

ELMSWELL PARISH COUNCIL

Parish Clerk's Report to the Ordinary Council Meeting on 15th February 2021

- 1 I attended on 26th January the first day of a 10-day on-line Appeal hearing against the refusal for outline Planning Permission for 120 dwellings at Haughley Park ref. DC/19/02605 to reinforce EPC's objection with specific emphasis on the highways issues consequent upon the proposal's reliance on Elmswell for local services and the inevitable over-use of Warren Lane. The Inspector agreed to include Warren Lane and the route into Elmswell in a forthcoming site visit which would inform his decision which I would expect will not be known until April/May.
- 2 I attended on 20th January the meeting of Mid Suffolk Development Control Committee re the Application ref. DC/18/02146 for Permission in Outline for up to 86 dwellings on land to the north and west of School Road. It was clear that, however the situation may appear to residents battered by the recent storm of similar applications in Elmswell, as in neighbouring villages, there was just 1 point of objection in face of the overarching licence to develop within NPPF which was the School Road / Church Road junction, currently close to safe capacity. Permission was granted but with the very unusual and extremely important caveat that no development on the site can begin unless and until the proposed remediation measures at this junction - extensive widening and re-shaping – have been built-out and have passed the formal Stage 3 GG119 Highway Safety Audit which will include input from MSDC. The detailed Permission Notice has not yet been published.
- 3 I have been apprised of the formation of an allotment liaison group which has asked to be consulted on any changes which might be contemplated to the rules relating to maintenance and cultivation of plots together with any possible uplift in fees charged to better reflect the costs involved and in light of the pressure from residents on the waiting list who see what they consider to be poor practice in some instances. Cllrs Burch & Hancock are part of the user group and will, with the Chairman, be part of any further discussion.
- 4 The first meeting of 9 inaugural members who have come forward to help establish the Community Benefit Society which will allow the village to explore the further possibilities of establishing a community pub based on the existing Railway Tavern is scheduled for this week. There will be reports in the Newsletter in advance of the high-profile community consultation exercise which is crucial to the process. The funding sought at Agenda item 13 will help facilitate both this initiative and the parallel exercise aimed at enabling the Elmswell Community Land Trust towards the stated aim of building affordable community homes on the Greene King site at School Road.
- 5 I have had requests that Council might consider the possibility of upgrading the footpath through Lukeswood from Church Road down to the cemetery and on the possibility of the installation of pavement all the way up Ashfield Road to Grove Lane in light of the increased pedestrian traffic from recent developments, often predicated on the possibility of the village facilities being easily reached on foot. I shall look into the logistics and come back to Council with a feasibility case for both suggestions. Input from Councillors welcomed.

Peter Dow

Clerk to the Council

14.02.2021