

## **BOXTED PARISH COUNCIL**

**February 2015**

The Minutes of the Meeting held on Wednesday 11<sup>th</sup> February 2015 at Boxted Village Hall, Cage Lane, Boxted Colchester, Essex commencing at 6pm

### **Present:**

**Chairman:** Councillor T Brentnall

**Vice Chairman:** Mrs A McLauchlan

**Councillors:** Councillor Mrs R Cryer; Councillor M Parratt;  
Councillor H Large and Councillor Mrs C Damen

The Clerk to the Council: Mrs D Humphris

Essex County Councillor Anne Brown; Chris Bowden of Navigus Planning

<b><u>106/14</u></b>	<b><u>APOLOGIES FOR ABSENCE RESOLVED</u></b> to accept apologies from Councillor G Pugh, Councillor S Lawrence, and Councillor Mrs T Wells.
<b><u>107/14</u></b>	<b><u>DECLARATIONS OF INTEREST</u></b> None
<b><u>108/14</u></b>	<b><u>THE MINUTES OF THE PARISH COUNCIL MEETING HELD ON 14<sup>th</sup> January 2015</u></b> <b><u>RESOLVED: (unanimously)</u></b> to approve the Minutes (previously circulated) as a true record for signature by the Chairman.
<b><u>109/14</u></b>	<b><u>CLERKS REPORT</u></b> Members noted the Clerk's report as follows: <u>PLANNING</u> <u>Decision Notices received</u> 146386 – Newhey Mill Road Boxted- single story extensions - APPROVED <u>Sports and Social Club.</u> Alarm system is broken. Clubs are investigating costs for a new system. Floor safe door is jammed locked with money inside it. Local safe company Colchester have called to look at it but after much effort have been unable to open it – call out charges and work undertaken costing £89 +VAT. This is a Churchill floor safe and so Churchill have to be called out to open the door – call out charges £56 plus £29 per hour. Geoff Thomas from the Cricket Club will be on site to monitor the work. Handyman has advised that ground on the field close to the spotlights needs some grass seed - costs being investigated. A problem has been identified with the electricity earthing at the club and our usual electrician has been instructed to undertake necessary work to correct at a cost of £150. <u>New Water Meters</u> Finally a quote has been received in respect of connection the Village Hall only to a new water meter for £1550 so the project can now proceed on this basis. The Sports and Social Club will then still be on a shared supply with Songers but will receive its own bill as Songers has an Anglian Water supplied sub meter. The costs of connecting SSC to its own water meter/supply are too high to enable this to be a viable option. <u>Banking Arrangements</u> Clerk has met with an account manager of Metro Bank and explained in detail our needs. Metro Bank can offer a dedicated account manager who will attend to all matters for us such as amendments of bank mandates and day to day operation of

	<p>accounts. No call centres mean that we would always speak to our account manager or a member of her dedicated team. In order to alleviate issues of bank signatories having to personally visit bank branches to have their ID confirmed or for ID to be notarised, if we were to approve the transfer of banking arrangements our account manager would visit our meeting to complete all necessary paperwork. Online banking can be set up for all banking needs including a secure system for making payments negating the need for monthly cheque payments. The Clerk will be making a recommendation that we transfer all banking arrangements to Metro Bank but that this should happen after May elections and May meeting when new officers and bank signatories can be appointed with a view to asking the account manager to attend our June meeting to attend to all necessary paperwork.</p> <p><u>CLERK'S TRAINING – BURSARY FUNDING</u></p> <p>The Clerk has found grant funding from ECC via EALC for 75% of agreed training costs for Fda Community Governance. Forms to be signed by Chairman and forwarded for funding to be received.</p> <p><b><u>Correspondence received and circulated</u></b></p> <p>Essex County Council – guide to infrastructure contributions for developers – consultation on revision of guide</p> <p>Essex County Council – details of dates for Passenger Transport Meetings 2015</p> <p>Colchester Borough Council – Issues and Options consultation – details of dates/venues for local displays</p> <p>Colchester Borough Council – consultation on Neighbourhood Development Plan area for Feering.</p> <p>Essex Association of Local Council – Police Partnership Conference - Dunmow 25<sup>th</sup> March</p> <p>Rural Community Council of Essex – call to sign petition asking government not to withdraw funding.</p> <p>Rural Community Council of Essex – confirmation that funding not being withdrawn.</p> <p>UK Cycling events – details of forthcoming event starting and finishing at Colchester Community Stadium</p>
<b><u>110/14</u></b>	<p><b><u>BOROUGH AND COUNTY COUNCIL AFFAIRS</u></b></p> <p>Colchester Borough Councillor Nigel Chapman sent his apologies for absence.</p> <p>Essex County Councillor Anne Brown advised that NAR3 road should be opening this week but had been held up due to contractor problems. However, once opened traffic counts will be undertaken as promised. Councillor Brown listened to concerns about various Highways issues and advised that she could communicate these directly to Rodney Bass portfolio holder for Highways at Essex County Council.</p>
<b><u>111/14</u></b>	<p><b><u>QUESTIONS FROM MEMBERS OF THE PUBLIC</u></b> None</p>
<b><u>112/14</u></b>	<p><b><u>NEIGHBOURHOOD DEVELOPMENT PLAN</u></b></p> <p>Councillor Mrs Cryer advised that some issues had been raised by the planning inspector at the recent Hill Farm appeal which needed to be addressed in terms of the NDP document.</p> <p>Firstly we need to consider any local concerns in the Village regarding the Hill Farm site and it was <b><u>RESOLVED:</u></b> that the Clerk should invite the following people to the March NDP committee</p>

	<p>meeting when further details of the Hill Farm policies in the Boxted NDP document would be discussed.</p> <ul style="list-style-type: none"> <li>- Any individuals who responded to recent consultations;</li> <li>- Local people who organised a petition opposing housing at the Hill Farm site which was presented to the Planning Inspector.</li> <li>- Landowner Mr Bates.</li> </ul> <p><u>Hill Farm Site</u> – the planning inspector had raised issues about density and sustainability on the site and therefore the NDP policy may need to have its wording amended to confirm ‘up to....’ a maximum number of houses. The developer may have to submit a scheme with less houses than originally planned. In terms of sustainability some ‘live/work’ units may be considered to provide a balance between employment and housing, especially as the inspector suggested that employment only did not seem commercially viable on this site. A Community shop may also be considered if there is enough interest from the Community. Affordable Housing will be provided as a condition of any residential planning permission being granted.</p> <p><u>Neighbourhood Development Plan – Next steps.</u></p> <p>As things stand the plan is not open for further consultation and it may be possible to put together minor modifications so some wording can be re-written without having to go to consultation again with a signed statement of common ground. This will be discussed fully in March when there will be a Neighbourhood Plan Development Committee meeting prior to the Full Council meeting. It was <b>RESOLVED:</b> to approve the appointment of Richard Hines as the NDP examiner from the short list of applicants drawn up by Chris Bowden. Colchester Borough Council will make the appointment and pay the bill – Chris Bowden will advise them accordingly.</p>
<p><b>113/14</b></p>	<p><b><u>CONSULTATION – COLCHESTER BOROUGH COUNCIL NEW LOCAL PLAN – ISSUES AND OPTIONS</u></b></p> <p>Members considered this consultation document and noted that Options 3a and 3b involved the development of up to 6000 homes crossing the border with Tendring to the east of Colchester with growth from the option spreading to Horkesley and Boxted/AONB borders. <b>RESOLVED:</b> to comment as follows:</p> <p><i>Boxted Parish Council have noted from the Colchester Borough Council Local Plan Issues and Options Consultation paper that growth strategy options 3A and 3B provide for development North of the A12 on land in or adjacent to the villages of Boxted and Langham (and therefore further encroaching upon the Dedham Vale AONB)</i></p>

*The residents of Boxted have recently been canvassed for their views in relation to their Neighbourhood Development Plan. There has been overwhelming support (94%) for the maintenance of a clear green boundary between Boxted and Colchester to maintain the village identity of Boxted.*

*We are therefore objecting most strongly to the inclusion of Options 3A and 3B in the Issues and Options Consultation Paper and would request that these Options be removed from the plan.*

*We are particularly concerned at the statement that the acceptance of these options 3a and 3b would necessitate a 'range of smaller sites' which could potentially mean creeping development on the clear green boundary between Colchester and Boxted as well as the potential impact on the Dedham Vale AONB.*

*We are concerned that any such development would not be in keeping with the character and distinctiveness of the area particularly with regards to habitats and landscape types and would not retain and enhance existing local green infrastructure which includes Boxted Heath, Dedham Vale AONB and the Stour estuary and we are further concerned at the loss of traditional agricultural and wooded areas that the acceptance of Options 3a and 3b would provide.*

*It is also noted that most development in recent years has been focussed on the North of the town (North Growth Area) and this Council feel that it would now be more appropriate to consider looking at future growth, if needed, elsewhere in the Borough.*

**114/14**

**PAYMENT OF ACCOUNTS RESOLVED** to approve payment of accounts presented by the clerk incorporating (Parish Council) cheque number 001181 - 001186, cheque numbers 001181 being pension payment for February and Clerk's and standing order for the Clerk's salary (February) (Sports and Social Club) standing orders for the Sports and Social Club for the cleaner's salary (February) and direct debits as listed below plus cheque numbers 000096 – 000097. All payments signed by Councillor Mrs McLauchlan and Councillor Mrs Cryer in accordance with the bank mandate.

	<u>PAYEE</u>		<u>VAT</u>	<u>NET</u>	<u>DETAILS</u>
001182	Mrs D Humphris	9.22		9.22	BT Bill 1/3 share
001183	Accent stationers	27.60		27.60	Jan stationery
001184	SLCC	640.00		640.00	Clerk's Training
001185	Stephen Mayer	928.58	154.76	773.82	Tractor repairs
001186	Barry Took	946.50		946.50	Playground safety inspections and various handyman work.

**SPORTS AND SOCIAL CLUB**

<u>CHEQUE NO</u>	<u>PAYEE</u>		<u>Vat</u>	<u>NET</u>	<u>DETAILS</u>
D/D	Colchester Borough Council	54.44		54.44	February direct debit – trade waste

	D/D	EON	94.63	4.51	90.12	Monthly electric February	
	D/D	Anglian Water	341.15		341.15	6 monthly water bill	
	D/D	British Telecom	52.67		52.67	Quarterly tel bill	
	S/O	Emma McKay	91.23		91.23	February salary	
	000096	Future Electrical	270.00	45.00	225	Fix floodlights on roof of building and install carbon monoxide detector.	
	000097	Mr G Thomas	108		108	Safe Repairs	

**105/14**

**TIME AND DATE OF NEXT MEETING**

Wednesday 11<sup>th</sup> March 2015 at Boxted Village Hall Cage Lane  
Boxted commencing after the Neighbourhood Development Plan  
Committee meeting which will commence at 7pm.

There being no further business the Chairman closed the meeting at  
8.55pm

CHAIRMAN

DATE