

**GREAT CANFIELD PARISH COUNCIL**  
**MINUTES OF THE MEETING OF THE PARISH COUNCIL**  
 held in the Village Hall Monday 8<sup>th</sup> September 2014

Present: Cllr Robert Mackley (Chairman)  
 Cllrs Virginia Barlow, Keir Donald, Chris Easter, Henry Green, Catriona Kellerman and  
 the Clerk Allison Ward

Alex (Dunmow Broadcast 8.00pm to 8.25pm)

16 Members of the Public (8.00pm to 8.25pm with 2 remaining for the entire meeting)

1. APOLOGIES FOR ABSENCE were received from Cllr Jon Sams and accepted by the Parish Council.
2. DECLARATIONS OF INTERESTS FOR THIS MEETING - None
3. PUBLIC FORUM

Cllr Mackley opened the public forum and on behalf of the Parish Council expressed deepest condolences to Gwen and the family and friends of David Salmon, a long term village resident who recently passed away.

Cllr Mackley continued by outlining the stages to date in the Parish Councils response to the Gladman Application for 211 new homes on land west of Canfield Road. The deadline for Parish Council and residents to respond to Uttlesford has been extended on request to 30 September. At some point after this date the application will be presented at the Planning Committee for decision and there will be an opportunity for residents, the Parish Council, District Cllrs and the applicant to attend and to speak as part of the process. The key objections were noted including the site is not identified in the Local Plan, access restrictions via a single lane Highway and previously weight restricted hump back bridge, and development south of the Flich Way. There are a number of social issues with regards the provision of health care and education which are already over capacity with no plans included in this application to address these. Cllr Mackley invited residents to add any additional points that they felt would assist the Parish Council in its response.

A resident commented on the recent dismissal of a planning appeal in Thaxted with one of the main reasons being the District Council was now able to demonstrate the necessary land supply for housing; this sets a strong precedent for this application.

It was noted that other Gladman applications which have been submitted to local authorities across the country have very high volumes of objections some in excess of 450. To date there are c.30 objections against the application in Great Canfield with only half of these being from Great Canfield residents. A discussion took place on how to encourage residents to respond. In summary it was felt the best route was to issue information via the e-mail distribution list and for this to include details of points residents could consider in their response. Furthermore the Dunmow Broadcast was asked to include details of how residents could respond in their article.

The importance of keeping our District Cllrs up to date was noted, including Cllr Artus in the adjoining Hatfield Broad Oak parish.

4. MINUTES OF THE ORDINARY PARISH COUNCIL MEETING 14<sup>th</sup> July 2014 were approved and signed by Cllr Mackley as a true record.
5. DISTRICT AND COUNTY COUNCILLORS REPORT – None

Signed  
 Robert Mackley (Vice Chairman Parish Council)

## 6. PLANNING

### 6.1. Applications

APPL No	UTT/14/2306/OP
DEVELOPMENT	Outline application, with all matters reserved except for access, for residential development for up to 211 dwellings, provision of open space with recreational facilities and site access, all with associated highway and infrastructure works including a new footpath along Great Canfield Road.
LOCATION	Land West Of Canfield Road Great Canfield

The Parish Council discussed contributing to the cost of the Planning Consultant who had been engaged by local residents and whose response had been circulated to the Parish Council. Cllr Mackley proposed, Cllr Easter seconded with all in favour that the Parish Council contributes £250 towards the cost of the consultant.

Cllr Mackley proposed, Cllr Barlow seconded with all in favour that the Parish Council strongly objects to the application UTT/2306/OP for the development of up to 211 new homes in the parish. As its response the Parish Council agreed to submit the Planning Consultants report with a summary response from the Parish Council highlighting the key points below, Cllr Barlow to draft.

- The land is in Great Canfield and not Takeley, a small rural village of 150 homes,
- Access limited to a single lane and harmful to the rural character
- Sustainability, no suitable footpaths to Takeley and lack of school provision
- Not in the Local Plan and south of the Flich Way
- Contrary to the Great Canfield Village Design Statement

Clerk to submit response and circulate to District Cllrs Keith Artus, Jackie Cheetham and Derek Jones.

The Parish Council is grateful for the support of Takeley Parish Council in strongly objecting to the application and the Clerk will request support from other neighbouring Parish Councils.

Clerk to issue an e-mail to residents encouraging them to respond and summarising the key points for objection using information from the consultant's response, Takeley Parish Council and this Parish Councils discussions.

#### *Residents and Dunmow Broadcast leave*

APPL No	UTT/14/2376/HHF
DEVELOPMENT	Proposed erection of gates and brick pillars to entrance of site.
LOCATION	Woodside Cottage, Bacon End Road

This application was discussed and there were no concerns. Cllr Mackley proposed, Cllr Easter seconded with all in favour that the Parish Council makes no comment on this application.

### 6.2 Decisions

APPL No	UTT/14/1604/LB
DEVELOPMENT	Demolition and rebuilding of defective and structurally unsound chimney on the south gable end of the original timber framed section of the property
LOCATION	Stomps, Bacon End
DECISION	Conditional Approval
APPL No	UTT/14/1803/HHF
DEVELOPMENT	Erection of single storey rear extension to replace and extend existing extension
LOCATION	Bacons, BaconEnd
DECISION	Conditional Approval

Signed

Robert Mackley (Vice Chairman Parish Council)

APPL No	UTT/14/1954/HHF
DEVELOPMENT	Erection of single storey extension
LOCATION	Silverthorn, Canfield Road
DECISION	Refuse

6.3 The Parish Council has been notified of an enforcement notice issued with effect from 4<sup>th</sup> September 2014 to Ashfields Carriage and Polo Club for airport related parking activity. The Clerk to send a note to Uttlesford Enforcement confirming the Parish Councils support and confirming this is an annual occurrence.

6.4 To note, Uttlesford Local Development Plan documents were submitted for independent examination to the Secretary of State for Communities and Local Government via the Planning Inspectorate. The hearing is expected in mid November.

## 7. PROGRESS UPDATE

7.1. The plaque for the Jubilee Oak has been received, Cllr Easter to install.

7.2. The circular to residents re trees along Bullocks Lane is outstanding, Clerk to action.

## 8. CORRESPONDENCE TO NOTE

8.1. During August, Uttlesford consulted on a review of polling places and polling districts. The information was circulated to Cllrs and as in previous years the village hall remains the most suitable public building in the village, the Clerk responded. The Parish Council ratified this decision.

8.2. The Conservation Volunteers (TCV) has confirmed they will be working on clearing the ponds at the junction of Green Street and Great Canfield Road on 15<sup>th</sup> October. Cllr Sams to attend a site visit in mid September. This will be funded from the New Homes Bonus 2013/14.

8.3. The Environment Agency has confirmed they are adopting the recommendations from the River Roding Strategy, which was completed in 2012.

8.4. The new Great Canfield website is now live.

8.5. The Parish Council considered the services available from the Essex Probation Service and at this time confirmed they are not aware of any further suitable community projects. It is noted the Community Trust are using resource to help with painting the village hall.

## 9. AFFORDABLE HOUSING

A brief outline of the steps to consider in affordable housing was outlined. Nationally there are Rural Housing Enablers (RHE) whose role is to increase the amount of affordable housing in rural communities, they work with Parish Councils and other authorities/organisations to set schemes up. The first step is to invite them to attend a Parish Council meeting where they will explain the process, then assuming the parish wishes to continue they organise a village survey which identifies if there is a need.

After discussion it was agreed to defer any decision on whether to progress this until 2015.

## 10. NEW NOTICEBOARD

The size of the new notice board was agreed at approx 1550-1624mm x 760-855mm; this will allow a display of 6 A4 portrait pages in each frame, i.e. 12 in total and costs are approx £1,400 for both man made timber and oak inclusive of posts and delivery. It was noted the new board would be c.1metre longer than the existing and be above the hedge level, once details are confirmed the Parish Council agreed to notify the adjoining property.

Cllr Easter agreed to ask a local company to quote for a bespoke oak board, Clerk to forward details.

Signed

Robert Mackley (Vice Chairman Parish Council)

The New Homes Bonus 2013/14 included £500 for the cost of the new notice board; Clerk to ask if additional funds are available from the 2014/15 grant.

#### 11. REPRESENTATIVES REPORTS:-

11.1. Footpaths, Byways, Bridleways and Greens – Nothing to report

11.2. Highways/Road Safety

11.2.1. Cllr Mackley confirmed the majority of the works identified on the road survey earlier in the year had now been completed. The Uttlesford Rangers have painted and repaired the fingerpost at the junction of Green Street and Canfield Road.

11.3. Crime Prevention/Neighbourhood Watch – there was an attempted theft from an oil tank and details were circulated via the e-mail distribution list.

11.4. Tree Warden – Essex County Council has now confirmed the tree along Canfield Road is their responsibility and will be cleared; the Parish Council remains concerned this is not the tree which is of most concern and risk. In addition a resident has reported that the Chestnut Tree at Hellmans Cross had died, it is understood this is not Parish Council land. Clerk to contact Essex County Council and arrange a meeting with the Arboriculturist and Cllr Green to discuss.

#### 12. FINANCE

12.1. Cheques for Approval

<i><b>PAYMENT TO</b></i>	<i><b>VALUE</b></i>
Allison Ward - Parish Clerk July and August 2014	£318.22
Forefront Signs Ltd – Jubilee Oak Plaque (inc vat)	£66.00

#### 13. ITEMS FOR THE NEXT AGENDA

14. DATE OF NEXT MEETING Monday 13<sup>th</sup> October 2014 at 8pm in the village hall.

15. TIME AND CLOSE OF MEETING 9.34pm

**Allison Ward**  
**Parish Clerk 01245 231798**

Signed  
Robert Mackley (Vice Chairman Parish Council)