

GREAT CHESTERFORD PARISH COUNCIL

MINUTES OF A MEETING OF GREAT CHESTERFORD PARISH COUNCIL HELD ON WEDNESDAY 12TH SEPTEMBER 2018 AT 7:30PM IN THE COMMUNITY CENTRE, GREAT CHESTERFORD.

Present; Chairman Neil Gregory
David Hall
Penny McCullough
Mike Mitchell
Tom Newcombe
Julie Redfern

8 members of the public and Amanda Lindsell, the clerk.

18/108 Apologies for absence

Apologies for absence were received and accepted from County Cllr John Moran, Cllr Collette Altaparmakova and Cllr Sharon Tricerri.
Apologies for delayed arrival were received and accepted from Cllr Gareth Bevens.

18/109 Declarations of Interest

Cllr Newcombe - Partner at Birketts.
Cllr Redfern - Relative of planning applicant 18/112viii.
Cllr McCullough - Child attends The Chesterfords Pre-School and is on the waiting list for Chesterford Montessori.
The council agreed that some agenda items would be taken out of sequence before the exclusion of the press and public to discuss items of a confidential or sensitive nature.

18/110 Minutes of the Last Meeting

The minutes of the August Parish Council meeting were approved by councillors as an accurate representation and signed by Chair Neil Gregory.

18/111 Public Forum

Matters raised by members of the public included;
i. Concerns were raised that the recent works carried out within the building area of Chesterford Montessori which resulted in the exposure of an ancient graveyard, were carried out without appropriate planning permission in a disrespectful manner and is perceived by some as a gross violation of community trust.
A member of the public arrived.
The Council confirmed that they are unaware who conducted or authorised the works but are aware of a breach of planning in respect of ground source heat pumps and enforcement action by the authorities in respect of archaeological findings, and that the Council will not be resolving the Chesterford Montessori lease until several issues have been clarified.
Cllr Bevens arrived.

- ii. A request for clarification of the situation when appropriate was made.

18/112 Planning

The following comments were agreed to be returned to Uttlesford District Council in response to planning applications.

viii. UTT/18/2435/FUL - R/O Gramaur Cottage, Carmen Street, Great Chesterford
Erection of one dwelling. Strongly object with reference to the previous application UTT/18/0572/FUL refusal reasons.

i. UTT/18/1949/FUL - Rear of Cheston House (now Rosemary House) London Road
Section 73A retrospective application for revisions to UTT/16/0790/FUL scheme approved for 1 detached dwelling.) No comment.

ii. UTT/18/2086/HHF - The Limes, School Street
Proposed cladding/ hardy plank on front gable No comment.

iii. UTT/18/2407/DOC - Mortimers, School Street, Great Chesterford
Application to discharge Condition 2 (timber flooring) attached to UTT/17/2810/LB. No comment.

iv. UTT/18/2333/HHF - The Stable, Newmarket Road, Great Chesterford
Single storey front and rear extension together with associated alterations and landscaping proposals. No comment.

v. UTT/18/2273/FUL - Mill House & The Stables, Newmarket Road, Great Chesterford
Proposed partial demolition and reconstruction of brick and flint screen garden wall and widening of entrance providing dedicated access to Mill House and The Stables cottage. Resulting engineering works to wall and associated landscaping and creation of drive. Object due to the loss of the historic flint wall, particularly as there are alternative access options.

vi. UTT/18/2243/FUL - Lulworth House, Newmarket Road, Great Chesterford
Proposed new dwelling on land adjacent to Lulworth House. Proposed demolition of existing garage and porch to Lulworth house and erection of new front porch and two bay cart shed. No objection, subject to provision of TPOs and visual protection for the Churchyard.

vii. UTT/18/2200/CLP - 4 The Willows Great Chesterford.
Loft and garage conversion and rear extension. No comment.

The following planning decisions were noted;

ix. UTT/18/2135/DOC - The Delles, Carmen Street, Great Chesterford
Application to discharge conditions 2(details of external finishes) and 3(hard and soft landscaping) attached to UTT/18/1247/FUL dated 26.06.2018. Conditions discharged in full.

x. UTT/18/2148/DOC - Reed House, Manor Lane, Great Chesterford
Application to discharge condition 3 (samples) attached to UTT/1379/10/FUL dated 26.10.2010. Conditions discharged in full

xi. UTT/18/1810/LB - Great Chesterford Primary School, School Street
Amendment to previously approved development scheme (UTT/16/2431/LB) in order to alter appearance/finishes to 2 no. elevations. Approved with conditions.

xii. UTT/18/1732/HHF - 9 The Elms Great Chesterford
Demolition of rear conservatory and erection of front and rear single storey extensions. Approved with conditions.

xiii. UTT/18/1703/HHF - Nursery Bungalow London Road Great Chesterford
Proposed rear conservatory. Approved with conditions.

18/114 Great Chesterford Community Centre

- i. It was resolved that Cllr Mitchell would proceed with the installation of two soft wood five bar field gates at the vehicular access on to the Recreation Ground and

also install nine bollards as agreed. The gates will be padlocked, with one key covering all padlocks. It was agreed that Cllr Mitchell would request contributions to the cost from the Community Centre and other user groups.

iii. It was agreed that Cllrs Redfern and Mitchell would meet to discuss the garages and Scout Hut, work through the considerations and report back to the December PC meeting.

18/115 Neighbourhood Plan

This item was deferred to the next meeting.

18/116 Recreation Ground

ii. It was agreed that Cllr Bevens would mark out the running track, avoiding the rutted areas.

iii. Cllr Redfern highlighted the s106 funds from the Greenhouse Site which become available upon occupation of the 15th property, anticipated in 2019 and ring fenced for improvement works on the Recreation Ground. It was resolved that a wish list should be established for use of these funds and grants also investigated through Sue Hayden.

18/117 WW1 Commemoration

i. Cllr Bevens detailed the proposals for the Commemoration, including current proposed expenses of £6084 (+VAT) and anticipated donations and grants of £6355. The Council agreed to enable payments related to the event from Council funds where necessary while donations and grants are cashed.

ii. The council resolved to apply for road closures on 10/11/18 for School Street 13:00 to 18:00 and South Street and Church Street 13:30 to 17:30. Cllr Bevens confirmed that an application has been made.

iii. It was agreed that Councillors will help out with organising the afternoon event.

iv. The Council resolved to apply for an events license for the Commemoration. Cllr Redfern confirmed that she is organising the event license.

v. It was agreed that the Council do not anticipate more than 500 people at the event at any one time and so do not require further insurance cover.

Chair Gregory thanked Cllr Beven and Bob Tonkins for their hard work.

18/118 ROSPA Report

Cllr Mitchell detailed the works required in response to the ROSPA report, including;

i. Repair and repaint of the rusty Youth Shelter.

ii. Cableway requires tightening (covered by installation costs)

iii. Carpet under the cableway requires extension.

iv. Swing and climber - recommended for dismantling and inspection.

A budget of £1800 was agreed for the remedial works and annual repaint of the skate park.

The press and public were asked to leave the meeting

18/113 Finance

- iii. It was resolved that Cllr Mitchell would ask if the maintenance hours could be increased to 70/month and apologise on behalf of the Council for the previous hours reduction.
- iv. It was agreed that;
 - a. The clerk would adapt the model NALC contract for approval.
 - b. The council resolved to use their permitted discretion to extend the pay period from 6 months to one year as detailed in The National Agreement on Pay and Conditions of Service of the National Joint Council (NJC) for Local Government Services Part 2- 10.4 as applicable to the current contract.

18/114 Great Chesterford Community Centre

- ii. It was resolved that Chair Gregory would draft a letter to both parties, for circulation for approval by councillors requesting;
 - a. A detailed update from each party on all recent events by 18/09/18.
 - b. Assurance that no further breaches of planning consent will occur.
 - c. Reminding all parties that there is currently no lease in place.

The press and public were then permitted to re-enter the meeting.

18/113 Finance (continued)

- i. The clerk circulated a statement and review of accounts and a list of the following cheques for approval;

- 300131 - Markides Associates Ltd - Local Plan review - £7200.00
- 300132 - Mrs J Redfern - Local Plan printing costs - £1214.56
- 300133 - RSK Environment Ltd - NUGC Archaeological Review - £1800.00
- 300134 - Birketts LLP - Pre-School Lease - £3044.40
- 300136 - Clerk`s August salary - £650.99
- 300138 - Mrs S Triccerri - paint - £19.30
- 300140 - Maintenance Salary August - £458.10
- 300141 - Interim Clerk`s August salary - £453.12
- 300142 - Interim Clerk`s August expenses - £92.97

which were approved for payment from the Parish Council current account alongside the following transfer and direct debits;

- Tfr - Zen Internet Ltd - domain annual charge - £71.86
- Tfr - Remembered Trading Ltd - 10 silhouettes TBNT - £442.96
- Tfr - Remembered Trading Ltd - 2 x 6 foot tommies - £1552.61
- DD - A & J Lighting - September maintenance - £161.64
- DD - E.On - September street lighting - £387.66
- DD - Information Commissioner`s Office - £35.00

The following cheques were approved for payment from the Recreation Ground Trust account; 300019 - Grass Cutting Apr/May/June - £380.50

- 300020 - Basketball ring and net - £103.99

- ii. The clerk circulated an updated budget which was approved.
- v. It was agreed that the clerk would cancel the contract with Edge It Finance Systems.

12/09/2018

18/119 Emergency Plan

This item was deferred to the next meeting.

18/120 Local Highways Panel

The following items were agreed for submission for consideration for works to the Local Highways Panel;

- i. B1383 - footpath widening and traffic calming so people can walk to the Recreation Ground safely.
- ii. Footpath widening and maintenance from Little Chesterford to Great Chesterford.
- iii. Cycle path designation status for the footpath on London Road.

18/121 Matters for Further Discussion

None.

18/122 Date of Next Meeting

10th October, 2018.

The meeting closed at 10.52pm.

Chair;
10/10/18