

WICKHAM BISHOPS PARISH COUNCIL

MINUTES	
Item	Subject
14/20	<p>Those present and apologies for absence In the chair Cllr MacGregor. Present; Cllrs Bates, Johnson, Mickelsen, Pink,Sayers, Bass, Jacob and Wardrop.</p> <p>11 members of the public were present.</p>
14/21	<p>Declaration of interests and compliance with the ethical framework. Cllr MacGregor Declared a Non Pecuniary Interest in 14/39 HOUSE/MAL/13/00986</p>
14/22	<p>Approval of Minutes. Amendments made to 14/7, 14/8 and 14/15 Minutes of the Parish Council meeting held on 7th January 2014 were approved.</p>
14/23	<p>Chairman's report Work to improve the kerbs and grass areas around the Village Library is currently in progress. The 30mph speed limit on Maypole Road will be extended this month. The council would like the extension to reach the Garden centre on Maypole Road but for now it will not reach the junction but is considered a step in the right direction.</p>
14/24	<p>Neighbourhood Watch Report No report received</p>
14/25	<p>Police report No report received</p>
14/26	<p>Public Speaking</p> <p>Residents from Wickham Hall Lane attended the meeting again to discuss drainage issues that have not been resolved from previous meetings. Drains in the road are blocked Cllr MacGregor to pass reference number to Cllr Bass to chase up with MDC. Back Lane has a similar problem with drainage. Ditches have not been maintained along the road and on the opposite side they are full. Issue starts from Tsuru, 3rd house up. Cllr MacGregor to notify Highways.</p> <p>Pleased to see the road sweeper in Wickham Hall Lane but the following day the hedge cutter came. This was badly co-ordinated. Cllr Bass explained that the MDC engage the road sweeper and it is a private contractor that does the hedge cutting therefore it was unfortunate but unavoidable.</p>
14/27	<p>District Council report.</p> <p>Cllr Bass has contacted MOAT housing and they have agreed via email to replace fencing with 3ft fence and replace grass area with stones . Trees at the rear will be looked at and tended too if required. Windows will be maintained all to improve the outside appearance. Assured that work will be carried out within 4 weeks starting from the 16th Jan.</p> <p>MDC have emailed regarding the caravans on Maypole Road.</p> <p>Mope lane drains blocked and need to be jetted. The lower ditch at Fernbrook Manor is blocked obstructing drainage.</p> <p>Beacon Hill Garage still causing congestion with the amount of cars on the forecourt spilling onto the road. Cars parked on the road without car tax. Clerk to contact PC Keane to check legality of the cars</p>

	being kept on roads without tax. Cllr MacGregor to send another letter to the owner of the garage sales department about the obstruction the cars on the road are causing.
14/28	Clerk's report HMRC informed the clerk that they do not require the Parish Council to register as an employer as the clerk is paid under the lower earnings threshold. HMRC informed the clerk that it is the responsibility of the Parish Council to inform HMRC if the situation changes and they employ anyone in any role who will earn above the lower earnings threshold.
14/29	EALC report – any urgent information The new finance manager is proving to be very efficient. All meetings for the EALC are now held in the new premises in Gt. Dunmow.
14/30	Speed watch update. Persistent rain has prevented some of the scheduled speed watches. Despite this 6 sessions have taken place and 51 vehicles were recorded. On 23 rd January police were called to a collision on Witham Road where speed may have been an factor. Since then Essex police have completed their own speed watch with a video recording device and have caught 115+ drivers in a short period. This will lead to consequences for the drivers either attending speed awareness training, a fine or prosecution. It is hoped that this will have a positive impact on those driving through the village.
14/31	Finance Only one cheque raised this month to be signed. Another invoice received from Top Signs but as per agreement with Top Signs the council will not pay it this month as the value is so little.
14/32	Finance Committee The finance committee proposed the attached ways to spend the reserve.
14/33	Correspondence To receive and discuss correspondence.
14/34	Committee reports: - BHSA, Environment/street cleaning, Public Rights of Way, Amenities, Highways, Transport Emergency Planning, Parish Plan, Crime Reduction, Finance Committee, Website
14/35	General Village News Priti Patel is coming to the Village Hall at 7pm on the 4 th April to meet residents of the village. Village clear up day is 5 th April
14/36	SUSPENSION OF MEETING
14/37	8.45 – RECONVENE IN SMALL HALL All Cllrs named above 43 members of the public were in attendance
14/38	Public Forum 8 members of the public spoke at the meeting in total. Two opportunities were given in this section of the meeting allowing for people to speak after Cllr Sayers presentation to ask questions that they did not feel were answered and that may occur to them after hearing the presentation. Questions, issues and statements raised were: <ul style="list-style-type: none"> • Should all affordable housing be clustered together in the proposed development? • Concerned about the number of trees and hedgerow that would need to be removed by the applicant and the impact this would have on the look of the village. • The site has a high water table; with the number of trees being removed will this not exacerbate

the problem causing flooding.

- Flooding issue on the site is not addressed by the applicant. Plans suggest that drainage will be at the wrong point on the site. Top end of the site is where flooding occurs already – the site is currently water logged.
- ECC implied in the report complied for the development that Snows Corner junction is not dangerous but this should be refuted as the junction is a known hazard to the village as you cannot safely see left coming out of Tiptree Road due to the cars parked on The Street.
- Planned 3 storey homes will overlook existing properties and a garage planned will block light into a resident's kitchen.
- This site is not sustainable.
- Need to protect the natural beauty of the countryside.
- Tiptree and Witham Road are both dangerous roads and concerned about the footpaths that are planned, will these be safe enough for elderly and young people to walk along as these are what the affordable homes are aimed at.
- Why when the need has been identified for 5 affordable homes in the village are we debating the need for 27 homes on this site?
- Some plans appear to be contradictory. The planned new footpath should be in between the rows of trees.
- The pinch on Tiptree Road is already an issue with traffic. Could the road be widened at this point? Especially as the planned development will bring increased traffic. Already an issue if you meet a bus or van.
- Has the impact on Blue Mills Bridge been considered? It can be very difficult to cross already without the increase in traffic.
- Sightlines on access roads to the site on both Tiptree Road and Witham Road. Witham Road at time of survey the trees did not have leaves on them in the summer these come all the way over the road and block vision substantially. It is also planned to be directly opposite the bus stop, is this wise? On Tiptree Road access is coming out of a blind bend which will be dangerous.
- What is affordable housing?
- What was the survey? Feelings expressed that the council did not adequately survey residents.
- Feeling that the information coming out for the Parish council is biased.
- Resident close to the proposed development already has to put Hazard lights on to get on their drive putting the access to the development so close will make this worse as will the increase in traffic caused by the development. The same resident reported that the trees at the front of their property have been crashed into twice already which highlights how busy and dangerous this road already is.

Cllr Bass explained that he abstains from all planning voting at the Parish Council Meeting as he able to vote at the MDC North West Planning Committee. Cllr Bass stated to the public that he would therefore be open to hearing concerns from residents until the case is heard at MDC.

Cllr Bass also stated the recommendations made by Parish Councils are taken into consideration by MDC on all planning matters but MDC may still take a different view as demonstrated in North Fambridge recently.

FUL/MAL/13/01151

Land Opposite Beech Green, Tiptree Road, Wickham Bishops

Please find attached copy of the presentation made by Cllr Sayers which answers may of the questions asked by the public above.

The Planning committee Chaired by Cllr Sayers proposed to Approve the development of this site. All other Cllrs voted to approve with the exception of Cllr Bass as stated above and Cllr Jacob who abstained from this vote.

	As a result of the vote a member of the public spoke to highlight a lack of support and confidence in the council's decision making.
14/39	<p>Planning</p> <p>Cllrs reconvened in the Board room to finish the meeting.</p> <p>HOUSE/MAL/14/00044 First floor front extension 44 Byron Drive Wickham Bishops Essex CM8 3ND Council recommend Approval of this developments</p> <p>HOUSE/MAL/13/00986 Removal of existing conservatory and replace with single storey sitting room/kitchen extension Glenridge Witham Road Wickham Bishops Essex 1/101 REV A,</p> <p>This is the second time this development has come past the council. Cllrs feel that the issues raised previously have not been addressed and therefore recommend refusal.</p> <p>FUL/MAL/13/01151 Land Opposite Beech Green, Tiptree Road, Wickham Bishops Please find attached copy of the presentation made by Cllr Sayers which answers may of the questions asked by the public above. Cllrs highlighted issues to be raised with MDC along with the recommendation that addressed some of the unanswered concerns of residents. They were:</p> <ul style="list-style-type: none"> • The footpath needs to be on the North East Side of the road and for safety we would like this to be between the road and the Trees there is some discrepancy in the paperwork regarding this. • Concerns were raised about the access points to the development on both Witham Road and Tiptree Road. We would like MDC to consult with ECC highways to check the safety of these. Especially with the expected increase in traffic through the village due to other planned local developments. The site is near the Snows corner junction which is already a problem area for traffic. • Parishioners expressed specific concerns regarding drainage and the knock on impact to existing homes. The top end of the site has an existing drainage problem but the plans do not appear to address this area is MDC satisfied that this issue will be solved by the proposals set out in the plans. • Although some trees will need to be removed for the entrance and sight lines the removal should be limited to protect the environmental impact of the development.
14/40	<p>Date of next meeting 4th March 2014</p>
14/41	<p>Close of meeting</p>