

GREAT CHESTERFORD PARISH COUNCIL

*MINUTES OF A MEETING OF GREAT CHESTERFORD PARISH COUNCIL
HELD ON WEDNESDAY JUNE 13TH AT 7:30PM IN THE
COMMUNITY CENTRE, GREAT CHESTERFORD*

Present: Chair Neil Gregory
Gareth Bevens
Julie Redfern
Mike Mitchell

Sharon Tricerri
David Hall
Penny McCullough

Amanda Lindsell, interim clerk.

18/068 Apologies for Absence.

Apologies for absence were received and accepted from Cllrs Tom Newcombe and County Cllr John Moran. Apologies for delayed arrival were received and accepted from Cllr Collette Altaparmakova.

18/069 Declaration of Interests.

Cllr. McCullough – parent of child at pre-school and on nursery committee.
Cllr. Redfern – member of Uttlesford District Council

18/070 Minutes of the Last Meetings.

The minutes of the May Parish Council are not yet available and will be circulated for approval prior to the next Council meeting.

18/071 Public Forum.

Cllr Mitchell raised the following comments forwarded from a member of the public who was unable to attend the meeting;

- i. When will permanent placement storage be in place? Chairman Gregory confirmed that decisions on the storage have been deferred to September when the building works should be complete. The council looks forward to receiving a business plan from the Community Centre and reaching a mutually agreeable solution to the storage issues for this important community asset.
- ii. Is the Scout Hut going to be utilised by other parties as space is already at a premium and are the Pre-School committed to taking it over?
- iii. Installing a gate would mean the loss of car parking spaces which are already at a premium. Cllr Redfern confirmed that she will discuss the car park with the Pre-School owners when they meet on Thursday 14th June.

iv. Is the running track off the Council agenda? Cllr Bevens confirmed that the gym equipment installation program included a running track wide enough for 2 wheelchairs side by side
Cllr Altaparmakova arrived.

Cllr Redfern confirmed that the running track will require planning permission.

Cllr Tricerri detailed the ROSPA inspection last week, although the report has not yet been received ROSPA did make clear that further works on the Recreation Ground would come under their jurisdiction for inspection, which would increase the cost.

18/072 Planning.

To consider any comments to be returned to Uttlesford District Council on the following application:

- i. UTT/18/1435/HHF - Bishops House, Church Street, Great Chesterford
Erection of a timber pedestrian bridge across the River Cam for domestic use associated with the dwelling house.

Resolved: The Council objects to this application due to the particular design but is supportive of the idea of a bridge should the design be amended.

A member of the public arrived and requested that storage for the Community Centre be discussed.

ii. UTT/18/1359/CLP - The Limes, School Street, Great Chesterford

Proposed cladding/hardy plank to front elevation.

Resolved: No objection.

iii. UTT/18/1323/DOC - Mortimers, School Street, Great Chesterford

Application to discharge condition 2 (flooring) attached to UTT/17/2810/LB dated 24/11/2017.

Resolved: No objection.

iv. UTT/18/1247/FUL - The Delles, Carmen Street, Great Chesterford

Proposed detached dwelling with detached cart lodge (alternative scheme to plot 2 approved under planning permission UTT/16/3394/FUL for the erection of 2 no. detached dwellings and garages.)

Resolved: No comment.

It was resolved to address agenda item 18/073 once the other agenda items had been considered.

18/074 Finance

i. The clerk presented a statement of accounts and reconciliation to cash books which were agreed.

Cheques -300108 - CB Mowers Ltd - £63.61

300109 - Namesco Ltd - £71.88

300110 - A Howe - £666.12

300111 - Zurich Municipal - insurance - £1317.96

300112 - M Mitchell - container - £2238.00

300113 - A Lindsell - interim clerk - £259.66

were agreed for payment. It was noted that due to a lack of access to Council documents, Aubrey Howe`s payment would be reviewed at the July meeting to accomodate any necessary alterations not included this month.

ii. It was agreed that an update on the budget would be made at the July Council meeting once the interim clerk has access to the Council finance documents and that councillors would forward any budget documents to the clerk as a priority.

iii. The clerk confirmed that she has updated PKF Littlejohn who have extended the submission date for the Annual Return until 2nd July, 2018.

The clerk read through Section 1 of the Annual Governance Statement of the Annual Governance And Accountability Return 2017/18 and councillors approved and Chair Gregory and the clerk signed the Statement.

It was resolved that Cllr McCullough would take over Cllr Beven`s portfolio of Highways, Footpaths, Cycle Ways and Planning and that Cllr Bevens would take over the Finance Portfolio. The Council expressed thanks to Cllr Hall for his time covering the Finance portfolio.

18/075 Great Chesterford Community Centre

i. It was again resolved that when the nursery works are complete the storage issues, including the scout hut, will be addressed. The containers are fully functional as a short term solution at a time where the Local Plan pushes the council finances to the limit.

ii. Following lengthy discussion regarding the pros and cons of installing a barrier to prevent unwanted vehicles entering the site Councillors voted 6:2 against the installation of a barrier. It was agreed that the clerk would investigate preventative actions adopted by other Councils facing similar issues.

iii. Cllr Mitchell`s portfolio was agreed as Storage, Scout Hut, Skate Park, Outdoor Fitness Centre, Tennis Courts and also the Play Park, shared with Cllr Tricerri.

Cllr Tricerri requested confirmation of Parish Council owned land.

iv. It was resolved to include within the lease with the new nursery that they will undertake to maintain the new fencing at the Bowls Club that has been put in place for access to the site.

18/076 General Data Protection Regulations

It was agreed that the clerk would investigate the need for a GDPR Consent Form for use with the Google Group. Councillors agreed to adopt the Privacy Notice and Staff and Councillor Privacy Notices as required by the General Data Protection Regulations.

18/077 Parish Council Website

Cllr McCullough resolved to update the Council website over a three month initial period.

18/073 Regulation 19 Pre-Submission Draft Local Plan

Cllr Hall detailed his attendance at recent meetings with UDC and Grosvenor regarding the Parish Council's red line list and confirmed that within the PPWG papers to Reg 19 the plan is significantly revised in relation to NUGC and UDC have attempted to address some of the principle concerns.

Two weeks ago the PPWG published the Regulation 19 Plan with 1200 pages of supporting evidence. The plan was approved by Cabinet 12th June and now goes to Full Council for approval 19th June. If adopted a two month consultation period will then commence where all parties can submit written observations.

Chairman Gregory confirmed that he met with Cllrs Redfern and Hall at the weekend to review SP7 in Draft Reg 19 and identified six areas from the red line list that were inadequately addressed.

Cllr Redfern detailed a meeting yesterday with officers to review SP7 where she felt officers gave as much flexibility as they could and that the best that could be achieved has been.

Officers agreed a number of red line inclusions to protect Great Chesterford including;

- i. Although no assurance over northern access Reg 19 includes " to explore the possibility of northern access" and the access strategy "will explore the possibility of northern site access", plus "northern access is specified as preferable" elsewhere in the document. There are negotiations underway to purchase land to create a northern access and having seen Grosvenor's drawings Cllr Redfern confirmed that she is confident there will be a northern access.
- ii. There is no material improvement to transport but the use of Park Road should limit issues.
- iii. The public right of way opposite Park Road and leading to the Bowls Club should be expanded to create a cycle/walk way.
- iv. Grosvenor implied that 800 homes would use Park Road for access but Reg 19 now includes " protect character of Park Road".
- v. It was requested that only construction vehicles can use Field Farm drive.

Cllr Redfern proposed the amendments, which were then adopted.

Chairman Gregory expressed the Council's gratitude for the magnificent job Cllr Redfern and Hall have done haggling over the red lines but still feels that the primary issues of why this site was selected and what detailed evidence supports the transport, heritage, establishment of settlement and duty to cooperate with South Cambs, have not been sufficiently addressed.

Cllr Redfern expressed concern that if Reg 19 fails that UDC have stated that intervention will be led most probably by ECC and there is a strong potential for an additional 2000 houses, with a worst case scenario of the granting of the new community, plus Ash Green, Granta Close and Stumps Cross developments. Cllr Redfern added that these amendments give the best protection for the existing community should Reg 19 be adopted and that there will be an opportunity to shape the development through the Development Plan Document.

Cllr Bevins raised concerns over the exclusion of a specified distance between the development and the curtilage of Great Chesterford and condemned the "characteristic separation between old and new" as insufficient, although Cllr Redfern explained that a 1.5km buffer zone could not be added without evidence to back it up and could render the remaining site too small for the proposal.

Cllr McCullough left the meeting.

It was agreed that the Parish Council would continue challenging Regulation 19 and resubmit September's commissioned report, highlighting principle issues that have not been sufficiently addressed and noting that UDC's Consultants had not engaged with the PC Consultants as promised.

Should UDC adopt Regulation 19, the Parish Council will host a village meeting during the consultation period to ensure the views of the village are adequately represented, and will consider engaging further with Planning Consultants at the Inspectorate level.

The Parish Council acknowledged that UDC have considered and included a number of the red line proposals, but many councillors still feel that principle issues have not been sufficiently addressed.

It was resolved that Chairman Gregory would send a message on the Village Google Group stating that the

Parish Council does not support the inclusion of NUPC within the Local Plan and provide a link to the relevant documents.

18/078 Matters for Further Discussion.

Bowls Club awards.

18/079 Date of Next Meeting.

The next meeting of the Parish Council is to be held on Wednesday 11th July 2018 at 7:30pm in the Community Centre.

The meeting closed at 10:35 pm

Signed (Chairman).....

Date: 12th July, 2018