

THURSTON PARISH COUNCIL

MINUTES of the PLANNING AND INFRASTRUCTURE COMMITTEE meeting held on Wednesday 17th December 2025 in the Community Library, Norton Road, Thurston which commenced at 7.00pm.

Present: Cllrs. Dashper (in the Chair) along with Cllrs. Balaam, Marsh, Milles, Rainbow and West. Also in attendance: Mrs Andrea Long (Compass Point Planning and Rural Consultants), Mrs Waples, Clerk; Mrs Gladwell, Deputy Clerk and Mr. Richard Fawcett (part of the Neighbourhood Development Plan review team).

1. OPENING – the Chair opened the meeting advising all that the Protocol adopted by the Parish Council for reporting at Parish Council Meetings, would be taken as read. A copy of the Protocol can be downloaded from the website: [Protocol for recording at meetings](#).

2. APOLOGIES –

a) Council to receive apologies for absence – verified apologies for absence were received from Cllrs Morris and Smith. **Council consented to accept the apologies submitted, aif.**

3. DECLARATIONS OF INTERESTS FROM COUNCILLORS INCLUDING GIFTS OF HOSPITALITY EXCEEDING £50 –

- a) To receive declarations of disclosable pecuniary interests; other registerable and non-registerable interests as detailed in Appendix B of the LGA Model Code of Conduct – there were no interests declared for the meeting.
- b) To receive declarations of lobbying for items on the agenda – there were no declarations of lobbying for items on the agenda.
- c) To note the determination of requests for dispensations in accordance with Council's Dispensation Policy – there were none to be reported.

4. [THURSTON NEIGHBOURHOOD DEVELOPMENT PLAN](#) Review workshop with Andrea Long from Compass Point Planning and Rural Consultants.

The following matters were covered during the workshop: all were reminded that the revised plan period was to be consistent with that of the JLDP – 2044.

a) **Review draft new policies covering Spatial Strategy, brownfield sites, infrastructure, climate change and business** – notes of the discussions are as follows:

- THU1 (revisit)

Brownfield sites to be used first – existing sites – sequential approach as opposed to greenfield sites that are divorced from the settlement boundary.

Settlement boundary will need to be amended to incorporate new developments approved / built out – development coming forward: within boundary settlement, infill, windfall.

Well related – needs to be explained/teased out.

Bring in sentences to ensure that each development is fully integrated.

Sites and movement through the village and the impact on movement needs to be addressed in this and other policies.

Drawing of the settlement boundary will be key – along with an explanation as to how this has come about. Continuing of the creation of a community and what is needed to assimilate into the community.

- THU12 (new)

Meeting the existing as well as future needs of parishioners.

Need to emphasise that there is a focus on the community infrastructure – refurbishment of existing facilities as well as additional facilities will be supported.

- THU13 (new)

In light of recent legislative changes this should cover areas such as emissions, low carbon, flooding, water management, renewable energy.

- THU14 (new)

To ensure that non designated heritage assets are identified.

Full protected will not be absolute but there will be an opportunity to ensure that impact on the assets is fully understood / taken into account prior to the granting of planning permission.

- THU14 (new)

Need to consider scale – wanting uses that would not have adverse impacts.

Perhaps use this as an opportunity to define size and uses.

Will need to define where the brownfield sites are – i.e. previously developed land.

At this point of the meeting, Mrs Long, Mrs Gladwell and Mr Fawcett left the meeting.

5. MINUTES OF THE FOLLOWING MEETINGS -

a) Minutes of the meeting of 26th November 2025 - it was resolved to approve the minutes as previously circulated and to give consent for the Chair to sign the minutes as a true and accurate record of the proceedings that took place.

6. PUBLIC FORUM –

a) To receive matters of concern from members of the public in attendance on the agenda submitted – there were no members of the public present, and no matters had been submitted for the attention of the council.

7. PLANNING APPPLICATIONS TO BE CONSIDERED BY THE PARISH COUNCIL AS RECEVIED FROM THE LOCAL PLANNING AUTHORITY –

a) DC/25/04996 - Proposal: Householder Application - Erection of a rear and side extension and addition of solar panels. Location: 12 Sandpit Lane – it was resolved to recommend the proposal for approval given the limited or no impact on the residential amenities enjoyed by neighbouring properties or the street scene.

b) DC/25/05170 - Proposal: Householder Application - Erection of storage barn for mowers, tractors etc. required to maintain parkland landscape. Location: Nether Hall, Church Hill – it was resolved to recommend the proposal for approval given that there would be little or no impact on the surrounding area.

c) DC/25/05419 – Proposal: Householder Application – Replacement of existing living room window with a set of patio doors. Replacement of existing kitchen door with 1 no. Window. Location: 9 Royston Drive – it was resolved to recommend the application for approval on the grounds of accessibility.

d) DC/25/05301 – Application to confirm compliance with a Section 106 Planning Obligation dated 17th October 2024 of DC/24/02330 relating to Schedule 2. Parts 4 and 5 – Open Space Equipment. Location: Land to the west of Ixworth Road – it was resolved that the Clerk should submit a comment querying why there was a lack of accessible equipment with a further request that to ensure any play equipment provided is inclusive, encompassed equipment that allows social and physical skills to develop in constructive ways and is additional to that already located in the village.

e) DC/25/05388 – Application to confirm compliance with a Section 106 Planning Obligation dated 6th July 2023 of DC/19/02090 relating to Schedule 2 Part 8 paragraph 1 – to confirm agreement of the design and locations of Village Notice Boards. Location: Land to the East of Ixworth Road – it was resolved that the proposed locations were acceptable, but the Clerk should comment that the design should match those that are located throughout the village.

8. TO RECEIVE MATTERS OF INTEREST:

a) To note that Suffolk County Council has produced [Guidance on Designating Local Green Spaces in Neighbourhood Plans](#) to support parish councils as part of their neighbourhood plan – all noted the document and its contents and that this would be reviewed during the NDP review design workshops.

9. PLANNING MATTERS DETERMINED: TO RECEIVE DETAILS OF APPLICATIONS DETERMINING BY THE LOCAL PLANNING AUTHORITY –

a) DC/25/05161 – Approval of Discharge of Conditions for DC/23/05536 – Condition 11 (Materials) Location: Land off, Church Road, Access Via Garden of 'The Firs'

b) DC/25/02318 – Refusal of Application for confirmation of compliance with Section 106 Planning Obligation – Schedule 2, Part 7, Clause 3 (Priority Farmland Birds Mitigation) of S106 legal agreement relating to DC/19/02090.

Post agenda being served

c) DC/25/04822 – Discharge of Conditions for DC/24/02330 – Condition 7 (Phasing Plan). Location: land to the west of Ixworth Road.

So approved and signed at the meeting of 28th January 2026

d) DC/25/04812 - Discharge of Conditions for DC/24/04451 – Condition 13 (PV Provision and Option). Location: land to the east of Ixworth Road.

10. TO CONFIRM THE DATE OF NEXT COMMITTEE MEETING: to take place in Thurston Community Library –

a) Planning and Infrastructure Meeting – 28th January 2026 commencing at 7.00pm in the Community Library, Norton Road.

11. CLOSURE OF THE MEETING – there being no other business the meeting was closed at 8.14pm.

So approved and signed at the meeting of 28th January 2026

Appendix A - Glossary of Common Abbreviations used

Aif	All in favour
AGAR	Annual Governance and Accountability Return
APM	Annual Parish Meeting
ASB	Anti-social Behaviour
BACS	Bankers Automated Clearing Services
BUAB	Built Up Area Boundary
BMSDC	Babergh & Mid Suffolk District Councils
CC	Credit Card
CAS	Community Action Suffolk
CCG	Clinical Commissioning Group
CEO	Chief Executive Officer
Cil	Community Infrastructure Levy
Cllr.	Councillor
CMP	Construction Management Programme
CPT	Community Policing Team
Cttee.	Committee
DC	District Council
DCLG	Department of Communities and Local Government
DD	Direct Debit
FOI	Freedom of Information
FR	Financial Regulations
GA	Greater Anglia
GPoC	General Power of Competence
HMRC	Her Majesty's Revenue and Customs
HRA	Habitats Regulations Assessment
LGBCE	Local Government Boundary Commission for England
LGA	Local Government Association
LHB	Locality Highways Budget
LPA	Local Planning Authority
MSDC	Mid Suffolk District Council
NEAP	Neighbourhood Equipped Area for Play
NCIL	Neighbourhood Community Infrastructure Levy
NDP	Neighbourhood Development Plan
NP	Neighbourhood Plan
NR	Network Rail
PC	Parish Council
PCSO	Police Community Support Officer
Pdf	Portable Document Format
PIIP	Parish Infrastructure Investment Plan
PROW	Public Rights of Way
RAAC	Reinforced Autoclaved Aerated Concrete
RFO	Responsible Financial Officer
SARS	Suffolk Accident Rescue Service
SEA	Strategic Environmental Assessment
SALC	Suffolk Association of Local Councils
SCC	Suffolk County Council
SDR	Sensor Data Record
SID	Speed Indicator Device
SLA	Service Level Agreement
SO	Standing Order
SPS	Suffolk Preservation Society
TCC	Thurston Community College
TOR	Terms of Reference
TPO	Tree Preservation Order
TPS	Thurston Primary School
TRO	Traffic Regulation Order
VAS	Vehicle Activated Sign
VCSE	Voluntary, community and social enterprise organisations