

MINUTES

Minutes of Ordinary Meeting of Woodham Walter Parish Council.
Held at 8.00pm in Woodham Walter Women's Club, Top Road, Woodham Walter.

Monday 12th October 2015

Present:

Cllr. Peter Warren
Cllr. Angus Neale
Cllr. James Rushton
Cllr. Joanna Symons
Cllr. John Tompkins

Others: Jacky Bannerman (Parish Clerk)

Public: 1

1629. Welcome Cllr. Warren welcomed those present to the meeting.

1630. Apologies for Absence Apologies were received and accepted from Cllr. Mark Durham, Cllr. James Bunn, District Councillor Henry Bass, County Councillor Penny Channer.

1631. Disclosure of Interests/Consideration of Dispensations To disclose the existence and nature of any Disclosable Pecuniary Interests, other Pecuniary Interests or Non-Pecuniary Interests relating to items of business on the agenda having regard to paragraphs 6-10 inclusive of the Code of Conduct for Members. (Members are reminded they are also required to disclose any such interests as soon as they become aware should the need arise throughout the meeting).

There were no interests declared and the register was duly signed.

1632. Public Forum There was 1 member of the public present.

Mrs Patricia Herrmann was interested in the Parish Council response to the Maldon District Council Development Plan Document consultation.

1633. To approve the Minutes of Parish Council Meeting On Monday 14th September 2015

The minutes were approved as a true record and duly signed.

1634. Matters Arising from Minutes of 14th September 2015

1634.1 It was noted that Cllr. Warren and the clerk are due to meet with relatives of Air Cmdr Sismore in order to discuss a memorial bench on Bell Meadow.

1635. Planning – APPLICATIONS

1635.1 LBC/MAL/15/00915 Warren Golf Club, Old London Road
Alterations to clubhouse.

Councillors noted that a response had been received from the agent with clarification on some of the points raised. They were happy with the explanation regarding the sloping roof and the glass/weather boarding of the extension. However, whilst Councillors are broadly supportive of the needs of the business to make alterations to the clubhouse, they concluded that the unanswered outstanding concerns for the heritage asset give the council no choice but to recommend refusal.

The drawings show the window of the old threshing barn opening to be boarded over and this would detrimentally alter the historical context of the building, councillors object to the loss of this feature. Councillors were also concerned at the raising of the roof that links the buildings as this would remove the existing definition between the buildings. These two points would be contrary to policy D3 in the draft LDP which seeks to protect Conservation and Heritage Assets as these alterations would harm the special architectural and historic interest.

1636 Planning – APPEALS

1636.1 FUL/MAL/15/00047 Land adjacent to Whitegates, Herbage Park Road
It was noted that the Parish Council had submitted a response to confirm that they remain strongly opposed to the application and rely on our original response to MDC. Also that councillors fully support the Conservation Officers report and the Planning Officers report and endorse MDC's recommendations for refusal.

1637. Planning – DECISIONS

1637.1 FUL/MAL/15/00590 Warren Lodge Park, Herbage Park Road **APPROVE (NW)**
Variation of conditions: holiday accommodation occupancy period on approved planning permission. Councillors were disappointed that MDC had approved this application against the opinion of the Parish Council. Letter to be written to MDC to ask them to explain how residents can comply to Condition 6 and request that the Enforcement Officer provides a quarterly report in order to comply

with Condition 4. Councillors were concerned that without this information the site is open to residential abuse.

1637.2 AGR/MAL/15/00787

Gunhill Farm, Stivvys Road

**PRIOR APPROVAL
NOT REQUIRED**

Prior notification for the erection of an agricultural grain store.

1638. Other Planning Matters

1638.1 Woodham Walter Conservation Area. Cllr. Tompkins reported that discussions with MDC continue regarding the area to be included.

1638.2 Development Plan Document Consultation for Rural Housing Allocations, Rural Employment Allocations and District Travellers Allocations. Deadline 31st October.

Cllr. Symons and Cllr. Tompkins reported on information gathered at walk-in sessions. It is thought likely that MDC will look at more sustainable locations than Woodham Walter at this time. It was reported that an extension to the deadline would be possible if required and councillors decided that this should be sought in order to finalise the parish response at our November meeting. It was also advised that leaving sections blank is better than guessing or estimating if councils are not sure. Much of the questionnaire requires answers that councillors do not feel qualified or suitably informed to be able to answer.

Section 1 to be completed as this is general information about the village facilities and services. Section 2 regarding Housing Needs cannot be answered with sufficient knowledge as no housing needs survey has been carried out and although some relevant responses had been received in the VDS questionnaire, no specific questions had been asked. Cllr. Tompkins to review to see if any information would be useful for the DPD consultation. It was agreed that without public consultation including a village meeting the parish council could not put any figures on housing needs or numbers of houses, although it was generally felt that smaller 2/3 bedroom housing is required more than larger properties. It was noted that a site which had been offered many years ago is still on the MDC list and has come to the attention of the Parish Council off Blue Mill Lane. Councillors may consider a public meeting to seek opinions but at this stage, even if the Blue Mills Lane site is included as a proposed location for houses by the land owner/MDC, there is still not a planning application so it is still not a possibility to consider at this stage and may never happen especially as MDC are likely to be looking at more sustainable locations than Woodham Walter. Councillors were therefore uneasy about calling a meeting as this could cause unnecessary concerns, work and discussion.

Section 3 regarding Travellers allocations will be answered as there is great concern that the Wood Corner site could be earmarked for future development and councillors have already expressed that they would be strongly opposed to this. The current site is well integrated and works well, it is already in excess of the ECC recommended size for traveller sites and there was agreement when the site was first developed, that it would not be extended.

Section 4 regarding employment to be left as councillors are not qualified to answer.

As part of the DPD process MDC have put a call out for sites in the district generally and it is possible that other land has been offered in Woodham Walter in addition to the Blue Mill Lane site.

The chairman opened the meeting up to Mrs Patricia Herrmann who commented that she would have expected the Parish Council to be more public with its response. She remains concerned about any possibility of extending Wood Corner which had been agreed when it was originally developed that it could not be extended and that the MDC should adhere to this agreement. She had argued the case at the Examination in Public by the Planning Inspector of the Local Development Plan and the inspector had agreed with her but MDC had ignored this advice.

The chairman thanked Mrs Herrmann for her comments.

1639. Payments The following payments were authorised and cheques duly signed by the Chairman. Clerk to arrange for second signatory to be completed.

1639.1 e-on –Monthly DD £17.23 (inc. 0.82p VAT)

1639.2 A&J Lighting Solutions – Monthly DD £23.94 (inc. £3.99 VAT)

1639.3 Mrs J Bannerman - Clerks Salary & Allowance - 25 hrs £304.53

1639.4 DW Maintenance £140.00

1640. Other Financial Matters

1640.1 Summary of Accounts to date.

DATE	ACCOUNT / TRANSACTION DETAIL	AMOUNT IN	AMOUNT OUT	BALANCE
	Business Reserve A/C			
14-Sep-15	Balance			9788.26
12-Oct-15	Transferred to Community A/C 60978876		500.00	9288.26

Community Account

14-Sep-15	Balance			537.91
12-Oct-15	Transferred from Business Reserve A/C 40622818	500.00		1037.91
12-Oct-15	October Debits		485.70	552.21

1640.2 Silver Threads grant. Clerk reported that Ann Mulley offered her grateful thanks to the Parish Council. The money will be spent on the Christmas lunch and other trips over the coming months as the club is gradually disbanded. It is not expected that a grant will be required in 2016. Councillors ask clerk to send a letter of thanks Silver Threads volunteers for their commitment over the years.

1640.3 Grass Cutting – draft tender documents were considered. Clerk to make some alterations and liaise with councillors before sending out to interested parties.

1640.4 6 month spending review. Councillors noted the information received as part of the internal financial control procedures.

1640.5 Chairman's review of the accounts – clerk to arrange.

1641. Reports Of The District Councillor & County Councillor

A written report had been received from Cllr. Durham including information on: Business rates; MDC have appointed a new Director of Planning & Regulatory Services – Nick Fenwick; Comment on the parish trigger in the planning process; MDC awaits information on the LDP progress; Concern at PCC announcement of policing cuts.

A written report had been received from Cllr. Channer including information on: Superfast Essex in Tollesbury; the number of potholes on all categories of road has fallen; Business rates; ECC Competition about ideas of what to do with left over paint.

1642. Other Council Matters

1642.1 Village Design Statement. Cllr. Tompkins reported on a very successful meeting with MDC who were generally happy with the latest draft of the document. There are still some areas for discussion. It is anticipated that the document will be able to be concluded and approved by the Annual Parish Meeting.

1642.2 Woodham Walter Common – Clerk awaits response from Adam Rochester.

1642.3 Bell Meadow Village Association. It was noted that the AGM is due to be held in December and discussion will take place regarding Legacy funding.

1642.4 Allotments Association. Cllr. Rushton to progress changes to the constitution.

1642.5 Tree Policy – on-going.

1642.6 Emergency Plan – on-going.

1643. Consultations/Questionnaires

1643.1 Local Bus Service Network Review Consultation – Maldon District. Bus services in Woodham Walter are not part of the consultation – WW services are due for review when contracts expire in 2017 and will be reviewed in 2016. There is however a comment box and it was agreed that the Parish Council should respond to highlight the importance of the Woodham Walter service.

1643.2 Essex Rural Strategy Consultation: The Essex Rural Strategy sets out a vision for our rural areas to thrive. The Essex Rural Strategy seeks to provide a framework and aspirational goals to ensure that social, economic and environmental aspects of our rural villages and hinterland are offering the best possible place to live and work. The Essex Rural Strategy will be used to influence local policy and to guide the priorities and actions of those who deliver services in rural parts of the county. The Essex Rural Strategy is owned by the Essex Rural Partnership which is made up of a variety of public, private and voluntary sector organisations. Information emailed to all. Deadline 4th December. Councillors to review.

1644. Highways

1644.1 There are a number of on-going highways issues which clerk is pursuing.

1645. Local Issues

1645.1 Bell Meadow/Playground. Cllr. Tompkins commented that there should be more dog fouling signage at Bell Meadow and that the bottom rail on the goal posts should be attached. Await information regarding single bar gate at the top entrance. There were no further issues to report and the book was duly signed.

1645.2 Footpaths Report. There were no issues to report.

1645.3 School Report. Cllr. Symons reported that the PTA are currently looking for new members. The school have recently developed the David Lawton Award for Community Service.

1645.4 Crime/Police Report: Burglary: On 15/09/15 Suspect unknown has called at the victim's house sometime during the morning demanding money for window cleaning. The female victim who is

elderly gave him £300 cash. He asked for more and at some point he has gained entry to the property and removed an additional amount of approximately £1000 cash from a wardrobe in one of the bedrooms. Location in Mead Pastures, Woodham Walter.

Further changes to the structure of Essex Police recently announced including changes to the opening hours of Maldon Police Station. (Monday - Friday 9-5).

1645.5 Litter. Request from Village Hall regarding a Dog waste bin. Clerk to make enquiries.

1645.6 Broadband. It is understood that MDC have withdrawn from funding for Superfast Essex as ECC had requested £90k.

1645.7 Vehicle Activated Sign – information submitted to Local Highways Panel.

1646. Correspondence

1646.1 It was noted that the following information had been circulated to councillors by email: Essex Police announcements; MDC Members bulletin; Local Bus Review; Rt Hon Priti Patel MP Newsletter; EALC training bulletin; Essex statement of community involvement; Maldon Youth Service; Essex Rural Strategy Questionnaire.

1646.2 Mr Alan Payne – re: vegetation Herbage Park Road. Cllr. Warren had been to visit and reported that the problem lies with trees overgrown close to cables. There are several areas including Church Hill and Rectory Road which are also over grown. Clerk to report to UK Power Networks.

1647. Points of Information

1647.1 Discussion regarding listing of buildings and Community Assets.

1648. Date of Next Parish Council Meetings:

Date of next Ordinary Parish Council Meeting Monday 9th November 2015 at 8pm in Women's Club.

Signed

Meeting ended at 10.35pm

Dated