

Woodham Mortimer and Hazeleigh Parish Council

ORDINARY COUNCIL MEETING

MINUTES – TUESDAY 09 AUGUST 2022

Convened at Woodham Mortimer & Hazeleigh Village Hall at 7:30pm

In attendance: Parish Councillors: Simon Brady (SB presiding), Pauline McDonald (PM), Kim McDonald (KM), Stephen Pemberton (SP), Andrew Macmorland (AM), Richard Britton (RB).
County Cllr Jane Flemming (JF), District Cllrs Simon Morgan (SM), Mark Durham (MD).
Andrew Ritchings (AR) – Clerk to the Council recording proceedings
Two members of public.

90.22 APOLOGIES OF ABSENCE

No apologies received

91.22 DECLARATIONS OF INTERESTS

SB declared non-registerable interests in planning item Claremont Garden Centre being a resident of Bryants Lane and in Highways item Fambridge Road being related to landowners subject to the potential footpath. SP declared registerable pecuniary interests in respect to Planning items land opposite St Margaret's Church, proposed Solar Farm and Hall Farm ancillary annex, being the landowner of the sites subject to the applications. AM declared non registerable interests in Planning items land opposite St Margaret's Church and Solar Farm having conducted business with the respective landowner.

92.22 PUBLIC FORUM

Two members of the public attended the August meeting expressing some concerns about the proposed development of the Woodham Mortimer Golf and Driving Range. The concerns were that as the development site is located outside of the village development boundary, if approved it would set a precedent for other permissions and therefore expanding the development of Woodham Mortimer. Concerns were also raised about the potential flood risk the proposed new dwellings would pose to Woodham Mortimer Brook, no calculations have been provided within the application details for the discarding of water to the brook and the concern is without such details additional discharge into the brook would pose a risk of breaching the brook. It was considered this aspect should be sufficiently addressed by the Planning Authority and Cllrs discussed the matter further at the specific agenda item.

93.22 PREVIOUS MINUTES

Minutes of Ordinary Council Meeting 12 July 2022 as proposed by KM and seconded by SP were agreed by all Cllrs at that meeting as a true record of events.

94.22 PLANNING

21/01276/FUL - LAND OPPOSITE ST MARGARET'S CHURCH MALDON ROAD WOODHAM Mortimer - *Erection of a crematorium with ceremony hall, memorial arboretum and associated use of land, restoration of Coopers Monument, vehicular access, parking, landscaping, pedestrian crossing and diversion of footpath (PROW 269_17).* **TO BE DECIDED BY DISTRICT PLANNING COMMITTEE**

22/00261 – HALL FARM LAND HAZELEIGH HALL LANE HAZELEIGH – *The construction and operation of a solar photovoltaic farm and associated infrastructure, including inverters, security cameras, fencing, access tracks and landscaping.* **APPROVED**

Cllrs discussed the Low Carbon letter of 12/07/2022 offering different options of community benefit payments, AR was asked to seek clarification of the payment being offered and over what period. MD to advise AR relevant contact details of officer at Uttlesford District Council who has been involved with similar situation.

21/00138 – LAND ADJACENT THE WILLOWS BRYANTS LANE WOODHAM MORTIMER – Proposed No. 1 dwelling with carport. APPEAL No. APP/X1545/W/21/3283976. **AWAITING DECISION BY THE PLANNING INSPECTORATE**

22/00454 – LIMBROOK PARK EAST LAND SOUTH OF WYCKE HILL AND LIMEBROOK WAY MALDON - Development of the site to provide 42 residential dwellings (Class C3) together with associated infrastructure. **AWAITING DECISION BY LPA**

22/00158 – BARN AT HATCH HOUSE FARM BURNHAM ROAD HAZELEIGH Conversion of an agricultural storage building into two dwelling houses (Class C3.) **AWAITING DECISION BY LPA**

22/00530 – KINVARA MANOR LODGE ROAD HAZELEIGH Proposed new residential access to replace existing access onto Lodge Road. **REFUSED**

22/00344 – LAND ON SOUTH SIDE MALDON ROAD WOODHAM MORTIMER – Change of use of land for 2 Gypsy/Traveller pitches comprising the siting of 1 mobile home, 1 touring caravan per pitch, alongside the formation of permeable hardstanding. **AWAITING DECISION BY LPA**

22/00643 – THE MALDON GARDEN CETNRE LIMITED CLAREMONT GARDEN CENTRE BRYANTS LANE WOODHAM MORTIMER – Construction of a building to be used as a café, office and staff room, greenhouse, new walkway, new substation, relocated polytunnel and associated landscaping. **AWAITING DECISION BY LPA**

22/00204 – APPLEWOOD POST OFFICE ROAD WOODHAM MORTIMER – Porch extension and changes to fenestration. **APPROVED**

22/00724 – THE BIRCHES POST OFFICE ROAD WOODHAM MORTIMER – Single storey rear extension. **AWAITING DECISION BY LPA.**

22/00686 – HALL FARM MALDON ROAD WOODHAM MORTIMER – Detached oak framed ancillary residential annexe. Chairman proposed and all Cllrs agreed to allow SP dispensation to remain involved so that details of the application could be clarified. As per previous similar application 22/00074 Cllrs do not perceive any detrimental effect to the street scene or surrounding environment and recommend GRANTING the application.

22/00482 – GOLF DRIVING RANGE BURNHAM ROAD WOODHAM MORTIMER – Outline application with all matters reserved for up to 18 dwellings with a provision for affordable housing. Previous applications (17/00286, 20/00675, 21/00693) to re-develop the site of the driving range and golf course have generally been supported by the Parish Council with some concerns and recommendations. Having debated the matter with parishioners in the open forum concerns were raised with respect to the impact on Woodham Mortimer Brook due to the discarding of water from the proposed properties and flood risk thereof. Following a majority vote Cllrs resolved to again support the application as it is understood many nearby residents would welcome the cessation of current activities currently causing nuisance wayward golf balls and light pollution. However, prior to any approval the Council would like a condition imposed for a detailed assessment to be undertaken that calculates the amount of water likely to be discarded by the proposed properties into Woodham Mortimer Brook in

order to ascertain if it is able to sustain expected volumes without increasing flood risk to other properties situated nearby

22/00825 – OAK MANOR CHELMSFORD ROAD WOODHAM MORTIMER – *T1 Ancient lapsed oak pollard, selectively reduce overextending limbs on the southeast, south and western aspects by approximately 2 metres in length. Crown lift over driveway to achieve a ground clearance of approximately 3 metres.* Cllrs do not believe the tree works would have a detrimental effect to the immediate vicinity and SUPPORT the application.

MOBILE HOMES – Having been made aware of large mobile home movements in the village SB advised Cllrs relevant planning rules associated with large caravans and mobile homes kept at residential premises, there did not appear to be any infringement of planning rules and Cllrs would monitor any further village activity.

BRADWELL B POWER STATION – No updates to report.

95.22 DISTRICT/COUNTY COUNCILLORS REPORT

County Councillor JF August report had been circulated to all Cllrs. Various highway matter updates were reported which have been updated in the below Highway Matters agenda item. JF reminded Cllrs there is still money available in the County Cllr led pot-hole fund, SB advised that the Council are unaware of any outstanding unrepaired holes.

District Cllr SM August report had been circulated, there were no matters raised for discussion by Cllrs.

96.22 NATURAL ENGLAND – COASTAL ACCESS BURNHAM-ON-CROUCH TO MALDON

A circular advising public access rights provided by the Natural England Coastal Path Order had been disseminated to Cllrs which was generally regarded as beneficial for better access to coastal path areas.

97.22 HIGHWAY MATTERS

Fambridge Road (Limebrook Way RAB to Royal Oak PH) - *Detailed design of footpath (LMAL142006 £7,000) (originally requested 22/04/2014) and (LMAL162099) - Walkable verge/footway.* Still on LHP list of schemes to be decided at next LHP meeting.

A414 Pedestrian Crossing – *measures to aid crossing the hazardous A414 Maldon Road.* Feasibility study to commence early 2023. Following JF meeting with Cllr Scott there is uncertainty how the crossing would be funded. Could potentially be a scheme to utilise funds from Low Carbon solar farm community benefit funds, Cllrs to pursue further.

Lodge Road – (adjacent to Old Mill House) (*enquiry Nos. 2525149 logged 15/07/2017) and 2705814 logged 01/03/2021*) rotten verge reflector posts. Nothing to report.

Footway Defect A414 – *Foliage/soil restricting width of footway/pavement between Runsell Green Danbury and Woodham Mortimer Church.* JF to contact the Highway Ranger Service.

Lodge Road (junction with A414 Maldon Road) – *earth deposits on verge (ref No. 2710764 logged 29/03/2021).* Nothing to report.

MALDON DISTRICT COUNCIL PUBLIC PATH ORDER SECTION 257 TOWN & COUNTRY PLANNING ACT 1990 – *Proposed diversion of Footpaths 41 Maldon and 14 Hazeleigh.* As the termination points of the proposed new path are not changing and the path will circumnavigate the edge of the new housing estate into Hazeleigh, Councillors support the order. It has been noted there is currently a missing bridge as the path travels westward from the development site towards Limebrook Stables and AR will request its reinstatement when responding to the consultation.

98.22 FINANCIAL

Balance of accounts – AR advised Cllrs funds on deposit of: Unity Trust T1 Current Account £763.91 Unity Trust Instant Access Savings account £5552.48 Total on deposit = £6,316.39

Authorisation of payments: A payment was authorised for the following:

ICO Data Protection Renewal Fee	35.00
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As proposed by KM and seconded by SP Cllrs approved the balance of accounts and authorisation of payment.

99.22 INFORMATION ONLY

Cllrs have been invited to this year’s Dengie Hundred Group of Parish Councils Quiz Night 23/11/2022 but had to decline the invitation.

Next scheduled ordinary meeting 13/09/2022

..... *Simon Brady*..... (Chairman to the Council) 27/09/2022