



Parish of Castle Hedingham

Mrs Claire Waters (Parish Clerk)
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MINUTES OF A MEETING OF CASTLE HEDINGHAM PARISH COUNCIL, HELD ON MONDAY 26th JUNE 2017 AT CASTLE HEDINGHAM CLUB AT 7.45PM

Present: Cllrs Higgins, Hood, Moffat, Philp, Southgate, Scrivens, Worley
In the Chair: Cllr Southgate
Clerk: Claire Waters
Also Present: District Cllr H Johnson
15 parishioners, 2 representatives of the Old Vicarage

1. APOLOGIES FOR ABSENCE

Apologies for absence were received from Cllr Pewter and Cllr Toocaram. Apologies for absence were also received from District Cllr Beavis.

2. MINUTES OF THE PREVIOUS MEETING

The minutes of 22nd May 2017 were approved as a correct record of events and signed by the Vice-Chairman.

Proposed: Cllr Moffat **Seconded:** Cllr Higgins Agreed unanimously

3. DECLARATIONS OF INTEREST

Cllr Hood declared an interest in item 10.1 as the Parish Council representative on the Castle Hedingham Club Committee

4. PUBLIC FORUM

A number of parishioners attended due to concerns over noise and other forms of disturbance from the Old Vicarage when it is rented to large groups at weekends. The tenant of the Old Vicarage was also present at the meeting. Two parishioners spoke during the Public Forum, both of whom had been in discussion with the tenant and appreciated that he is taking steps to mitigate any disturbance, however the problems continue and are increasingly disruptive. Activities carry on late at night until the small hours of the morning and since the tenant does not live at the property it is difficult to engage with anyone when the problems arise. On occasion guests have responded to complaints with verbal abuse. Noise complaints have been made to Braintree District Council, and there is concern that this commercial purpose for the property is far removed from residential use. The tenant stated that he is more than aware of the concerns and has fully taken them on board. Although the whole site is let most weekends it is still a family home, and his brother and sister-in-law moved in 2 weeks ago so it is now their main residence. He has taken a number of steps to mitigate the problems, including moving children's play equipment away from the boundary. The rules on music have been changed and noise insulation has been installed in the basement. Wedding bookings are no longer being taken, the cottage is no longer being let and the maximum group size has been reduced from 25 to 20 people. A resident confirmed that while he appreciated all the steps that the tenant is taking, the challenge is reconciling the purpose of the letting of the property with its location in the community. He believed that the steps taken so far are not sufficient and that planning permission for change of use is required, and was glad that the Council is taking this up.

The clerk reported an update from BDC Planning Enforcement, received on 26th June. BDC has taken their own legal advice and on 22nd June sent a letter to the tenant's solicitors requesting that he seek pre-application advice or submit a planning application for change of use within 28 days. If this is not done, enforcement action will be taken. Since the case officer is currently on leave, it is not yet known what form this enforcement action would take. The tenant confirmed that he had not

yet been informed of this BDC communication by his solicitor. District Cllr Johnson sits on the BDC Planning Committee and has experience of cases similar to this one. They always cause problems even in remote locations but particularly in compact central village areas. Permissions will be required and as he understands the situation it is unlikely they will be granted.

13 parishioners and the representatives of the Old Vicarage left the meeting.

5. PROGRESS CHECK

5.1. Cllr Worley has the details of four possible tree surgeons and will meet them to discuss quotes and report back at the July or August meeting.

Action: Hornbeams to be trimmed on the green at Park Vale Close to make grass cutting easier.

5.2. Telephone box at St James Street. Painting of the telephone box and installation of replacement glass is planned by the Bell committee after this year's beer festival in July.

5.3. An application for the Post Office position is in progress. District Cllr Beavis, Cllr Southgate and the clerk will meet with the owner of The Village Shop in early July.

6. HIGHWAYS

6.1 The official notice of the 2016 7.5t weight restriction order for the village has been issued.

6.2 Parking at St James Street grass verge by the tennis court continues to cause damage and obstruction. Residents have been abused by car owners when asked not to park on the verge. Permission has been requested for verge protector posts to be installed, but this has so far been rejected by Essex Highways.

RESOLVED: To request a more detailed response from Essex Highways, and in the meantime purchase "Do not park on the Grass Verge" signs

Proposed: Cllr Southgate **Seconded:** Cllr Worley Agreed unanimously

6.3 Repairs of Kirby Hall Road have been halted as the work needed is extensive and has now been referred as a capital project.

6.4 Permission has been received from Highways for planters to prevent further damage to a verge at Crouch Green

Action: Planters to be installed and filled with topsoil

6.5 Parking on the verge at Crouch Green along the A1017 is causing damage and obstructing the view of traffic turning out of Nunnery Street.

6.6 Overgrown footpaths (nos 5, 8, 11, 12, 15 and 19) have been reported by walkers and have been reported by the Parish Council to landowners or are being dealt with by Village Maintenance.

7. REPORTS

7.1 Police/Neighbourhood Watch: A volunteer is still needed to act as NW Co-ordinator for the village.

7.2 ECC Report: None

7.3 BDC Report: Cllr Johnson supported the Parish Council on a number of agenda items so did not make a formal report.

8. PLANNING

Applications received:

None

Applications determined:

17/00979/DAC Application for approval of details reserved by condition no. 4 of approved application 16/00358/FUL; tile and weather board samples approved, no further action. Colne Valley Railways Yeldham Road CO9 3DZ

17/00571/FUL Erection of two and single storey rear extension
Rose & Maple Cottage, Sudbury Road CO9 3AG

Application REFUSED

Jun-17	Receipts in Month	Details	Amount
19-Jun	ECC	Grass Cutting Grant	£207.15
TOTAL in month			£207.15

Accounts balances at 26 June 2017

Unity Trust Current account	£21,399.67
Unity Trust Deposit account	£25,227.57
Cambridge & Counties 95 day	£56,081.89
Nationwide Treasurers Trust	£20,107.35
	£122,816.48

11. BDC LOCAL PLAN

Decision on Parish Council response to the Local Plan consultation, beginning 16th June and ending at 5pm on July 28th 2017. This consultation is specifically about whether the draft Local Plan is considered to be a) legally compliant; b) sound and c) complies with the Duty to Co-operate. District Cllr Johnson advised the Parish Council.

RESOLVED: To respond on the subject of Open Space needs, specifically recreation facilities in the parish.

Action: Cllr Worley will liaise with the clerk to agree appropriate response.

12. CASTLE HEDINGHAM RECREATION FIELD

For the benefit of parishioners present, Cllr Hood summarised the background leading up to the visit to the BDC owned land at New Park by Cllr Butland, Leader of BDC, on June 22nd. Cllr Butland agrees that there is a wider issue than the asset value of the land and will ask the BDC Asset Management team how they can support our parish needs for recreation facilities. While it was accepted that BDC has a responsibility to manage its assets to support the district as a whole, the point was made that the residents of Castle Hedingham are also tax payers and deserve the support of BDC. Cllrs Southgate, Hood, Higgins, Scrivens and the clerk put Cllr Butland in the picture regarding the existing play facilities and showed him that the BDC land is not “a verge” as stated at the Local Plan Sub-Committee on March 9th. A sizeable area was marked off with tape by Cllr Southgate to show how it could be fenced off and a good amount of play equipment installed. Councillors asked that a long lease be granted and stressed that this is our only option. Comparisons were made with smaller sized play areas in neighbouring villages, and Cllr Butland was pleased to hear the commitment of the Parish Council to the project including the ring-fenced reserves which have been put in place. Cllr Butland asked to see the possible alternative site by the Memorial Hall, and made the point that it is difficult to assess suitability of a site just by looking at an aerial view on Google maps. Cllr Butland was unable to make a firm commitment as it is not his decision alone, but will meet with Asset Management officers and the Chief Executive of BDC before the beginning of July and report back when he has something definite to tell the Parish Council. Cllr Johnson believes Cllr Butland is very interested and enthusiastic and will do his best to help us as he is aware villages can get forgotten. Cllr Hood thanked everyone for their support.

Action: Clerk to write and thank Cllr Butland for his time and give him additional information he requested about the number of children in the parish– this is estimated to be just under 200 children aged 0-14.

13. CORRESPONDENCE TO NOTE

None

14. REPRESENTATIVES AND WORKING GROUPS REPORTS

The clerk reported upgrading of a local mobile phone mast, bringing 4G to Sible and Castle Hedingham through some networks.

15. AGENDA ITEMS FOR NEXT MEETING

Action: Councillors were asked to inform the clerk of any agenda items for the July meeting.

DATE OF NEXT MEETINGS:

Ordinary Parish Council	Monday 24 th July 2017 at 7.45pm	Castle Hedingham Club
Ordinary Parish Council	Monday 21 st August 2017 at 7.45pm	Castle Hedingham Club
Ordinary Parish Council	Monday 25 th September 2017 at 7.45pm	Castle Hedingham Club
Ordinary Parish Council	Monday 23 rd October 2017 at 7.45pm	Castle Hedingham Club
Ordinary Parish Council	Monday 27 th November 2017 at 7.45pm	Castle Hedingham Club
Ordinary Parish Council	Monday 22 nd January 2017 at 7.45pm	Castle Hedingham Club

The meeting closed at 9.47 pm

SIGNED (CHAIRMAN)

DATE