

Great Chesterford Parish Council

Minutes of the Parish Council Meeting held on Wednesday 8 November 2023

Present	Councillors Tom Newcombe (Chair), Amanda Cooper, Mike Mitchell, Rachel Thackray and Sharon Tricerri.
In Attendance	District Councillor Neil Gregory, County Councillor Paul Gadd and Kate Stacey, Clerk to the Council and four members of the public

23/192 Apologies for Absence

Apologies were noted from Cllrs Penny McCullough; Cllr Rachel Thackray had forewarned that she would arrive late (and arrived at 9.15pm).

23/193 Declaration of Interests

Cllr Newcombe declared that he was a partner at Birkett's.

23/194 Minutes of the Last Meeting

The minutes of the 11 October 2023 Parish Council meeting were agreed as an accurate record and signed by the Chair.

23/195 Co-option to an ordinary vacancy on the Parish Council

The Clerk confirmed that the attending candidate was qualified to become a Councillor and was not disqualified under the Local Government Act, 1972, s79 - s80. The Chair offered the opportunity for debate in closed session; this was not required and it was resolved to co-opt Mr Matthew Rowan to one of the two ordinary vacancies on the Parish Council. Mr Rowan signed a declaration of acceptance of office and formally joined the PC.

23/196 Public Forum

A resident attended to address agenda item 23/204; Verge at Station Approach, London Road. Following discussion it was agreed that the PC would investigate how the verge could be made more attractive and useful whilst discouraging car parking. It was agreed that Cllr Redfern would contact Hill's developers, Cllr Gadd would investigate ownership, and Cllr Gregory would seek any relevant information from Uttlesford District Council (UDC).

A resident reported that there was a problem with rats on Hyll Close. It was noted that this was an environmental health issue which should be reported to UDC.

It was confirmed that the ditches around the recreation ground had had their annual clearance by the PC. The landowner downstream has confirmed that the ditches to the river Cam have been given their annual clearance. The landowner upstream to the Walden Road has been contacted.

23/197 County and District Councillor's Reports

Cllr Gadd's report was received. It was noted that three of the potholes reported earlier in the year had been fixed and more could now be submitted to ECC for consideration. Cllr Gadd was aiming to get the emerging cycle path on London Road re-designed so that the path was on the east side of the road between Little Chesterford and Littlebury; the possibility of using S106 funding would be investigated. Cllr Gadd reported that, in relation to Agenda item 23/198 ii - Boro Farm aggregate recycling facility, the matter was now with the Government Planning Inspector who was due to make a site visit before a decision was made.

Cllr Gregory reported that the Uttlesford Local Plan had been approved at UDC and that the contents were positive for Great Chesterford. Uttlesford now had a 5 year land supply which should limit any new development. The proposed Icknield Fields development site at Stump Cross was not within the plan and there were significant issues with it for Historic England and also relating to sewage given the current development at the Welcome Trust Genome Campus. It was noted that GCPC had objected to the plan, particularly in relation to the likely additional traffic.

23/198 Planning

a) Current major planning issues;

- i. **London Road; two developments; 76 dwellings, South West of London Road and 111 dwellings, East of London Road.**
There were no updates.
- ii. **Boro Farm aggregate recycling facility.**
See Cllr Gadd's report above.
- iii. **Icknield Fields, Stump Cross.**
See Cllr Gregory's report above.
- iv. **Wellcome Trust Genome Campus, expansion at Hinxton.**
There were no updates and no comments in relation to the application for Approval of Details Reserved by Condition Reference: S/4329/18/COND21: Submission of details required by condition 21 (Design Guide) of planning permission S/4329/18/OL.

b) It was agreed that the following comments would be returned to UDC relating to the following applications;

- i. Redecoration of existing external paintwork, The Plough, High St, CB10 1PL. Ref. No: UTT/23/2657/LB. **No comment.**
- ii. Opening up of existing central fireplace by the removal of a small quantity of brickwork along with essential flue repairs, The Plough, High St, CB10 1PL. Ref. No: UTT/23/2639/LB. **No comment.**
- iii. Proposed change of use from ex-council land/grass verge/parking space to garden and the erection of a 2m boundary fence, 51 Jacksons Lane, CB10 1PT. Ref. No: UTT/23/2636/FUL. **It was agreed that the PC would submit the same comments as for the previous applications of this type on Jacksons Lane; object under the grounds that planning regulations stipulate a maximum 1m height for fences fronting roads/highways/public footpaths. The PC was neutral to the issue of change of use.**
- iv. Proposed change of use from ex-council land/grass verge/parking space to garden and the erection of a 2m boundary fence, 53 Jacksons Lane, CB10 1PT. Ref. No: UTT/23/2499/FUL. **Comments as for 23/198 b iii above.**
- v. Installation of Gigaclear superfast broadband connection, Kents, High St, CB10 1PL. Ref. No: UTT/23/2446/LB. **No comment.**
- vi. Brickwork mortar repairs to walls adjacent to the platforms at Railway Station, Newmarket Rd, CB10 1NY. Ref. No: UTT/23/2449/LB. **No comment.**
- vii. Proposed rear open veranda/canopy, 26 Thorpe Lea Close, CB10 1FF. Ref No: UTT/23/2733/HHF. **No comment.**

c) To note Uttlesford District Council planning decisions;

There were no decisions to note.

23/199 Finance

a) Bank statements and review of accounts

The bank statements had been received together with an overview of the accounts. It was noted that income in October was £10.65 from the scouts for electricity reimbursement and £500 from the ECC Locality Fund (LF639) towards the Hammond/Ratcliff gardens.

b) Payments to authorise

The following payments were authorised for payment;

Staff costs	£2,319.97
CCC, mini digger, shingle (50% share with CCC)	£285.77
Poppy shop, remembrance wreath	£23.99
GPO, Book of 2nd class stamps	£6.00
Playquip, repairs to play equipment	£3,138.00
Defib Warehouse, 2x defibrillator pads	£141.60
Printer inks, 4 x ink cartridges	£70.45
A&J Lighting, monthly streetlight maintenance	£161.64
Orchard consumables	£445.10
Npower, electricity	£967.91
Grass cutting	£253.21
Tennis Court windbreaks	£999.96

a) Veolia Environmental trust grant

Cllr Cooper reported that, unfortunately, Veolia had changed their 'catchment area' and so this grant was not available to GCPC at the current time.

b) Zero Carbon Communities grant

Cllr Cooper reported that the application to upgrade the remaining street lights to LED was almost complete. It was agreed that the PC would contribute £10k towards the project.

c) UDC Sports Provision grant

Cllr Mitchell reported that he was pursuing the possibility of applying for the above grant in liaison with the Chesterfords Community Centre and other users of the recreation ground.

23/201 Recreation Ground

a) Report

The report was received. It was agreed that £300 could be released towards the Orchard and that any further requests could be immediately authorised if they were appropriate and within the grant funding received previously without requiring ratification at a PC meeting.

b) Height Limiting barrier

Cllr Mitchell reported that the height limiting barrier had been damaged but that no culprit had been identified. It was agreed to go ahead with the repair quoted at £2,674.12 (inc. VAT). Consideration would be given to the installation of an additional CCTV camera to monitor the barrier within the next budget.

c) Outdoor Gym Maintenance

Cllr Mitchell reported that a quote had been received for the annual maintenance of the gym equipment. The maintenance fee scale had been linked to the warranty status for the first time. Cllr Mitchell would discuss with the contractor.

23/202 Request for a memorial tree

A resident had requested a memorial tree on the Recreation Ground in relation to her parents who had lived in Great Chesterford for some time. It was agreed that the request would be supported with a rowan tree behind the Multisports court. It was agreed that the PC required a 'tree policy' to ensure that requests were equitably treated and fitted in with the overall plan for trees on PC land.

23/203 Open spaces report

The report was received.

23/204 Verge at Station Approach, London Road

This item had been discussed under agenda item 23/196; Public Forum.

23/205 Proposal for a Christmas flag

The proposal was withdrawn.

23/206 Hammond and Ratcliff Gardens

Cllr Thackray reported that good progress had been made; a working group would meet in the near future and the remainder of the tasks completed. The PC recorded its thanks to Cllr Thackray, Jason Papworth, Pam Maskell and James Sheairs for their organisation of the project.

23/207 GCPC Statement on Biodiversity

A draft statement on biodiversity was received. Following amendments the statement was approved.

23/208 Communication with residents

Cllr McCullough had given apologies; this item would be revisited at the December meeting. It was agreed that a PC newsletter would be issued before the end of the year.

23/209 Assets of Community Value

This item would be revisited at the December meeting.

23/210 Parking at Icknield Rise

This item would be revisited at the December meeting.

23/211 Essex Planning Officers Association Parking Guidance Consultation

Cllr Rowan agreed to consider any comments to be put forward on behalf of GCPC in relation to the consultation document on parking standards to inform new developments across Essex.

23/212 Risk assessments

The current four GCPC risk assessments from 2018 were received. It was agreed that these required review and possible updating. A health and safety advisor would be consulted, also in relation to any new risk assessments that may be required eg Nursery, Allotments, Orchard, Hammond/Ratcliff Gardens.

23/213 Draft GCPC Health & Safety policy

A draft health and safety policy was received. Following amendments it was accepted and would be implemented.

23/214 GCPC Action Plan for 2024-2025

It was agreed that an action plan would be drafted alongside the budget for the 2024/25 financial year.

23/215 Nursery

- i. It was resolved to resolve to carry out agenda item 23/215ii in closed session in accordance with Section 1 of the Public Bodies (Admission to Meetings) Act 1960, because publicity would be prejudicial to the public interest by reason of the confidential nature of the business to be transacted.
- ii. An update was received.

23/216 Matters for Further Discussion

Items identified for future discussion included;

Scout Hut Lease

The relationship between RGT and the PC

23/217 Date of Next Meeting; Wednesday 13 December 2023

The meeting closed at 9.25pm.