

GREAT YELDHAM PARISH COUNCIL
Minutes of the Parish Council Meeting held on
Thursday 7th September 2023 at 7.30pm, Reading Room, Gt Yeldham

Present: Cllr Philip Rawlinson (Chairman)
 Cllr John Marks (Vice-Chairman)
 Cllr Anne Burrows
 Cllr Phil King
 Cllr Mark Lovell
 Cllr Barry Sargeant
 Cllr Bikaram Singh

In attendance: Tracy Wigmore (Parish Clerk). 1 member of the public.

23/125 Welcome and apologies for absence.

Apologies received from Cllr Burr and Cllr Theobald.

23/126 Declarations of Interest.

Cllrs King, Lovell and Marks declared a non-pecuniary interest at item 23/133 Men's Shed

23/127 To approve the minutes of the Parish Council

RESOLVED that the minutes of the meeting held on 6th July 2023 were a correct record. All in favour. Chairman signed the minutes.

23/128 Public Participation Session with respect to items on the agenda and other matters of mutual interest.

Resident raised concerns regarding the works to the White Hart bridge and the 4-week water leak, concerned about the environmental and economic impact and the possible damage to the highway. Chairman stated that the leak had been reported but the PC would contact Anglia Water to obtain an update on when the repairs will be undertaken. The Parish Council had not been informed of any end date to the bridge repairs.

23/129 Invitation to Cllr Peter Schwier, Essex County Council and Cllr Richard van Dulken, Braintree District Council to address the meeting on matters of mutual interest. The maximum time allowed for this item is 10 minutes but may be extended at the discretion of the Chairman.

Cllr Van Dulken

- Three bottles planning application refused on a technical issue, trade busy.
- Food bank at Sible Hedingham Baptise Church every Tuesday from 2.00-4.00pm. clients will be referred to them via the Braintree Area Foodbank voucher referral system working with over 150 referral agencies i.e. schools, GP or BDC.
- Cllr Parker (Stour Valley North ward) supporting bus service from Sible, Gt Yeldham through to Haverhill. ECC is reviewing its support for 162 local bus services to ensure that the future bus network is ready to meet new levels of passenger demand and is providing value for money. Public consultation regarding these local bus services closes on 5 October 2023. <https://consultations.essex.gov.uk/iptu/2023/>
- RAF Wethersfield Asylum Accommodation. Cllrs invited to visit the site. Currently 150 asylum seekers on site. Judicial Review set for 30/31 October, BDC have been given permission to give 3 arguments.
- Planning Scoping Paper for Solar Farm (with 5m Wind Turbine and batteries bank) on land owned by Toppesfield PC. Planning reviewing feasibility of proposal in line with planning guidelines.

- Garden Waste, first-year's subscription fee is £55 which will cover 13 months commencing 4 March 2024 to 31 March 2025. Early bird discount If you sign up before 30 November 2023, reducing the first year's charge to £27.50.
- Strawberry fields Development – proposed footpath across ECC land to recreation ground. BDC have received the draft license, will be forward to PC for comments once checks have been made.
- Fishing Lakes – Enforcement Notice. Enforcement Notice is proceeding for the removal of the stationing of two mobile homes for residential purposes, including the siting of a portable outbuilding for use as a commercial kitchen. Planning Inspectoral Appeal Decision was made on the 9th February 2023, which states the compliance period is 6 months overall. Awaiting further information from Planning Manager.

Questions from Parish Council:

- Cllr Rawlinson enquired whether funds from the A120 Millennium Way slips project, which was unsuccessful, was used to reduce the cost of the Green Waste subscription. Cllr van Dulken replied that the funds were used to pay eligible council taxpayers a £25 New Homes and Growth Dividend to further support residents during the cost-of-living crisis and offer an element of universal support to all households across the district and was deducted from the annual Council Tax Bill.
- RAF Wethersfield Asylum Accommodation. Tour arranged for the 15th September. Representation has been made for the PC to attend. Clerk to request that the invite is extended to Cllr van Dulken as not able to attend the August tour
- Cllr Burrows and Marks enquired why wasn't the green waste charge put on the Council Tax Bill. Cllr van Dulken replied that the service was not mandatory, it was unfair to place a charge on properties where they do not have a green bin provision i.e. flats and some people do not use the green bin service.

Cllr Schwier – Apologies received.

23/130 Planning Applications – Received as at 30/08/23

23/02030/HH & 23/02031/LBC | Upgrading insulation and retiling kitchen roof, rebuilding kitchen gable end wall; upgrading insulation and alterations to porch roof, replacement of modern single glazed doors and windows in kitchen and rear gable with new Slimline double-glazed joinery. |The Rookery, Poole Street, Gt Yeldham
RESOLVED: No Comments.

23/02142/TPO | Notice of intent to carry out works to trees protected by Tree Preservation Order TPO - 23/2011. Ash (T1) To Remove the large lead that grows towards the house. Reduce the height by 4 m. Crown lift over the neighbour's shed for 3 m of clearance and over the playing field for 2.5m of clearance. This tree has a large injury at the lower main union. Ash (T2) Height reduction of 4 m. This tree has dropped 3 or 4 large branches recently, it wants to be reduced out of the wind throw to reduce further risk. | Birch House, Toppesfield Road, Great Yeldham
RESOLVED: No Comments.

23/131 Planning Decisions as at 30/08/23

22/00552/HH Retention of 1.8m boundary fence adjacent to highway. Canie Hall, Toppesfield Road. **PENDING**

22/01781/HH Retention of single storey rear extension to outbuilding | Canie Hall Toppesfield Road. **PENDING**

22/02812/TPOCON Notice of intent to carry out works to trees in a conservation Area: Yew (T1) Crown reduction of 1.5 metres. Oak House, Church Rd. **PENDING**

23/01028/OUT | Outline planning application with all matters reserved for the erection of 1240 Sqm of B1, B2 and B8 commercial space with associated parking. | Great Yeldham Water Treatment Works, Hedingham Road, Great Yeldham. **PENDING**

23/01164/HH & 23/01165/LBC | Replacement single storey rear extension and remedial works to east elevation wall. Internal alterations and new ridge lantern. Replacement of the rear porch roof and rear gable windows. | The Rookery, Poole Street. **WITHDRAWN**

23/01457/FUL & 23/01458/LBC | Proposed works to include: New balustrade and doors to the front and rear external area. New festoon with timber posts to the rear external area with new flooring. Upgrade flooring to internal ground floor areas. Removal of stud walls and existing bar to be cut back. New bar & back fitting to existing position | The Three Bottles, Leather Lane, Great Yeldham. **REFUSED**

- 23/132 Wildflower Area – Whitlock Drive (small green)**
The Parish Council had consulted with residents on whether to allocate an area on the small green for a wildflower area. (rpt circu). Most responses received objected to the proposal. The Chairman stated that the issue of vehicles parking on the small green still needed to be reviewed.
RESOLVED that the proposal to implement a wildflower is withdrawn. Clerk to write/email to residents in the immediate area to feedback the Parish Council's decision.
- 23/133 Gt Yeldham Men's Shed**
Update Report. Cllr Rawlinson reported that the architect had submitted revised proposal and plan. The proposal needs to be signed off by the Planning Manager before the revised application can be submitted. The Men's Shed had reported that the required cladding for the outside of the shed could be purchased for less than £2k. Fund raising events were being organised to help with the additional costs required to implement the changes to meet planning requirements. **For note.**
- 23/134 Bowtells Meadow**
Update Report. 3 companies have been contacted and site meetings had been arranged to discuss feasible options for refurbishing the play equipment. **For note.**
- 23/135 Kernos Centre, Sudbury – Donation Request**
Communication received from the Kernos Centre in Friars Street, Sudbury, Suffolk asking for a donation towards their counselling service (letter circu). The request was considered but unfortunately there were no funds available this year.
RESOLVED that the Parish Council declined to make a donation towards the counselling service provided at the Kernos Centre.
- 23/136 Clerks Report**
Councillors to review actions list, update and report progress to date (Rpt circu).
 - Colne Railway: no furniture available for platform, may have metal bench end moulds, currently having a yard reshuffle but will keep a look out for them for them. Old sign - could not find anything but station was known as 'Yeldham' not Great Yeldham.
 - Autumn Clean Up – Amenity Vehicle booked 21st October 2023 publicise on Facebook/website/noticeboard/4VM.
 - Cemetery issues report to group.
 - Chairman to speak to the Tree Warden regarding Tree Crowing.
- 23/137 To approve the monthly invoices and accounts due for payment.** (Rpt circu).
Accounts for Payment Report to be circulated prior to the meeting.
The Clerk presented the list of payments. It was noted that payments authorised by BACS under delegated authority since the last meeting was £9994.09. **RESOLVED: that payments be approved of £5796.49. All in favour.** Cllrs Rawlinson and Burrows signed the Accounts for Payment.

- 23/138 Receipts and Payments for the period ending 31st August 2023** (rpt circu.).
The Clerk presented the Receipts and Payments report. There were no queries or comments **RESOLVED: That the report is approved. All in favour**
- 23/139 Information Exchange/Communication Received/Next Agenda Items Only**
- Grass Cutting Contract ends 31st March 2024. Review contract specification and scope of works for period 1st April 2024 – 31st March 2027 for tender Sept/October. Cutting contract for Bowtells Meadow needs to be included. Cllrs Rawlinson, Burrows, Marks, Lovells and King to meet and discuss at next Thursday at 7.00 pm
 - Parish Precept 2024/25: priority areas/projects for 2024/25 to be submitted to the Finance Working Group by mid-October for consideration.
 - New Salt Spreader is required.
 - Christmas Tree 2023 with Carol Service. 9th December 2023
 - Cost of Living Crisis free 2 hours sessions for over 19's with GCSE Grade below D, attendees receive £10.00 voucher. PC agreed to host an event and advertise through 4Villages Magazine
 - Communication received from member of the public Founder and Chairman of Ensign Bus Company Ltd in Purfleet, Essex for 51 years. Has built up a vintage collection of buses ranging from 1932 to 1988. Relocating to Poole Street to create a bus and transport museum with Open days for the public to coincide with the Colne Valley Railway and vintage bus service on those days which would run from the railway to site then via the village and Clare to Long Melford, with stops in all the villages and places of interest on route. Chairman stated that this would be a positive asset for village.
- 23/140 Public Bodies (Admission to Meetings) Act 1960. Exclusion of the press and the public.** In accordance with Paragraph 1 (2) of The Public Bodies (Admission to Meetings) Act 1960, the Parish Council is invited to RESOLVE that the press and public be excluded from the meeting during consideration of the item 23/141 owing to the confidential nature of the business to be transacted and the public interest would not be served in disclosing that information.
- 23/141 Transfer of Bowtells Meadow to Great Yeldham Parish Council, S106 Agreement relating to the Southwest side of Church Road, Gt Yeldham, Essex dated 14th January 2020**
To review requirements, details and, if the PC agrees, the signing of the Transfer of Registered Title EX639548 for Land on the west side of North Road, Great Yeldham (known as Bowtells Meadow) from Dale & Gray to Great Yeldham Parish Council. General discussions held on Land Value Report, awaiting advice from Solicitor and ECC re issues of the 'open space,' insurance one off fee. Clerk received written confirmation from the Environment Agency that once the meadow has been transferred the Parish Council would be considered as the riparian owner of the stretch of River Colne alongside Bowtells Meadow. On significant watercourses the EA have permissive powers to assist the landowner with maintenance, but not a duty, depends on budget allocation and delivery programme of maintenance activities focusing on locations where there is greatest risk of flood.
- 23/142 Public Bodies (Admission to Meetings) Act 1960** Re-admittance of the press/public.
- 23/143 Date and time of next meeting**
The next meeting of the Parish Council will be held on 5th October 2023 at 7.30pm.

Meeting closed at 9.15pm