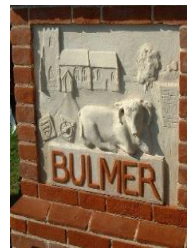




Bulmer Parish Council



Minutes of the Bulmer Parish Council Planning meeting held on Monday 17th. June 2019 at Bulmer Village Hall at 7.30pm

Present: Cllr R. Raymond (Chairman), Cllr A. Lyes, Cllr M. Crome, Cllr E. Penn and Kevin B. Money (Clerk)
Also, present was 24 members of the Public

010/2019 WELCOME AND APOLOGIES. The Chairman welcomed everyone to the meeting.
There were no apologies of absence

011/2019 DECLARATION OF INTERESTS

To declare the existence and nature of any Disclosable Pecuniary Interest, other Pecuniary Interest or Non-Pecuniary Interest relating to items on the agenda
Cllr R. Raymond declared a NP Interest in Item 19/01004/FUL

012/2019 QUESTIONS FROM MEMBERS OF THE PUBLIC

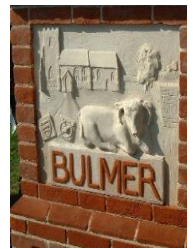
A period of up to 25 minutes when members of the public can speak about planning matters

These are the points that the residents raised

- VDS contributed by over 50% of residents
- Not in the price range of first time buyers
- Social benefit cynical ploy
- Misleading statements regarding shops and businesses in village
- If development is approved open up to the East side of village
- No bungalow has ever been on Coe's Meadow
- The removal of trees should not take place. They are in a good state
- This development to open up to a further Church Road development
- Planning notice up for only half a day
- Residents in the area of 19/00900 did not get a BDC letter regarding this application
- Does the applicant own the land?
- The development needs affordable housing supply in the village.
- Flooding and sewerage are a problem in Church Road by the bus stop and is not mentioned in this application
- The roads in Bulmer are narrow and is a short cut / diversion if there is an accident on A131 or in Sudbury
- The trees being cut down are there TPO's on them.
- The issue of communication from the PC on subjects of this importance to all the residents of Bulmer was raised. The Clerk informed the meeting that all avenues open to the Parish Council for advertising this planning meeting had been done. He went on to say that in other Parishes a "RESIDENTS MAILING LIST" has been compiled which keeps residents informed of such meetings and any other information in the village up to date. The clerk asked residents, if they wish, to be kept informed, to email him on bulmerparishclerk@gmail.com to register their wish to participate in this scheme.



Bulmer Parish Council



013/2019 CONSIDERATION OF THE FOLLOWING APPLICATIONS

19/00900/FUL - Land West Of Church Road Church Road Bulmer Essex
Construction of 7 dwellings
Documents can be found at

<https://publicaccess.braintree.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PRNLW2BFGLL00>

BPC Decision: OBJECT to this application on the grounds of

The Planning notice was on site for only half a day. An extension must be granted.

Safety issue – The access to the properties is virtually in a 40mph zone. Vehicles speed, evidence can be produced via the Speed Indicator device in excess of 40mph

Parking is limited to the garage access – This results in potential additional parking in Church Road or Vicars Orchard.

In the Village Design Statement (VDS) the area is in a Conservation Area and is described as “Visually important space”

Positive view into the village – Church Road from Cross Roads South is described as 63.1mtrs of Positive Views Vista in the Conservation review

VDS is still valid – It calls for affordable 2/3 bedroom properties encouraging younger families into the village and those wishing to stay in the village.

7 properties on a small site – The amenities will be very small

No bungalow on site – There has NEVER been a bungalow on the site.

No comment from Essex Highways

Drainage and sewerage

This development may open up potentially to a further Church Road development

Misleading statements regarding shops and businesses in village - Among the benefits of the development listed in para 3.40 of the Design and Heritage Statement the contractor mentions local residents use of local shops and other facilities. The Council would point out that Bulmer only has a small part-time Post Office and has no local shops or public houses

Why has a “Biodiversity habitat report” not been commissioned?

The removal of trees should not take place. They are in a good state and will ruin the appearance of the Landscape Character (which is in the BDC Landscape Character Assessment 2006)

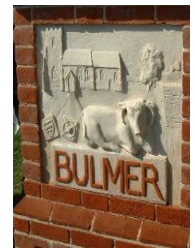
Natural Habitat - wildlife muntjac and others live in the area of the proposed houses.

Will the applicant get a report from Essex Field Club?

If this application is granted then it is setting a precedent in the future

This applicant, in the past, has built on sites and he builds a house per year. This duration of build from previous experience (1 house built in 1 year) will take 7 years from start to finish.

The Parish Council endorses the comments on the BDC website from Mr. Allen Burbidge



Bulmer Parish Council

19/00132/TPO - Polrudden Finch Hill Bulmer Essex CO10 7EX

Notice of intent to carry out works to tree protected by Tree Preservation Order 12/82 - Pollard an Oak tree and remove the trunk at a later stage

Documents can be found at

<https://publicaccess.braintree.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PSMRUIBF07E00>

BPC Decision: Support this application on the grounds that the tree is in a dangerous state.

19/01004/FUL - Land Adjacent To 1 Bulmer Tye Bulmer Essex

Proposed 2 no semi-detached dwellings

Documents can be found at

<https://publicaccess.braintree.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PSMG82BF0IG00>

BPC Decision: Object to this application

Overdevelopment of site

Access issues

Signage "No parking" entrance further down

Flooding and sewerage is a problem in this area

No comment from Essex Highways

There being no further business the Chairman closed the meeting at 8.35pm and thanked everyone for attending.

Signed.....15th. July 2019

Rosemary Raymond