

GREAT CANFIELD PARISH COUNCIL
MINUTES OF THE MEETING OF THE PARISH COUNCIL
 held in the Village Hall Monday 14th December 2015

Present: Cllr Robert Mackley (Chairman)
 Cllrs Ginny Barlow, Chris Easter, Stuart Hepburn, Jenny Jewell, Michael Knight and the Clerk
 Allison Ward

County Councillor Susan Barker (Items 1 to 5)

2 members of the public (Items 1 to 3)

1. APOLOGIES FOR ABSENCE were received from Cllr Keir Donald and accepted by the Parish Council.
2. DECLARATION OF INTERESTS FOR THIS MEETING – None.
3. PUBLIC FORUM

Residents from the bungalow at the junction of Canfield Road and the B1256 were in attendance. They are the owners of a section of the land that it is understood Gladman are proposing to use to widen the access road by the bridge at Hope End, they have not been contacted by the developer. The residents are in contact with the Parish Councils consultants and have forwarded relevant documentation. Cllr Mackley thanked the residents for their support and for updating the Parish Council, all parties agreed to stay in contact as events develop over the next month. The primary argument put forward by Gladman is the lack of a five-year housing supply in Uttlesford and a short discussion followed on the housing numbers as they currently stand and the Districts position to restrict development south of the Flich Way.

2 members of the public leave

4. MINUTES OF THE PARISH COUNCIL MEETING 9th November 2015, Cllr Easter proposed that the minutes be accepted as a true and correct record, this was seconded by Cllr Barlow with all in favour.
5. DISTRICT AND COUNTY COUNCILLORS REPORT

Cllr Hepburn began by asking County Cllr Barker for her views on whether it is necessary for Great Canfield to produce a Neighbourhood Plan. Cllr Barker confirmed that none of the smaller villages and settlements within the District had come forward with the intention of doing a plan. For the larger towns and villages, Stansted, Saffron Walden, Thaxted, Dunmow and Felsted plans are being developed and this is felt appropriate given their size and potential for development. Cllr Barker reminded the meeting it is for Parish Councils to decide and whatever plan is produced it must be confirmed locally and fit with the Local Plan being developed by the District. For the majority of Parish Councils, it is recognised the cost and resource required is an issue.

Continuing with the discussion on the Local Plan, Cllr Barker confirmed that Uttlesford are in discussion with neighbouring districts to understand their plans. The housing requirement across the connected districts is sizeable and will put significant pressure on the shared infrastructure, e.g. road and rail.

The Government invited areas to put forward their ideas and proposals on how locally devolved powers could benefit residents. This led to Council leaders in Greater Essex submitting a response expressing interest in the principle of devolution and agreeing to work together to explore how they could use new devolved powers to benefit residents, (further details can be found on the Essex County Council website), this is at an early stage and further progress will be reported in 2016.

The Clerk asked for clarity on the current list of projects proposed on the Uttlesford Local Highways Plan. The reduction of the speed limit at Bacon End is listed as a feasibility study, however a speed survey was carried out in 2014 and a report sent to the Parish Council suggesting this request would not be considered further as the stretch

Signed

Robert Mackley (Chairman Parish Council)

of road did not meet the criteria for a reduced limit. The Parish Council has submitted a further response asking for this to be re-considered and adding that the most significant issues are caused by large vehicles following Sat Nav directions becoming stuck and damaging verges and greens. Cllr Mackley added that this is one of the few hamlets with a 60mph limit and that historically it was thought there had been a weight limit sign just beyond the Banana Factory but this was no longer in place. Cllr Mackley asked Cllr Barker for assistance on progressing these issues, the Clerk was asked to forward correspondence to Cllr Barker.

County Cllr Susan Barker leaves

6. PROGRESS UPDATE – Nothing further to report.

7. CORRESPONDENCE

7.1. At the end of November, the Civil Aviation Authority announced its decision on the NATS consultation for departure routes from Stansted Airport. The decision will see the majority of flights current using the Detling 04 route and which fly directly over Great Canfield moving to the Clacton route. The same applies to flights on the Detling 22 route which will now transfer to Clacton 22, this is a route which flies close to Great Canfield, through the Hallingburys, Hatfields and on towards High Easter.

7.2. A number of mainly 20th century social and historical documents relating to the village were passed to the Clerk. These will be retained for safe keeping by a resident and are available to view on request, this decision was supported by the Parish Council. The Clerk has a list of the documentation available.

8. PLANNING

8.1. Applications

Application No	UTT/15/3508/HHF
Development	Proposed single storey side extension
Location	Little Bullocks Farm

The Parish Council discussed this application, Cllr Barlow proposed that the Parish Council makes no comment on this application, this was seconded by Cllr Mackley with all in favour,

8.2 Decisions

Application No	UTT/15/3340/AG
Location	Lake View Farm, Fitzjohns Lane
Development	Proposed 2 no. agricultural buildings
Decision	Refused

8.3 Update on Gladman Appeal

The Proof of Evidence (PofE) for the rule 6 parties was submitted by the Planning Consultants on 8th December, the draft PofE was circulated to Cllrs and the comments and amendments consolidated with those from Takeley Parish Council. Geoff Gardner, Planning Consultant, will also be acting as Advocacy for the rule 6 parties and he is currently preparing the opening statement for agreement by the Parish Councils.

There were two late developments when the consultants were preparing the PofE. In the first Gladman advised all parties of their intention to refer to both schemes (i.e. 211 homes and the later application for 180 homes) in their evidence and secondly it was noticed by the highways consultant that Gladman do not have ownership or ‘control’ of all the land they require in their Highways solution; until they submit their PofE it is not possible to fully understand how they propose to address this. As a result additional work is required by both consultants and whilst the planning consultant will absorb within the fixed price there is an additional fee of £900 + expenses for the highways consultant, (30% payable by Great Canfield, 70% by Takeley). Cllr Barlow proposed that the Parish Council accepts the additional fee, this was seconded by Cllr Knight with all in agreement.

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The request for funds sent to residents has raised £2,175 to date, which together with the donations from Hope End £1,700 and the £2,000 from Parish Council funds brings the total to £5,875. Including the additional costs approved above the Great Canfield share is between £5,850 and £6,000. The inquiry begins on Tuesday 5th January at Uttlesford offices and Cllr Mackley agreed to speak at the Inquiry on behalf of the Parish Council. The Clerk was asked to send an email encouraging residents to attend the inquiry.

8.4 Crumps Farm - The committee responded to a letter from Essex Minerals and Waste Planning with further questions and concerns relating to the future proposed waste and mineral development at Crumps Farm. The letter from Essex Minerals and Waster Planning and the committee's response was circulated to the Parish Council.

8.5 The Clerk was asked to report the additional bund at Newlands Farm to Enforcement, this appears to be encroaching on agricultural land.

9. CANFIELD NURSERY

Following the approval of the planning application for Canfield Nursery by Uttlesford District Council an amount of £49,958 after bank charges was received by the Parish Council on 24th November. Currently the Parish Council has no interest bearing account, Cllr Hepburn proposed that 50% of funds be placed in a savings account with Bank Santander and 50% in an account with Saffron Building Society, Clerk to arrange. It was agreed to carry forward a discussion on how these funds will be used. The Clerk will verify the impact on External Audit fees which are currently set based on the level of income and expenditure.

10. UTTLESFORD LOCAL HIGHWAYS PANEL

Parish Councils have been asked to identify possible schemes for consideration by the Uttlesford Local Highways Panel in 2016/17. With the exception of the issue discussed under item 5 the Parish Council agreed there are no further requests at this stage.

11. BUDGET 2016/17

The Clerk issued a draft budget for 2016/17. As figures have not yet been issued by Uttlesford a decision on setting the precept will be taken at the January meeting. Cllrs were asked to consider the budget and raise any queries with the Clerk.

12. EXTERNAL AUDITORS FROM 2017/18

From April 2017 there are changes to the external audit procedures for small Parish Councils. For those with turnover below £25,000 there will continue to be a requirement to produce an Annual Return but this will not need to be submitted to an external auditor. However small Parish Councils must still 'employ' an external auditor in case there are questions from the electors to be resolved.

The Local Audit and Accountability Act 2014 requires smaller authorities to appoint auditors either through a 'sector led body' or to opt out and appoint their own. A joint body including National Association of Local Councils and Society of Local Council Clerks has successfully worked with the government to establish a 'sector led body' for these smaller authorities and this body will be able to procure the required services in return for a small fee.

Cllr Mackley proposed that Great Canfield Parish Council is part of this 'sector led body', this was seconded by Cllr Easter with all in agreement. No further action is required at this stage as Parish Councils are automatically part of this body unless they opt out.

Signed
Robert Mackley (Chairman Parish Council)

13. REPRESENTATIVES REPORTS

- 13.1. Footpaths, Byways, Bridleways and Greens – Discussion took place on the state of village greens, the Parish Council agreed to contact residents where greens had been damaged by parking or development and ask that the green be reinstated.
- 13.2. Highways/Road Safety – The Clerk was asked to notify Highways of the fencing which has recently been erected on Canfield Road (approach to B184); the view of the Parish Council is this is on Highways land and too close to the road.
- 13.3. Crime Prevention/Neighbourhood Watch – Nothing to report.
- 13.4. Tree Warden
- 13.4.1. Cllr Easter confirmed the tree which had fallen at Fitzjohns’s Lane has been dealt with locally.
- 13.4.2. Cllr Mackley asked for the Clerk to report a damaged willow tree along Bacon End which is understood to be on Highways land.
- 13.4.3. The Clerk to follow up on the dead tree at Hellmans, the action is with the Parish Council to confirm the adjoining landowner as Essex Highways suggest the tree does not belong to them.

14. FINANCE

14.1 Cheques for Approval

<i>PAYMENT TO</i>	<i>VALUE</i>
Allison Ward - Parish Clerk November 2015	£166.91
Aldbury’s Farm Contracting – Grounds Maintenance inc vat	£594.00
Mrs P Clifton – Crumps Farm land registry enquiry expenses	£34.00

15. FUTURE MEETING DATES

The Parish Council agreed to keep the current arrangement whereby Parish Council meetings are generally held on the second Monday of each month.

16. ITEMS FOR THE NEXT AGENDA – Nothing in addition

17. DATE OF NEXT MEETING Monday 11th January 2016 at 8pm in the village hall.

TIME AND CLOSE OF MEETING 9.40pm

Allison Ward
Parish Clerk 01245 231798

Signed
Robert Mackley (Chairman Parish Council)