

MELTON CONSTABLE PARISH COUNCIL

Minutes of the Special meeting held at the Country Club at 7.30 p.m. Tuesday 3rd March 2009

Cllrs. present: - Cllr. Mrs. J. Heal Cllr. A. Loynes, (Chair) Cllr. Mrs. P. Stocking.
Cllr. Mrs. C. Velthaus. Cllr. S. Unsworth (Vice Chair) Cllr, Mrs. M. Hayes.

District Cllr. R. Combe

Apologies were accepted from C.Cllr. Jacky Howe & Cllr. Mrs. Bowes

A large number of members of the public were also present.

The Chair opened the meeting at 7.30. p.m.

3/3/1 Chairman's opening remarks.

The Chair thanked so many for attending and gave a short address outlining the format of the meeting. He said that there were two planning applications before the Council, One for two semi detached dwellings in Burgh Beck Road and the other for the construction of reservoirs and abstraction of minerals on land at Breck Farm Stody.

The Chair said that there would be ample opportunity for members of the public to make their comments on both applications. Those people who had registered with the Clerk to speak on the Stody plan would be called upon in turn and would have 2 minutes to make their points. There would however be a further 10 minutes for any further comments.

3/3/2 Plan 20090005 Erection of two semi-detached houses Burgh Beck Road Melton Constable

The Chair formally adjourned the meeting at 19.35 hrs., to allow members of the public to put their comment to the Council. The chief concerns were the three storey aspect of the dwellings, the projecting first floor windows and increased traffic. It was also suggested that the number of parking spaces and the fact that the plans provided bathroom facilities on each floor suggested that the dwellings may have been designed with multi-occupancy in mind.

The Chair thanked members of the public for their comments and formally reconvened the meeting at 19.43 hrs.

Councillors concerns echoed those of the public present with regard to height, proximity to the footpath, traffic congestion and blocking of light to existing properties.

It was proposed by Cllr. Mrs. Heal seconded by Cllr. Mrs. Stocking that the Council object to the plan on the grounds outlined above. This was agreed unanimously.

3/3/3 Plan ref. P/C/2008/1014 Removal of minerals and the construction of two linked reservoirs on land adjacent to Breck Farm Stody.

The Chair invited Mr. Ross Hadow Stody estate Manager to comment on the application.

Mr. Haddow first reviewed the history of the proposal and explained why the estate needed the water storage capacity and the funds from the sale of surplus minerals.

He said that the estate needed the water storage to irrigate its increasing volume of crops because there were now severe restrictions on summer water abstraction from the river Glaven. The Estate had winter abstraction licences however and needed to be able to store water in the winter for use in the summer months.

Mr. Haddow accepted the fact that the chief concern of most people present was the number and frequency of heavy lorry movements to and from the site. He said that he believed that 80% of this would be to the east and 20% would be to the west through Melton Constable & Briston. He also said that the estate had been asked by the C.C. to commission and traffic survey of the B1354.

The Chair then invited District Cllr. Robin Combe to put his comments to the meeting.

Cllr. Combe said that speaking as Chair of the Glaven valley conservation area he believed that the Stody Estate's plans for winter abstraction would be of great benefit to the river and the ecology of the valley.

He also said that although he was aware of, and understood, the concern over traffic, he believed that if the figures quoted in the application were adhered to then the increase in traffic of some 1 or 2 lorries per hour would not make a significant difference to current traffic flows.

The Chair then formally adjourned the meeting at 19.50 hrs. to allow members of the public present to make their comments to the Council and to put questions to Mr. Haddow and the Council.

There followed an ordered series of comments and questions by members of the public who had formally registered with the clerk to speak.

The main concern of all 9 registered speakers was that of traffic and encompassed the safety of persons crossing the road, of children walking to the Astley school, noise dust and diesel fumes, vibration damage to houses, damage to the road surface and underlying drains, and that the numbers of lorry movements quoted in the application were not guaranteed and would be governed by market demands.

Suggestions included reconsideration of alternative routes, installation of Pelican crossings, strict monitoring of lorry numbers, a rethink on the size of the reservoirs and a suggestion that reservoirs could be built without the removal of minerals.

The Chair then invited Mr. Haddow to respond to the comments heard. Mr. Haddow said that he fully understood all the comments and concerns which had been expressed but that the Estate had been guided by the County Council as to the lorry routes and by expert consultees with regard to all other aspects of the plan. He said that restrictions could, and probably would, be put in place by the County Council to mitigate some of the concerns.

The Chair again thanked people for their comments and formally reconvened the meeting at 20.20 hrs.

The Chair invited Council members to make their comments and reminded the meeting that the Council had not been asked to approve or reject the application but simply to submit its comments.

Cllrs. were all in agreement with the comments from the floor with regard to all concerns over traffic. It was however, pointed out by one member that it was to the

advantage of the residents of Melton Constable that farming on the Stody Estate remained a viable concern, to preserve the existing relationship which allows access on to conservation land and a system of farming which encouraged a greater variety of wildlife. The view was also expressed that the increase in traffic passing through the village is such that the expected extra loads would be a small percentage of the total.

The Chair then adjourned the meeting again at 20.37 hrs. to hear any further comments from people present.

The meeting was reconvened at 20.40 hrs. and it was agreed on a suggestion from Cllr. Mrs. Stocking that all comments heard from both Cllrs. and members of the public present should be collated and forwarded to the County Council.

This was formally proposed from the chair seconded by Cllr. Mrs. Stocking and passed unanimously on a show of hands.

The Chair then thanked all present for a well ordered meeting and formally closed the meeting at 20.48 hrs.

Clerk.....

Chairman.....