

**GREAT CANFIELD PARISH COUNCIL**  
**MINUTES OF THE ORDINARY MEETING OF THE PARISH COUNCIL**  
 held via Zoom on Monday 8<sup>th</sup> March 2021

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

District Cllr Neil Reeve

0 residents

1. APOLOGIES FOR ABSENCE – None

2. DECLARATION OF INTERESTS FOR THIS MEETING

Cllr Mackley declared a personal interest in agenda item 12 as a member of the village hall committee.

3. PUBLIC FORUM

Cllr Donald notified the Parish Council of works planned to the derelict buildings adjacent to the northern boundary of the churchyard. These are mentioned in the conservation appraisal and Cllr Donald confirmed his intention to restore the buildings and would be applying for the appropriate planning permission. In the meantime, the engineers and architects working on the project have advised of the need to erect safety fencing around the structure given their condition and proximity to the public footpath.

4. The MINUTES OF THE ORDINARY PARISH COUNCIL MEETING 8 February 2021 were proposed by Cllr Mackley as a true and correct record, this was seconded by Cllr Barlow with all in agreement – as this was a virtual meeting the minutes will be signed by the chairman at a later date.

5. COUNTY AND DISTRICT CLLRS REPORT

Apologies were received from District Cllr Geof Driscoll, District Cllr Neil Reeve updated the meeting.

- a. Numbers of positive Covid cases continues to fall, however the meeting was reminded of the need to be vigilant and follow government guidance.
- b. Local Plan process continues with final mini consultations this month and deadline for responding to these and call for sites is 21 April.
- c. Uttlesford has approved a new climate crisis strategy that sets out how it will address local climate change issues over the coming decade, this is available on the Uttlesford website.
- d. Economic Recovery Plan, working at district level and in collaboration with other local authorities in North Essex to help business recovery post Covid, grants and support available, get in touch if you need assistance.
- e. Corporate Plan for the next five years which sets out the key priorities for the council, the principles that inform everything they do, and how they will do them was approved by full council at the end of February.
- f. The £300m Investment Plan continues and there has been lots of local comment in the media, see Uttlesford website for responses. Investments which generate income are necessary to be able to maintain services given the restrictions on Council Tax increases and changes to government funding. This year investments will generate £4m net for the district with this rising to £8m.

6. CLERK'S PROGRESS UPDATE and CORRESPONDENCE

- 6.1. ECC Country Parks with the assistance of the Friends of the Flich Way have been working on the designation of the Flich Way as a Local Nature Reserve. This has now been approved.
- 6.2. Gigaclear works continue and the Superfast Essex website continues to show homes in the parish excluding north of the ponds at Canfield Road will be connected; homes north of Canfield Road to Hope End are already connected via BT. Gigaclear Great Canfield connections will be to the High Roding box and their schedules suggest this could be switched on as early as the end of March, this doesn't mean everyone who is connected

Signed  
 Robert Mackley (Chairman Parish Council)

will be, it means a majority of connections are in place which makes it effective to switch on. Gigaclear are continuing to access some of the smaller lanes to determine the most suitable infrastructure solutions which may include use of the existing BT poles. Gigaclears contract with Superfast Essex is until December 2021, so all they can say now is all connections will be before the end of the year.

6.3. Reminder Census 2021 will take place on Sunday 21st March 2021, residents will shortly receive information through the post on how to complete online.

6.4. The village website has a dedicated page with information on support available for residents and businesses as a result of Covid.

## 7. PLANNING

### 7.1. Applications for decision

Application No	UTT/21/0507/FUL
Location	Site at Canfield Drive
Development	Replacement of existing 4 no. static homes with 4 no. detached houses with associated access and parking. Change of use of disused land to 1 travellers plot.

Cllr Barlow proposed that the Parish Council objects to this application for the following reasons,

1. Loss of approved traveller pitches in the district.
2. Overdevelopment of the site, to note previous refusal for 4 dwellings, policy S7
3. Identical design of proposed dwellings is urban in style and does not take account of the mixed design and architecture that makes up this part of Hope End, policy GEN2.
4. Size of site including proposed additional traveller pitch exceeds limit at which affordable housing contribution is triggered, policy H10.

The objection to be referenced to the Village Design Statement. This was seconded by Cllr Mackley with all in agreement.

Cllr Mackley proposed that this application is called in to the Planning Committee for decision if recommended for approval by the officers for the reasons set out in the objection, this was seconded by Cllr Jewell with all in agreement.

Application No	UTT/21/0314/HHF
Location	3 The Cottage, Church End
Development	Proposed new vehicular access for disabled use

Cllrs noted this application is identical to a previously refused application. Cllr Barlow proposed that the Parish Council submits a comment that this site is in the conservation area and directly opposite the grade 1 listed St Mary's church. This was seconded by Cllr Jewell with all in agreement.

Application No	UTT/21/0338/DFO
Location	Land South of Canfield Park Cottage Great Canfield Road
Development	Details following outline application UTT/18/0507/OP (approved under appeal reference APP/C1570/W/18/3210211), details of appearance, layout, landscaping, and scale. - Revised scheme to that approved under UTT/19/2670/DFO for plots 3, 4 and 5

Cllr Barlow proposed no comment on this application, this was seconded by Cllr Mackley with all in agreement.

The following application is a certificate of lawful development and is not open to general comment

Application No	UTT/21/0548/CLP
Location	The Vale, Great Canfield Road
Development	Construction of an outbuilding for the use of a gym.

The following application is for an agricultural building and is not open to general comment

Application No	UTT/21/0443/AG
Location	Bury Farm, Church End
Development	Prior notification of proposed agricultural building for storage of farm machinery and straw

## 7.2. Planning Applications outside of the parish which impacts Great Canfield residents

Application No	UTT/21/0405/FUL
Location	Former Winfresh Site High Cross Lane, Little Canfield
Development	Mixed use development on the site comprising the continuation of part of the existing building for warehouse/storage distribution and associated office use, internal refurbishment to create offices for the Council with an entrance canopy, separate offices with a canteen for the Council's Waste and Refuse Service, replacement workshop, washdown area, additional car, and cycle parking with associated works

Cllr Mackley proposed that the Parish Council has no objection to this application, however, asks that a condition is included (as for previous approvals at this site) that requires an approved route movement to be agreed prior to development whereby HGVs enter and exit the site to the north only. This is necessary to protect the narrow, rural lanes south of the site and the residents of Great Canfield, and to ensure highway safety and suitable accessibility. This was seconded by Cllr Barlow with all in agreement.

7.3. Decisions for information - The appeal against Uttlesford's refusal for 80 homes on land north of Canfield Drive has been dismissed by the Planning Inspector.

7.4. Local Plan Update – Cllr Barlow will attend the second Local Plan Town and Parish Workshop covering the final four themes in the community engagement process will take place on Tuesday 30th March at 7pm.

8. FLOODING AND DITCHES – No further progress.

9. HIGHWAYS, FOOTPATHS, TREES, CRIME

9.1 Following escalation of the potholes on the PRoW between Cuckoos and Lingford, the Parish Council has received confirmation the works will be completed in early March.

9.2 The Clerk was asked to chase for an update on works to address the potholes along Fitzjohns Lane.

10. TENDER FOR MAINTENANCE OF PARISH COUCNIL LANE – No further progress

11. SPRING LITTER PICK

It was agreed to hold a covid secure litter pick on the weekend of 27/28 March. This would be organised in the same way as for November with residents asked to register in advance and areas pre-allocated. Cllr Mackley will take responsibility for the event and the Clerk will co-ordinate and prepare the risk assessment.

12. VILLAGE HALL REPORT

12.1 Due to current restrictions the hall has not been used during February 2021.

12.2 Cllr Mackley proposed that the following village hall payments for March 2021 were acceptable, this was seconded by Cllr Barlow with all in agreement.

<b>PAYMENT TO</b>	<b>METHOD</b>	<b>VALUE</b>
Great Canfield Parochial Church Council – Monthly Hall Rent (March 2021)	Direct Debit	£ 61.00
Scottish Power – Monthly Electricity	Direct Debit	£ 68.32

Signed  
Robert Mackley (Chairman Parish Council)

12.3 There were no receipts for the month of February 2021, except the Covid grants previously reported.

12.4 The Parish Council received a further village hall Covid business grant as a result of the current closures. For properties with a ratable value of £15,000 or under and covering the period 16 Feb to 31 March the Local Restriction Support Grant (LRSG) is £2,096.00 and this was paid on 8 March 2021.

12.5 Cllr Mackley reported that the Velux window in the entrance corridor is leaking and will be replaced by the landlords, Great Canfield Parochial Church Council.

### 13. FINANCE

13.1 Cllr Jewell proposed that the following cheques are approved for payment this was seconded by Cllr Mackley with all in agreement.

<i><b>PAYMENT TO</b></i>	<i><b>VALUE</b></i>
Allison Ward – Parish Clerk salary February 2021	£ 183.31
High Easter Parish Council – Share of Zoom subscription May 2020 to March 2021	£ 57.56

13.2 Cllr Mackley proposed that a cheque is issued for £42,528.00, this being the balance of the Canfield Nursery easement fund, to allow the Cambridge Building Society account to be opened. This was seconded by Cllr Knight with all in agreement.

13.3 Cllr Mackley proposed that Cllr Hepburn be added as a bank signatory to the Barclays account, this was seconded by Cllr Jewell with all in agreement.

14. ITEMS FOR THE NEXT AGENDA – Nothing in addition.

15. DATE OF NEXT MEETING is Monday 12<sup>th</sup> April 2021 at 8pm, the meeting will be held on Zoom.

TIME AND CLOSE OF MEETING 9.10pm