

# **BEDFIELD SOHAM PARISH** **COUNCIL**

## **(Draft) Minutes an Extraordinary Meeting held on Tuesday 28<sup>th</sup> May 2019 to discuss Planning Application DC/19/02172**

The meeting commenced at 2000 in the Bedfield Sports Pavilion

### ***05(02)/19 - 01 Present***

- Keith Frost (KF – Chairman), Jenny Barham (JB – Vice Chairman), John Dickson (JD), Suzie Carr (SC) and Richard Pickard (RP).
- Brain Belton (BB – Councillor with declared interest as applicant's advisor and agent - See item 05(02) - 03 below.
- Geoff Robinson (GR), as Parish Clerk.
- Two members of the public (applicants) and two others.

### ***05(02)/19 - 02 Apologies***

Ed Nesling (EN – approved).

### ***05(02)/19 – 03 Declaration of Members Interests***

BB declared his interest as the applicant's agent and did not attend the meeting in his capacity as a councillor.

### ***05(02)19) - 04 Public Open Session***

KF opened the meeting by welcoming everyone and explained that it had been arranged in order to obtain the views of villagers on recent planning application **DC/19/02172**, which referred to "Erection of a single story dwelling with garage and new vehicular access – Land forming Part of Edale, Long Green Bedfield". He explained that this application was the latest in a number of matters appertaining to the Edale site.

He then opened a question and answer session as part of the public session, with BB explaining the salient points of the Planning Statement in support and the application. BB then answered questions on behalf of the applicant(s). The major points of the discussion were:

- The Visibly Important Open Space (VIOS) should never have been applied to the private garden of Edale, especially as the house itself was already within the VIOS area.
- If MSDC had seriously meant to include it in the village VIOS it should have applied an Article 4 Direction to prevent buildings of any kind on the site, which includes any garden sheds, garages, etc, which it had not.
- MSDC claimed that there had been no breaches of the VIOS but this is incorrect and BB quoted several instances where this had occurred in the village.
- The original design submitted in the 2011 application was not rejected by MSDC and the application was only refused because of the VOIS designation. A previous application for the same site had been granted several years earlier but had been allowed to lapse.
- Under the new draft Local Plan, currently under consideration with MSDC, the VIOS designation has been removed from Bedfield, including the area occupied by Edale and its garden. The current designation under the 1998 was now badly out of date.
- The 2011 previous application had been fully supported by the (then) parish Council.

The two other members of the public present stated that they had no objections to the current application.

**05(02)/19 - 05 Parish Council Discussion on Planning Application DC19/02172**

KF thanked everyone for their input and closed the public session at 1950. A “closed” discussion amongst the councillors then took place to consider their opinions and formulate a response to the application. the salient points of this session being:

- The Parish Council reiterated its ongoing policy that limited development is desirable and necessary in the village, but all plans must take into account all the points raised by the villagers, including those from the previous public open session.
- JB and RP in principle had no objections to the application in respect of its proposed location but felt that they could not support it as long as the area remained classified by MSDC as part of the VIOS.
- SC supported the application but stated that the current roadside hedge must be retained as far as possible.
- JD and KF supported the application.
- KF concluded the meeting at 2015 by stating that the Parish Council therefore supported the application by an overall majority of one. (GR to advise MSDC accordingly).

**05(02)19) - 06 Date of next Meeting**

- The date of the next ordinary meeting had already been fixed for Wednesday 4<sup>th</sup> September 2019, commencing 1930 in the Bedfield sports pavilion.

The meeting closed at 2040.

**Chairman.....**