



CODDENHAM PARISH

COMMUNITY PLAN

2023-2030

CODDENHAM COMMUNITY RESPONSE GROUP (CCRG)

VERSION 1.0, 22 MAY 2023

Introduction

The Coddenham Parish Plan 2023-2030 is a non-binding consensus view of the organisations which make up the Coddenham Community Response Group (CCRG).



It draws on the Coddenham Parish Survey conducted in Summer 2022, which was hand-delivered to all 279 Parish households and responded to by 140 of them. It also takes account of previous Parish Plans, the last being in 2000, County and District Council initiatives, the likely impact of macro developments in Suffolk and the input of the organisations making up the CCRG.

The Coddenham Parish Plan 2023-2030 will set the Parish's priorities to its maintenance and development and its response to requests and applications made by Suffolk County Council, Mid-Suffolk District Council and other third parties.

Throughout the CCRG and its members will be open and transparent with all residents of the Parish, ensuring they

are made fully aware of the contents of the Plan in its formulation, have opportunities to contribute to it and be informed of progress in its delivery. It is a Parishioners' plan and aims to cover all areas that are important to Parish residents, be they social, economic or environmental. This should mean that all future projects can be planned in the knowledge that the community is likely to support them.

As with all plans, best laid or otherwise, review by others and the impact of an evolving world will change them. Residents may expect to see at least one further iteration before the end of 2023.

How to use this Document

The Summary, which is on the two pages immediately following the Index, aims to provide all the Plan's salient points. We encourage all households to read this.

With appetite whetted, the next 18 pages provide the detail which supports the Summary. We have attempted to be both relevant and succinct. We hope that many will read the rest of the Plan document or, at least, dip into it.

The Appendices provide further information about Coddenham and its environs and list supporting data to the Plan contents. In many parish plans information about the Parish is often found at the beginning of the document. We've chosen to put it at the back, as the main audience for the Plan is Coddenham's residents and the majority will already know most, if not all there is to know about Coddenham.

For those new to the Parish, or for whom a refresher would be of use, we trust we've selected those elements that bring the Parish alive.

Included as Appendix 3 you will find a SWOT. A SWOT is a tool to assess the (internal) Strengths and Weaknesses of a business, organisation or, in this case a Parish and the (external) Opportunities and Threats to it. Its role is to assist planning. Ideally any plan should seek to build on the Strengths, remove or at least work to address the Weaknesses, exploit the Opportunities and attempt to limit/mitigate the Threats as far as it can. The Coddenham SWOT uses an initial draft by members of the CCRG, refined by households' responses to the Parish Survey.

Index

- INTRODUCTION 1
- HOW TO USE THIS DOCUMENT 1
- PART 1 – SUMMARY PLAN 3
- PART 2 – FULL PLAN 5
- Background 5
- 1990/1995/2000 Plan – summarised aims and achievements 5
- What's happened since 2000 6
- The Pandemic watershed and formation of the CCRG 7
- 2023-2030 Plan 8
- The Scope – what's included and what isn't 8
- How the Plan came about and was developed 8
- 2022 Parish Survey – Summarised Results, Specific Areas and Actions 9
- Housing and Development 9
- Green Spaces and Footpaths 10
- Roads and Traffic 12
- Community Hubs 13
- Engagement and Communication 15
- Energy Conservation and Recycling 17
- Public Transport 18
- APPENDICES 19
- Appendix 1 – Coddenham 19
- Location 19
- History 19
- Environment 20
- Population 20
- Housing 21
- Other data points and trends 20
- Parish organisations and amenities 20
- Appendix 2 – 2022 Parish Survey Results 23
- Appendix 3 – 2022 Parish SWOT 24
- Appendix 4 – Suffolk's Greenest County Initiative 27
- Appendix 5 – Options Papers 28
- Appendix 6 – MSDC Planning Guideing Principals 28
- GLOSSARY OF TERMS AND ABBREVIATIONS 29

Part 1 – Summary Plan

Coddenham is a rural Suffolk parish, with excellent transport links via the A14 which bisects the Parish to its south; having a stable population of just over 600 people, a rich history and a strong sense of community.

In mid 2022, a survey of Coddenham's 279 households was conducted and responded to by 140 of them. The overwhelming sentiments were that Coddenham is a lovely place to live, with many households having been resident for over 20 years; any change should be modest and evolutionary – 'steady as she goes'/small steps – and that traffic remains the major issue for all residents.

Coddenham benefits from its organisations and the amenities which they provide and maintain, with the Coddenham Community Response Group (CCRG) drawing them together. The CCRG was born out of a community-based pandemic response to support neighbours who were vulnerable, shielding or just worried, reducing anxiety where possible. Post pandemic it has been retained to maximise benefits to the Parish through collaboration, given that many volunteers within the Parish are shared across organisations and with projects and events often requiring the involvement of more than one body. **Continued collaboration is the primary tenet of Coddenham's Plan 2023-2030.** This is not only within the Parish, but also with other bodies to benefit the Parish: Suffolk County Council (SCC), Mid-Suffolk District Council (MSDC), adjoining parishes, local businesses etc.



As its 23 years since Coddenham produced a Parish Plan, coming out of the pandemic seemed a watershed moment to consider the future of the community, retaining the good bits, but providing a little more direction in areas which are important to residents and where more might be done.

The Parish's population in the past 10 years has plateaued, increasing by only 5 between census dates in 2011 and 2021. The population is also aging, in part because residents stay. There is some desire for a refresh if only to stop an gradual transition into a retirement community. For Coddenham to remain a village parish of mixed ages, it needs to attract and retain younger people and families.

This will mean building new homes, but if undertaken at a level similar to what the Parish has seen over the past 25 years and preserving the conservation area, this will be acceptable to most residents. This likely means 'starter homes' near the Village and larger family homes in hamlet locations, extensions to existing developments and alongside the Old Norwich Road.

Coddenham is the proud home to the last Almshouses to be registered in England at Mary Day Close, which are maintained by The Day Foundation as homes for those members of Parish (or those with a Parish connection) in their third age. Many in the Parish are keen to see something similar for the younger members of the community. This might take the form of a Community Land Trust (CLT) using a Rural Exception Site (RES), under the National Planning Policy Framework (NPPF). To progress housing development in the Parish, the proposal is to establish a working group **Housing and Development Group (Group 1)** drawn from the Parish Council and other interested residents willing to give up their time to work with landowners to establish a housing plan.

Being a Parish with a longstanding history, its property stock includes many examples dating back up to six centuries. Forty-two household properties are listed. As befits historic housing many dwellings are draughty and with no mains gas in the Parish, are heated using oil and/or solid fuel in the main. Last year's survey confirmed clear interest in seeking ways to improve the carbon footprint of Coddenham's housing, especially given that energy costs are likely to stay relatively high and be subject to regular fluctuation. It's unlikely that there is a 'one size, fits all solution', but the example of Swaffham Prior in Cambridgeshire which with the collaboration of its county and district councils has become England's first 'heat pump village' is a blueprint for what might be achieved. 150 of Swaffham Prior's 300 households have signed up to a community heat pump scheme which doesn't require any change to the interior pipework of participants. The model is one that might be replicated and is being considered by many other parishes. Progressing meaningful change is going to require a dedicated group of parishioners to form an **Energy Conservation and Recycling Group (Group 2)**, who will better document the challenge and work up feasible options, possibly up to and including something similar to that in Swaffham Prior.

Before leaving energy conservation, credit should be given to The Coddenham Centre – our Parish Hall and so much more – for its installation of improved insulation, air source heat pumps, solar panels, with storage batteries and its acquisition of funding to add LED lighting to minimise its carbon footprint. In addition to its being an achievement in its own right, it provides experienced input into Group 2.



Conservation and the environment are important to Coddenham's parishioners, no more so than in the case of its green spaces and footpaths. The former come in the form of Broomhill, Mill Hill, Three-Cocked Hat, the Churchyard, the Nucleus Plantation, the Recreation Ground and the Burial Ground. All encourage wildlife to thrive. Maintenance is shared out amongst a band of dedicated volunteers, supported by specialist help e.g. tree surgeons when required. Increasingly taking a holistic view across the Parish's green spaces is seen as desirable. As a step towards this, Suffolk Wildlife Trust was engaged in late 2022 to undertake a wildlife survey of Coddenham's green spaces, with the report delivered acting as the basis of a management plan. The next step is to review Coddenham's footpaths, identifying actions needed to improve signage and utility. The collective interest in the Parish's surroundings lends itself to overseeing them not being the domain of an existing organisation, but one drawn from across the Parish, a new **Green Spaces and Footpaths Group (Group 3)**.

The issue of traffic takes a number of forms: speeding on the B1078, School Road and the Old Norwich Road; use of The Hollows as a rat run; congestion in the High Street, in part due to HGVs, breaching the 7.5T limit and articulated traffic travelling east to west; damage to buildings and parked vehicles and danger to pedestrians; pollution; increasing numbers of road rage incidents and frequent road closures. The **Roads Action Group (RAG) (Group 4)** has already been re-established and a meeting has taken place with: Suffolk Highways, Suffolk Trading Standards, the Police and our District (MSDC) and Suffolk County councillors, with a number of actions agreed. These form the backdrop of the Plan for traffic related issues and will be progressed by RAG, with new members sought to join the group to ensure coverage of opinions across the Parish.

For community to thrive, it needs to be inclusive and have places to meet. The Parish's geography doesn't make either simple, having a village towards the north-east of the Parish and several hamlets strewn across the rest of the Parish, with some more naturally gravitating to adjoining parishes and the town of Needham Market. Even within the Village itself there is a degree of division between the Church Road, High Street, School Road nexus and the rest of the Village; a 'them and us' situation, albeit with small 'ts' and 'us'. We're not perfect and there are many things that we can do, starting with ensuring all residents know what's on at any time, from the myriad channels available, including a very comprehensive Parish website: <https://www.coddenham-parish.uk>. Post pandemic, holding events that are both open to all and where residents are encouraged to attend is viewed as an important step. We saw that with the fete in 2022, which was very well attended across all age groups.

The Coddenham Centre (TCC) is our primary hub and acts as the venue for our major community events. TCC is supplemented by: St. Mary's Church, the Coddenham Country Club and the café at The Coddenham Community Shop. Many responding to the Survey expressed a desire to see a Pub restored to the Parish. Emotionally this has significant and widespread appeal, but it isn't without challenges be they economic, environmental and in terms of the impact a pub would have on the existing hubs and their volunteers. Accepting that taking a pub concept forward will be a 'slow burn' this again requires a group dedicated to the cause to be formed; the **Pub (or Alternative Hub) Action Group (Group 5)**.

In conclusion, whereas the Plan has several actions that can and will be taken forward by existing organisations, some will require a wider group of volunteers than the current 'usual suspects', accepting that some previous volunteers have now aged to a point that they have needed to hang up their 'volunteering hat'. Hopefully this document will encourage others to step forward, from helping with a one-off 4 hours green space maintenance stint to a regular weekly slot in the Community Shop to joining and contributing to one of the five Groups listed above.



Part 2 – Full Plan

Background

1990/1995/2000 Plan – summarised aims and achievements

Coddenham Parish Council conducted a Parish survey in October 1990, which had a response rate of 84%. The survey was overseen by a working party drawn from members of the Parish Council and representatives of the Parish’s then organisations. Although the survey was anonymous the questionnaires were colour-coded by six areas that make up the Parish, so that comments largely specific to one area wouldn’t be lost in the whole.

The areas were:

1. Spring Lane and Crowfield Road
2. School Lane and Green Hill
3. School Road
4. High Street and Church Road
5. Needham Road, Shrublands, Lime Kilns and Coddenham Green
6. Old Norwich Road and Pippis Ford.

At the time of the survey there were 207 households in the Parish, of which 193 were occupied. There was strong support for maintaining the rural parish environment, with the key wishes of residents being:

1. More local jobs.
2. Starter homes (opposite the Recreation Ground).
3. Housing for young couples, followed by that for the elderly and then people living alone.
4. A new Village Hall.
5. More effort to preserve the environment, additional to Broomhill.
6. Recycling schemes (bottles, cans and paper).
7. Better bus services, including to Needham Market.
8. A reduction of traffic/better traffic management. By far the most important issue.
9. Continued provision of local services/events.

An updated survey was undertaken in 1995, across some subject areas, as the population had increased in the interim and several households had only been in the Parish for 5 years or less. The survey had a response rate of 91%.

Traffic again produced the deepest concern. The main issues listed were no different from those expressed in 1990, or in later surveys e.g. HGV on the B1078 and especially through the Village, speeding, risks to pedestrians through the lack of pavements and limited off street parking.

Strength of demand for new housing had waned over the 5 years, in part because schemes had been approved in the meantime. Demand did remain for starter homes, but also now for family homes.

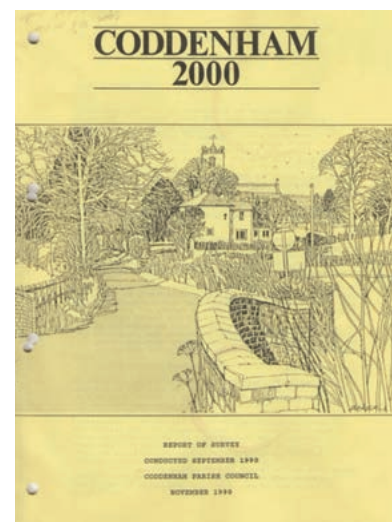
There was canvassing for a new Village Hall, all weather sports areas and a bowling green, all of which received some support.

In year 2000 another survey was conducted, largely on the basis that the Parish Council felt that the background of very rapid social change in the late 90s warranted it. The survey ignored the proposed sports/community hall and sheltered housing, which were then in the formal planning stage, as it believed that they had been covered in previous surveys. The response rate was understood to be 82%.

New housing was again in demand with 39% requesting it. Again ‘starter homes’ featured most often.

Traffic was again by some distance the major issue for most households. The specifics are those we are all familiar with 20 plus years later: HGVs using the B1078 and especially the High Street, HGVs ignoring the East to West weight restriction, speeding and parking.

The responses for public transport again resonate with residents in 2023, especially the lack of service to Needham Market and Stowmarket.



What’s happened since 2000

Residential developments – see list below - increased the number of properties in the Parish, but smaller family units and some encroachment of 2nd/holiday homes has tempered the impact on population growth, but it did increase by 75 to 625 between the 2001 and 2021 census dates. The average age also increased from 40 to 48 over the same period.

- Bickers Hill
- Catherine’s Hill
- Mary Day Close
- Pippis Ford
- Sharmford Meadows (Old Norwich Road)
- The Swallows (Shrubland)
- Tower Hill (Old Norwich Road)
- Vicarage Farm

Mary Day Close, is worthy of special mention as it is the last estate of almshouses developed and registered in England thanks to the generous bequest of the Day siblings. It provides purpose built, energy efficient accommodation in 20 single and two bedroom units for those in their third age from the Parish or who have a strong connection with the Parish.

The 6 properties at Bickers Hill resulted from the 1990 plan and its subsequent updates, to provide rental affordable accommodation.

The Coddenham Centre – in part also a product of the 1990 plan - was opened as the Jubilee Sports Centre in 2004, replacing the previous Village Hall. Originally the responsibility of the Parish Council it was transferred along with the Recreation Ground to a new charity and given its new name, The Coddenham Centre in 2019. The Parish Council retains the historical debt for its building and part finances its operations through the Parish precept. In retrospect TCC is over-specified for the Parish’s needs, so it has been a case of growing into it and making changes to better fit the demand of its users. However, it is a valued community facility, acting as the main venue for Parish events.

The Parish saw the loss of its remaining public house, the Duke’s Head in 2014. Planning permission was granted in 2020 to convert it into a residential property. Fortunately, the shop has sustained and is now a community held enterprise, having transitioned relatively seamlessly from the Gudgin family, through ten years of it being run by two village residents, to the community in 2019. It is a shop, a café, an information exchange for locals and visitors alike and a focal point for many.

Re-reading the Plans from 1990, 1995 and 2000, one is left with the feeling that whilst much was achieved on the back of them and the community is stronger for it, little has changed in terms of:

- traffic problems – other than they are likely worse now – larger vehicles, faster cars and motorbikes, more vehicles on the roads, the impact of the pandemic on journeys (less commuting/more English holidays – additional motorhomes/caravans) and satnavs bringing more traffic through the Parish;
- housing for those starting out – other than it is now much harder, especially those for whom the Bank of Mum and Dad doesn’t exist, and;
- public transport – where what we have managed to save is now likely threatened.

One could become despondent. However, the better response is to build on the attainments of those who went before and to renew our efforts to progress the battles they were unable to win. If nothing else, we owe to those who follow us. It’s how communities survive and flourish.



The Pandemic watershed and formation of the CCRG

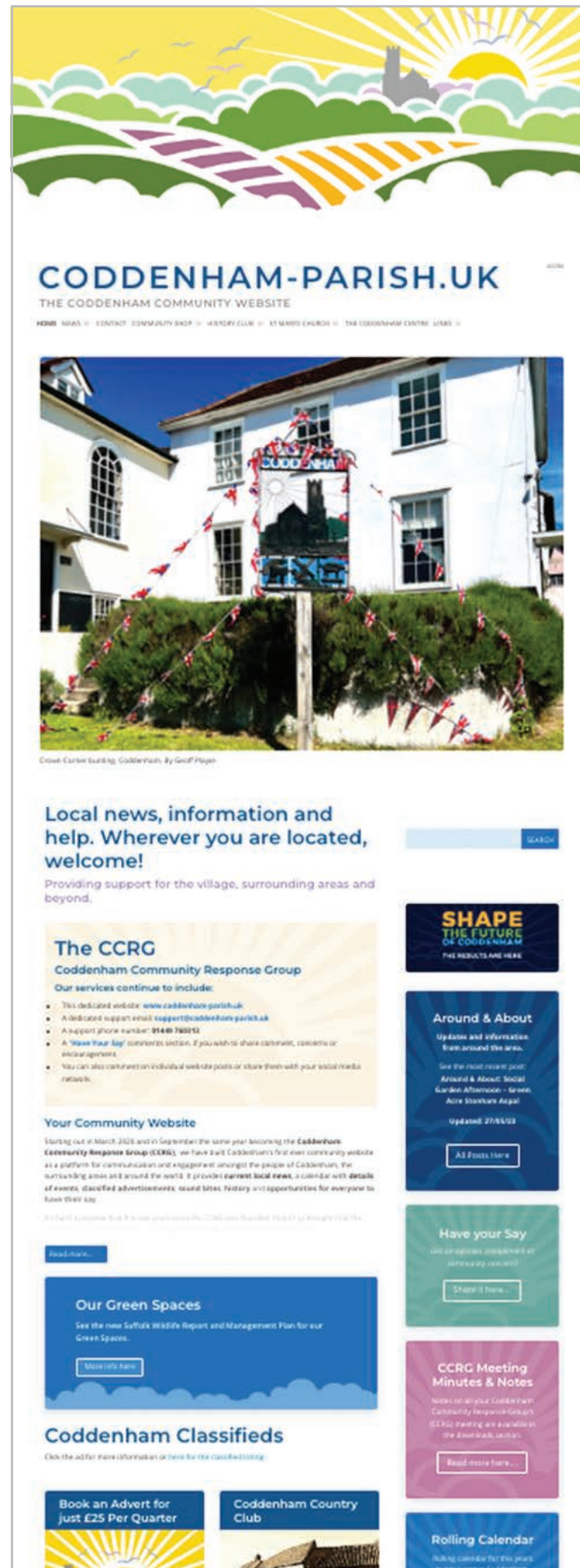
The Coddenham Community Response Group (CCRG) draws together the main organisations of the Parish, being:

- The Coddenham Centre
- Coddenham Community Shop
- Coddenham Country Club
- Coddenham Parish Council (The Parish Council only took a full part from Jan-2022)
- The Day Foundation
- The Gardemau Trusts
- The History Club
- St. Mary's Church and the Parochial Church Council (PCC)

Details of each organisation are available in Appendix 1.

The CCRG was born out of a community-based pandemic response and originally named Coddenham Covid Response Group to support neighbours who were vulnerable, shielding or just worried, reducing anxiety where possible. This included providing deliveries of groceries, ensuring residents were coping and didn't need help, which might be by phone or when the situation allowed, a socially distant chat on the doorstep through to making information available in terms of local vaccination centres and the availability of HMG and County and District Council help scheme via a dedicated community web-site.

Post pandemic the CCRG has been retained to maximise benefits to the Parish through collaboration, given that many volunteers within the Parish are shared across organisations, and that projects and events often require the involvement of more than one body to be successful.



2023-2030 Plan The Scope - what's included and what isn't

In simple terms anything we can do ourselves as a community or we have inherent powers to lobby for (HMG, SCC and/or MSDC) is included in the Plan. Apart from legal constraints, we are also limited by resources which, for the most part are the time given up by Parish volunteers and monies we can draw down on, be they from grants, donations or the Parish precept, after meeting our statutory obligations. Notwithstanding all areas that were included in 2022's Parish Survey are included in the scope of this Plan.

How The Plan came about and was developed

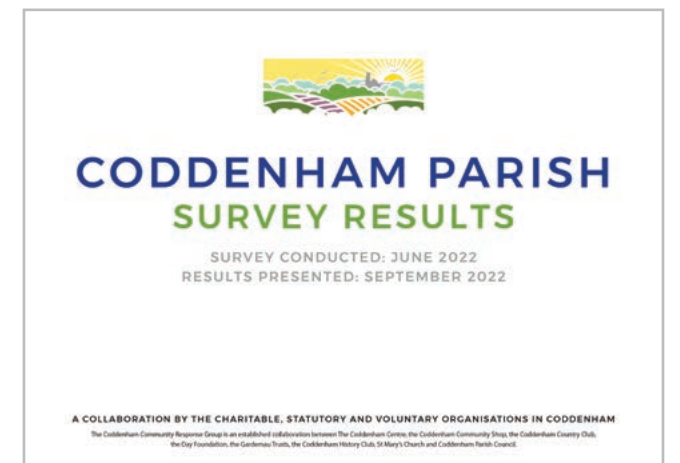
The pandemic and the community's response to it led to a discussion about what was good about Coddenham, what could be improved, what concerned the community and what advantages we had that could be leveraged. An embryonic SWOT was the result, but it was the view of half a dozen people, albeit drawn from the main organisations of Coddenham village (as opposed to the Parish) and without contribution from the Parish Council. At the beginning of 2022, the Parish Council became an active member of the CCRG and collectively it was decided to undertake a Parish Survey and to use it as the basis of a Parish Plan, enabling the community to build on the collaboration within the CCRG.

A draft set of questions was piloted with a small representative cross section of the Parish, with the resultant survey document hand delivered to all 279 households in June 2022. Unless otherwise agreed with the householder they were hand collected to. In total 140 survey forms were returned.

The results of the Survey were analysed and a summary of the results was presented in a booklet that was hand delivered to each household and presented at two Parish events in September 2022. A commitment was made to Parishioners throughout that we would seek feedback from them at every stage of the process and communicate progress.

This Plan has been developed with the Survey results being the most important input. As with all plans it will evolve and iterate, both through comments from stakeholders, be they residents, some of whom didn't or were unable to respond to the Survey, the County and District Council or other organisations which have a part to play in delivering its actions. The Parish Plan draws on County and District Council schemes and initiatives, including Suffolk's Green County, which provide expertise and grant aid. Here, theory hits reality!

The SWOT which appears as **Appendix 2** to this Plan includes the collective view of the original members of the CCRG, adjusted for the Survey responses from residents.



2022 Parish Survey - Summarised Results Specific Areas and Actions

The pages that follow outline the CCRG's proposals to address specific areas taken from the Parish Survey. They include Actions, which should be progressed over the next 18 months, some of which are already under active consideration, or have already been completed. It has taken a few months to produce this Plan, but there has been no delay in the work. However, progress across the board will require a broader cross-section of the community to become involved.

No formal target dates have been included for the completion of Actions, as they will be dependent on people stepping forward. However, 'suggested' end dates have been included, so as to act as a guide and to ensure we don't lose momentum. All groups responsible for taking initiatives forward will be asked to confirm the target dates they are working to prior to the end of 2023.

Thereafter the intention is that half-yearly reports to residents will be produced for each Area.



KEY

- Items in Purple are complete.
- Items in Green are work-in-progress.

Housing and Development

Background

Coddenham remains 'work in progress' as it has been for over two millennia. Increasing the housing stock and the number of households in a similar fashion to development in the recent past, preserves Parish character, supports diversity (including ages of residents) and encourages both new blood into the Parish and retention of the younger residents who wish to remain.

What you told us

1. Support for a modest increase in the number of dwellings, provided they are in keeping with the character of the Parish, respect the Conservation Area and are sited at locations which don't contribute to traffic related problems.
2. Desire for owner occupied starter/smaller homes, ideally for those with Parish connections.
3. Desire to attract young families, despite the challenge of school/healthcare proximity.
4. Parish needs to retain its mixed age group and not become an extended retirement home/dormitory.
5. There is concern that 2nd and holiday homes will limit availability for younger members of the community to remain.
6. Concern that the house in Love Lane and the former Duke's Head are derelict. The former has now been made good.
7. Concern that over time, Coddenham will become a suburb of Ipswich.

External considerations

1. No MSDC pressure to build, as already sufficient sites have been identified to meet current HMG plans to 31-Mar-2027. (Requirement 2,777 units; total supply 6,043 units, representing 10.88 years supply).
2. As a part of this Barham is expanding – the Churchfields development is about to commence.
3. Ribbon and especially junction development is happening along the A14 in Suffolk and its something that's likely to continue with support for Freeport East, which embraces Gateway 14 at Stowmarket.



What else?

1. As of 2022, Mid-Suffolk had 47,534 homes, of which 323 were long-term empty and 504 were 2nd homes – 1.7% in total.
2. As for traffic there is a trade-off between our own use and the impact of more of it on those who already live here.
3. Development has occurred over the past 25 years – Catherine's Hill, Mary Day Close, Bicker's Hill, Sharnford Meadow, Tower Hill, Pipp's Ford, Vicarage Farm and The Swallows.
4. Increasingly village communities have developed Community Land Trusts (CLT) to provide affordable housing in perpetuity under The National Planning Policy/ Rural Exception Sites.

2023-2024 Actions

1. Seek interest from landowners for the provision of a site where a modest development of affordable housing for members of the community might be built within a CLT. (By 30-Jun-24)
2. Support submissions for small scale developments of larger homes outside the Conservation Area, in hamlet or settings close to developments of a similar nature e.g., along the Old Norwich Road or at The Swallows. (Initially by 30-Jun-24 and then ongoing).

2025-2030 Vision/Ideas

1. Develop of housing development proposal for the Parish which maintains continuous development at levels experienced over the past 30 years, in a manner which limits any increase in village traffic volumes, does not encroach on the Conservation Area and is attractive to younger families, a 'mini' Neighbourhood Plan. (By 31-Mar-24, with annual review/refresh).



Green Spaces and Footpaths

Background

Coddenham Parish benefits from: Broomhill, Mill Hill, Three-cocked Hat, the Nucleus Plantation, the Recreation Ground, the Churchyard and the Burial Ground, which are maintained as wildlife havens and for the amenity of residents and visitors. Added to these spaces are numerous Public Footpaths that cross the Parish. Upkeep (and improvement) is overseen by the Parish Council, the Day Foundation, the Parochial Church Council and many dedicated volunteers, a band of Coddenham dwellers which profits from regular refreshment of new blood, ensuring that the current community and future generations experience the joy of living in a rural setting.

What you told us

1. The Parish's green spaces are regarded as major assets by the majority of residents.
2. The Parish's footpaths are popular with residents, many of whom use them at least once a week.
3. Residents would like to have more places to rest on walks and to take in views, subject to the permission of landowners and where seats are in keeping with the surroundings.
4. Some residents would appreciate better access is for those with disabilities or those with child buggies (of an off-road type).



External considerations

1. As a component of Net Zero by 2050, HMG is committed to increasing tree coverage, from an existing 14.5% (including hedges and copses etc) of land use to 17.5%. (DeFRA Apr-22).
2. Whereas woodland cover has almost doubled in the past 100 years, most has come from non-native species, resulting in a decline in woodland wildlife. (Woodland Trust 2021).

What else?

1. The Parish's green spaces and footpaths are a draw for many outside the Parish, who in turn bring custom to the Shop especially.
2. All work undertaken in Coddenham's green spaces needs to be shared with the community, so that its purpose is understood.





2023-2024 Actions

1. Implement Trust status for Broomhill and extend to Mill Hill and Three-cocked Hat to provide greater level of protection. (By 30-Nov-23).
2. Engage Suffolk Wildlife Trust (SWT) to undertake a survey of all green spaces owned by Parish organisations to ensure we're doing everything we can to support wildlife diversity.
3. Undertake a safety survey of all trees on green spaces owned by Parish organisations and undertake necessary work to make our green spaces safe to use. (By 30-Nov-23).
4. Re-establish Parish working parties to make our green spaces something many parishioners have a personal stake in.
5. Undertake a full survey of the Parish's footpaths and produce a plan of work to remediate any failings with signage etc. (By 30-Sep-23).
6. Update and re-publish the Natural History Trail, to incorporate the Coddenham Nature Trail, incorporating all the Parish's green spaces excluding the Burial Ground, for the Parish's young. (By 30-Sep-23).
7. Produce a leaflet detailing footpaths within the Parish, working with adjacent parishes to also define those which complete circular walks e.g. that which takes in The Hut and St. Gregory's Church in Hemingstone and which might also encompass some of the historical and archaeological sites locally – build on the longevity of settlement. (By 30-Nov-23).
8. Install additional seating on Broomhill, similar to the current benches and seek to extend to the Nucleus Plantation and Mill Hill. (By 30-Sep-24).
9. Re-publish the Conservation Area Appraisal 2008, ensure that its boundaries are understood and the Conservation Area is maintained. Consider a further reappraisal by MSDC. (By 30-Nov-24).
10. If funding is forthcoming, consider installing wildlife cameras on Broomhill and Mill Hill/Nucleus Plantation to identify nocturnal fauna. (By 30-Jun-24).

2025-2030 Vision/Ideas

1. Establish a Parish body to provide over-arching guidance for the Parish's green spaces and to coordinate and resource work that needs to be done and to enhance and ideally extend them. (By 30-Nov-24).
2. As money allows to increase access for those with disabilities and those with very young children; and establish further places to sit within the green spaces, working with landowners and Suffolk County Council. (Ongoing).
3. Work with adjacent parishes and landowners to improve public footpaths signage and to reinforce the countryside code. (Ongoing).
4. Work with landowners, the Woodland Trust and other organisations to plant more native trees in the Parish. (Ongoing)
5. Determine an educational programme in conjunction with SWT to encourage the younger members of the Parish to become active 'Green Space' advocates. (By 31-Mar-25 and ongoing).
6. In conjunction with SWT, develop an annual household survey of wild birds and animals within the Parish. This might be a sample or full, all ages or just under 18s, using a tick list of known species or free-form. (By 31-Mar-25 and ongoing).

Roads and Traffic

Background

Coddenham Parish is bisected to the far south by the A14 trunk road and running parallel to it, the Old Norwich Road, which forms part of a residential neighbourhood. Running south-west to north-east through the Parish and the village is the B1078, which links the A14 with the A12 at Wickham Market, as well as being the Village's route to the trunk road network and the nearby town of Needham Market. Since 2009, the B1078 through the Village has been listed by Suffolk Highways as a Designated Lorry Route (DLR), despite on several occasions in documents produced by the Council that the Village High Street is inappropriate for such purpose.

What you told us

1. The number one issue for residents, by some margin.
2. HGVs – Coddenham village should not be on a Designated Lorry Route (DLR).
3. Speeding – a problem on the B1078, the Old Norwich Road and in School Road.
4. Congestion in the High Street – in part to lack of enforcement of 7.5T East to West limit.
5. Pollution and damage to buildings/the bridge and a threat to life.
6. Walking, cycling and riding are unpleasant/dangerous.
7. Increasing incidents of road rage.

External considerations

1. We are all dependent on HGVs to deliver the goods we buy.
2. Suffolk County Council has little financial capability for significant highways changes, beyond those already approved for the period to 2030.
3. Increased use of electric vehicles by road users (including delivery drivers) should limit the impact of pollution.
4. Approval of Sizewell C may well increase B1078 traffic, but might also make funds available to mitigate its impact.

What else?

1. Traffic was the main issue in previous parish surveys.
2. Traffic volumes/timings have changed due to the pandemic, but are returning to the previous norm.
3. The shop will be adversely affected if car/van traffic is reduced. (Shop viewed as a desirable facility by many households).

2023-2024 Actions

1. Re-establish ongoing working relationship with Suffolk Highways, Trading Standards and Suffolk Police.
 2. Negotiate Suffolk County Council Highways to undertake a review of the DLR through Coddenham.
 3. Undertake a series of regular data collection: volume/type of traffic and pollution. (30-Sep-23 and then every 3 years).
 4. Purchase an APNR camera to catch drivers flouting the East/West 7.5T limit in Coddenham Village. (30-Nov-23).
 5. Commence a programme to improve pavements/ walkways within the Parish. (31-Mar-24 and then ongoing).
- With Suffolk Police consider undertaking regular speed checks. (Ongoing).

2025-2030 Vision/Ideas

1. Re-route the DLR away from Coddenham Village, mitigating its impact in the interim. By 30-Nov-26).
2. Reduce the speed limit on the Old Norwich Road in the Parish from the National Speed Limit to 40mph. (By 30-Nov-26).
3. Make The Hollows a Quiet Lane. (By 30-Nov-26).
4. Funds permitting, seek to improve the impact of traffic in Coddenham Village. An Options Paper, drawn from suggestions from residents is included as Appendix 5. This isn't exhaustive or fully researched, but provides some indication of the challenges of alternative schemes. (By 30-Nov-26 and ongoing).



Community Hubs

Background

Although having a population of just over 600, Coddenham benefits from five social hubs; Coddenham Community Shop (Café), Haysel House, St Mary's Church, The Coddenham Centre and The Country Club. All serve residents, those from adjacent parishes and in the case of the shop and the church, visitors and passers-by. Up until 2014 there was a 6th hub in the form of the Duke's Head Public House. Its lack of parking, limited space and siting on the High Street contributed to its closing. It now has planning permission to turn it into a dwelling.

What you told us

1. Many want to see a Pub added to the list of hubs.
2. Better use can be made of the Church, beyond its religious use e.g. music recitals, historical tours.
3. At The Coddenham Centre more evening events and 'non-activity' based classes/clubs: singing, gardening, painting, books, are required.
4. Better information as to what's available.
5. Greater reach for those outside the Village – all current hubs are in the Village.
6. Add a regular café facility at The Coddenham Centre.

External considerations

1. In the 2021 Census, Mid Suffolk household returns showed 49% of residents describing themselves as Christian (all denominations), 44% of having 'no religion', 1% having other religious beliefs and 6% not stating a religion.
2. 7,000 pubs have closed in England and Wales in the 10 years to Jul-22 (Altus).

What else?

1. All Parish hubs are dependent on volunteers, often the same volunteers. By adding another hub (a Pub) care needs to be taken that we don't take from what we already have.
2. The same is also true of custom. We need to guard against a further hub taking from the existing hubs, making them less viable.

2023-2024 Actions

1. Extend the volunteer base: Ask each household if they can provide voluntary help (if they don't already), providing them with examples/vignettes of what is available, from one-off activities to regular shifts. (By 30-Sep-23 – inclusion in Summer Parish Council Newsletter and by ongoing campaign).
2. Consider ways that might extinguish the residual debt from the building of The Coddenham Centre, held by the Parish Council and met from the parish precept, to provide capacity to support other hubs and community activities, whilst maintaining the precept at a level acceptable to the majority of households. (By 30-Nov-23).
3. Establish a group of interested parishioners to consider the viability of a Pub (in some form) and to produce a case for it or not. (By 30-Nov-23).
4. Regularly communicate availability of 'new joiner packs' for those moving into the community. Encourage neighbours, especially those outside the Village envelope to advise of 'new arrivals'. (Ongoing from 30-Jun-23).



5. Progress suggestions in Survey responses

- a. The Coddenham Centre –
 - i. Farmers/Food Markets: following the pilot even in Dec-22, hold markets periodically, depending on demand and availability of stallholders.
 - ii. Cinema nights: subject to finding a new vendor, recommence regular showings in 2023/4.
 - iii. Lunches/Barbecues: continue with monthly Sunday brunches in the warmer months and event-based lunches ad hoc. Explore piloting an (evening) barbecue in summer 2023, subject to volunteers being available.
 - iv. Team Quiz Nights: implemented successfully, with the last one held in Feb 2023.
 - v. Table-top Sales: re-establish if someone comes forward to run them. Needs additional volunteer support. (31-Mar-24).
 - vi. Themed Nights - Greek/Italian: as pre COVID these were run with film equipment, once a new vendor is in place consider a pilot event. (31-Mar-24).
 - vii. Cheese and Wine Evenings – if a host (in the Parish) and supplier step forward then hold a pilot event. (31-Mar-24).
 - viii. Bierfests – if a host (in the Parish) who can engage a beer supplier and a band, steps forward then hold a pilot event. (31-Mar-24).
 - ix. Events for Under 16-year-olds and 16 to 19 year olds: ideas and volunteers to be sought from parents, following which pilot events will be run if there is sufficient support, supervision and safeguards. (30-Nov-24).
 - x. Sporting Tournaments: to be considered for the next parish Fete which will take place in 2024. (30-Nov-24).
- b. Coddenham Community Stores
 - i. TBD
- c. Coddenham Country Club
 - i. TBD
- d. St. Mary's Church
 - i. TBD

2025-2030 Vision/Ideas

1. Implement the recommendation of the Pub (Alternative Hub) Working Group. (By 31-Mar-27).
2. Consider the formation of a charity which, in keeping with other similar charities in other villages e.g. the 'Friends of Barkway Church' will assist in the preservation, repair and maintenance of the fabric of the church and major fittings and ornaments of the church. It will also foster interest in the preservation of the church throughout the Parish and among all who live in the Village or have reason to care for the well-being of the church building and its environs. (By 30-Jun-25).
3. Leverage the anniversaries of historical Parish events or regularly held past events e.g. fairs or markets e.g. similar to that held annually in Barkway, Herts, which raises significant income for Parish organisations. (By 30-Jun-25 and ongoing).
4. Over the years The Coddenham Centre has been repurposed, but more could be done. Development of a Coddenham Hubs' Strategy is a logical step that we should take to ensure that the Parish's organisations and residents are fully catered for in future. (By 30-Nov-25).



Engagement and Communication

Background

“A house divided against itself cannot stand”
Abraham Lincoln

Coddenham has a strong community with Parish organisations which in recent years have worked together for the common good through an umbrella body, the Coddenham Community Response Group

(CCRG). Common purpose is vital in a relatively small Parish, something that became clear when there was disagreement in late 2021. Although much was achieved in 2022 – including undertaking the first Parish Survey since 2000 – to re-establish cooperation and include more residents in activities. Continued success requires ongoing work.

What you told us

1. Residents don't always know what is happening in the Parish; this being especially true for those living outside the Village.
2. The most common means of learning about what is happening currently are: word of mouth, the Ten Village News, the Parish Council Newsletter, Website, Posters and Noticeboards.
3. There is still a feeling of them and us between those living at Green Hill and the rest of the Village.
4. There is no 'one size, fits all' for communicating Parish news and upcoming events. Residents use different channels and prefer information in different formats.
5. More and different social events.

External considerations

1. All layers of government and political parties have schemes to promote community, in many case making grants available to support initiatives.
2. Alongside there is an increasing shift in HMG (and that of other parties) to 'localism' e.g. all residents playing a part – large or small - in taking responsibility for their own areas, utilising the financial support and expertise that is provided periodically in the form of grants/initiatives through local authorities and NGOs. This is a significant change, but those communities which embrace it are more likely to be 'net gainers' and to experience the changes they want, rather than being subject to change being foisted on them.



What else?

1. Currently, much of the 'volunteering' to organise and run events falls to a limited number of people in the Parish.

2023-2024 Actions

1. Provide all households with details of how they may access information including the Parish calendar. (Ongoing from 31-Mar-23).
2. Update the list of vulnerable householders to one that is Parish-wide and develop an engagement commitment e.g. in bad weather or when there is a sustained power cut. Hopefully we won't face another pandemic in our lifetimes. (By 30-Nov-23).
3. Publish a 'rolling calendar of events' on a regular basis through all channels. (Ongoing from 31-Mar-23).
4. Erect and maintain Notice Boards in Coddenham Green and on the Old Norwich Road (By 20-Nov-23).
5. Undertake a review of the 'Warm Space' initiative. Look to amend / extend throughout the greater part of the year, subject to funding/continued volunteer resourcing, primarily for residents in their third age, bringing people together and mitigating incidences of loneliness. For some it could act as an introduction to other events/activities. Consider branding it 'Community Connections', encouraging wider attendance – bring a local friend / neighbour. (By 30-Sep-23).
6. Develop a plan to attempt to extend the very successful Mothers and Toddlers Group, subject to funding, additional storage and paid or additional volunteer resourcing, promoting it across the Parish, to part mitigate the isolation of new mums, share experiences and to aid child development. (By 31-Mar-24).
7. Host regular trial events to bring the community together, building on survey feedback. (Ongoing).
8. Instigate a drive to encourage a greater pool of volunteers by providing clear profiles of volunteering opportunities – so no one feels an ongoing obligation and that volunteering is open to all. This should be an ongoing campaign 'start small volunteering'. (Ongoing from 30-Jun-23).
9. Retain the CCRG as a clearing house for information sharing and oversight of the working groups, which should be asked to produce formal updates twice a year on a rolling basis for sharing with parishioners. Consider refreshing the nominees from member organisations at least annually. (Ongoing from 30-Jun-23).
10. History Club: consider 'interviewing' longstanding members of the Parish to build a living archive, so knowledge and wisdom is retained in the community, for those who follow. (Ongoing from 30-Jun-23).
11. Re-establish the Harvest Supper. The form it takes will require careful thought. For example it might be a simpler version of the Coddenham Charity Ball, with tables auctioned for a minimal sum, with diners to BYO their own courses or a modest ticket price and a provided simple meal – soup, main and cake/ice cream – to the use of outside caterers and a higher ticket price. It should be as inclusive as we can make it. (By 31-Oct-24).

2025-2030 Vision/Ideas

1. Design a regular programme for community get-togethers; this should include at least two 'whole Parish events' per annum e.g. a Fete; Parish Picnic, anniversary events, Christmas party. (Ongoing from 01-Jan-24).
2. In response to the survey and taking account of feedback from trial events develop a schedule of regular opportunities to interact for all sections of the Parish. This might include extending, relocating and/or republishing details the weekly 'lunches' at Gosbeck for those alone and/or in their third age; Mothers and Toddlers; a resurrection of the WI (or a collaboration with another parish); a monthly gardening group; a quarterly supper club. (By 31-Mar-25 and ongoing).



WE ARE NOW FOSSIL FUEL FREE!

THE CODDENHAM CENTRE

EVEN MORE FOR THE SUMMER @THE CODDENHAM CENTRE

MONDAY	TUESDAY	WEDNESDAY
9:30 - 11:30 Workout Nordic Walk. 10am - 11pm NEW Silver Swans Ballet. 14:00 - 17:00 Carpet Bowls. 19:00 - 22:00 Badminton Club.	9:45 - 11:30 Wellness Nordic Walk. 09:30 - 13:30 Little Rainbows Baby Sensory - 3 classes. 18:00 - 20:15 Pilates with Tracy. Level 3 18:00 - 19:00 Level 2 19:15 - 20:15	09:30 - 11:00 Toddler Group. 10:00 - 12:00 Coddenham Tennis Club. 19:30 - 22:00 Carpet Bowls.
THURSDAY	FRIDAY	SATURDAY
9:15am - 10am Cardio Tennis. 11:15am - 12pm Walking Tennis. 13:45 - 15:00 Dru Yoga over 50s Classes. 16:30 - 21:30 Ballroom Dance Classes.	09:30 - 10:30 Friday Fit Club-HIT - bring your little ones. 11:15 - 12:15 Pilates with Tracy.	9:45 - 11:30 Weekend Nordic Walk. Call us to book or create your own event!

MONTHLY:
Coffee Station & Cheese Refills - 3rd Sunday of the Month. "Ploughman's Chatter" - 28th April, 26th May.
5 Rhythms Dance - 2nd Sunday of the Month. Scrapbooking Workshops, Greeting Card Workshop - check website for dates.

EVENTS TO LOOK OUT FOR:
Market Brunch, Browse, Buy and Brunch inc Entertainment - 23rd April 10.30 - 2pm.
CORONATION BRUNCH - Sunday 7th May, 10.30 - 2pm. Bar & non-stop entertainment.
Introducing Rinaldi's Italian Kitchen - 3rd June.
Market Brunch - 2nd July 10.30 - 2pm (food). Browse, Brunch and Buy Again.
Centenary of Guggins' Shop - Afternoon Tea and Entertainment, 22nd July 2pm - 4.30pm.
The Coddenham Picnic - 2nd September 2pm - 4.30pm. Bar & Entertainment. All Welcome.
Caldix - 21st October 7.30pm - 11pm. Bar, Fun & Dance.

PLUS
Vehicle charging points. Bookable tennis (indoor & outdoor), table tennis, bowls, basketball and free open air gym, children's recreation area including zipwire. We welcome volunteer support for all our activities and events.

THE CODDENHAM CENTRE
A CENTRE FOR RECREATION, CELEBRATION, LEARNING, SPORT & ENJOYMENT - ACCESSIBLE TO ALL
Mary Day Close, Coddenham, IP6 9SE. Tel No: 07720 286532. Web: www.thecoddenhamcentre.co.uk. Email: enquiries@thecoddenhamcentre.co.uk
Registered Charity No: 118204. ADBPFT028231429. Printed on sustainable resources.

THE CODDENHAM CENTRE

Be in it To bin it!

Coddenham Cares
Join our next Community Litter-Pick

Date:
3rd September
Time & Location:
10.30am-12.30pm
at The Coddenham Centre

THE CODDENHAM CENTRE
RECREATION, CELEBRATION, LEARNING, SPORT & ENJOYMENT - ACCESSIBLE TO ALL
Mary Day Close, Coddenham, IP6 9SE. Tel No: 07720 286532. Web: www.thecoddenhamcentre.co.uk. Email: enquiries@thecoddenhamcentre.co.uk
Registered Charity No: 118204. ADBPFT028231429. Printed on recycled paper.

Energy Conservation and Recycling

Background

The groundswell of global opinion is that for the planet to remain habitable for most of its inhabitants, including human beings, we need to de-carbonise (and remove several other greenhouse accelerators) and better use the world's resources over the next couple of decades. Delivery will come from major initiatives, but also lots of small steps taken by communities across the planet. Parishes like Coddenham are challenged by not being on mains heating and don't have a particularly robust electricity supply. Consequently, Coddenham is likely to only derive limited benefit from major HMG initiatives. It will therefore both need to lobby hard and make any changes it can do itself. Anything we do will better prepare ourselves for the future and condition our mindset to travel along the right path.

What you told us

1. 88% of those responding to the survey said they would consider supporting a local solar or wind farm if it led to a reduction of their electricity bills.
2. 37% of survey responses were concerned that heating was predominately oil based.
3. 31% of responses to the survey cited 'power network resilience' as being an issue.
4. 19% of responses mentioned the dearth of EV chargers, especially for those without their own off-street parking, notwithstanding the additional cost of electric cars.
5. Several responses asked for additional central recycling e.g. batteries, paper, cardboard, plastics, small electricals, tetrapacks.

External considerations

1. HMG, alongside the governments of many other developed and emerging countries has made a commitment to be carbon neutral by 2050.
2. HMG has made a commitment to reduce household emissions by 15% before 2030.
3. Suffolk's 'Creating Greenest County' initiative has been running since 2007 working with local communities and businesses to help them realise the economic benefits of reducing their energy consumption, adapt to climate change and enhance their natural environment, with the aspiration of making Suffolk carbon neutral by 2030.
4. Suffolk Warm Homes Scheme provides help to low income and vulnerable households to improve their energy efficiency, by improving insulation through to the provision of solar panels in some cases.

What else?

1. Forty-two (out of 279) properties within the Parish are Listed.
2. There is no mains gas in the Parish, so most heating is oil based.
3. Swaffham Prior in Cambridgeshire, has become England's first heat-pump village, with the intention of offering connection to all 300 homes, without the need for significant change to interior pipework. The scheme is being considered by several other parishes.
4. Retrofitting energy saving measures isn't always straightforward and can offer limited benefits.
5. For carbon neutrality by 2050 to be a realistic goal planning, especially for infrastructure will need to be accelerated significantly, meaning there will be limited grounds and opportunity to object. Tell rather than sell.

2023-2024 Actions

1. Form an Energy Conservation and Recycling Group made up by interested residents to formulate, direct and oversee and resource initiatives and communicate on their progress. (By 30-Sep-23).
2. Install solar panels and LED lighting at The Coddenham Centre, building on the implementation of air source heat pumps and improved insulation in 2021.
3. Carbon audit of the premises of Parish organisations. (By 30-Jun-23).
4. Householders (households need to opt in) audit of heat loss using an infra-red camera, to support future initiatives. (By 30-Nov-23).
5. In conjunction with MSDC, add/trial bins to recycle other items at The Coddenham Centre e.g. a 'Pink Bin' for small electrical items and one for Tetrapacks.
6. Develop plans to reduce the carbon footprint of each Parish organisation. (By 30-Nov-23).
7. Periodically remind residents what can be recycled and where (green bins, The Coddenham Centre etc), what recycling symbols mean and what is regarded as best practice. Produce a leaflet with MSDC. (By 30-Nov-23 and annually).
8. Engage National Power Networks to fully understand powerline challenges in the area, their mitigations and how we can best minimise outages for residents. (Nat. Power's communication process is pretty good, but we should probably ensure everyone is aware of it and tie this back into the 'vulnerable persons' list so we can check on residents if there is a prolonged outage). (By 30-Jun-24).
9. Working with SCC, MSDC, other organisations and in conjunction with other parishes consider schemes that would make a meaningful improvement to Coddenham's carbon profile and make formal recommendation for taking a proposal to the to the next level. (By 30-Jun-24).

2025-2030 Vision/Ideas

1. Add to the types of items that can be recycled at the Coddenham Centre, working with MSDC. (By 30-Jun-25).
2. If the recommendation in 2023-2024 Actions number 8 above receives community support progress with it through to implementation. (Ongoing from 01-Jan-25).

Public Transport

Background

The public bus service is used by just under a quarter of households in the Parish. This includes the school bus service and those without access to a car or who wish to limit the use of the car they have. The current 116 public service runs 4 times a day in each direction (to Debenham and Ipswich), Monday to Friday and 5 times on Saturdays.

What you told us

There is no public transport provision from most of the Parish including the Village to Needham Market (Health Centre) or Stowmarket (trains travelling west). Currently residents need to travel into Ipswich and then on to Needham Market and Stowmarket, repeating the journey in reverse; a day long trek, even if services run to time.

Services to Ipswich and Debenham are often affected by road closures, meaning they don't run or stop shy of the Village.

School bus services are split by catchment area, meaning that there is a cost to attend a school outside the area even if the bus isn't full.

116 Ipswich reds Village Links

bus connections between
Ipswich calling at
 Henley Crowfield
 Coddenham Pettaugh Mickfield
Stonham Aspal
Debenham

let's get on the move again...

- avoid cash, pay contactless or buy in advance on the First Bus app
- sit away from others in available seats
- keep the windows open for ventilation
- wash your hands often, before & after you travel
- keep your distance from others
- avoid eating or drinking
- press the bell and remain seated until we have stopped
- cough or sneeze into a tissue or the inside of your arm & take litter with you

...and all passengers must wear a face covering - unless they have an exemption

for more information: firstgroup.com/easterncounties
 or to get in touch: Customer Services 0345 646 0707
 @Firstpswich
 Contact us at: firstgroup.com/easterncounties
 Traveline: www.traveline.info 0871 200 22 33
 how was your journey? take two minutes to tell us at: tellfirstbus.com

External considerations

1. Katch (call-a-bus) service in East Suffolk axed by SCC in Dec-22, as average use was 20 journeys a day. A 12 months' contract has been signed for a replacement and extended service, but it's continuation beyond the end of 2023 is usage dependent.
2. MSDC budgeted for two on call buses for fiscal year 2023/24.
3. SCC has established an Enhanced Bus Partnership Passenger Interest Working Group to seek to improve bus services.

What else?

1. Increasingly 'health care' is being delivered virtually using technology both to monitor and to communicate, reducing physical consultation.
2. Due to the continuing issues with GP service provision at Needham Market Country Practice, there is some evidence of residents moving their primary health care needs to Debenham Health.
3. With rising fuel and labour costs, bus companies are finding it increasingly difficult to justify many rural services. This could put the existing services to Debenham and Ipswich under threat.
4. Most regular buses still run on diesel and will likely be phased out in the next 5 years, meaning that they either need to be replaced like for like by an electric vehicle or through service withdrawal.

2023-2024 Actions

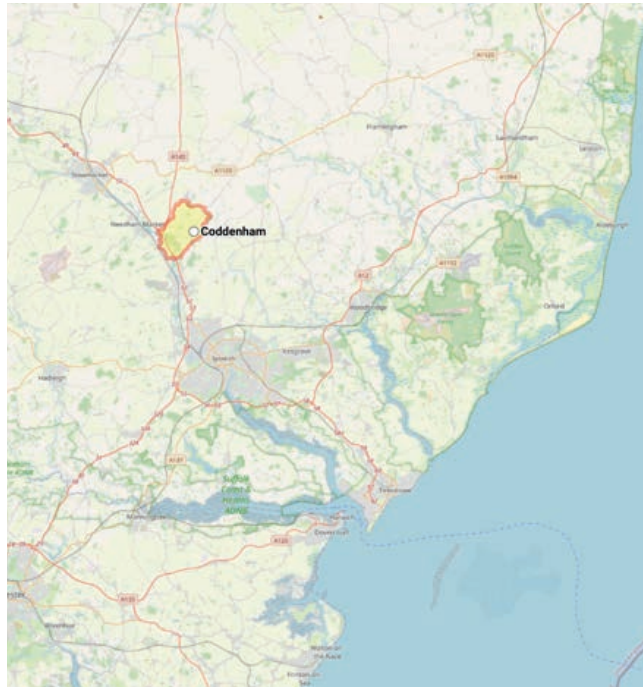
1. With SCC and MSDC determine a proposal for an 'on call' bus service to support Coddenham residents to serve Needham Market and Stowmarket. (By 30-Nov-23).
2. Research 'voluntary taxi services' offered in other local communities, which effectively link vulnerable members of the community with those with transport who might be able to take them for medical appointments etc.. To a large extent this already happens with residents of Mary Day Close. (By 30-Jun-24).

2025-2030 Vision/Ideas

1. With SCC and MSDC ensure that Coddenham has a viable public transport service to enable residents to travel to/from: Debenham, Ipswich, Needham Market and Stowmarket. (By 30-Nov-25).

Appendices

Appendix 1 Coddenham



Location

Coddenham is located at an average distance of 10km north of Ipswich, Suffolk and centred on the National Grid Reference (NGR) TM 133542. It's nearest town is Needham Market, 1km to the east of the Parish's western boundary. The A14 between Stowmarket and Ipswich cuts across the bottom of the Parish, south-east to north-west, with a roundabout exit off the A14 (J51) providing access to the A140, a former Roman road, which heads north to Norwich and which interrupts the route of the B1078 from Needham Market to Wickham Market, which runs north east through Coddenham Parish including the Village itself.

Geology

Coddenham is located in an area of freely draining lime rich soils, which bedrock was formed approximately 71 to 86 million years ago. The higher area of Coddenham Green has a lime-rich loam and clay soil which is highly fertile, but with limited drainage. Shrubland and the south of the Parish, being closer to the banks of the River Gipping, have free draining and slightly acid loam soils which have lower fertility.

The highest point in the Parish is over 65m above sea level, with the lowest point being just over 12m above sea level.

History

There is evidence that the land that forms Coddenham Parish today, has either been regularly visited/settled in some form by humans for some 10,000 years plus. Key periods/dates are:

Mesolithic (15,000-5,000 BCE): worked flint tools found to the south of the Parish at Pippes Ford.

Neolithic (5,000-2,500 BCE): arrowheads found close to Valley Farm.

Bronze Age (2,500-700 BCE): hunting items and tools found in the vicinity of Vicarage Farm

Iron Age (700 BCE-43 CE): post holes have been located at shrubland and pottery shards and coins found at Vicarage Farm. Signs of Iron Age occupation has also been seen under later Roman settlement.

Roman period: Two 1st century forts close to the southern boundary of the Parish in the Gipping Valley, known as Combretovium, are thought to be part of the largest roman settlement in Suffolk.

5th century: Acknowledged as being the first settlement at the location of the current Village.

Late 7th century: Anglo-Saxon burials on the site of the Shrubland Quarry, including the 'Lady in the Bed'

1086: Domesday Book: 19 entries for Coddenham (96.5 households), with the largest estate being part of the estate of William 1 half-brother, Bishop Odo of Bayeux.

1557: Thomas Spurdance, resident of Coddenham, burned at the stake in Bury St. Edmunds, having refused to return to the Catholic faith.

1756: The opening of the School by the Educational Foundation founded by Lady Catherine Gardemau, to teach 15 poor boys and 15 poor girls to read, write and cast accounts.

1909: Coddenham's windmill, situated at Mill Hill, was demolished. It stopped working in 1900, having ground the Parish's corn since 1811.

1973: the village of Coddenham was designated a Conservation Area. This was extended in 1983.

1985: Death, at the age of 99, of Canon William Lummis MC who wrote the History of Coddenham.

2006-11: Test pit archaeological excavations undertaken in and around Coddenham Village, by the University of Cambridge, in conjunction with local schools.

Environment

Conservation Area

<https://www.babergh.gov.uk/assets/Conservation-Area-Appraisals/Coddenham2008CAA.pdf>

Population

There has been minimal population growth in recent years despite an increased number of houses. According to 2021 census data, the Parish's population stood at 625, compared to 620 in 2011, 551 in 2001 and 522 in 1991 a figure that had been almost static for the previous 20 years.

The median age of the population has increased from 34 to 47.8 years old over the 50 years between the 1971 and 2021 dates. The 2021 median age is significantly higher than the current UK average of 40.7 years and is slightly below that for the East of England which is 41.1 years.

2021 Census breakdown of the Parish's population by age band:

0-17 years	111
18-64 years	356
65 plus	158

2021 Census data for Coddenham Parish provided by the Office of National Statistics is located at:

<https://coddenham.parish.uk/census/>

Housing and Households

71.7% of households are of 1 or 2 people.

Of the 274 dwellings caught by the Census, 149(54.4%) were detached, 88 (32.1%) were semi-detached, 29 (10.6%) were terraced, 4 (1.5%) were marked as part of a converted building and 4 (1.4%) were marked as 'Other'. A year later, the Survey indicated there were 279 households in the Parish which given the impact of the pandemic on the Census data, is aligned.

In terms of tenure: 117(42.7%) of properties were owned outright, 83 (30.3%) were owned with a mortgage and 74 (27.0%) were rented.

14(5.1%) of households had no car or van, 92(33.3%) had one vehicle, 114(41.3%) had 2 vehicles and 56(20.3%) had 3 or more vehicles.

Although 50 buildings are listed, but not all of them are dwelling properties. In some cases, the listing covers more than one dwelling. In total 42 dwellings are listed.

Coddenham's listed properties.

<https://britishlistedbuildings.co.uk/england/coddenham-mid-suffolk-suffolk#.ZAHbBy-IOUE>

Other data and trends

2011 Anglo-Saxon Cemetery at Shrubland Hall Quarry Report

<https://eaareports.org.uk/publication/report139/>

2006-11 Coddenham Archaeological Digs Report

<https://archaeologydataservice.ac.uk/library/browse/issue.xhtml?recordId=1142352>

Residual debt from building The Coddenham Centre

To build what we now know as The Coddenham Centre, the then Parish Council, which owned the facility took out two loans with the Public Works Loan Board (BWLb), which are due to be repaid on 30-Jun-2027 and 30-Jun-2030 respectively. This amounts to a total annual repayment of £13,135, which is met from the Parish Precept e.g. council tax payers, although in some years it has been covered by donations from generous benefactors.

Parish organisations

Coddenham Community Shop

<https://www.coddenham-parish.uk/community-shop/>

Coddenham Community Shop is a community owned enterprise and staffed by a manager and volunteers, which 6 days a week sells a wide range of provisions and gifts, to both local residents and those passing through the Parish. It also has a café serving non-alcoholic beverages and a range of seasonal food.

Coddenham Country Club

<https://www.coddenham-parish.uk/coddenham-country-club/>

The club occupies the attached outbuildings of the former Crown public house plus the timber framed and clad building of the former working men's club. It is a 'not-for-profit' community hub, wholly run by volunteers, providing alcoholic and non-alcoholic drinks for its members. New members are always welcome, with annual single and family memberships at a very reasonable cost. Visitors are also welcome to come and try!



The Day Foundation

<https://www.coddenham-parish.uk/website-supporters/the-day-foundation/>

The trust is a non-profit making charity run by five voluntary trustees; mostly from the local area. Established in 1987 and endowed by the Day family, the principal object of the charity is to assist older people in Coddenham and the close surrounding area, to stay in the place they have always known and with the people with whom they are familiar. The foundation owns and manages Haysel House, an Almshouse of 20 single and double bedroom units, together with three properties, tenanted to local people/families. The Foundation is a key supporter of the Coddenham community.

The Gardemau Charities

<https://www.coddenham-parish.uk/website-supporters/the-gardemau-charities/>

Founded in the 18th century as bequests by the Vicar of Coddenham, the Rev Balthazar Gardemau, a Huguenot refugee, and his wife Lady Catherine Gardemau (nee Bacon), the now three Gardemau charities provide grant support for Coddenham community projects and for those outside the Parish, but used by parishioners.

History Club

<https://www.coddenham-parish.uk/coddenham-village-history-club/>

The Coddenham Village History Club was founded in 1985 through the legacy left by Canon William Murrell Lummis MC in the form of a written History of Coddenham compiled by both him and his father over many years. It is open to all on payment of a small annual subscription and provides regular talks and visits throughout the year, as well as maintaining the Parish archive.



St. Mary's Church

<https://www.coddenham-parish.uk/st-marys-church-coddenham/>

The parish of Coddenham is part of the North Bosmere Benefice, within the Deanery of Bosmere in the Diocese of St Edmundsbury and Ipswich. St Mary's is a Grade 1 Listed Building, dating from the mid 14th century, providing, regular services of Morning Worship, Holy Communion and Evening Prayer, alongside services on important days in the church calendar – Christmas (the carol service, Crib and Christingle, Midnight Mass and Christmas Day Praise), Palm Sunday walks (with donkey!), Easter (Good Friday and Easter Day), Mothering Sunday, Pentecost, Harvest and Remembrance Sunday, all of which are very well attended.

The Coddenham Centre (including the Recreation Ground)

<https://www.thecoddenhamcentre.co.uk>

Opened in 2004 by The Princess Royal, Princess Anne, the facility was transferred from Coddenham Parish Council to a new charity and renamed in November 2019. The Coddenham Centre (TCC) provides a full sized sports and entertainment hall and separate meetings room, suitable for a wide range of uses, from sports to gala dinners, theatre productions, film showings, parties, meetings or receptions. This is supported by ample parking, a commercial kitchen and significant outdoor space, including tennis courts, a football pitch and a childrens' playground.



Parish amenities

Broomhill

Acquired by the Parish Council in 1987, Broomhill is Britain's first 'pocket park', consisting of 3 acres of deciduous woodland (largely oak) and steep grassland. It is managed by the Parish Council and maintained by a group of volunteers, supplemented by specialist contractors when required.

The Burial Ground

Founded in 1895, the Burial Ground is the Parishes cemetery for those residents who choose to be interred. It is maintained by the church. Increasingly the Burial Ground has taken on an extra role of adding to Coddenham's green spaces, with wild flower seeds from the Churchyard at St Mary's Coddenham, being sown to create another habitat for nature among former parishioners.

The Churchyard

The Churchyard is a place of contemplation and remembrance, hallowed ground to scatter the ashes of loved ones, somewhere to sit and watch the world go by or to stare out across the gently rolling landscape, whilst traversing the footpath that runs through the Churchyard and as a meadow of wild flowers between the gravestones. It is a special place.

Mill Hill

Acquired by the Parish Council in 2000, Mill Hill as its name suggests was the site of Coddenham's working windmill, which was a large post mill with a two-storey roundhouse, built in 1810. It ceased work c. 1900 and was demolished in 1909. The land runs down from the old mill foundation to the Nucleus Plantation and is comprised of a small deciduous woodland, underplanted with snowdrops and bluebells, together with a wildflower meadow on the top flat section of the wood and a viewing point with a bench about half way down the slope giving picturesque views of surrounding countryside. Again, it is managed by the Parish Council and maintained by a group of volunteers, supplemented by specialist contractors when required.



The Nucleus Plantation

Owned by The Day Foundation having been purchased from one of the Gardemau Trusts, the Plantation links the grounds of The Coddenham Centre with Mill Hill, providing continuous habitat for a number of wildlife species.

The Recreation Ground

The Recreation Ground forms part of the estate of the Coddenham Centre providing a football pitch and a childrens' playground. Increasingly its perimeter being maintained to support wildlife, with the planting of hedges all the way round.

Three-Cocked Hat

Acquired by the Parish Council in 1980, Three-cocked Hat is a triangular piece of ground, as the name suggests, surrounded by roads. It is the home of several elderly lime trees, which in turn support a very active rookery. Being adjacent to the Burial Ground and hedge systems that lead to Broomhill and Shrublands, Three-cocked Hat is an important interim point for birds and nocturnal wildlife.

The Allotments, Love Lane

Acquired by the Parish Council in 2016, Coddenham's 16 allotments are small relative to those provided in most municipal settings, but are designed to supplement vegetable growing space in larger households, which have limited gardens or those for smaller households without access to a garden.

Appendix 2 2022 Parish Survey Results

(A link to the spreadsheet of all the results will be included here for access digitally)

Details can be found at <https://www.coddenham-parish.uk/shape-the-future/> or on request

Appendix 3 2022 Parish SWOT

Action codes

- Community Shop
- CCRG
- Energy Conservation and Recycling Working Group
- Green Spaces and Footpaths Working Group
- Housing and Development Working Group
- Parish Council
- Pub (Alternative hub) Working Group
- Roads Working Group



STRENGTHS	SUPPORT ACTIONS
1. Parish location – centre of the county, near Ipswich and trunk routes	• None.
2. Attractive compact (and relatively affluent) village with identifiable centre. (Parish has 50 listed buildings)	• Supported by other actions we enact, to retain the character and nature of the Village and the rest of the Parish.
3. Village has a shop, Church, Coddenham Centre facilities inc: Rec, playground, toddlers etc and Club	• Through the CCRG and independently, all Parish organisations to support each other, through promotion, provision of volunteers and financial help where appropriate.
4. Conservation Area – restricted development	• Re-publish the Conservation Area Appraisal 2008, ensure that its boundaries are understood and the Conservation Area is maintained. Consider a further reappraisal.
5. Special landscape area and Churchyard, Broomhill, Mill Hill etc	• Maintain, improve and add to where practicable.
6. Many circular walks – which attract walkers into the area	• Maintain, improve and add to where practicable.
7. Local charities (Day Foundation and Gardemau) facilitate activities	• None.
8. There is a strong sense of community, with parishioners actively involved in a calendar of activities	<ul style="list-style-type: none"> • Reach out to all households, so they are aware what is available in the Parish and encourage participation. ‘Start small volunteering’. • Develop a succession plan for Parish organisations.
9. CCRG – provides coordination and mutual support	• Parish organisations to all continue to support the CCRG. Consider refreshing the nominees from constituent organisations periodically.
10. Increased community environmental awareness and action	<ul style="list-style-type: none"> • Share what’s been achieved to date and plans for the future. • List what’s available for residents to benefit from.
11. Reputation – Coddenham Brand	• Continue to build this out, using media that has common design.

WEAKNESSES	ACTIONS TO COUNTER/REMOVE
1. Increasing traffic and resulting environmental pollution/danger on the B1078, the Old Norwich Road and The Hollows.	<ul style="list-style-type: none"> Roads Working Group to continue to engage with Suffolk County Council and the Police to improve local traffic.
2. Expensive properties relative to Mid-Suffolk averages by type, making it impossible for young residents to remain in the Parish.	<ul style="list-style-type: none"> Identify potential plots for modest and proportionate affordable homes development, ideally for local young people.
3. Lack of attraction for young families e.g. primary school / health facilities. School catchments – split Parish	<ul style="list-style-type: none"> Identify potential plots for modest and proportionate development of family sized homes.
4. More second homes and holiday lets – fewer smaller properties for locals and households to contribute to the community	<ul style="list-style-type: none"> Little that can be done locally. However, Government actions are increasingly making it uneconomic for homes not being owner occupied. This tide may have already started to turn. Where possible for add 'owner occupier' covenant on new builds. Keep watching brief.
5. No pub – a missing social hub for part of the population	<ul style="list-style-type: none"> Proper research to be undertaken, options considered and a recommendation to be made.
6. No emergency plan	<ul style="list-style-type: none"> Define a list of likely/probable emergencies and develop mitigation plans for each.
7. Lack or secure storage for village equipment and valuable plant	<ul style="list-style-type: none"> The Coddenham Centre has planning approval for safe storage. Reassessment to take place after this is built.
8. Limited volunteer numbers. Much falls on the few.	<ul style="list-style-type: none"> When publishing a calendar of events, ask for volunteers.
9. There remains a negative perception of the Parish Council notwithstanding recent changes to its make-up and its active and full involvement with other village bodies	<ul style="list-style-type: none"> The Parish Council should continue to engage all residents and work actively with other Parish organisations for the benefit of residents, within its remit. Where vacancies for councillors occur, it should seek nominations from all sections/areas of the Parish.
10. Disruption to residents and business from constant road closures	<ul style="list-style-type: none"> Work with Suffolk Highways to minimise the impact of planned work.
11. Future of shop premises – current lease expires in 30 months	<ul style="list-style-type: none"> Shop Committee to draft a contingency plan, involving other Parish organisations as appropriate.
12. Future of Country Club	<ul style="list-style-type: none"> To be reconsidered by alongside 'provision of a Pub' (Weakness 5).
13. Cost of maintaining Broomhill/Mill Hill etc	<ul style="list-style-type: none"> This falls to the Parish Council and is funded via the precept. Mitigation is provided through volunteer work groups to clear and maintain, working to guidelines provided by Suffolk Wildlife Trust.
14. Dilapidation of some buildings e.g. Dukes Head	<ul style="list-style-type: none"> Work with MSDC planning and conservation to 'encourage' owner to redevelop the building per the planning application.
15. Much residential heating is oil based	<ul style="list-style-type: none"> This requires central Government direction, but should be pushed by rural county councils, including Suffolk County Council (SCC). This is a challenge, especially for listed buildings where retrofitting is very difficult. Lobby SCC. Listed Property Owners Club to also be engaged.
16. Lack of resilience of power network to the south of the village.	<ul style="list-style-type: none"> Engage UK Power Networks to understand weaknesses in local grid and what work is being undertaken to remediate.

OPPORTUNITIES	ACTIONS TO EXPLOIT
1. Immigration and 'exodus from cities' bringing in younger families	<ul style="list-style-type: none"> Work with landowners to develop further family homes in line with previous build volumes.
2. Government policy – promoting/mandating sale/use of electric vehicles	<ul style="list-style-type: none"> With 4 x 7v chargers already available at the Coddenham Centre, monitor demand especially for those people without off-road parking. With SCC consider extending/upgrading when the demand is there.
3. Expanded Retreat East – bringing in more business	<ul style="list-style-type: none"> Continue to work with Retreat East to help develop the recreational proposition for guests in terms of what the Parish can offer.

THREATS	ACTIONS TO MITIGATE
1. Ipswich Northern Relief Road – revived with two outer routes retained	<ul style="list-style-type: none"> Watching brief. There are no plans to revive currently, but logically Ipswich will need a Northern bypass, given Ipswich Garden Village and increased need for contingency for East/West routing.
2. Increased vehicle ownership – pressure on parking/charging points etc	<ul style="list-style-type: none"> Linked to Opportunity 2. All new builds to have access to off-street parking and EV chargers.
3. Lack of Government plan for oil-based heating –especially given number of listed buildings/conservation area	<ul style="list-style-type: none"> The £200 winter fuel support for 'off grid' households and the number of households it was paid to is an acknowledgement of an issue. Work with Dan Poulter to champion a strategy alongside other rural MPs.
4. Significant change at St. Mary's Church	<ul style="list-style-type: none"> Although this isn't seen as likely it is something that concerns several parishioners. Maintain a watching brief.
5. Reduced public transport	<ul style="list-style-type: none"> Work with SCC and MSDC to improve public transport for parishioners.
6. Development pressure – A14 ribbon/A14-A140 junction development	<ul style="list-style-type: none"> Continue to review developments and ensure that the Parish's views are submitted in good time and supported.
7. Future of Shrubland estate	<ul style="list-style-type: none"> Regular contact with Barham Parish Council and MSDC to ensure common awareness of any changes and how we might best protect our interests.
8. Nearby Expansion of the incinerator site	<ul style="list-style-type: none"> Continue to review any development and ensure that the Parish's views are submitted in good time and supported.
9. Future of the CPC under MSDC's Governance Review. THIS COULD BE AN OPPORTUNITY IF STRENGTHENED	<ul style="list-style-type: none"> Review still awaited. In the meantime, the Parish Council remains as is. Ensuring it is relevant, approachable and effective will require the right membership and constant work.
10. Inflationary pressures on household may lead to a reduction in property maintenance leading to increased dilapidation and a reduction in the appeal of the Parish	<ul style="list-style-type: none"> Maintain watching brief and consider mitigations if required.

Appendix 4 Suffolk's Greenest County Initiative

Suffolk's Local Authorities have been working together on county-wide climate change project work since 2007 through the **Suffolk Climate Change Partnership (SCCP)**. They have all acknowledged the climate emergency, with commitments that include both reducing carbon emissions for their own estates and operations and, the focus of this item, working with partners across the county and region (including the LEP, Health, Police and the Public Sector Leaders) towards the aspiration of making the county of Suffolk carbon neutral by 2030.

Now, all Suffolk's public sector organisations are together implementing a Climate Emergency Plan, which can be found at:

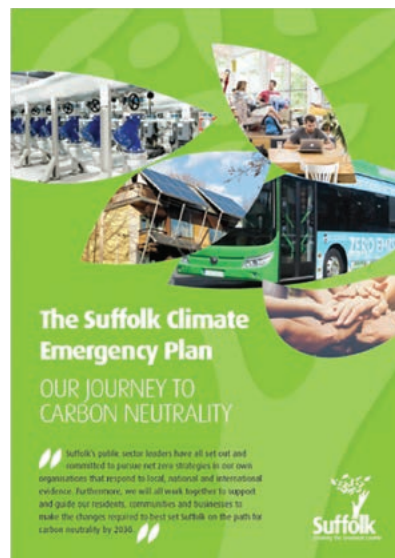
<https://www.greensuffolk.org/app/uploads/2021/07/Suffolk-Climate-Emergency-Plan.pdf>.

The Plan has been agreed by Suffolk's Public Sector Leaders and supports a collective commitment to a green economic recovery in Suffolk as well as addressing the urgent need to deal with the climate emergency.

Alongside projects and policies covering public buildings, transport and green spaces, community support is offered in five ways:

- An advice service
- Grants and funding
- Provision of EV chargers at community locations
- Provision of thermal imaging equipment
- Awards to encourage community initiatives and reward success

Full details can be accessed at: <https://www.greensuffolk.org>



Appendix 5 Options Papers

B1078 Options Paper Alternative Hub Options Paper

Details of these items can be found at <https://www.coddenham-parish.uk/shape-the-future/> or on request.

Appendix 6 Mid-Suffolk District Council Planning Guiding Principles

By referring to Government advice, including 'This Common Inheritance', and regional and County Structure Plan guidance, the District Planning Authority has prepared its Written Statement to reflect the following principles:-

- the need to protect the countryside for its own sake.
- to conserve and protect the man-made heritage including historic buildings and archaeological sites.
- the need for special control in areas designated for their environmental importance such as Conservation Areas and Special Landscape Areas.
- to promote nature conservation and in particular to protect identified wildlife sites.
- to provide an adequate supply of housing land with sufficient land readily available for development for at least a 5-year period.
- to ensure there is an adequate supply of affordable housing.
- to encourage sustainable employment growth and to respond to the needs of small businesses.
- to support the rural economy and to respond to farm diversification, including opportunities for tourism.
- to protect high quality agricultural land from development.
- to plan for a safe and efficient transport system to serve all sectors of the community.
- to plan for a physically safe environment.
- to plan for communities to have available to them a range of facilities and services, including shops, schools, surgeries and playing fields.
- to safeguard and to improve wherever practicable, the amenity of residential areas.
- to encourage good design in new development.
- to protect the character of Mid Suffolk's environment (by sustaining the appearance and diversity of its countryside and conserving the uniqueness and identity of its towns and villages).

Glossary of Terms/Abbreviations

- **ACV:** Asset of Community Value: A building or other land is an asset of community value if its main use has recently been or is presently used to further the social wellbeing or social interests of the local community and could do so in the future. The Localism Act states that 'social interests' include cultural, recreational and sporting interests.
- **CLT:** Community Land Trust: is a democratic, non-profit organisations that own and develop land for the benefit of the community. They typically provide affordable homes, community gardens, civic buildings, pubs, shops, shared workspace, energy schemes and conservation landscapes. <https://www.communitylandtrusts.org.uk/about-clts/what-is-a-community-land-trust-clt/>
- **CCRG:** Coddenham Community Response Group: founded in 2020, initially to coordinate help for residents during the pandemic, it now serves as a forum for all Parish organisations to work together and share activities etc.
- **East of England:** one of nine official regions of England, covering Bedfordshire, Cambridgeshire, Essex, Hertfordshire, Luton, Norfolk and Suffolk. The population in 2018 was 6.24m, making the region more populous than Scotland at 5.46m.
- **MSDC:** Mid-Suffolk District Council. The district council into which the Parish of Coddenham falls.
- **NPPF:** National Planning Policy Framework: was revised on 20 July 2021 and sets out the government's planning policies for England and how these are expected to be applied.
- **RAG:** Roads Action Group:
- **RES:** Rural Exception Site: the designation of a plot of land which allows local planning authorities to grant planning permission for affordable housing on land that would not normally be used for housing because, for example, it is subject to policies of restraint. Hence an exception is made to normal planning policy to address proven local housing need. However, other planning issues such as site suitability, scale, design, etc. must still be addressed.
- **SCC:** Suffolk County Council.
- **SWOT:** a SWOT is a tool to assess the (internal) Strengths and Weaknesses of a business, organisation or, in this case a Parish and the (external) Opportunities and Threats to it. Its role is to assist planning. Ideally any plan should seek to build on the Strengths, remove or at least work to address the Weaknesses, exploit the Opportunities and attempt to limit/mitigate the Threats as far as it can.
- **SWT:** Suffolk Wildlife Trust
- **TCC:** The Coddenham Centre

CODDENHAM PARISH COMMUNITY PLAN

2023-2030



Questions or comments about this plan are welcome and can be directed to CCRG member organisations, which includes the Coddenham Parish Council. Participants are encouraged for all working groups.

Individual contact details are available www.coddenham-parish.uk or you can comment via our feedback form or social media.

For further information scan the QR code or visit:
www.coddenham-parish.uk/shape-the-future/

Produced with volunteer and funding support from the Coddenham Community Response Group.
With thanks to all photograph contributors.
Printed when required, with sustainable resources.