

MOUNT BURES PARISH COUNCIL

Parish Clerk Kevin B. Money
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Minutes of the Parish Council Meeting held on Tuesday 10TH. March 2026 at 7.30pm in Mount Bures Village Hall.

Present: Cllrs I. Woodman (Chair), F. Willett (Vice-Chair), H. Bufton, M. Graham, CCC Cllr W. Sunnucks and Kevin B. Money (Parish Clerk). There were 2 members of the public present.

016/2026 Apologies for Absence

017/2026 Declaration of Members interests

To declare any Disclosable Pecuniary, Pecuniary or Non-Pecuniary interest relating to items on the agenda
None Declared

018/2026 To approve the minutes of the last meetings of Mount Bures Parish Council

To receive and agree the minutes of the last MBPC meetings held on 13th. January 2026 **All Agreed**

019/2026 Public Open Forum (Maximum 15 minutes)

Concern was expressed that the waste freighter might not be coming to Mount Bures this year if the service had been cut back. [Post-meeting note. The dates for the freighters had not been confirmed as 0845 on 16 May and 15 August. There will be a roadside metals and electrical items collection by a local charity on 13th. April. Do not leave items out overnight.

020/2026 Visitors Report

- Wheelie bins start from 1st. June '26. CCC will be contacting all residents with more information
- Local Government reform. A decision was expected on 26th. March as to whether this will be going ahead.
- CCC has passed its budget. Huge capital expenditure project going forward with a deficit.
- CCC Local Plan Review. The first round of consultation on this has now ended. There will be a further round of consultation later in the year. CCC does not currently have a 5 year housing supply and more speculative planning applications are coming forward.
- BDC local plan consultation has started. Local transport reports appear not to have been obtained for many proposals.

021/2026 Planning – including any Current Planning Applications requiring a response

252757 - Orchard Lodge Dowling Road Mount Bures CO8 5AY

Retrospective permission for log storage barn and open air storage compound for the storage of wood and equipment associated with an existing tree surgery and firewood business

With CCC planning time constraints the Parish Council submitted the planning response below on 29th. January '26

Mount Bures Parish Council notes that barn and open storage area at Orchard Lodge, for which this retrospective application for planning permission is now being made, represent a significant expansion in the scale of the commercial tree surgery business carried out at Orchard Lodge and that Orchard Lodge itself lies within a rural setting, close to several residential properties. The Council also notes that the increase in scale of the business in the last few years has inevitably resulted in increased noise and disturbance and some loss of amenity for neighbours and other countryside users, regardless of where on the overall site particular activities, such as processing, are carried out. The Council therefore believes that careful consideration needs to be given to whether the size of the business is now such that it should be relocated to a more appropriate commercial setting or, if retrospective permission is to be granted for this site, to the imposition of appropriate restrictions on hours of operations, noise levels and vehicle movements.

260097 - Bells Hill House Bells Hill Mount Bures CO8 5BA

Part two storey, part single storey rear extension and alterations to fenestration and internal floor plan. Removal of covered link between dwelling and outbuilding. Alterations to car parking area and driveway. Removal of existing chimneys and addition

Due to CCC planning time constraints the following response was sent to CCC on 13th. February 2026

The Parish Council has no objection to the extension of this property but is concerned that the proposed design could appear overly imposing and out of character given its location in a prominent and very visible position in an agricultural landscape. The Council therefore suggests that consideration should be given to changes better to reflect the architecture of the other agricultural and rural buildings located in the area.

022/2026 Planning Decision/s made by CCC affecting Mount Bures

260097 - Bells Hill House Bells Hill Mount Bures CO8 5BA

Part two storey, part single storey rear extension and alterations to fenestration and internal floor plan. Removal of covered link between dwelling and outbuilding. Alterations to car parking area and driveway. Removal of existing chimneys and addition **Application Refuse**

023/2026 Bures Hamlet Neighbourhood Plan and Local Plan Reviews

The Bures Neighbourhood Plan was currently being considered by the independent examiner. It was not known when the examination would be completed.

The Braintree District Council Local Plan had been issued for consultation. This includes an area of the open country side between Mount Bures and the level crossing which it is proposed to enclose with a development boundary allowing a development of any kind to come forward.

There had been no consultation with Mount Bures or Colchester City Council about this proposal. The Parish Council agreed to hold an open session on this proposal on Wednesday 15th. April 2026 between 5pm – 7.30pm in the Village Hall and which residents could make their views known to Councillors. This round of consultation on the plan ends on 17th. April '26.

024/2026 Finance

- a) To receive the Bank balances as at 28th. February 2026
Councillors noted the Bank balances as at 28th. February 2026
- b) To receive the comparison of Actual against Budget for 2025/26
Councillors noted the comparison of Actual against Budget for 2025/26
- c) To approve payments for February & March '26 and to agree a transfer of funds to meet the Parish Council financial requirements **All Agreed**

025/2026 Information Exchange

- a) **Craigs Lane Car park agreement**
Councillors noted the final signed Car Park agreement
- b) **New IT policy** to be in line with Assertion 10
Cllr F. Willet proposed and Cllr M. Graham seconded to accept the new MBPC IT policy. **All Agreed**

026/2026 Items for next agenda

Appointment of a new Footpath Officer or contractor to clear footpaths within the Parish.

027/2026 To confirm date and time of next meeting. Tuesday 12th. May 2026 at 7.30pm which is the Annual Electors meeting followed immediately by MBPC AGM and Council meeting

028/2026 2026 meeting dates: 14.07.26: 08.09.26: 10.11.26

029/2026 Closure of the meeting

To close the meeting having considered and determined all items of business

The Chair then closed the meeting at 8.45pm and thanked everyone for attending.

Signed

Ian Woodman
Chair

12th. May 2026