

GREAT CANFIELD PARISH COUNCIL
MINUTES OF THE ORDINARY MEETING OF THE PARISH COUNCIL
 held in the Village Hall Monday 14th January 2019

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

District Cllr Keith Artus (*leaving after agenda item 7*)

1. APOLOGIES FOR ABSENCE were received from Cllr Declan Tiernan and accepted by the Parish Council.
2. DECLARATION OF INTERESTS FOR THIS MEETING – None.
3. PUBLIC FORUM – Nothing to report
4. The MINUTES OF THE ORDINARY PARISH COUNCIL MEETING 10th December 2018, were proposed by Cllr Mackley as a true and correct record, this was seconded by Cllr Easter with all in agreement; the Chairman signed the minutes.
5. COUNTY AND DISTRICT CLLRS REPORT - The new Uttlesford Local Plan will be sent to the Planning Inspector next week ahead of the government deadline for submissions.
6. PROGRESS UPDATE
7. CORRESPONDENCE TO NOTE – Nothing to report
8. PLANNING

6.1. Fly tipping on Canfield Road was reported to Uttlesford in early January.

8.1. Applications

Application No	UTT/18/3511/DFO
Development	Details following outline application UTT/17/2431/OP for the erection of 1 no. dwelling with cart shed. Details of access, appearance, landscaping, layout and scale
Location	Land at Beresfords, Great Canfield Road

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

Application No	UTT/18/3468/HHF and UTT/18/3469/LB
Development	Removal of timber canopy over front door and erection of oak framed enclosed porch. Partial gravel driveway formed in front garden with timber gated vehicular and pedestrian access
Location	3 The Cottage, Church End

At the conclusion of the discussions Cllr Barlow proposed that the Parish Council comments on this application noting that this site is in the conservation area and opposite a grade 1 listed building. This was seconded by Cllr Jewell with all in agreement.

Application No	UTT/18/3448/CLP
Development	Proposed outbuilding to house indoor swimming pool
Location	Poplicornes Great Canfield Road

To note the above application is submitted under permitted development and is not open to general comment.

Signed
 Robert Mackley (Chairman Parish Council)

8.2 Decisions

Application No	UTT/18/3015/OP
Development	Outline application with all matters reserved except for access for the demolition of existing garage and the erection of 1 no. Dwellings
Location	Land Adj Ashfields Farm Cottages Cuckoo Lane
Decision	Conditional Approval

8.3 Notification has been received confirming the start of the appeal against Uttlesford's decision to refuse 'outline application with all matters reserved, except for access, for 5 no. dwelling houses, adjacent to Canfield Park Cottage'. The application is open for additional comments until 31st January 2019, all previous submissions will be forwarded to the Planning Inspector as part of the process. The Parish Council agreed their previous responses on this application remain as submitted and the Clerk was asked to send a supplementary response confirming the additional refusal decisions made by Uttlesford since this application was refused and the pending applications for new dwellings at Hope End. A statement confirming the submission of the Uttlesford Local Plan to the Planning Inspector will also be included.

9. GLADMAN APPEAL

Following the submission of the application for Joint Rule 6 status, the Planning Inspector validated the application in early January and the timetable for the submission of documentation commenced. The first requirement is to submit a Statement of Case outlining the Parish Councils case and this must be submitted by 31st January. Cllr Barlow, Cllr Jewell and the Clerk will attend the Takeley Parish Council Planning Committee meeting on 16th January when the main points of the Parish Councils objection will be agreed. The Statement of Case will be drafted by the Great Canfield Parish Council team and agreed by all parties including the Highways consultant ahead of the submission.

During the month the Parish Councils will continue to explore options for external support ahead of the next stage which is to produce the detailed Proof of Evidence and list of expert witnesses, due to be submitted on 24th April; the Statement of Common Ground is due to be agreed between Uttlesford and the applicant by 26th March.

Hatfield Broad Oak Parish Council has given their support and offered to contribute £3,000 to assist with costs. The Clerk has written to thank Hatfield Broad Oak Parish Council for their support. Further information on costs will be presented at the next Parish Council meeting.

10. BUDGET 2019/20 and FINANCIAL UPDATE 2018/19

The Clerk presented the quarterly finances for the period April to December 2018 and these were accepted by the Parish Council. They confirm a cash balance at the end of December of £54,216 of which £9,050 is in the general fund and the balance in the Canfield Nursery Easement fund.

The Clerk presented a draft budget for 2019/20, considerable discussion followed about the most acceptable way to provide for the additional funds necessary to continue to oppose the Gladman site. In conclusion Cllr Mackley proposed that the precept for 2019/20 be increased to £7,500 (last year £5,110). Whilst this will appear as a 46% increase on residents Council Tax it equates to £10.70 per annum on the annual band D council tax invoice. The Parish Council feel strongly that this increase is necessary to cover the costs of opposing the Gladman site currently estimated at +£6k for Great Canfield Parish Council and other large application sites which are anticipated or ongoing in Great Canfield parish and neighbouring parishes. It is anticipated that providing the Gladman and other appeals progress as suggested, a similar increase will be necessary in 2020/21. This was seconded by Cllr Hepburn with all in agreement.

11. PARISH COUNCIL MEETING DATE APRIL 2019

Cllrs agreed not to change the published April meeting which will be on Monday 8th April.

12. REPRESENTATIVES REPORTS

12.1 Footpaths, Byways, Bridleways and Greens – Nothing to report

12.2 Highways

12.2.1 The Parish Council is seeking support from Essex Highways to repair the damage to road edges and verges following the unplanned closure in mid-December of the B184 and subsequent damage caused by vehicles not following the diversions and diverting via Bacon End.

12.2.2 The Parish Council was asked to consider granting an easement for an existing access over Parish Council land at Champneys, Green Street. Cllr Knight proposed that the Parish Council forwards the standard Easement used in similar situations and that the easement is granted for the existing access only. The standard fee of £150 is payable plus the applicant is required to meet any costs of the Parish Council. This was seconded by Cllr Mackley with all in agreement.

12.3 Crime Prevention/Neighbourhood Watch – Nothing to report.

12.4 Tree Warden – The Clerk was asked to report the tree that has fallen on BT cables opposite Sheldrakes, Green Street.

13. FINANCE

13.1 Cllr Mackley proposed the following payments be authorised, this was seconded by Cllr Easter with all in agreement.

<i>PAYMENT TO</i>	<i>VALUE</i>
Allison Ward - Parish Clerk December 2018	£180.19
Valuation Office Agency – Village Hall valuation and survey inc vat	£ 660.00

14. ITEMS FOR THE NEXT AGENDA – Spring litter pick

15. DATE OF NEXT MEETING Monday 11th February 2019 at Great Canfield Village Hall at 8pm.

TIME AND CLOSE OF MEETING 9.35pm