



Minutes of the Parish Council meeting held on Wednesday 18th. December 2024 at 7pm in the Village Hall.

Present: Cllrs M. Gibson (Chair), G. Minish (vice-Chair), J. Cobb, A. Gardner, M. Lear, R. Millett, J. Pollock and Kevin B. Money (Clerk to Parish Council). There were 2 members of the public present

187/2024 Apologies for Absence were received from ECC Cllr W. Stamp. No other apologies received

188/2024 Declaration of Interest

To declare any Pecuniary, Registerable or non-Registerable Interest relating to items on the agenda

None Declared

189/2024 Minutes

To confirm and sign the Minutes of the Parish Council meeting held on 27th. November 2024. **All Agreed**

190/2024 Chair's report and any update since last meeting

I attended the Parish and Town Council Engagement Forum on behalf of St Lawrence on 5th December. This is a new Forum which has been set up to assist communications between the Parishes and other bodies. There was a presentation from the MDC Planning Team on the Local Development Plan outlining the process. Housing targets were expected to be issued shortly along with the new National Planning Policy Framework (noting that these were issued on 12th. December). There was a debate on housing allocations with the comment being made that one reason Maldon keeps getting more and more houses in the allocations has more than a little to do with the mix of housing that has been built. The targets include numbers for affordable housing – but the developers don't seem to be actually providing that. There was also a discussion on Neighbourhood Planning where a number of larger Councils having Neighbourhood plans either in effect or going through the very lengthy process. This is something that St Lawrence did briefly consider the best part of 10 years ago – but the work load for a small council is immense. MDC staff from Customer Services outlined how they operate. The Rural Community Council of Essex (RCCE) gave a brief presentation on Affordable and Community led Housing Options.

Finally, there was a presentation from Highways where there were lots of questions about the how and why of highways operations. The Forum is intended to be a regular event and is likely to be held at Maldon Town Hall where there are the facilities needed for such a meeting.

On a different topic the picnic bench has been delivered and installed thanking Jon Cobb and Matthew Lear. The Chair read out an email requesting the use of the recreation ground for football as from September '25

191/2024 Essex County Councillor Report – ECC Cllr Wendy Stamp

No report was given but all information from Cllr W. Stamp has been forwarded onto Councillors

192/2024 District Councillor/s Report – Cllr Linda Haywood

No report was given

193/2024 Public Participation Session with Respect to items on the agenda

A total maximum time of 15 minutes is allowed for all public participation sessions

A resident raised issues about properties on Mountview Crescent. On one there are two caravans / mobile homes with broken fences etc. Another property has abandoned vehicles, and the bungalow behind is full of rubbish. This has been mentioned as a fire hazard. The bungalow in question is not currently habitable. What can the PC do to help resolve the issues? Cllr M. Gibson will contact MDC Enforcement and the Fire Service among others to endeavour to get the issues resolved.

194/2024 Representative Reports

a) Dengie Hundred Group of Parish Councils – Any update since last meeting

The next meeting is on 8th. January 2025 at Latchingdon Village Hall. The Speedwatch scheme has had just 1 enquiry.

Signed

M Gibson
M. Gibson – Chair of SLPC

22nd. January 2025

b) Greening of the village – Cllr R. Millett any update since last meeting

The Christmas lights have been erected. All other areas are under control

c) Asset Management report – Cllr M. Gibson any update since last meeting

The recreation ground gate has become loose again and remains open.

d) Skatepark update – Cllrs M. Lear / J. Cobb

Quotations for a zip wire and basket swing project and Skate Park was discussed.

Cllr G. Minish to contact the residents to see exactly what recreation equipment is required.

195/2024 Planning Application/s

24/00937/HOUSE - Stone Haven Tinnocks Lane St Lawrence Southminster

Extension of existing first floor dormer with catslide roof format

RESOLVED: SLPC Supports this planning application

24/00930/FUL - Land Adjacent to Peacehaven Moorhen Avenue St Lawrence

Replacement of Caravan and continued use of land for leisure purposes

RESOLVED: SLPC recommends refusal of this planning application

There doesn't seem to be a definition of leisure purposes but noted that specific planning permission is required for occupancy of a caravan for more than 28 days in any year. The site has already had a number of planning applications refused.

FOR INFORMATION ONLY

24/00941/OUTM - Land West of David Fisher Way David Fisher Way Southminster

Outline planning application with all matters reserved except for primary means of access from Scotts Hill, for the development of up to 249 dwellings, public open space, together with associated landscaping, highways, drainage and other infrastructure works.

SLPC noted this planning application but expressed concern about the additional load such a development would put on all local services. A large proportion of St Lawrence use the GP surgery in Southminster and yet more development in Southminster would make access to services even more difficult.

196/2024 Planning decision/s made affecting St. Lawrence. No decisions have been made by MDC affecting St. Lawrence

197/2024 Appeals made affecting St. Lawrence No appeals have been submitted affecting St. Lawrence

198/2024 Finance

a. To receive the Bank reconciliations as at 30th. November 2024

Councillors noted the Bank reconciliations as at 30th. November 2024

b. To receive the comparison of Actual to Budgeted for 2024/25

Councillors noted the comparison of Actual to Budgeted for 2024/25

c. To approve the payment of Accounts for December 2024 and to agree a transfer of funds to meet the Parish Council financial requirements. **All Agreed**

d. To increase bank signatories for SLPC. No further update

199/2024 Budget 2025-2026. Councillors to finalise the budget for 2025-2026 providing the RFO has received the Tax Base figure from MDC

The RFO has not received the tax base figure from MDC so this item will be finalised at the 22nd. January 2025 meeting

200/2024 Councillors to list any defective streetlights with location/s in the village

No defective lights were reported

201/2024 Items for Next Agenda

202/2024 Next meeting will be held on Wednesday 22nd. January 2025

203/2024 Councillors to agree on 2025 meeting dates:

26.02.25: 26.03.25: 23.04.25: 28.05.25: 18.06.25: 23.07.25: 24.09.25: 22.10.25: 26.11.25: 17.12.25

204/2024 Closure of the Meeting

To close the Meeting having considered and determined all items of business.

The Chair then closed the meeting at 7.45pm and thanked everyone for attending.

Signed

M Gibson

M. Gibson – Chair of SLPC

22nd. January 2025