

**MAYLAND PARISH COUNCIL**  
**Minutes of the Parish Council Meeting**  
**TUESDAY 12<sup>th</sup> February 2013 at 7.33pm**

Councillor Evans (Chairman)	Councillor Spires
Councillor Duncan	Councillor Oatham
Councillor Gibson	Councillor Massenhove
Councillor Hawkes	Mrs Rackham Clerk

5 Residents Inc. representatives of the Boxing Club

**156. Apologies for Absence**

Cllr Pettitt & Cllr Robinson

**157. Code of Conduct & Declaring an Interest.**

Cllr Massenhove declared an interest in 160. Planning, FUL/MAL/12/01053.

Cllr Spires declared an interest in 163. Lawling Park. Boxing

**158. Minutes of the Parish Council meeting held on 8<sup>th</sup> January 2013**

Cllr Duncan proposed accepting the minutes from 8<sup>th</sup> January, Cllr Spires seconded the proposal. The minutes were signed and dated as a true record.

**159. Public Discussion Session**

The Chairman closed the meeting at 7.35pm to allow the public to address the meeting.

Mrs Deb Downs Mayland Amateur Boxing Club was invited by this council to give a short presentation on extending the Lawling Park Hall. The boxing club are proposing to raise the funds and carry out all the necessary work involved in a building project. Once the building is complete it will be handed over to the Parish Council to manage. A positive response was made by the Councillors. The Chairman thanked Mrs Downs.

The residents spoke regarding the application to build two chalet bungalows on the land South of Bartlett Close.

The Chairman thanked everyone for attending and reconvened the meeting at 8.04pm

**160. Planning.**

**Consideration of applications for the council to make comment to the Planning Authority.**

**HOUSE/MAL/12/01059.** Rear elevation conservatory, Rowans 94 West Avenue Mayland Essex. This application arrived when the Clerk was on holiday, it is now too late to comment.

**HOUSE/MAL/13/00059.** Conversion of part of the garage into a habitable room. 3 Bramley Way, Mayland.

**5 Objections, 1 No Objection.** Insufficient parking, this property sits on a bend which would cause a danger to drivers using Bramley Way if the residents parked on the road.

**FUL/MAL12/01053.** 2 No. two self-build chalet bungalows on vacant site. Land South of Bartlett Close Mayland.

Cllr Massenhove declared an interest and did not take part in this item nor did he vote.

**6 Objections.** This council received a copy of the letter of objections sent to MDC by residents living in Bartlett Close. This council upholds their objections with particular concerns over the shared private drive, a gross overdevelopment of site and parking

**FUL/MAL/13/00023.** Demolition of redundant derelict bards and construction of a new ¾ bedroom Chalet Bungalow. Firth View, Steeple Road, Mayland.

This proposed property is outside the defined settlement boundary for Mayland. The adopted replacement Local Plan states in Policy S2 that "Outside Development boundaries defined in the Local Plan, the coast and countryside will be protected for their own sake, particularly for their landscape, natural resources and areas of ecological historical, archaeological, agricultural and recreational value. The same criteria should be applied to this location as to rural exception sites (Policy, H10). There is no proof that this need cannot be accommodated in any other way; Approving building work outside the settlement boundary sets a precedent.

#### **Decisions made by the Planning Authority.**

**HOUSE/MAL/12/00994.** Minor material amendment to existing approved application HOUSE/MAL/12/00544. Approval is sought for extending dormers at first floor level further across. 54 West Avenue Mayland Essex CM3 6AF

**Approved**

**FUL/MAL/12/00473.** Erection of two detached houses and associated garage Marine Lodge 5 Marine Parade Mayland Essex

**Refused.**

#### **Appeals**

**ENF/10/00039/A. APP/X1545/C/12/2176092.** 28 Steeple Road Mayland CM3 6BB

Appeal against Enforcement Notice: The erection of a decked raised platform with timber balustrade around the external elevations of the building

**Appeal dismissed.**

#### **161. Finance.**

Payments & receipts. Cllr Massenhove proposed accepting both the payments and receipts; Cllr Spires seconded the proposal, all in favour. All cheques were signed by two Councillors and are listed below with the receipts and petty cash expenditure

<b>PAYMENTS</b>					
Date	Payee	Service/supply	Gross	Vat	Net
12-Feb-13	Active Electrical Solutions Ltd	Pat Testing & sensor test	115.00		115.00
12-Feb-13	Maldon District Council	Park Ranger Dec	97.70	16.28	81.42
12-Feb-13	Maldon District Council	Park Ranger Jan	97.70	16.28	81.42
12-Feb-13	Ms F Clark	LPH Dep Refund	50.00		50.00
12-Feb-13	Mrs J Rackham	Makro inv	116.38	19.40	96.98
12-Feb-13	MSJ Garwood	Cutting removal	216.00	36.00	180.00
12-Feb-13	A & J Lighting	TC Maintenance	42.90	7.15	35.75
12-Feb-13	A & J Lighting	S. Light Maintenance	50.40	8.40	42.00
12-Feb-13	Officeis Ltd	Stationery	138.67	23.11	115.56
25-Feb-13	Mr J Turner	Salary	97.85		97.85
25-Feb-13	Mr D Leete	Salary	24.95		24.95
25-Feb-13	Mrs J Rackham	Salary	934.03		934.03
25-Feb-13	Mr T Blowers	Salary	89.93		89.93
<b>RECEIPTS</b>					
02-Jan-13	Mayland Boxing Club	Fees January	172.00		172.00
05-Feb-13	Mayland Boxing Club	Fees February	168.00		168.00

05-Feb-13	Various Residents	Tennis court fees	3.00		3.00
11-Feb-13	Ms Paula Day	LPH Fee & deposit	80.00		80.00
<b>PETTY CASH</b>					
13-Dec-12	Timpson	Keys	18.80		18.80
14-Dec-12	Tesco	Wine for gate keepers	39.00		39.00
08-Jan-13	Tec-Supplies	Lamps for LPH	4.74	0.79	3.95
08-Jan-13	Tesco	Cleaning materials	3.85		3.85

E.on Electricity. It was reported that a new fixed rate has been negotiated by the Parish Clerk.

End of year training. Following a discussion Cllr Spires proposed sending the Clerk on a one day course to cover the End of Year procedures on the new accounts system. Cllr Duncan seconded the proposal, a vote was taken 6 yes and 1 motion carried.

BT Modem replacement. The current modem is not working correctly, it was agreed the Clerk could contact BT for a replacement.

### 162. Highways.

Yellow lines between the platforms in The Drive. ECC. Highways do not have any money for this project and have asked that Mayland Parish Council pays for the work. The cost being between £1500 and £2000. It was agreed that this council cannot pay for Highway works, it is their responsibility. **Clerk to action.**

It was reported again that vehicles parking on the platform outside the Doctors is dangerous it blocks the line of site for people leaving Katonia Avenue. It was agreed to ask Highways to extend the lines to cover all of the edges of the platform. **Clerk to action**

Resident's concern regarding a trench outside his property. The Chairman reported to the council who agreed to support the resident and contact ECC Highways and request they repair the trench. **Clerk to action.**

### 163. Lawling Park.

Cllrs. Report of any problems in Lawling Park (Inc.: LPF, Dog Walk area and Bakersfield). Boxing Club. The council agreed in principle to the existing building being replaced by a new prefabricated structure. However, they would like to see outline plans and an artist impression of the building, post development and including materials. A Steering Committee for this project will be considered in the future. Extra rooms would be useful. **Clerk to write to boxing club.**

CCTV Maintenance. It was agreed that the system is working well and doesn't need any maintenance at the moment. More cameras were requested by Cllr Oatham. **Clerk** to add to LPC agenda.

The path behind Bakersfield is flooding from time to time.

### 164. Parks & Open Spaces.

Nothing to report.

### 165. Village Environment

Incudes: Lighting, Vandalism, Sea Wall, Transport Parish plan.

Cllr Duncan reported on the transport meeting he attended on 1<sup>st</sup> February. All the bus companies were represented. A new bus service between Burnham and Maldon doesn't affect Mayland. It was noted that all bus services are heavily subsidised.

Cllr Spires reported that he had entered one half of the Parish Plan forms that have been returned by residents. Lack of good Broadband speed is the main issue highlighted by residents. He hopes to be finished in April 2013

**166. Correspondence.**

MDC Engagement with Parish Councils. This letter was discussed and the following points were raised:

- Each of our District Councillors to attend our meeting now and again.
- Reassurance that our comments on planning are properly considered.

**Clerk to action.**

Mrs Wicks Thank you letter for the £25 grant towards the afternoon tea event held before Christmas Noted..

**167. Personnel.**

End of initial three months for Mr Turner. It was agreed to offer Mr Turner a nil hour contract. The hourly rate will remain the same.

**168. Agenda items.**

Parish Assembly date was agreed as Tuesday 23<sup>rd</sup> April at 7.30pm in the Lawling Park Hall.

The Chairman closed the meeting at 9.35pm