

# PARISH OF STRADBROKE

## Parish Infrastructure Investment Plan (PIIP)

Prepared by: Stradbroke Parish Council

Date adopted: 8<sup>th</sup> April 2019

Review date: 13<sup>th</sup> June 2022

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## 1. **Introduction**

- 1.1. The Stradbroke Neighbourhood Plan was made by Mid Suffolk District Council on 18<sup>th</sup> March 2019. The work carried out by Stradbroke Parish Council through the Neighbourhood Plan Steering Group has been used alongside the further audits to support this Plan.
  
- 1.2. As part of the work to formulate the recently approved Neighbourhood Plan, community questionnaires and engagement exercises were undertaken. All documents relating to the preparation of the plan have been reviewed during the course of the preparation of this PIIP. These documents are available to view on the Parish Council website on the Meetings & Documents tab in the neighbourhood plan section of by following the link below:  
<https://www.stradbrokepc.org/neighbourhood-plan-documents>

## 2. **Review & updates 2020, 2021 and May 2022**

- 2.1. During 2019 a questionnaire for village clubs/groups/organisations to complete. The questionnaire included the question: *“Is there any specific infrastructure that you are lacking that is holding back your progress? Such as a lack of, or poor facilities, parking or other amenity?”*
  
- 2.2. The responses were collated and where infrastructure improvements were identified, these have been included in this revised plan. Full infrastructure responses can be found on the PC website: [Parish Plans - supporting info.](#)
  
- 2.3. A consultation on the PIIP formed part of a public open event held in February 2020; the comments submitted as part of this consultation are included on the PC website: [Parish Plans - supporting info.](#)
  
- 2.4. In September 2021, Councillors agreed to include works to the pavilion at the bowling green at the Wilby Road site.
  
- 2.5. May 2022, as development is due to start on one of the sites in the made Neighbourhood Plan, a review of the PIIP was undertaken.  
Two further areas added: 1. Fitness Track and 2. Permissive path.  
The priority status of the projects was reviewed in light of the need to possibly relocate the changing rooms from the Community Centre to a new pavilion. The outcomes of the EPC for the Health Centre has also been added.
  
- 2.6. Discussions took place with Stradbroke Sports & Community Centre with a view to linking the extension of the centre to a new pavilion to maximise the space available. Subsequent discussions with potential funders highlighted that a new pavilion is unlikely to receive funding and support at the present time.

### 3. **Infrastructure Investment Priorities (p.47 of the made Neighbourhood Plan)**

As a clear expression of the community’s wishes, Stradbroke Parish Council intends that the 25% of Community Infrastructure Levy contributions raised within the Stradbroke Neighbourhood Area (the ‘meaningful proportion’) and, where relevant, monies from other planning obligations, be used to contribute towards delivering any of the projects listed below alongside contributions from the 75% of CIL retained by Mid Suffolk District Council.

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**Projects:**

**New nursery facility for Early Years and Childcare**

**Improvements to bus services - to open up more post-16 education opportunities for Stradbroke residents.**

**Expansion of Stradbroke Community Playing Field**

**Improvements to Stradbroke Court House & Library**

**Improvements to Stradbroke Church – this would create greater potential for the church to be used for community activities.**

**Installation of a Skate Park – subject to a suitable location being identified with note taken of investigations previously undertaken by the Parish Council.**

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#### **Community Actions**

	<b>Action</b>	<b>Commentary</b>
1.	Improved nursery/ pre-school provision	Explore options with County Council
2.	Public transport improvements	Work with SCC to explore options for improving public transport
3.	Public transport improvements	Investigate potential for a community bus service
4.	Parking and highway enforcement	Investigate match funding for a Community PCSO to help deal with issues around parking within the village
5.	Clubs and societies	Look at ways of better promoting village clubs and societies
6.	Drainage	Prepare and retain a drainage/pond log showing who owns which drain, which development drains into it and who is responsible for managing the drain
7.	Health	Investigate the provision of additional health services such as dentist/chiroprapist
8.	Health	Explore options to expand or re-provide an enlarged Stradbroke medical centre surgery with the Clinical Commissioning Group and NHS England
9.	Identify Assets of Community Value (ACV)	Explore potential for listing ACVs: Church, Allotments, Library and Old Court House, Ivy Public House, White Hart Public House, Sports and Community Centre, War Memorial, Medical Centre
10.	Mobile & Broadband	Work with suppliers to improve the service available, investigate the use of a mobile phone mast.

## 2022 Update on Community Actions:

1. Discussions are underway with Mid Suffolk District Council, Suffolk County Council, All Saints Schools Trust and the Parish Council about funding for the new nursery building. Outline planning application including land allocation has been submitted to Mid Suffolk, DC/20/05126 refers.
2. Cllr Toni Wisbey has written in support of a bid by SCC for funds from central government to improve rural transport.
3. SCC cut many staged bus services in Stradbroke. Cllr Wisbey has been active in arranging alternative community transport, through Border Hopper and BSEVC.
4. Mid Suffolk District Council has taken over responsibility for parking enforcement – therefore a PCSO would no longer be able to deal with this matter.
5. The Parish Council invited all clubs/societies/groups/organisations in Stradbroke to complete a questionnaire. To help promote the groups etc, all were invited to run a stall at an Information Fair as part of the Annual Parish Meeting. This had to be postponed due to COVID-19, and will be rearranged when possible.
6. Drains have been cleared on the Wilby Road site to alleviate flooding issues at the Health Centre. A full survey of the drainage network has yet to take place.
7. No further action to date.
8. Health Centre is currently undergoing extensive repair and maintenance. Discussions have started with IESCCG regarding their submissions to planning applications requesting CIL be made available to: refurbish, reconfigure or extend the current provision.
9. The Ivy House has been designated an asset of Community Value. Other assets are yet to be put forward.
10. County Broadband has liaised with a Parish Council Working Party on a project to bring FTTP to the village. Enough interest has been registered for the project to move to the design phase.

## 4. Existing Infrastructure

- 4.1. 2018: An audit of need in areas identified in the neighbourhood plan was undertaken. All audit information is available on the Parish Council website: [Parish Plans - supporting info](#).
- 4.2. 2019: Village groups/clubs were asked to review their 2018 audit submissions and add any additional infrastructure requirements they had identified. A full copy of the updates is available on the Parish Council website: [Parish Plans - supporting info](#).
- 4.3. 2020: A public consultation and information event was held in February 2020 regarding possible improvements that could be made to Highways. A copy of the information presented is available on the Parish Council website: [Parish Plans - supporting info](#).
- 4.4. 2020: During the February 2020 public consultation the public were asked to comment on the proposed PIIP. A copy of the comments received is available on the Parish Council website: [Parish Plans - supporting info](#).

## 5. Identified Needs

The review of all neighbourhood plan documents and recent audits have highlighted the following areas of need:

### 5.1. Education:

- (a) Nursery – A well designed and suitable nursery building is required
  
- (b) Primary School:
  - improved parking,
  - more classroom space,
  - greater playground space.
  
- (c) Stradbroke High School:
  - Additional classroom provision; and
  - infrastructure provision such as;
    - toilets,
    - IT suite,
    - car parking and
    - minibus.

### 5.2. Church:

- Work to the roof and flints which are falling from walls is urgently required.
- Other areas in need of attention are;
  - rotting floor,
  - lighting & sound system,
  - access arrangements; plus
  - toilets/heating system.To create a community space.

### 5.3. Health Centre:

- An expansion of the current building is anticipated with the increase in population of Stradbroke and the other villages that are served by the medical practice.
- Redecoration.
- EPC recommendation report included:
  - Replace T8 lamps with retrofit T5 conversion kit
  - Replace/improve glazing and/or frames
  - Improve heating system (with optimum stop/start, weather compensation controls)
  - Possible: ground source heat pump, building mounted wind turbine, solar water heating or PV.

### 5.4. Cemetery:

- redevelop Chapel with electrical connection and possible PV panels,
- refurbishment of railings including double gates,
- accessible path, and
- work to overgrown shrubs and trees – removal of surplus soil .

5.5. Sports/playing field:

- develop and manage new land to the rear of the current playing field
- a purpose built “sports hall”- pavilion at Wilby Road site
- improvements to security at the playing field and fitness track
- a skate park should be investigated subject to the recommendations laid down in the Neighbourhood Plan and previous reports prepared for the Parish Council on this matter.
- sports clubs:
  - revamp dugouts at playing field
  - update net and practice facilities
  - scoreboard – repair and future security to avoid vandalism
  - bigger changing rooms as existing space does not accommodate Cricket teams and their equipment. (see 5.8 below)

5.6. Court House & Library:

- freehold of building to be acquired
- secure Post Office for the future
- sound-proofing in Court House section of building

5.7. Allotments:

- additional water tanks
- connection to an electricity supply (which would enable CCTV)
- improvements to existing rainwater collection system

5.8. Community Centre:

- instant hot water facility
- larger freezer
- blinds in the kitchen
- new commercial fridge
- bigger changing rooms as existing space does not accommodate Cricket teams and their equipment (see 5.5 above)
- extra car parking would be an advantage.
- additional space within Centre would also enable the needs of more customers to be satisfied (imperative with recent policy changes at the High School prohibiting or limiting use of their facilities)

5.9. Highways:

Traffic calming measures including

- 20mph zone within the conservation area,
- village gateways,
- textured road surfaces;
- roundels signifying speed limit
- electric vehicle charging points at the Wilby Road site.

- PCSO funding no longer being progressed as parking no longer responsibility of Suffolk Police.

5.10. Permissive path:

- Secure future
- Update

6. **Funding possibilities**

- PC & MSDC Community Infrastructure Levy (CIL)
- Self-funding or fundraising by village/groups/clubs/organisations.
- External – grants. Eg Heritage Lottery Funding opportunities for the works at the Church are being investigated.

7. **Projects completed as at May 2022**

Area/building	Project	Outcome
Cemetery	Paint railings and gate	Completed
Cemetery	Tidy including cutting back of shrubs and hedges.	Complete
Cemetery	Removal of surplus soil, new location identified	Completed
Cricket Club	Cricket club: Update nets and practice facilities	Work booked (w/c 20/6)
Cricket Club	Repair Scorers Hut	Completed
Bowls Club	Renew pavilion at bowls green at Wilby Road Site	Completed
Playing Field	Revamp football dug outs	Permission granted

8. **Projects in consultation with MSDC, SCC or other bodies**

Area/building	Project	Scale
Cemetery	Redevelopment of chapel including electricity connection	Medium
Highways	Safety improvements	Large
Playing Field	Electric Charging Points	Small

## 9. Remaining Projects & Scale

Area/building	Project	Scale
Allotments	Electrical connection	Medium
Allotments	Improvement to rain water collection	Small
Cemetery	Accessible path	Small
Church	Roof repairs plus heating, flints falling from walls, Community internal space including toilets and sound/lighting	Large
Community Centre	Expansion Revamp changing rooms	Large Medium
Community Centre	Hot water facility, freezer and blinds plus commercial fridge	Small
Court House	Obtain freehold to secure building future	Medium
Court House	Sound proofing	Small
Cricket Club	Improve security at scorers hut	Small
Health Centre	EPC recommendations and redecoration	Medium
Health Centre	Expansion	Large
High School	Improved parking plus enhanced facilities	Large
Nursery	New provision	Large
Permissive Path	Secure future	Small
Permissive Path	To be made accessible	Medium
Playing Field	Develop and manage new land	Large
Playing Field	Improve security and update fitness track	Small
Primary School	Car parking	Large
Primary School	Classroom and facilities provision	Large
Radio Stradbroke	Studios - new provision	Large
Skate Park	Location unidentified - new provision	Large
Sports Pavilion	Wilby Road site - new provision	Large