

**Kelsale-cum-Carlton Parish Council**  
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**MINUTES OF THE MEETING HELD ON  
WEDNESDAY 25<sup>th</sup> FEBRUARY 2026  
AT 7:00PM IN THE COMMITTEE ROOM OF THE VILLAGE HALL**

**Present at the meeting:**

Cllr Alan Revell (Chair)	Cllr Tim O'Neill
Cllr Edwina Galloway (Vice-chair)	Cllr Rob Holden
Cllr Simon Ransome	Cllr Laura Gwynne
Cllr Claire Buttle	Cllr John West

**In attendance:** 2 members of the public and the Clerk, Marie Backhouse

**Welcome by the Chair.**

**12606 Public Forum**

**Democratic Quarter-Hour/Public Question Time – Residents are invited to give their views and question the Parish Council on issues on this agenda or raise issues for future consideration at the discretion of the Chairman. Members of the public, whilst welcome to attend, may not take part in the meeting itself.**

The MofP 1 was from Town Farm and was the owner of a planning application regarding container storage. The application is to expand on what is already in place. Evidence based information states that 5% of the container hirers visit daily, 94% of people stay for less than 30 minutes. If the application goes ahead there will be 66 visits per week. There is an understanding that this is a rural site, but there will be low frequency short duration visits. There is a waiting list for storage facilities.

Cllr Ransome enquired how many containers there are at present.

MofP 1 stated that there are currently 22 containers and this will become 104 containers. Most of them will be 20ft, with some 10ft.

Cllr Gwynne commented that the plan of the site shows many red lines. It looks as though it is becoming an industrial site. There are not just storage units, there are businesses working out of them. There is a lot of traffic down a single-track road.

MofP 1 reported that this expansion will not creep into the neighbouring fields. This will be the limit of containers. This will be a phased development based on demand.

Cllr Buttle asked if there is a time limit when people may visit the site.

MofP 1 replied that the gates are open from 7am to 7pm, there is no electricity to any of the containers.

The MofP 2 was a representative from the PTFA of Kelsale Primary School. A quiz was held and this raised £500. There was a Movie Night at the School and this raised £155. There is to be a sponsored dig-a-thon. This is to create a garden for the children. They have received some small grant funding from ESC. There is to be a gardening club but more information regarding this will be available at the next meeting. Richard Smith is to support the PTFA with a donation to purchase some outdoor SEND equipment. The PTFA are currently applying for charitable status. The group is working well with the school.

Cllr Revell thanked the members of the public for attending.

**12607 Reports**

**Report by County Councillor Richard Smith**

Richard Smith reported that on the 12<sup>th</sup> February the budget was passed at the County Council. Everyone had thought that there was no election taking place, but it is now to be held on the 7<sup>th</sup>

May, this was information gained from the Times newspaper, not directly from the government. The new Council will be formed and run for 1 year and 10 months. The County Council will know next month whether there is to be 1 or 3 unitary councils. There are to be new boundaries within Suffolk, there will now be 70 County Councillors instead of 75. Saxmundham, Kelsale and 11 villages to the north was the old boundary, the new one is Kelsale, Saxmundham, and 11 villages to the south as far as Orford. Richard will be retiring from the 8<sup>th</sup> May. The meeting next month will be the last one he attends. Moratorium takes place from the 27<sup>th</sup> March, which means he will not be present at the APM. Richard has been a Cllr for 16 years. The journey to Ipswich has become hellish, three sets of traffic lights and a diversion. There are to be roadworks throughout this year and into next. Richards Locality Budget is giving some money to the PTFA. When the election is announced it is a difficult time for Councillors, no decisions can be made.

Cllr Galloway asked if Richard was in favour of the proposed signage at East Green, to notify drivers of the sharp bend where accidents have taken place.

Richard commented that he has spoken with Highways, and agreed this is a sensible idea.

7.35pm Richard Smith left the meeting.

#### **Report by District Councillor Ewart**

Julia Ewart submitted her apologies.

**The Chair formally opened the meeting at 7.36pm.**

**12608 To receive apologies for absence** – Julia Ewart, Cllr Stewart, and Cllr Reynolds.

**12609 To accept apologies for absence** – Accepted.

**12610 To record absence without apologies** – None

**12611 Declarations of Interest** – Cllr Revell – planning application.

**12612 To consider any dispensations** – None

**12613 To consider the Approval of the draft minutes of the Parish Council meeting held on 28<sup>th</sup> January 2026.**

The draft minutes of the meeting had been circulated and the version now on the website were approved with abstentions from those that did not attend. Proposer: Cllr Ransome, Seconder Cllr Holden, all in favour with 1 abstention.

#### **12614 Parish Clerk's Report**

Policies – there are two to adopt, these appear on the agenda and there are no changes. Car park – the Zafira are still there, and a report has been sent to ESC regarding this. There is no update on the PSPO. Carlton Meres – a response was received from ESC and the Highways Team; this was circulated to all the Council and the resident of Rendham Road. Advertising revenue – there are two outstanding, these have been chased. Please note articles for the next edition of the newsletter are due by the 13<sup>th</sup> March. Highways – the LHB team have put together a quote for the forecourt area, this will be around £31,395 +VAT. The PC currently has sufficient CIL funding to enable this. Tiggins Lane has been reported to SCC as the ditches and drains are full of debris. An email was received from Saxmundham Town Council seeking permission to place a new post and a SID just inside the Kelsale-cum-Carlton village gates. They are willing to fund this. Clerks Laptop – a new laptop has now been sourced Coffee Mornings – the Clerk is to attend the first and the third Wednesday of the month. The Clerk has spoken with the Police regarding people sleeping in their vans in laybys, if they are suspected to be employees of Sizewell C then this should be reported directly to SZC as this is to be discouraged. A brief meeting took place with Julia Ewart, who asked for any outstanding issues that the PC required assistance with, Carlton Meres was mentioned. Julia will be submitting a written report to the PC. Sizewell C Community Fund Review Form – this is to review the utilities on the recreation ground. The questions are very complicated in that they require the ages, sex and any disabilities of those that have benefitted from this donation. Any assistance with this form would be welcomed. Wild-flower seeds – ESC have sent three packets of wild-flower seeds for the PC. Co-option – this appears as an item on the agenda.

#### **12615 Clerk's Report on urgent decisions**

None

**12616 Matters arising from the Clerk's report.**

Cllr Revell reported that most of the items appear on the agenda. It was agreed by all Councillors present to accept the offer from Saxmundham Town Council for a new pole and SID for the entrance into Kelsale-cum-Carlton along the main road.

**12617 Matters arising from the Parish Council meeting held on Wednesday 28 January 2026.**

**10.1 Power Projects** – Cllr Galloway reported that there are some reports on how the impact of the power projects in this area are affecting residents' mental health.

Cllr Gwynne reported that it is the vibration from the building which is an issue.

Cllr Galloway asked if Cllr Gwynne was receiving any assistance with these issues from Sizewell C.

Cllr Gwynne reported that there is a blue flashing light on the A12, an email has been sent regarding this, and people have been spoken to, but nothing has happened. The culvert under the road has been cleared. There are also people sleeping in vans in the layby.

ACTION: Clerk to liaise with Cllr Gwynne and then write to Sizewell C and report the blue flashing light etc.

**10.2 Kelsale Village Hall Proposals** – Cllr Ransome said that the building regulations for the new lift have been submitted. It has been suggested to the Village Hall that they should employ a Quantity Surveyor to oversee this project. This person would assist with the applications for funding etc. The cost is £6,000. There are many new hirers. The forecourt costs have been circulated to all. The survey work linked to this is important.

Cllr Revell asked if the CIL funding is to be used for this.

Cllr Ransome said that it would be easier for KVH to obtain funding/grants towards a lift. The CIL could then be used for the forecourt.

Cllr Revell mentioned that there will also be some funding from the Solar Park which can be used for this. Although some funding should be kept for the play area as this may require some updating.

Cllr Ransome reported that the cost of the lift is £28,000 and then there is the associated works, the total will be in the region of £100,000. It is hoped that the KVH will receive some match funding.

It was agreed by all to move forward with the forecourt project and to approve the quote from the Highways Team.

**10.3 Layby** – Cllr Revell reported that this item is ongoing.

ACTION: Cllr Revell to experiment with various tubs to gauge a better size.

**10.4 Carlton Meres** – Cllr Revell reported that everyone has seen the reply from ESC and the Highways Team regarding the lack of kerbing at the entrance to Carlton Meres. There are some white hatchings in place and these have been approved by highways. There has been no consultation with the PC about this, the County or District Council has not been approached. The signage is now in place showing no left turning.

Cllr Galloway commented that the completed Highways work is contrary to the planning application which has been stated by ESC.

ACTION: Clerk to write to the Highways Team stating that one of the applications approved the kerbing, how was the decision made to just do the white lining. Include the planning application numbers, report the disappointment of the residents of Rendham Road as they are still suffering.

**10.5 Speaker for the APM** – Cllr Revell said that Kelsale Primary PTFA are speaking at the APM.

MofP 2 left the meeting at 8.20pm.

**10.6 20's plenty** – Cllr Ransome said that he had listed the lanes he thought may benefit from being 20mph; they are Rosemary Lane, Curlew Green, Bridge Street, Church Lane, Low Road, Denny's Lane.

Cllr Revell commented that the list of costs for the speed surveying had been circulated. It was agreed by all that this should be moved forward.

ACTION: Cllr Ransome to write an article for the Community News asking residents if they were in favour of moving this forward.

**10.7 East Green Corner** – Cllr Galloway confirmed that she had met with the Highways Engineer, it was beneficial that the debris from the last cars accident was still on the site as it was evidence of an issue. These accidents had not been reported to Highways. It was thought that signs stating 'SLOW' may be the way forward, these would cost £800 and it would be the responsibility of the PC to fund this.

Cllr Galloway proposed that the PC spends £800 on signage for East Green, this was seconded by Cllr Ransome and agreed by all present.

ACTION: Clerk to notify the Highways of the approval for the signage.

## **12618 Parish Council Matters**

### **11.1 To adopt the Standing Orders and the Electronic Communications & Social Media Policy.**

The above policies were agreed by all.

### **11.2 Co-option of a Councillor**

An email had been received from John West requesting to join the PC.

It was agreed by all Councillors present to accept the application, and the declaration of acceptance of office was duly signed.

**11.3 Bench survey** – Cllr Holden reported that some of the metal work on the benches needed a coat of paint. It was agreed by all that Cllr Holden should purchase the paint to tidy the metal on the benches.

Cllr Revell reported that the bench at the end of Carlton Road now looks at a hedge, could this be moved.

ACTION: Cllr Holden and Cllr Ransome to complete a survey of the benches and report back to the PC.

## **12619 Planning Matters**

**12.1 Planning Report** - The Planning Report had been circulated in advance and there was no change since the circulation.

### **12.2 New planning applications since the last meeting:**

#### **DC/25/4730 – Town Farm, Town Farm Lane, Kelsale, IP17 2RJ**

Change of use of land to B8 (storage), to enable expansion of existing B8 premises approved under DC/23/1966/FUL.

Cllr Holden reported that there were reservations about the number of storage containers proposed.

It was agreed by a majority of the Council to support the application but to put a condition on of 40 additional containers.

#### **DC/26/0408/FUL & DC/26/0409/LBC – North Green Farm, North Green, Kelsale-cum-Carlton, IP17 2RL**

Retention of close boarded rear garden fence and installation of 5 metre x 3 metre rear garden summer house.

It was agreed by all the Councillors to have no objection to this application.

#### **DC/26/0378/FUL – Maples Park, Rendham Road, Kelsale-cum-Carlton, IP17 2QN**

Construction of a covered manage (indoor riding arena).

It was agreed by all the Councillors to object to this application as there was a lack of information about the additional traffic on Rendham Road.

#### **DC/26/0556/TCA – Beech Tree House, Low Road, Kelsale-cum-Carlton, IP17 2NU**

4no. Sycamore and 1no. Ash (marked on plan) – Fell

It was agreed by the full Council to have no objection to this application.

#### **DC/26/0438/FUL – Land And Buildings At North Green Farm, North Green, Kelsale-cum-Carlton.**

Construction of 1no single storey self-build dwelling.

A vote was taken and 3 councillors supported this application, 3 abstained and 1 objected.

#### **DC/26/0555/FUL – Apple Tree Barn (proposed name), Town Farm Lane, North Green, Kelsale-cum-Carlton**

Variation of condition No 2 of DC/24/3831/FUL – Construction of 1no. single storey dwelling (revised design) – Further explanation re-original ground levels.

It was agreed by the full council to object to this application as the height if the building is very overpowering.

#### **DC/26/0717/TCA – The Old School House, Dennys Lane, Kelsale-cum-Carlton, IP17 2PD**

1no. Ash (T1 on plan) – Reduce lateral spread by up to 2.5 metres

1no. Oak (T2 on plan) – Overall crown reduction by up to 3 metres and crown lift to 3.5 metres above ground.

1no. Ash (T3 on plan) – Re-coppice.

The full Council had no objection to this application.

## Notifications

### 12620 Financial Matters

**13.1 Financial Statement since the January meeting. See Updated Finance Report of 18<sup>th</sup> February 2026.**

**Cllr Holden proposed the payments, this was seconded by Cllr O'Neill and agreed by all, with no abstentions.**

**13.2 To approve and sign the bank statements:** The Bank Statement to 31<sup>st</sup> January 2026 plus financial reconciliations were presented to the Council and signed by the Chair.

### 12621 To Receive Reports from Portfolio Holders and Liaison Representatives

#### A4: KADWAG Group Representative

Cllr Gwynne reported that at the KADWAG meeting the tractor tyre was mentioned as it is still in the Gull Stream.

Cllr Ransome said that he would enquire as to the cost of disposing of the tyre.

MofP 1 commented that he has a JCB that would lift the tyre out of the Gull Stream and place on a trailer if required. Cllr Gwynne has the telephone number to contact him.

Cllr Gwynne reported that at the recent KADWAG meeting there was some photographs of the area from many years ago, this included pictures of the fields and how small they were.

Cllr Galloway wished to mention the passing of Susan Major who was a valuable member of the Parish Council for quite some time.

### 12622 Items for consideration for Inclusion on the next agenda

As appears in the minutes,

### 12623 Correspondence

**Suffolk Parishes Road Safety Group** – this email had been circulated to all the Council, there is a group that wishes to have local villages join it to assist with 20mph limits.

It was agreed by all that the PC should join this group

**ACTION:** Clerk to return an email to the Group.

**SARS** – The Clerk reported that this was a request for a donation. It was agreed to give the same donation as last year, £75.

### 12624 To consider excluding the public and press.

No considerations were necessary.

### 12625 Excluded items

There were none.

### 12626 Date of the next meeting

The next Parish Council Meeting is to be held on the 25th March 2026 at 7pm.

The Annual Parish Meeting is to be held on the 1<sup>st</sup> April 2026 at 7pm in the Main Hall.

The Chair closed the meeting at 9.34pm.

Signed: ..... Chairman Dated: .....