

GREAT CANFIELD PARISH COUNCIL
MINUTES OF THE ORDINARY MEETING OF THE PARISH COUNCIL
 held in the Village Hall Monday 9th September 2019

Present: Cllrs, Keir Donald, Chris Easter, Stuart Hepburn, Jenny Jewell, Michael Knight, Robert Mackley (chairman) and the Clerk Allison Ward

3 Members of the public (leaving during and after agenda item 4)

Michael Young from The Hundred Parish Society (leaving during agenda item 4)

1. APOLOGIES FOR ABSENCE were received from Cllr Ginny Barlow and accepted by the Parish Council.
2. DECLARATION OF INTERESTS FOR THIS MEETING – None
3. THE HUNDRED PARISHES SOCIETY

The Chairman welcomed Michael Young from The Hundred Parishes Society and invited him to address the meeting.

Launched in 2014 and modelled on the Chilterns Society, The Hundred Parishes Society was set up to help people appreciate and understand this area. It is a registered charity run entirely by volunteers. It currently covers 103 administrative parishes crossing district and county borders across Essex, Hertfordshire and Cambridgeshire. The area is largely unspoilt and is richly endowed with many fine examples of agricultural and built heritage. For example, it has over 6,700 listed buildings, 67 of these are in Great Canfield. There is a very high concentration of pre-1700 architecture, Grade I-listed churches, village greens and conservation areas. Plus, there is an exceptional depth of visible agricultural heritage with ancient field patterns, ancient woodland, winding roads, sunken lanes and ancient hedgerows. The area also enjoys a wide variety of wildlife and long-established cultural activities. This heritage has continued because of the lack of natural resources, the area was not industrialised and prior to the fens being drained, the area had the best farmland in the country. The Hundred Parishes Society has a great website including a couple of pages for each parish, see Great Canfield, as well as information on walks and events. Their volunteer status means they do not generally respond to planning applications and consultations, but they do tell members and residents about any potential concerns. They promote the Society in local newsletters and parish magazines. The Society published its first book in 2018, *The Hundred Parishes: An introduction*, which introduces readers to each of the Hundred Parishes with an outline of its history and a generous selection of photographs. The 400-page hardback book costs £25 a copy and further details are on the website, www.hundredparishes.org.uk/. Parishes and residents are encouraged to become members of the Society at a cost of £10 per annum. Mr Young thanked the meeting for allowing him to speak and for the opportunity to be able to share the purpose and work of the Society with a wider audience.

The Chairman thanked Mr Young for attending and for the commitment of the team which helps to contribute to ensuring what makes this area special is promoted and understood.

4. PUBLIC FORUM

A resident congratulated the Parish Council on the Gladman appeal result and went on to ask for the Parish Councils continuing support in objecting to both small and large scale developments. The resident specifically asked for the Parish Councils support in defending their objection to the current appeal on land adjacent to Runnels Hey, the resident added the greatest concern is the impact allowing any development would have in terms of a tumbling effect in this part of Hope End.

Michael Young and 1 resident leave the meeting.

Signed
 Robert Mackley (Chairman Parish Council)

Residents raised concerns with falling branches from trees along Green Street and bordering the cricket ground. Efforts to ask Uttlesford and Essex Highways to assist have been futile with Essex Highways suggesting the residents speak to the Parish Council to clarify ownership as this is unclear. The Parish Council are of the view the trees are on Essex Highways land and the Clerk was asked to speak to County Cllr Susan Barker for assistance.

Residents commented on the duck signs and asked if the Parish Council could ensure these are placed when required. The Clerk will order additional A3 signs.

It was suggested the Parish Council contacts the Conservation Support Volunteers to ask if they can come and inspect the pond and give a view on whether works are required.

2 residents leave the meeting.

5. The MINUTES OF THE ORDINARY PARISH COUNCIL MEETING 8th July 2019, 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.
6. COUNTY AND DISTRICT CLLRS REPORT – County Cllr Susan Barker, District Cllr Geof Driscoll and District Cllr Neil Reeve sent apologies to the meeting.
7. PROGRESS UPDATE & CORRESPONDENCE TO NOTE

7.1. Completion of the Easement for Champneys is pending the decision by Uttlesford District Council re the planning application.

7.2. Uttlesford has sent notification of changes to the speaking arrangements for Parish Councils and members of the public at Planning Committee members, and a change to include Parish Councils at site visits. These changes reflect the commitment of the new administration to ensure greater involvement and input from residents.

7.3. Parish Councils are the first tier of Local Government and were created by statute in 1894. This year it is 125 years' celebration of the Local Councils sector. EALC are asking Parish Councils to consider marking this occasion and to notify them of any plans.

7.4. Uttlesford District Council is currently consulting on polling districts and places, which it is required to do every five years. There are no changes proposed to Great Canfield and the Parish Council confirmed they are satisfied with the current arrangements.

7.5. Parish Council invited to EALC Annual General Meeting 2019 and Essex County Council and EALC Joint Conference 2019, to be held on 19th September, 11.45am-4.00pm at Foakes Hall, Dunmow

8. PLANNING

8.1. Applications

Application No	UTT/19/1702/FUL
Development	Demolition of existing buildings and erection of one detached dwelling
Location	The Apple Store, Bacon End Road

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

Application No	UTT/19/2109/LB
Development	Retention of internal alterations including reinstating lath and plaster ceilings in two first floor bedrooms and addition of second layer of internal laths to ground floor. Removal of fibre board ceiling in left hand reception room, creating gap between floor boards with a batten, install timber laths and cover with lime plaster.
Location	Champneys, Green Street

Signed
Robert Mackley (Chairman Parish Council)

Cllr Mackley proposed that the Parish Council makes no comment on this application and that any consideration is left to the Conservation Officer, this was seconded by Cllr Easter with all in agreement.

A further minor amendment to this application was received in July. As the Parish Council had no objection to the previous revised application no comments were submitted.

Application No	UTT/19/1289/HHF
Development	Single storey front extension (to replace previously approved dormer window and porch enclosure under application UTT/17/1696/HHF)
Location	Stable Cottage Ashfields Farm Cuckoo Lane

8.2 Decision

Application No	UTT/19/1365/FUL
Development	Demolition of existing barn and erection of 1 no dwelling with detached garage
Location	Barn Rear Of Canfield Nursery Bullocks Lane
Decision	Conditional Approval

Application No	UTT/19/1505/HHF
Development	Creation of outbuilding for storage purposes associated to equine equipment and ground maintenance machinery.
Location	Haydens End, Green Street
Decision	Refused

Application No	UTT/19/1201/HHF & UTT/19/1202/LB
Development	Conversion of existing garden store (Amendment to approved UTT/18/2530/HHF)
Location	The Maltings, Church End
Decision	Conditional Approval

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
Decision	Refused

Application No	UTT/18/2993/FUL
Development	Demolition of existing garage to Mayrose House, construction of driveway and erection of 2 no. dwellings and 2 no. car lodges.
Location	Mayrose House, Canfield Drive
Decision	Refused

8.3 Great Canfield Parish Council spoke at the July Planning Committee meeting in objection to the application on the Bonningtons site, Hatfield Broad Oak, for up to 275 new homes, a new primary school, health care centre. The application reference is UTT/16/3565/OP. The Uttlesford Planning Committee voted to refuse planning permission and at the August Planning Committee the reasons for refusal were agreed and the notice issued.

8.4 Following the public inquiry held in May 2019 where the Parish Council took out Rule 6 status jointly with Takeley Parish Council, the Planning Inspector has dismissed the appeal for 135 new homes on land west of Canfield Road, application reference UTT/18/0318/OP and the Parish Council is delighted with this decision.

8.5 An appeal has been submitted by the applicant against Uttlesford's decision to refuse planning permission for 5 new homes on land adjacent to Lavenhams, application reference UTT/19/1067/OP. This will be a written appeal, The Parish Council discussed its additional response and agreed its objections of 21st June 2019 remain as submitted, in addition the Clerk was asked to respond with information on the Gladman appeal decision and respond as appropriate to the applicants Statement of Case.

Signed
Robert Mackley (Chairman Parish Council)

8.6 An appeal has been submitted by the applicant against Uttlesford's decision to refuse planning permission for 1 new home on land between Runnells Hey and Silverthorn. This will be a written appeal. The Parish Council discussed its additional response and agreed that its objections of 20th December 2018 remain as submitted, in addition the Clerk was asked to respond with information on the Gladman appeal decision in particular in relation to The Flich Way which this site borders and respond as appropriate to the applicants Statement of Case. The Clerk was also asked to look at the proximity of the proposed mineral site and the impact this has on any new development.

8.7 Uttlesford Local Plan hearings took place during July and the Planning Inspectors are now considering the evidence presented. Initial findings and advice on the next steps in the examination are not expected to be issued before late September.

9. AFFORDABLE HOUSING PROJECT

The Rural Housing Enabler for the Rural Community Council of Essex has sent an email offering to attend a Parish Council meeting to help the Parish Council understand its options for achieving affordable housing for local people. A discussion took place with differing views on whether an affordable housing project would be appropriate at this stage for the parish, in conclusion Cllrs felt there was not an identified need and without a defined village centre it would be difficult to achieve a suitable location, Cllrs agreed not to progress further at this stage.

10. UPDATING THE VILLAGE DESIGN STATEMENT

The Parish Council noted the importance of the Village Design Statement which was referred to on a number of occasions during the Gladman appeal. As identified previously there is a need to update the Great Canfield Village Design Statement both in terms of local changes and as a result of changes in national policy and the pending Uttlesford Local Plan. Cllrs accepted that a final updated draft cannot be completed until the Local Plan has been adopted. In the meantime, the Clerk was asked to contact Uttlesford to understand the process for updating Village Design Statements and to prepare a first draft based on local changes for consideration.

11. VILLAGE LITTER PICK

The Parish Council agreed to hold a litter pick on Saturday 19th October meeting at the village hall at 10am; the Clerk was asked to contact the village hall to confirm availability.

12. REPRESENTATIVES REPORTS

12.1. Footpaths, Byways, Bridleways and Greens – A request has been submitted via County Cllr Susan Barker asking Essex Highways to put forward to the PRoW working group a winter restriction on byway 3, a response is pending. Cllr Jewell went on to highlight the damage being caused not only to the surface but also to this historic trees whose roots are exposed as a result of the damage caused by motorised vehicles.

12.2. Highways - Nothing to report

12.3. Crime Prevention/Neighbourhood Watch – Nothing to report.

12.4. Tree Warden – It was noted that there are small trees available for planting in the parish if suitable areas can be identified.

13. FINANCE

- 13.1. Before proposing the payment schedule Cllr Mackley proposed that the Paris Council joins The Hundred Parishes Society at a cost of £10 per annum, this was seconded by Cllr Knight with all in agreement. Cllr Mackley went on to propose the following payments be authorised, this was seconded by Cllr Jewell with all in agreement.

<i>PAYMENT TO</i>	<i>VALUE</i>
Allison Ward - Parish Clerk July and August 2018	£ 357.22
Great Canfield Community Trust – Hall hire for meetings	£ 60.00
Uttlesford District Council – Election expenses	£115.35
The Hundred Parishes Society – Annual Membership	£ 10.00

- 13.2. A contribution of £3,000 has been received from Hatfield Broad Oak Parish Council in support of the Gladman Appeal, the Clerk has acknowledged the contribution.

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

15. DATE OF NEXT MEETING Monday 14th October 2019 at Great Canfield Village Hall at 8pm.

TIME AND CLOSE OF MEETING 9.45pm

Signed
Robert Mackley (Chairman Parish Council)