local context or the character of the village
- proposed number of people, estimated between 100 and 200 people, using the site
- negative impact on the rural nature and amenity of the village and its residents
- special landscape area not being maintained or enhanced by the proposal
- impact that the extra traffic would have on the Street and the road junctions to the village
- removal of walking land for villagers
- scale of this proposal, in terms of the number of new “residents” in the static caravans, being far larger than that proposed for the village in the Local Plan.

**15/094 Planning**

- a. The councillors reviewed **Planning Application B/15/01348 The Barn at Assington, The Street** - Change of use to caravan and camping site including provision for static, seasonal and touring caravans, tented camping and winter storage of caravans. In addition to the concerns raised at the meeting the councillors reviewed copies of 6 letters from residents opposing the proposal.

The existing caravan site at the location has been raising a number of concerns with councillors as the licence had not been renewed by the applicant, and a number of the conditions of the expired licence for the site were continually being broken. However, the councillors did concede that the conditions of the expired site licence, in terms of the number of caravans, was the right balance for the village. The councillors felt that the positive impacts that the proposed scheme would have on the village related to increase in footfall for the pub and the applicants retail outlets at The Barn. However, the applicants view that the proposed site would generate one or two jobs was not considered by the councillors to mitigate the harm that the proposal would have on the village and its residents. The councillors resolved unanimously to object to the planning application on

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the following grounds:

- i. The scale of the development is too large and does not respect the locality, local context and character of the village
  - ii. The proposal is disproportionate in terms of the high number of caravan residents compared to the number of existing residents in the village
  - iii. The proposal does not maintain or enhance the special landscape qualities of the area or harmonise with the landscape setting
  - iv. The residential and recreational amenities of existing residents adjoining the site will be adversely affected with the number of caravan residents living on site
  - v. The location of the site is different from the other caravan sites in the area as it is predominately in the centre of the village and is only accessible via the centre of the village, whereas other sites listed by the applicant are on the fringes of the villages concerned
  - vi. The development of 19 static caravans in a field off the Street does not conform to the aspirations of the village residents, given to APC at a recent meeting, which are to encourage in-fill development along the Street and to maintain the rural green atmosphere of the village
  - vii. The number of static caravans equates to dwellings, in the councillors opinion, and 19 is far higher than the Local Plan envisaged for the village especially when other new housing developments in the village are also taken in consideration.
- b. The councillors reviewed **Planning Application B/15/01393 The Barn at Assington, The Street** - Erection of 2 No. two bedroom houses and 1 No. four bedroom house with associated off street parking and detached garages. Construction of new vehicular access. The councillors resolved to support the application and would ask BDC to consider making the permissive path which runs from the village hall to the shop, over the applicant's land, a permanent feature for the village.
- c. The councillors reviewed **Planning Application B/15/01378 Moors Farm, Wormingford Road** - Application for Listed Building Consent - Conversion of existing single storey detached barn together with associated works to provide 2 No. units of holiday accommodation and resolved to support the application.
- d. There was a further planning application received since the agenda was posted. The councillors reviewed **Planning Application B/15/1377 Moors Farm, Wormingford Road** - Conversion of existing single storey detached barn together with associated works to provide 2 No. units of holiday accommodation and resolved to support the application subject that the vehicular access meets the highest safety standard as can be achieved.

**15/095 Future Development**

A draft survey drawn up from the responses received from residents at the meeting in September were reviewed by councillors. It was agreed to discuss the survey with Community Action Suffolk and the representative of a local landowner who are also proposing a local housing needs survey for the village to see if the two can be dovetailed with each other.

**15/096 Short Stay stopping sites for Gypsies and Travellers**

After reviewing the criteria for the short stay stopping sites the councillors did not think any location in the village would meet the specification.

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**15/097 Question to the Chair**

The Clerk was asked to report the collapsed Vicary Estate road sign at junction with Meadow Way to BDC.

**15/098 Next Meeting**

The next scheduled meeting date is the 23<sup>rd</sup> November 2015.

**The meeting closed at 8.33pm**