

TRIMLEY ST MARTIN PARISH COUNCIL

A meeting of Trimley St Martin Parish Council **Planning Committee** will be held at the Trimley St Martin Memorial Hall on Monday 13 August 2018 at 7.30 p.m. The agenda is set out below. Members of the public are welcome to attend.

Caroline Ley, Parish Clerk
7 August 2018

Trimley St Martin Planning Committee Meeting

AGENDA

1. Apologies for Absence

To receive apologies for absence

2. Declarations of interest and dispensations

2.1 To receive declarations of interest from councillors on items on the agenda

2.2 To receive requests for dispensations for disclosable pecuniary interests (if any)

2.3 To grant any requests for dispensation as appropriate

3. To Confirm the Minutes of the Meeting of the Planning Committee held on 22 May 2018

4. Public Session

Members of the public are welcomed and invited to give their views and to question the Parish Council Planning Committee on issues on the agenda

5. To Agree a Response to the draft local plan issued by Suffolk Coastal District Council with particular focus on:

a) the two policies SCLP12.62 'Land adjacent to Reeve Lodge' and SCLP12.30 ' Land at Innocence Farm' both of which can be seen below

b) the broader issues of infrastructure, school provision, healthcare provision and the provision of adequate open space.

Policy SCLP12.62: Land adjacent to Reeve Lodge, High Road, Trimley St Martin

7.1ha of land adjacent to Reeve Lodge, High Road, Trimley St Martin is identified for allocation for approximately 150 dwellings, a primary school and open space.

Development will be expected to accord with the following criteria:

- a) A mix of housing should be provided on the site including housing for older people and the provision of at least 15 self build plots;
- b) Provision of affordable housing;
- c) Provision of 2.2ha of land for a primary school and early years provision;
- d) Provision of open space for people of all ages;
- e) Provision of appropriate landscaping and boundary treatments to provide a 'soft' western edge to the development;
- f) An ecological survey will be required, and any necessary mitigation provided; and
- g) A flood risk assessment will be required, and any necessary mitigation provided.

Policy SCLP12.30: Land at Innocence Farm

A large scale employment allocation is identified at Innocence Farm to support the continued viability of the Port of Felixstowe and other related businesses including HGV parking. Proposals which provide small scale complementary uses which serve the ancillary needs of the businesses operating at this site will be supported where necessary.

Dedicated access points are required to provide vehicular access to the site in both an easterly and westerly direction with HGV movements restricted to dedicated routes introduced to the satisfaction of Suffolk County Council and Highways England. Opportunities to connect Innocence Farm and the Port of Felixstowe by railway should be investigated and these will be supported where they further reduce the traffic movements on the road network.

Significant landscaping and buffers are to be provided on the site which is to be informed by Landscape and Visual Impact Assessments. Opportunities to enhance and link into the existing Public Rights of Way network are encouraged.

The scale of buildings will be guided by operational requirements but will be required to implement design principles and use of materials to reduce the impact of any built form on the surrounding landscape.

Applications for development on this site will need to be subject to Habitats Regulation Assessment screening. Any development which would result in significant adverse effects which could not be appropriately mitigated will not be permitted.

6. Close