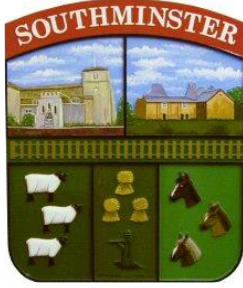


Signed by Cllr Harrold Chair 17th July 2023



SOUTHMINSTER PARISH COUNCIL

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Minutes

The Meeting of Southminster Parish Council

**19th June 2023 at 19.30, held at Community Hall 2, King George V Playing Field,
Station Road Southminster Essex.**

Present: Cllr G Harrold, Cllr J Anderson, Cllr A Fluker and Cllr M Wyn-Davies.

In Attendance: J Jeffery (Parish Clerk/RFO) and Eleven members of the public.

23/148 Apologies for absence.

Cllr Pratt.

23/149 Co-Option

To Co-Opt up to four Parish Councillors.

Cllr Fluker proposed the co-option of Cathy Mische, seconded by Cllr Wyn-Davies

Cllr Fluker proposed the co-option of John Cleary, seconded by Cllr Wyn-Davies.

RESOLVED: Cathy Mische and John Cleary were co-opted to

**Southminster Parish Council. The Acceptance of Office was duly signed by
Cllr Mische and Cllr Cleary in the presence of the Clerk.**

23/150 To receive and note any declarations of interest:

To disclose the existence and any nature of any Disclosable Pecuniary Interests. Other Registrable Interests and Non-Registrable Interests relating to items of business on the agenda having regard to paragraph 9 and Appendix B of the Code of Conduct for Members.

(Members are reminded that they are also required to disclose any such interests as soon as they become aware should the need arise throughout the meeting.)

No interests were declared.

23/151 Public Session – opportunity for members of public to speak:

A resident asked if Southminster Parish Council had any information on 2

Devonshire Road, Southminster. Members asked that the Clerk write to Zero

Three Care Homes to ask for an update on the future planning status.

Action: Clerk to write to Zero Three Care Homes.

A suggestion was made by a resident for a microphone or hearing loop for those attending who are hard of hearing.

A resident asked for an update on the new medical facility, Cllr Fluker explained that the NHS cannot agree a rent with the developer. Cllr Fluker asked for the Clerk to write to Mr Dodson at Maldon District Council for an update.

Action: Clerk to write to Mr Dodson at MDC for an update.

A resident asked for an update of the 20mph speed limit throughout the village.

Action: Clerk to write to Highways for an update.

J Jeffery

Minutes 19-06-2023

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23/152 Planning

To discuss and respond to the following planning applications.

Week ending: 26th May 2023

23/00503/FUL PP-12168106

Demolition of existing double garage and erection of two bedroom detached dwelling.

Land at 61 Station Road Southminster Essex

Southminster Parish Council recommend the REFUSAL of planning permission as the planning application fails to comply with parking standards.

Week ending: 2nd June 2023

23/00415/HOUSE PP-12096531

Extension of existing detached garage

Filey House Filey Road Southminster Essex

Southminster Parish Council recommend the REFUSAL of planning permission due to Design, Scale, Size and Bulk, Policy D1.

23/00501/FUL PP-12164435

Construction of new detached single storey bungalow with detached 2 bay garage with access driveway and parking/turning space together with new boundary fencing, external works and landscaping for private residential use (self/custom build).

Land Adjacent Ivydene Scalby Road Southminster Essex

Southminster Parish Council recommend the REFUSAL of planning permission due to an unsustainable location, Policies S1 & S8.

The following planning applications were added at the Chair's discretion due to timings.

Week Ending: 16th June 2023

23/00550 PP-12191092

Change of use from dwelling house to (C3) to Sui generis for use as part of a wedding venue accommodation. Internal and external alterations.

High House Old Heath Road Althorne Chelmsford

Southminster Parish Council SUPPORT the Conservation Officer's recommendation.

23/00549/FUL PP-12191092

Change of use from dwelling house to (C3) to Sui generis for use as part of a wedding venue accommodation. Internal and external alterations.

High House Old Heath Road Althorne Chelmsford

Southminster Parish Council SUPPORT the Conservation Officer's recommendation.

Planning

Decisions

Week ending: 19th May 2023

VAR/MAL/23/00319

Variation of condition 3 (block paving) on approved planning permission 22/00853/HOUSE (Addition of hard standing).

4 The Aspens Southminster Essex CM0 7FJ

APPROVED NO CONDITIONS

Signed by Cllr Harrold Chair 17th July 2023

FUL/MAL/23/00113

Demolition of existing garage and erection of 2 bedroom detached dwelling.
Land at 61 Station Road Southminster Essex

REFUSE

HOUSE/MAL/23/00174

Single storey front extension
23 Orchard Road Southminster Essex

APPROVE

Week ending: 26th May 2023

LDP/MAL/23/00328

Claim for a lawful development certificate for a proposed single storey side extension.

2 Steeple Meadows Southminster Essex CM0 7UY

APPROVE

Week ending: 2nd June 2023

HOUSE/MAL/23/00310

New dropped kerb and ramped crossover with new hardstanding to the front for parking.

49 Burnham Road Southminster Essex CM0 7ES

APPROVE

Appeals Advised

Site Address: Fairview 8 Kings Road Southminster Essex

Proposal: Development of a single storey home

Application Ref: 22/00727/FUL PP-11328916

Appeal Ref: APP/X1545/W/23/3316449

Appeal Start Date: 12 May 2023

Site Address: Land Adjacent Ivydene Scalby Road Southminster Essex

Proposal: New detached single storey 4 bedroom bungalow with detached 2 bay garage with access driveway and parking/turning space together with new boundary fencing, external works and landscape for private residential use.

Application Ref: 22/00579/FUL PP-11218891

Appeal Ref: APP/X1545/W/22/3313237

Appeal Start Date: 17 May 2023

Appeal Decisions

Site Address: Eastlea – 5 Burnham Road Southminster

Proposal: Single storey front extension. Two storey front and full side extension. Removal of existing lean-to rear extension.

Application Ref: 22/00940/HOUSE

Appeal Ref: APP/X1545/D/22/3313569

APPEAL DISMISSED

23/153

Finance Matters: -

Signed by Cllr Harrold Chair 17th July 2023

- a: To receive and approve payment and receipts reports for June 2023, Proposed by Cllr Anderson, seconded by Cllr Harrold.
- b: To approve payments and to sign cheques, Proposed by Cllr Anderson, seconded by Cllr Harrold.
- c: To receive and approve the budget status for June 2022, Proposed by Cllr Anderson, seconded by Cllr Harrold.
- d: To receive and approve the Bank Reconciliation Statement to 30th April, and 31st May 2023, Proposed by Cllr Anderson, seconded by Cllr Harrold.

23/153.01 To consider Internal Auditor's report

To discuss and pass any resolutions as necessary.
Deferred to next meeting.

23/153.02 To approve and sign section 1, the Annual Governance Statement of the Annual Governance and Accountability Return for 2022/23 (appendix 4).

Proposed by Cllr Fluker, seconded by Cllr Wyn-Davies

RESOLVED: Section 1 of the Annual Governance Statement of the Annual Governance and Accountability Return for 2022/2023 (appendix 4) was duly signed by Cllr Harrold (Chair) and the Clerk.

23/153.03 To approve and sign section 2 of the Annual Governance Statement of the Annual Governance and Accountability Return for 2022/23 (appendix 5).

Proposed by Cllr Fluker, seconded by Cllr Wyn-Davies

RESOLVED: Section 2 of the Annual Governance Statement of the Annual Governance and Accountability Return for 2022/2023 (appendix 5) was duly signed by Cllr Harrold (Chair) and the Clerk.

23/154 Highways

To receive an update.

Cllr Anderson informed Steeple Road has been re tarmacked.

The Clerk informed there has been an ongoing issue with a light in Coombe Road, there is now an email trail with Essex Highways ongoing.

23/155 Clerks Update

The Clerk gave the following update:

High Street Toilets – Disabled Alarm – replaced

Parish Van has been purchased – to be sign written – Members agreed for the Clerk to proceed with quote received, subject to adding a strap line.

Resident complaint – weeds behind fences backing onto KGVMF – Parish Warden has cut.

Jubilee Wood – Footbridge repaired by Parish Warden

EALC Training – Parish Warden and Parish Clerk are now qualified Playground Inspectors

A strimmer/multi tool has been purchased for the Parish Warden

Blocked Drains at King George V Memorial Field have been cleared

The fire door at the Parish Hall has been repaired.

23/156 Dist Cllr's Report

Report from District Councillor Adrian S Fluker

(Maldon District Councillor Pratt not in attendance)

Council

Appointments to all posts and committees have now been made.

J Jeffery

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Development Plan – Review (Formally the LDP Review)

Due to the Governments statutory time lines and the impact of that on the Plan if we don't get the review done quickly, I presented a motion to Council asking for the process to be accelerated, unfortunately the motion was voted down and the working group dealing with it will now not meet until the 12th July which means no reports can go to Council for consideration until September which will be 5 months after the start of the municipal year.

Currently the 5YHLS stands at 6.2 years.

Planning Application at Latchingdon 220 Homes

Against the Officer's recommendation to approve I proposed refusing the application. The District Planning Committee refused the application.

Council Budget

Due principally to a massive unbudgeted increase in investment interest received the budget gap for the year ending April 2024 has reduced by £230,000 to circa £720,000. The budget gap for 24/25 is still predicted to be £1.2m.

Fees and Charges

Car parking charges are to be introduced at the Council Office Car Park which will include off-street and annual out of hours parking fees.

Building Regulation Inspection fees will increase.

Discretionary Non-Domestic Rate Relief

The policy is very complex but I would urge all local businesses in the village to contact the Revenues and Benefits team at MDC via sue.green@maldon.gov.uk to see if they qualify.

Governance

The Council has met its statutory obligation and adopted its policies regarding the Regulation of Investigator Powers Act 2000 (RIPI) which allows the Council to conduct covert operations. This applies to all aspects of the Council's work but specifically planning enforcement.

The Internal Audit Plan for 23/24 has been adopted.

The Quarter 4 Risk Register has been published which shows 10 recordable incidents and 7 further incidents of unacceptable behaviour by members of the public to the Council's staff.

UK Shared Prosperity Fund

Subject to front loading from its own reserves Maldon has been awarded £1,000,000 by the Department of Levelling Up. This is principally for community use, interested parties should contact leanda.cable@maldon.gov.uk for more information.

Proposed Development North East of the Village

Taylor Wimpey PLC are at the early stages of bringing forward a planning application to build 245 Houses to the north east boundary of the village and east of Tillingham Road. No further information is available at this time.

23/157 Christmas Lights

An additional spend of £225 plus Vat is required to upgrade columns 25 and 30 following an upgrade by Essex County Council. The high level sockets and control gear to the base have been refitted to the columns but have not been connected.

Signed by Cllr Harrold Chair 17th July 2023

To discuss and pass any resolutions as necessary.

Cllr Wyn-Davies proposed the additional spend of £225 plus VAT, seconded by Cllr Mische.

RESOLVED: Additional spend of £225 plus vat to upgrade columns 25 and 30 was approved.

23/158 Update on Leases

Mr Walker from Whirledge and Nott to attend and give a short presentation and a Q&A session with Councillors.

Deferred to next meeting, under private and confidential, meeting to start at 6.30pm.

23/159 Maldon District Council contribution to High Street Public Conveniences.

A purchase order has been raised for the financial year for no more than £3,800, there will be a significant shortfall.

Members to discuss and pass any resolutions as necessary.

Cllr Fluker asked that the Clerk writes to Maldon District Council to inform Southminster Parish Council have not budgeted for any additional spend.

ACTION: Clerk to write to Maldon District Council.

23/160 Any matters that the Chair considers urgent.

To discuss and pass any resolutions as necessary.

None.

23/161 Public Session– opportunity for members of public to speak:

A resident informed that 46 Queen Street is overgrown

There was a short discussion regarding Maldon District Council employees working from home.

23/162 Date of the next meeting:

Monday 17th July 2023.

23/163 Close of business.

Meeting closed at 9.25pm.