

Sibton Parish Council

**Minutes of the Parish Council Meeting held at Peasenhall and Sibton Methodist Church
Meeting Room on Monday 17th August 2026**

Present: Cllr. A. Dale (Chair), Cllr. A. Candler (Vice Chair), Cllr. A. Cable, Cllr. S. Lear, Cllr. D. Sims, Cllr. A. Levett-Scrivener, Michelle Mason (Clerk) and Cllr. John Matthews (Suffolk County Council)

- 1) **Apologies:** There were no apologies received
- 2) **To receive Declarations of Interest and confirm all Members have reviewed their Declaration of Interest Forms: Councillors to declare any Pecuniary or Non-Pecuniary Interests. Members may subsequently declare an interest at any point in the meeting:** None received
- 3) **Requests for dispensations:** None received
- 4) **To receive a report from the County and District Councillors:** Cllr John Matthews (Reform) from Suffolk County Council representing Blyth Estuary gave a report. The local government reorganisation is on hold. Reform have challenged it with a judicial review as they don't feel the merger with Norfolk with a mayor is a good idea. There is a fifty percent chance of success. If Reform lose the review they will abide by what the government wants. At this stage it is too early to tell if the merger will take place. An update on the fire at Dunwich Heath: The walks will reopen on the 20th and 21st August. The Government will give a grant of £3m to help. Cllr. Matthews asked for any questions. Concerns were raised about local roads being used as rat runs and also the reservoir being built at Sibton Green. Cllr. Matthews was unaware of this development. Concerns were raised about traffic for this. Cllr. Matthews said the best way to contact him is via email. Cllr. Matthews left the meeting after giving his report.
- 5) **Public Session:** A representative from Wilderness Reserve, Sibton Park Estate, gave information about the planning application DC/26/2352/FUL that is currently in place and future projects which are being considered. The existing application is to extend the existing lake by about 50 metres and re-profile it. Sibton Park House is a holiday let at present for group bookings. Plans are to change it to flexible use, with a hotel format in the quiet seasons so people can rent one room. The dining room would be changed into a restaurant which would be open to the public. Changes will be needed to the interior of the building mainly with regard to fire escapes, and also the kitchen area. Historic England and East Suffolk have been consulted. There are landscaping plans in the pipeline, to extend the lake to the east and to create a wetland area. A third

application will be to relocate a boat house by fifty metres and slightly redesign it. This is, and will continue to be, an activity centre. Concerns were expressed about the river. Will it be incorporated? All the changes will be offline to the river with a weir which will be moved to the other end of the lake towards the antique centre. It should provide more water storage together with the wetland. The sluice is a concern. If this is not maintained or operated properly it causes floods in Sibton. The representative said the proposal shouldn't make much difference. The water storage will provide some benefit during significant rainfall. Because of the change in land height from Western to Eastern end there would be a new bridge over the river with a weir beneath. The sluice provides a top up to the lake at present. When the weir moves to the other end this will continue to be the case. There has been a pre-app meeting with the Environment Agency to make sure that the river flow will be unaffected. The representative will take the concern back and look at it. He is aware that the sluice has overflowed in the past. Cllr Dale asked if the sluice was still operated by boards. The representative said they are looking to slightly lower the water so the difference between the upper lake and the lower lake is less pronounced leading to less water going into the river. Town House Meadow was covered with water a lot more last winter than it has been in the past. Cllr. Dale is concerned that more water will be held back at that end of Sibton. The water level in Pouy Street comes up faster than it used to. This will definitely be looked into. Everything in the plans should create more water storage. Activities on the lake should be the same as at present. Cllr. Candler asked if craft would be motorised. The only motorised craft would be used for maintenance on the lake and for transporting disabled guests if needed. Work, subject to planning, will be carried out in January to end of March 2027 on the extension of the lake to the west and the boathouse. The extension of the lake to the east and the wetland would be the following year. The representative said he would be happy to answer any questions in the future and left the meeting.

- 6) To confirm the minutes of the Annual Parish Meeting held on Monday 2026:**
Minutes confirmed and agreed.

Proposed: Cllr. Lear

Seconded: Cllr. Candler

- 7) Highways and Speeding:** The potholes in Pouy Street have been outlined with yellow paint. A lot of the bank is getting overgrown. Cllr. Lear would like to get someone to cut this back and do some work in other areas. Cllr. Lear will speak to the person who does work for Peasenhall. There is still a speed trap in place. There have been a few instances of people travelling at 50mph on the SID at Pouy Street but generally it's 30-40mph.
- 8) Local Energy Developments:** Sizewell C will start to use Automatic Number Plate Recognition. They are currently working in conjunction with their contractors on appropriate supplementary signage to outline the prescribed route. They can track the

HGV's but not other vehicles. This may help reduce staff using Willow Marsh Lane as a rat run when it reopens. If there is as large amount of traffic once the site opens up, Sizewell will need to be contacted. Cllr. Candler has raised the possibility of rat runs at every meeting. Sizewell will allocate fifty new spaces in the carpark they have built at the station. They don't seem to be encouraging staff to use the train to get to work.

9) Peasenhall and Sibton Playing Field: No progress to report. Cllr. Lear attended a Sizewell advisory meeting at Leiston Library. She has a few numbers to call. The meeting mainly focused on villages on the west side of the A12 as they are seen to be most affected. They may focus on the villages on the other side in due course. The walking football is going very well. They have some expenses. They will be asking Sibton and Peasenhall Parish Councils for financial assistance.

10) Planning: Application DC/26/2352/FUL was discussed in light of the information from the representative from Wilderness Reserve. Cllr. Lear: The lake won't be visible due to landscaping, but will there be noise from boats? Cllr. Levett-Scrivener doesn't feel that there will be an increase in activity because there will still be the same number of houses to let. The major concern is whether the flow of water will increase flooding in Sibton, especially with the rate that the river rises in Pouy Street. It was agreed that the response would be that the Parish Council has no objections to the development but there are concerns regarding potential flooding. Cllr. Levett-Scrivener will write a letter, and MM will put it into the Consultee in-tray on the Planning website.

11) Clerk's Report: MM has received an email from a resident in Blyford expressing concern at cars being advised to leave Latitude via Quiet Roads and travelling at 40/50mph. It may be that people decided to cut through to avoid the A12. MM has also received an email from a presenter on Alde and Blyth Radio asking if there are any events in the village which need publicising. The Councillors will advise if there is anything.

12) Financial Report: There was no financial report as they bank security device has stopped working. MM will contact the bank to get another one. Cllr. Lear has collected a form from the bank to change the address. MM will complete and post. Payments: An invoice has been received from SALC for £153.60 for the internal audit MM has a payslip for £336.14. It was agreed that payment would be made by cheque.

Proposed: Cllr. Candler

Seconded Cllr. Cable.

Date of next meeting: Monday 19th October at 7pm
Meeting closed: 8.15pm