

KESSINGLAND PARISH COUNCIL



Minutes of the Planning & Highways Committee

Meeting held at 10.00am on Wednesday 17th September 2025
in the Council Chamber, Marram Green

Members present: Councillors I. Graham (Vice-Chair), B. Saunders

Other Members present: Cllr S. James & Member of Public

Clerk to the Meeting: S. Hogg (Acting Parish Clerk), D. Blowers (Admin & Committee Clerk)

67. Welcome

The Vice-Chair welcomed everyone to the meeting and explained the meeting protocol.

68. To Elect a new Chair for the Committee

Cllr Graham is happy to continue as Vice-Chair until a new chair is appointed at the next AGM. Cllr Saunders declined to accept the position of Chair.

69. Apologies for absence

Apologies for absence were received from Cllr Cook, Glendinning & Pope-Brannon and acceptance of apologies was proposed by Cllr James, seconded by Cllr Saunders with all in favour.

70. Declarations of Interest

There were no Declarations of Disclosable Pecuniary, Other Registerable and Non-Registerable Interests from Councillors on items on the Agenda and it was noted that there were no written requests for dispensations for Disclosable Pecuniary Interests nor dispensations granted.

71. Minutes of the previous meeting

Cllr James proposed the minutes of Planning and Highways Committee meeting held on 20th August 2025 be adopted as an accurate record of the meeting. This was seconded by Cllr Saunders with all in favour.

72. Public participation on Planning Applications.

Cllr Green attended as a member of the public and gave input on Item 73.1.

73. Planning Applications to be considered

73.1 DC/25/3078/Use of land for 340 touring caravan pitches, a bus pick-up/ drop-off area with parking area, associated landscaping, access road, drainage, amenity buildings and other associated infrastructure. |Consultation letter expiry date: 19/9/25 | Pakefield Holiday Village, London Road, Gisleham, Lowestoft, Suffolk NR337PF

Whilst we support the application in principle we do have 3 major concerns: Firstly, dealing with surface/foul water drainage discharging into an already over capacity system, we would like an assurance that this would not make the flooding situation in Kessingland worse. Secondly, we have concerns about the level of services proposed, both toilet & shower blocks, washing facilities & discharge of foul water from mobile homes. Lastly, there was a proposal at this site several years ago for major works & one of the conditions was a left turning out of the A12 (London Rd, Pakefield). This would be an opportunity to achieve that goal as this is a fast road & travel into Lowestoft requires crossing the road to use the bus stop, to prevent any deaths or serious accidents moving forward. This was proposed by Cllr Graham, seconded by Cllr James with all in favour.

73.2 **DC/25/2897/FUL**|Formation of all new external seating / dining area within existing courtyard area. Works to include the installation of x1 No. all new containerised catering unit with associated bin store, replacement of existing grassed areas with all new resin paving, installation of all new Festoon lighting and installation of all new building cladding to the southern elevation of an existing poolside building.|Kessingland Beach Holiday Village Beach Road Kessingland Lowestoft Suffolk NR33 7RW
Cllr Graham recommended approval and welcomed the investment in the village. This was seconded by Cllr Saunders with all in favour.

74. Other Matters

Cllr James requested that it was noted how vitally important it is that Cllrs let know that they cannot attend meetings. It was agreed that unless a planning application is deemed contentious, all future applications will be circulated to committee members via email for review and comment. Cllr Graham proposed that this procedure be included as an amendment to the Terms of Reference for the Planning & Highways Committee and that Highway meetings will continue as scheduled before. The proposal was seconded by Cllr James with all in favour.

75. Date of next meeting.

The date of the next Planning Committee meeting will be Wednesday 1st October 2025 at 10am.

(Please note that the meeting will be cancelled if there are no applications to be considered).

76. Items for the next agenda

Cllrs noted that due to the frequency of Planning Committee meetings, items for the next agenda need to be received by the Friday immediately following this meeting (with the exception of planning applications).

77. Exclusion of the Press & Public

78. Close of meeting

This meeting closed at 10.35am.