

MINUTES OF THE LITTLE YELDHAM, TILBURY JUXTA CLARE AND
OVINGTON PARISH COUNCIL MEETING HELD AT THE VILLAGE HALL,
LITTLE YELDHAM ON TUESDAY, 5th SEPTEMBER 2017 AT 8 P.M.

In the chair: Mr. W. P. Clayton

Present: Mr. R. S. Brookes, Mr. R. Bryant, Mrs. A. L. Gardiner, Mrs. J.
Lushington, Mrs. R. K. Marsh, Mr. D. Patient and Mr. P. E. Pawsey.
Mr. A. Corder-Birch (Clerk)
Mrs. I. Parker (District Councillor)
Together with 2 (two) members of the public

37) APOLOGIES FOR ABSENCE

Mr. D. Finch, Mr. M. Graham (taking wife to Dentist), Mr. G. Thomas (family funeral)
and Mr. K. R. Nott (illness) in whose absence the chair was taken by Mr. W.P. Clayton.

38) DECLARATIONS OF INTEREST

No interests were declared.

39) MINUTES OF PREVIOUS PARISH COUNCIL MEETING

The minutes of the Parish Council Meeting held on 25th July 2017, having been
previously circulated, were taken as read, were confirmed and duly signed by the
Chairman as a correct record.

40) MATTERS ARISING FROM THOSE MINUTES

a) Planning applications at the Old Hyde, Little Yeldham

The Clerk reported that the planning applications relating to the Old Hyde had been
withdrawn.

There were no other matters arising.

41) CORRESPONDENCE

The correspondence received and listed in appendix one was referred to Councillors for
information and the contents noted.

42) ACCOUNTS

The following account was presented for payment:

Colne Skips £1416.00

It was proposed by Mr. D. Patient, seconded by Mr. R. Brookes and carried that the
above account is paid.

43) REPORT UPON USE OF SKIPS

Councillors reported upon the use of the skips as follows:

- (a) North End – One tyre had been placed in the skip and removed.
- (b) Tilbury Juxta Clare – Full and well used.
- (c) Ovington – No issues reported
- (d) Little Yeldham – Builder's debris placed in the skip but metal scrap removed

44) REPORT UPON ACQUISITION OF TELEPHONE KIOSKS

The Clerk reported that the purchase from BT Payphones of the telephone kiosks at Upper Farm Ovington, Tilbury Hill Tilbury Juxta Clare and North End Little Yeldham had been completed, subject to removal of the telephony. Councillors agreed to inspect each kiosk to ascertain if the telephony had been removed and to notify the Clerk.

45) REPORT UPON ACQUISITION OF OWNERLESS LAND AT NORTH END

The Clerk reported that the result of the index map search with the Land Registry had been received, which indicated that the land in question was not registered and was possibly ownerless. In any event it had not changed ownership since December 1989 so GCH could not have any interest in it. The Clerk will draft a Statutory Declaration for Mr. W. P. Clayton to make on behalf of the Parish Council.

46) UPDATE UPON PARISH COUNCIL WEBSITE

The Clerk reported on behalf of Mr. M. Graham that items were being added to the website regularly and that its existence had been publicized in the Parish Magazine.

47) FLOODING OF HIGHWAY NEAR ALETHEA FARM PLACE, TILBURY

The Clerk reported that some jetting of pipes had recently been carried out by Essex County Council Highways Department but the work was not complete. Mrs. I. Parker reported that she understood from Mr. D. Finch that another team from ECC Highways was due to return on 5th September 2017 to complete the work.

48) TO CONSIDER HIGHWAY ISSUES IN LITTLE YELDHAM

The Clerk reported that the issue of damage to resident's verges and gardens caused by large vehicles had been placed on the agenda at the request of Mr. M. Graham and suggested that the item was deferred to the next meeting for Mr. Graham to speak to it. However in light of further communications from Mrs. P. Dixon, Councillors decided to consider the issues. Mr. R. Bryant reported that he had suffered from damage to his verge for over thirty years and that there was nothing which can be done. Mr. W. P. Clayton advised that hedges should be three foot away from the edge of the carriageway and that ECC Highways were responsible for this three foot of verge. Following discussion it was resolved that the Clerk inform Mrs. Dixon that the issues raised were beyond the control of the Parish Council and advise her to raise them with Essex County Council Highways Department and Mr. D. Finch.

49) BROADBAND REPORT

Mrs. J. Lushington reported upon the Broadband engagement meeting, which she had attended on behalf of the PC at Chelmsford on 25th July 2017. Unfortunately there is no longer any support from ECC Superfast Essex or BT for our villages. Mrs. Lushington urged residents to respond to the public consultation by Superfast Essex and register an interest in Broadband speed issues. An article in the Parish Magazine by Great Yeldham Parish Council requesting a Broadband Champion was referred to. The suggestion by Mrs. Lushington to set up a joint meeting with Great Yeldham Parish Council, the MP, County Councillor and both District Councillors was approved. Mrs. I. Parker added that

she has also raised the Broadband speed issue at relevant meetings of BDC and that BDC was making efforts to pursue the Broadband speed issue.

50) BRAINTREE DISTRICT COUNCIL REPORT

Mrs. I. Parker reported upon the following:

- a) BDC will not be collecting green waste during December, January and February, which will be a permanent arrangement.
- b) Information about Energy Watch can be found on BDC website.
- c) Attendance will be made at a meeting with the Police and Crime Commissioner on 7th September when Mrs. Parker offered to raise any issues. Councillors reported that Speedwatch volunteers do not get any feedback from reports sent in to the Police and Mrs. Parker agreed to raise this at the meeting and report back.
- d) The BDC Task and Finish Group will meet shortly to consider Tourism potential in the District.
- e) BDC is increasing focus on (a) housing, (b) economic development and (c) jobs.

Mrs. Parker was thanked for her report.

51) ESSEX COUNTY COUNCIL REPORT

In the absence of Mr. D. Finch no report was given.

52) TO CONSIDER PLANNING ISSUES AT 59 LITTLE YELDHAM ROAD

Mr. D. Patient reported in detail upon the planning history relating to 59 Little Yeldham Road, Little Yeldham and of his conversation with Mrs. Sarah Burder, the S106 Officer at BDC. A planning application for a 'Granny Annex' had been opposed by the Parish Council in its letter of 2nd September 2011, but had curiously been granted permission by BDC, subject to a S106 Agreement. Apparently the property had changed hands during 2013 when the new owners had moved in. Mr. Patient circulated documentation from which it appeared that since 2013 the 'Granny Annex' had been advertised and used for holiday lets for financial gain in flagrant breach of the conditions of the 2011 planning permission and S106 Agreement, which is binding upon the new/present owners. Councillors were not aware of any COU and it was understood that the BDC Planning Enforcement Officer may already be involved. Following some discussion it was resolved to refer this matter and the documentary evidence to the BDC Planning Enforcement Officer for investigation and clarification.

(Mrs. I. Parker, Mr. P. E. Pawsey, Mr. R. Brookes and Mr. R. Bryant left the meeting prior to the following items)

53) PUBLIC COMMENT

Mr. W. R. and Mrs. M. E. Pearce referred to their concern regarding a planning application relating to 64 Little Yeldham Road and their support for a letter of representation from Mrs. J. Bevan. The Parish Council was urged to oppose the application.

54) TO CONSIDER PLANNING APPLICATION 17/01494/FUL – CHANGE OF USE/EXTENSION TO APPROVED BUILDING (UNDER 13/00336/FUL) TO FORM ANNEX AT 64 LITTLE YELDHAM ROAD, LITTLE YELDHAM

Mr. D. Patient reported upon an application for change of use of a garage/garden store into a residential annex. The Parish Council had opposed the original building, but curiously BDC had granted permission. Mr. Patient read a letter of representation from Mrs. J. Bevan, opposing the application on the grounds that no dwellings or infill should be allowed between any of the former LSA houses and this, long standing policy/criteria, still applies. It was agreed to oppose the application upon the same grounds as the original building was opposed, the long standing policy of no development between former LSA houses and confirmed by the emerging policy in the BDC Local Plan. In addition, if enforcement action is taken in respect of 59 Little Yeldham Road, it was agreed to send BDC a supplemental letter in connection with 64 Little Yeldham referring to the enforcement action at 59 Little Yeldham Road.

There was no other business.

There being no further business the meeting closed at 9.05pm

.....
(Date)

.....
(Chairman)