

MINUTES OF A VIRTUAL MEETING OF LANGFORD & ULTING PARISH COUNCIL HELD ON TUESDAY 16th FEBRUARY 2021.

Present: Councillors Anfilogoff, Allen, Ashby, Palmer and Magness
In the Chair: Councillor Anfilogoff
Clerk: Jenny Clemo
Also present: Councillor Durham, Councillor Jarvis and one member of the public

21/22. Apologies for absence

No apologies received.

21/23. Minutes of the previous meeting

- a) The minutes of 5th January 2021 having been previously circulated were taken as read and agreed. Minutes will be signed at the next face to face meeting.
b) The minutes of 19th January 2021 having been previously circulated were taken as read and agreed. Minutes will be signed at the next face to face meeting.

21/24. Declarations of Interest

None declared.

21/25. County and District Councillor's reports

Cllr Jarvis reported the following:

- Accounts – Proposed fees for 2020/21 currently under negotiation
- Budget 2021/22 - Emergency meeting held 23rd February to agree the budget. Focus is on prudence as pandemic has reduced income and additional costs have been incurred. Mini budgets to be introduced so that financial position can be reviewed on a regular basis
- Leisure Centres – Longer term decision deferred, committed to ongoing support to end of March
- Flooding – problems across the district received priority attention
- Refuse collections – Snow interrupted collections, normal service resumed the following week
- Bradwell B – Engagement with the Council to be paused due to disruption caused by pandemic. BRB project group to continue working on technical aspects
- Five-year Housing Land Supply – Currently at 4.9 years due to slow down in house building due to pandemic.

Cllr. Durham reported the following:

- Bradwell B – Confirmed that BRB project group to continue working on technical aspects while waiting for planning appeal decision. Quarterly Community Forum meetings will continue
- Access to Maldon Golf Club – It was noted that there has been an issue with parking here, outside the Museum of Power entrance and blocking the Village Hall car park gate
- Hoe Mill – It was noted that the double yellow lines are no longer visible due to the extensive flooding experienced over the winter

21/26. Public Question Time (limited to 15 minutes if required).

Not required.

21/27. Matters for information from previous meetings

21/10. Precept 2021/22 – The clerk outlined the means by which Parish Councils are empowered to raise money. The main method is through the annual precept. Cllrs. Durham and Jarvis recommended that the Parish Council raise the precept next year to cover the ongoing costs of maintaining the fences, tree surveys and necessary work to trees in the two closed churchyards.

21/28. Planning Matters

a) Planning applications received:

21/00021/TCA - T1 Sycamore - Crown lift to 5 meters & remove Ivy. T2 Horse Chestnut - Crown lift to 5 meters & remove Ivy. T3 Sycamore - Crown lift to 5 meters & remove Ivy. T4 Horse Chestnut – Crown lift to 5 meters & remove Ivy. T5 Sycamore - Crown lift to 5 meters. T6 Horse Chestnut - Crown lift by 2 metres including removal of branches overhanging boundary by 2 metres. T7 - Willow - Fell. 9 John Thresh Way, Langford. The Parish Council agreed that no comment was required.

21/00085/FUL - Demolition and replacement of garage and construction of new driveway and associated parking area. 1 Brockley Cottages, Crouchmans Farm Road, Ulting. The Parish Council agreed to recommend the granting of planning permission. The Council also agreed to make a request that the applicant consult with Maldon District Council on the colour of the proposed garage as it is situated within the Chelmer & Blackwater Conservation Area.

21/00033/TCA - T1, T2 & T3 - Copper Beech - Reduce by 3 metres. T4 Sycamore - Crown reduce by 5 metres & remove an overhanging branch. T5 - Copper Beech - Crown reduce by 5 metres. T6 – Copper Beech - Crown reduce by 4 metres. T7 - Sycamore – Crown reduce by 3 metres. T8 - Copper Beech - Crown reduce by 3 metres. T9 Oak - Crown reduce by 3 metres. Luards Farm, Ulting Lane, Langford. The Parish Council agreed to respond based on the tree warden's recommendation.

21/00038/VAR - Variation of condition 7 on approved planning permission 18/00164/FUL (Conversion of redundant building to form a single dwelling). Maypole Wood, Maypole Road, Langford. The Parish Council agreed that no comment was required.

21/00011/TCA - T1 - Willow tree - Reduce lowest limb by 6m back to previous pruning points. T2 - Picea Abies - Reduce by 3m and shape. T3 Ash tree - Reduce by 3.5m. Mill Cottage, Maldon Road, Langford. The Parish Council agreed that no comment was required.

20/01201/FUL - Construction of a mixed use industrial unit and provision of new parking and loading bays. Land 100M North North West Of Langford Hall Barn, Witham Road, Langford. The Parish Council agreed to recommend the refusal of planning permission for the following reasons: The site is outside any settlement boundary and in the rural countryside contrary to LDP policies S2 and S8. An industrial unit on this site would alter the character of the area and have an unacceptable visual impact on the countryside; The proposed new build industrial building is not within an existing area reserved for development, LDP Policy E1 and Oval Park has an extant planning permission for B1/B2 industrial units; The vehicular access is hazardous. There is a 20T weight limit on Witham Road which means that large vehicles must turn right as they exit the site. The driver's line of vision is limited looking to the left and this combined with the speed of vehicles coming over the disused railway bridge is a major concern; An increase in the number of large goods vehicles entering the village will cause severe disturbance to those living here, particularly those living in the village centre as evidenced last year; Both Witham Road and Maldon Road are not wide enough for vehicles to pass safely without mounting the verge or kerb and the junction is not designed for HGVs; The indicative loading bays suggest that the main use of the proposed building is warehousing and distribution which would result in a large number of vehicle movements.

b) Planning application withdrawn:

20/00427/OUT - Outline planning application for the erection of B1/B2 Business Park extension with associated new and replacement surface car parking together with 60 residential units with associated open space and landscape areas, Oval Park, Hatfield Road, Langford was noted.

c) Planning decisions received:

None received.

Cllr. Jarvis left the meeting at this point.

21/29. Correspondence

a) County Councillor report from Cllr. Durham, (circulated by email) was noted.

- b) Flooding from ditch onto B1018 – Emails received from resident. (Highways Ref 2696292). Clerk to forward to Cllr. Durham.
- c) Raised footway, Hoe Mill – More blocks displaced and in road. (Highways Ref: 269629).
- d) Remote Learning Disability Awareness Course – 3rd and 23rd March 2021 from 7pm to 8.30pm.
- e) Flooding – Advice for residents received from Maldon District Council. It was noted that the flooding that occurs at the junction of Ulting Lane with Hatfield Road is due to the high level of water in the ditch which then does not flow down to the river quickly enough.
- f) Maldon District Crime – Report for January 2021 received. It was noted that damage to crops by quad bikers is rife.
- Cllr. Durham left the meeting at this point.
- g) Chelmer Landscape Valley Group – Next meeting to be held virtually on 8th March 2021 at 10.15am was noted.
- h) Lateral Flow Tests - Essex County Council has opened a fast testing centre for those who DO NOT have symptoms of Covid-19 at West Maldon Community Centre. Appointments must be booked.
- i) Freedom of Information Request regarding Byelaws relating to UAV flights – Clerk had responded.
- j) Environment Agency’s findings on Generic Design Assessment (GDA) of General Nuclear System Limited’s UK HPR1000 nuclear power station design. Invitation to online consultation event on Tuesday 23 or Thursday 25 February, 5.30-7.30pm received.
- k) Recycling bags – Stock replenished. Residents can collect by arrangement from the clerk.
- l) Orchards East – Request for supporting email received. Clerk had responded.
- m) Speed Indicator Device opposite Old Post Office, Langford – Copies of correspondence with Essex Highways received from a resident. Clerk had notified Cllr. Durham and had reported that it is still not working.
- m) Flooding at junction of Ulting Lane with Maldon Road – Clerk to notify Cllr. Durham as this is an ongoing issue.
- n) Langford Mill intake – Information about improvement work to upgrade the water abstraction equipment to prevent eels being drawn into the pumping system had been received. Construction not expected to commence before June 2021.

21/30. Finance

a) The following payment was authorised:-

	Net	VAT	Gross	
Lavenham Press	£315.00		£315.00	Newsletter

b) The following direct debit payments were confirmed:-

	Net	VAT	Gross	
A&J Lighting Solutions Ltd	£17.12	£3.42	£20.54	Streetlight maintenance (Feb 2021)
SSE	£4.64	£0.23	£4.87	Streetlight electricity (Dec 2020)
SSE	£36.33	£1.81	£38.14	Streetlight electricity (Dec 2020)
SSE	£4.20	£0.21	£4.41	Streetlight electricity (Jan 2021)
SSE	£30.41	£1.52	£31.93	Streetlight electricity (Jan 2021)

c) Bank Reconciliations – Deferred due to current lockdown.

d) Income and Expenditure – The quarterly finance report showing actual spend against budget for the period 1st April to 31st December 2020 was noted.

21/31. Streetlighting

a) A renewal offer had been received from Southern Electric, this being a fixed term contract to 31st March 2023 at a cost of approximately £529.99 per annum. The clerk had also received quotations from Eon, (22.10p/kWh), which would cost £545.34 per annum with no guarantee that the price would not increase further during the two year period and Green Energy at a cost of £814.06 per annum. It was agreed that the Parish Council would remain with Southern Electric.

b) It was noted that the streetlight opposite the Old Post Office, Maldon Road is not working. Clerk to notify the streetlight contractor so that it can be rectified when the annual service is carried out.

21/32. Neighbourhood Plan

It was noted that the Regulation 16 consultation ends 12th March 2021. The consultation period had been extended by two weeks because of the pandemic.

21/33. County Broadband

a) Cllr. Anfilogoff reported that the Council had received an effective presentation on the issues experienced in Ulting and what the company is doing to improve installations in the future. It was noted that the Village Hall would benefit from a free connection.

b) It was noted that the clerk had not yet received the information agreed at the meeting. Clerk to chase.

21/34. Affordable Housing

The update received from the RCCE Rural Housing Enabler was discussed. The Parish Council was disappointed that the preferred site may not be viable. It was agreed that the clerk would respond and outline recent changes regarding the other two possible sites indicated in the Site Assessment Report.

21/35. Reports from Councillors

a) Chelmer Valley Landscape Group meeting -Cllr. Magness reported that the group is aware of the problems at Ulting Church. There had been a request for photos (Cllr. Palmer) and an offer of financial help.

b) Councillor Training sessions - Cllr. Magness reported that the session had been beneficial particularly the breakout groups where issues experienced in different parishes were discussed. It was noted that collation of criminal activity (see Newsletter article on Neighbourhood Watch) and increased public attendance at Zoom meetings were the main topics.

c) Chelmer and Blackwater Navigation Subcommittee meeting - Cllr. Allen reported that the aim of the group is to improve facilities for walking and educational purposes.

21/36. Items from the councillors (NEXT AGENDA ITEMS ONLY)

Letter regarding speed of traffic along Hatfield Road received from resident.

21/37. Date of next meeting

The next meeting will be held virtually on Tuesday 16th March 2021.

The meeting closed at 9.06pm

Signed:

(Chairman)

Date