

MAYLAND PARISH COUNCIL
Minutes
of the Parish Council Meeting
held at the Lawling Park Hall
on Tuesday 13th January 2015 at 7.30 p.m.

Present

Cllr Oatham (Vice Chairman)	Cllr Massenhove
Cllr Pettitt	Cllr Duncan
Cllr Robinson	Cllr Spires
Cllr Hawkes	Cllr Gibson
Mrs Massenhove (Clerk)	

1 representative of Kember Loudon Williams LLP
2 representatives of Millwood Designer Homes

Apologies were received from D Cllr Mrs Penny Channer that she was unable to be present.

In the absence of the Chairman Cllr Evans, Vice Chairman Cllr Oatham chaired the meeting.

122. Apologies for Absence

Cllr Evans

123. Code of Conduct Declaring an Interest

None

124. Minutes of the meeting held on Tuesday 16th December 2014

Cllr Spires proposed accepting the minutes from the meeting held on 16th December. Cllr Gibson seconded the proposal, all in favour. The minutes were signed and dated as a true record.

125. Public Discussion Session

Cllr Oatham closed the meeting at 7.35 p.m. to allow the representatives of Kember Loudon Williams LLP and Millwood Designer Homes to address the Council.

They explained their proposal for a development of around 50 residential properties off Nipsell's Chase to the north of Bramley Way and presented a proposed layout plan and proposed sketch elevations. The proposed development would consist of 1- up to 5-bedroomed houses. Some positive aspects of the proposed development were noted, including the green areas included and the distance from existing properties, although Councillors expressed their concerns regarding parking and access to the proposed development.

Cllr Oatham re-opened the meeting at 8.10 p.m.

126. Finance

Councillors received a list of all payments and receipts approved by the Finance Committee. Cllr Massenhove proposed accepting both the payments and receipts. Cllr Robinson seconded the proposal, all in favour; payments and receipts accepted.

127. Planning

The following planning decisions made by the local Planning Authority were noted:

FUL/MAL/14/00965

Change of use of motel units into 3 one bedroom flats
Motel Units 36 Imperial Avenue Mayland Essex
REFUSE

OUT/MAL/14/01001

Outline application for eight houses with the matters of access and layout for determination
Land West Of Firth View Steeple Road Mayland Essex
REFUSE

128. Clerk's Report

Each Councillor has received an update on matters from the previous meetings.

129. Lawling Park Committee Including Bakersfield, Lawling Playing Field & Dog Walk Area

Proposed hall extension – The current status was discussed and the content of a letter to the architect was agreed. Clerk to action.

Baby changing table – Cllr Oatham proposed purchasing a baby changing table, for a maximum cost of £216 (exc. vat), subject to correct installation being possible. Cllr Pettitt seconded the proposal. All in favour. Clerk to investigate installation method and add item to the Lawling Park Committee agenda.

Tree planting – Cllr Pettitt proposed accepting a quotation, to a maximum of £2000, for rabbit wire to protect the trees once planted. Cllr Gibson seconded the proposal. 6 in favour, 2 abstained. Clerk to action once the total length required has been confirmed.

Manhole Cover – A quotation for this has yet to be received. Deferred for discussion at the Lawling Park Committee meeting.

130. Neighbourhood Plan Committee

Each Councillor has received a copy of the minutes from the January NP meeting. Cllr Spires spoke of the disappointing response to the business surveys and the Committee's aim to improve on this.

131. Highways

Various Highways issues were reported: -

Pavement in a poor state near to 3 Nipsell's Chase - Clerk to report to MDC.

Greenery growing across pavement at Imperial Avenue/ Promenade - Clerk to write to residents asking them to keep the footpath clear.

Long-term poor condition of the 'gateway' - Clerk to ask Highways either to carry out a proper repair or to remove the gateway entirely.

Block of concrete coming away from the road surface opposite 15 Wembley Avenue – Clerk to report to Highways.

Pavement overgrown near Bakersfield – Cllr Pettitt to identify area and inform Clerk. Clerk to write to residents asking them to keep the footpath clear.

132. Parks & Open Spaces Including George Everitt Memorial Park, Cardnell Brothers Memorial Field & Mayland Nature Reserve.

Councillors discussed a resident's request for permission to reduce the height of the hedge at Cardnell Brothers Memorial Field. The Council agreed to this work being carried out. Clerk to inform resident of the decision and also to highlight that residents at neighbouring properties are not obliged to contribute to the cost.

133. Village Environment Including Lighting, Vandalism, Sea Wall, Transport

It was noted that the current street lighting contract ends in April. Clerk to obtain quotes.

Cllr Pettitt reported that broken bottles are being discarded around the youth shelter at weekends. It was agreed to monitor the situation.

134. Footpaths

It was noted that, despite Nipsell's Chase having been added to the Definitive Map as a restricted byway, the gates are still in place. Clerk to contact Essex Legal Services to find out who will enforce their removal.

All councillors have received a copy of Cllr Spires's report on his meeting with owners of the land which is crossed by a footpath for which the Parish Council is collecting evidence of use. The landowners have seen the report and give their approval for its publication in the Maylands Mayl. It was agreed that evidence of use should continue to be sought in order to add the footpath to the definitive map and that a deviation should be applied for subsequently. Cllr Spires to arrange an article in the Maylands Mayl including both his report and the Parish Council's appeal for evidence of use of the footpath. Clerk to write to the landowners to keep them informed of the article.

135. Grant Requests

Councillors discussed two grant requests from St Barnabas Church: -

Cllr Oatham proposed granting £325 towards church funds, as was given last year. Cllr Robinson seconded the proposal, all in favour. Clerk to action.

Cllr Hawkes proposed granting of £50 towards replacement of the church roof. Cllr Pettitt seconded the proposal, 6 in favour. Clerk to action.

136. Training

Cllr Oatham proposed accepting a quotation for end of year accounts training for the Clerk. Cllr Pettitt seconded the proposal, all in favour. Clerk to action.

137. Correspondence

Architect – previously considered under item 129.

Building Site Owner – response to a request from the Parish Council noted.

ECC – It was noted that this request for information regarding potential flooding issues and solutions is important and should receive a proper considered response. Clerk to request an extension to the deadline for responses.

138. Items for Next Agenda

Hall extension – next course of action.

Flooding information for ECC.

Footpath gates.

The meeting closed at 10.00 p.m.

Date of next meeting, Tuesday 10th February 2015