Great Bentley Parish Council

**Minutes of the Annual Meeting of Great Bentley Parish Council at the Community Resource Centre Plough Road, Great Bentley at 7.00 p.m. on Wednesday, 8th June 2022.**

**Present:** Cllr Pippa Dennitts, Cllr Roger Adams, Cllr Bill Herbert, Cllr Kevin Plummer,

Cllr Robert Taylor, Cllr George Wright, Cllr Alison Clarke, Locum Parish Clerk: Grahame Walkingshaw, TDC Lynda McWilliams & ECC Alan Goggin & 30 residents.

**Minutes**

**22/19 Welcome and apologies for absence**

Apologies for absence were received from Cllr Peter Harry, Cllr Luke Edwards & Guest Speakers Cadent Gas

**22/20 Declaration of Members interests**

Cllr Bill Herbert declared a non-pecuniary interest in 22/27

Cllr Kevin Plummer declared a non-pecuniary interest in 22/32

Cllr Roger Adams declared a non-pecuniary interest (related persons) in 22/37

**22/21 Public Open Forum** (Maximum 15 minutes)

A resident informed the meeting of her concerns in regards to a planned “new” Tesco planning application in relation to safety, traffic, hgv’s/lorries and a car park with 52 parking spaces. The site would be open from 06:00 a.m. to 11.00 p.m. and would create light pollution.

A resident informed the meeting that the doctor’s surgery was being over extended by all the recent buildings in Great Bentley and the increase in new residents now using the surgery. The resident was concerned that further building in the area would increase the pressure on the surgery further.

Cllr George Wright joined the meeting at 7.13 p.m.

TDC Lynda McWilliams informed the meeting that she will be calling in the planning application for the new “Tesco” development and the 6 new houses in South of Michael Wright Way as these developments were not in keeping with the character of Great Bentley.

**22/22 To approve the minutes of the last meeting** (5th May 2022)

The minutes of the previous meeting were approved

Proposed: Cllr Kevin Plummer Seconded: Cllr Roger Adams

Agreed by all

**22/23 Visitors Report** (ECC Alan Goggin, TDC Lynda McWilliams)

EEC Alan Goggin will contact the clerk in regards to the SID unit and the proposed money to cover the cost of the unit.

Ecc Alan Goggin reported that he would look into the speed survey equipment in Plough Road that was installed this afternoon, especially in regards to the fact that Plough Road is closed for through entry at present.

TDC Lynda McWilliams reported that she is involved in lots of different groups and would put this information in the village magazine.

**22/24 Cadent Gas (Guest Speaker**)

Unable to attend.

**22/25 Clerk’s Report**

Cllr George Wright proposed the purchase of a new printer for the Parish Council office, to replace the outdated printer currently being used.

Proposed George Wright Seconded: Alison Clarke

Agreed by all.

**22/26 Council Reports:**

1. **Footpath Report for Great Bentley Parish Council, June 2022**

The numbering of paths in the parish of Great Bentley is as stated on the “Definitive Map of Public Rights of Way for the County of Essex” dated 1 July 2002, scale 1:10,000. For descriptions of paths please see previous reports.

Notes on paths as at 31/05/22

3. Whole Footpath scheduled to be strimmed by contractor

5. Section adjacent to railway scheduled to be strimmed

11. Northern end of Footpath and two Footbridges scheduled to be strimmed

19. Western end of Footpath scheduled to be strimmed

1. **Caretakers Report**

Starting with the play area, well used, clean and tidy and no damage to report. From here to the bottle bank, as always well used but with some broken glass, which I’ve cleared up. Next is the clothing bank, this is a well-used facility, clean and tidy. Both car parks are used with little rubbish in both. Allotments are looking good, and all walkways clear. Around the area, any fly tipping has been cleared and nothing to report.

1. **PCSO Crime Report** - none

**22/27 The Green Working Party**

Matters relating to the Village Green (monthly report)

1. To consider whether to request a donation from the clubs making regular use of the Green to go towards maintenance and upkeep on an annual basis, given rising costs to the Parish including diesel costs. Suggested donation £200.

Cllr Kevin Plummer proposed that the Parish Council continue with the current arrangement and do not ask for a donation from the clubs concerned.

Proposed: Cllr Kevin Plummer Seconded: George Wright

Agreed by all.

1. To agree guidelines for use of the Green by clubs (circulated)
   1. Football Club – no matches when any PC events on the green (pitch size needs to be increased from dimensions given for football pitch).
   2. Cricket Club

Cllr Bill Herbert proposed to share these guidelines with the clubs before these are put to the clubs for formal acceptance.

Proposed: Cllr Bill Herbert Seconded: Cllr Roger Adams

Cllr Roger Adams was asked to raise an issue in regards to health and safety in the use of the roller for the cricket pitch. The Cllr would make contact with the club to bring this to their attention.

1. Cllr Robert Taylor proposed to accept the cost of repairs to the post & rail features on Weeley Road (w3w:///putter.vowing.lotteries) £300.

Proposed: Cllr Robert Taylor Seconded: Cllr Kevin Plummer

Agreed by all

1. Allotments – The Parish Clerk reported that 2 plots had been contacted in regards to overgrown vegetation. The Clerk reported that the 2 plots had now been attended and the vegetation cleared by the plot holders. The Parish Clerk asked the residents present to contact him if they thought any further plots required attention.

**22/28 Northfalls Wind Farm**

No further action at present

**22/29 National Grid GREEN Energy Enablement Proposals**

Cllr Pippa Dennitts proposed a group of 3 Cllrs to complete this consultation on behalf of the Parish Council. Delay decision till agenda item 22/30b.

(Alison & Pippa will do this on behalf of the Parish Council).

**22/30 Annual Parish Meeting**

To note the positive feedback and report circulated following the APM.

To consider the following proposals:

1. That a small group of Cllrs is allocated to review funding options for a ‘Happy To Chat’ bench as an addition to the Village Green and to bring a proposal back to the Parish Council.

Cllr Alison Clarke proposed that the green working party take this away and report back to the Parish Council.

Proposed: Cllr Alison Clarke Seconded: Cllr Roger Adams

Agreed by all

1. Cllr Pippa Dennitts proposed that the Parish Council form a Climate Working Party of up to 3 Cllrs & 2 members of the public to consider potential actions and bring proposals to the Parish Council for consideration.

Cllr Pippa Dennitts & Cllr Alison Clarke volunteered to form the Climate Working Party and ask Cllr Luke Edwards & Cllr Peter Harry if either of them wished to be the third member of the climate working party.

Proposed: Cllr Pippa Dennitts Seconded: Cllr Alison Clarke

Agreed by all

1. Cllr Pippa Dennitts proposed to include this in the Parish Council Standing Orders.

Proposed: Cllr Pippa Dennitts Seconded: Cllr Alison Clarke

Agreed by all

**22/31 TDC Open Spaces consultation**

Cllr Pippa Dennitts proposed that the new climate working party complete the consultation.

Proposed: Cllr Pippa Dennitts Seconded: Cllr Alison Clarke

Agreed by all

**22/32 Great Bentley School Expansion**

Cllr Pippa Dennitts proposed that the Parish Council confirm agreement of comments circulated and submitted to the Parish Council Committee Members.

Cllr Kevin Plummer informed the meeting that this could be an opportunity to get new footpaths for areas around the school. The Parish Council agreed that these comments would be added to the consultation comments.

Cllr Robert Taylor informed the meeting that this could raise issues with parking. Cllr Kevin Plummer informed the meeting that the new classroom expansion would lead to a doubling of parking spaces.

The Chairman noted that the Parish Council is in favour of the proposed expansion of the school.

Proposer: Cllr Pippa Dennitts Seconded: Cllr Alison Clarke

Agreed by all

**22/33 Personnel Committee**

Cllr Roger Adams proposed to agree the Terms of Reference for the Personnel Committee

Proposed: Cllr Roger Adams Seconded: Cllr Kevin Plummer

Agreed by all

**22/34 Southside Track**

To approve the proposed project put forward by the south side track working party, and ask Cllr Robert Taylor to write a rough draft for the clerk to forward to Essex and Tendring councils and Open Spaces society to get their comments on the principle of this project.

Cllr Robert Taylor reported that the track becomes muddy every year and that it could be improved with a hard surface (gravel not tarmac).

Cllr Robert Taylor proposed that the main section should become a concrete track/ limited tarmac surface.

Cllr Roger Adams proposed that this was agreed to in principle; however, he has concerns over the actual cost.

Cllr Kevin Plummer proposed that we move to the next stage of this and submit proposals to Tendering District Council and Essex County Council for feedback.

Proposed: Cllr Kevin Plummer Seconded: Cllr Roger Adams

Unanimous

**22/35 Bouncy Castle request**

Cllr Roger Adams proposed that we agree to a bouncy castle request outside the football club for a Christening on 21st August on the understanding that the parties themselves would provide insurance for the event and take all responsibilities for the health and safety of the event and send these to the clerk in advance.

Proposed: Cllr Roger Adams Seconded: Cllr Kevin Plummer

Agreed by all

**22/36 Highways & Transport Reports:**

1. Transport Report – nothing to report
2. Speed Indicator Devices – EEC Alan Goggin will check on whether money is still available from the locality budget to cover the cost of the Sid unit.

Cllr Pippa Dennitts proposed that Cllr Robert Taylor meet with the Clerk to confirm positions of the sites for the Sid unit.

Proposed: Cllr Pippa Dennitts Seconded: Cllr Robert Taylor

Agreed by all.

**22/37 Finance**

To approve payments for June 2022 in accordance with the Budget

June Payments:

Electricity £537.79

Electricity £43.47

Electricity £9.45

Verilocation £12.00

PC Salary £1005.79

Landscape Services £456.00

Landscape Services £456.00

Signs Made easy Ltd £303.26

EALC £216.00

EALC £216.00

TMB Group £66.00

TMB Group £740.16

Smith IT £169.00

Caretaker £69.24

Plummer Electrical £147.17

Bellett Ltd £1938.34

Key Cutting £25.00

Great Bentley Village Hall £229.80

George Wright Farms £1.20

Landscape Services £456.00

Grounds Maintenance £516.55

Padlock – Allotments £30.09

Agrii £1,922.40

Signs Made Easy £1098.00

GB Good Neighbour’s £325.00

HMRC £356.69

Landscape Services £456.00

Total £11,802.40

Cllr Kevin Plummer proposed to accept the payments for June 2022.

Proposed: Cllr Kevin Plummer Seconded: Cllr Robert Taylor

Agreed by all

Cllr Kevin Plummer proposed to approve the AGAR.

Proposed: Cllr Kevin Plummer Seconded: Cllr Robert Taylor

Agreed by all

**22/38 Planning/Housing**

30.1 Applications for discussion at meeting

*22/00619/TDCPIP –* Land of Sturrick Lane, Great Bentley – Technical Details Consent pursuant to permission in Principle application ref: 19/01047/PIP

**Comments: No Comment**

Proposed: Cllr Alison Clarke Seconded: Cllr George Wright

Agreed by all.

*22/00621/FUL* – Land to the South of Michael Wright Way, Great Bentley – Proposed erection of six detached dwellings, associated garaging and infrastructure and additional public open space.

**Comments:** Resubmit objection on this planning application showing previous objections and loss of Public Amenity Space.

Proposed: Cllr Roger Adams Seconded: Cllr Alison Clarke

Agreed by all

*22/00638/FUL –* **Great Bentley Railway Station, Station Road, Great Bentley** – Proposed works at station limited to platforms 1 and 2, station building internal and the footbridge for new electrical and lighting upgrades

**Comments: No Comment**

Proposed: Cllr Roger Adams Seconded: Cllr Alison Clarke

Agreed by all

*22/00695/FUL* – **Admirals Farm, Heckfords Road, Great Bentley** – Proposed revised application for the construction of a new mixed-use building consisting of medical wellness and polyfunctional facilities E (E) and retail (Use Class E(E) alongside vehicle access, Parking, Landscaping and other associated works).

**Comments:** The Parish Council would object to this planning application for the following reasons:  
There is no traffic impact statement.  
Originally 84 houses - now others added taking the total to over 110 houses.  
9 exits onto Heckford Road within 200 yards - safety aspect.  
Michael Wright Way is designed as an s shaped road - this creates a pinch point at the entrance to any retail area.  
Light up retail area - negative aspect on rural landscape.  
Light Pollution.  
Increased use of the dangerous pedestrian crossing on Heckford’s road near blind bend.  
The impact of a retail area (Tesco) on the nearby playground.  
Approving this planning application would result in the loss of the opportunity for land for a Doctors Surgery in the future.

The Parish Council would object to this planning application.

Proposed: Cllr Roger Adams Seconded: Cllr Alison Clarke

Agreed by all

*22/00734/FULHH*- Newholme, Plough Road, Great Bentley – Resubmission of application 20/01648/FUL for proposed erection of two storey rear extension.

**Comments: No Comment**

Proposed: Cllr Alison Clarke Seconded: Cllr Kevin Plummer

Agreed by all

*22/0737/DISCON* – **The Book Service, Colchester Road, Frating** – Discharge of

conditions 12A (Footway west of the existing site access shall, where feasible, be widened and resurfaced, to a maximum width of =2 metres for approximately 41 meters) and 12B (upgrade and/or relocation of the nearest bus stop on the east side of the junction to the site which would best serve the development, to include new pole, flag, timetable and 5m of raised kerb) of planning permission 21/01825/VOC.

**Comments: No Comment**

Proposed: Cllr Roger Adams Seconded: Cllr Alison Clarke

Agreed by all

*22/0747/DISCON* – **Land to the South of Weeley Road and to the East of Birch Avenue and Pine Close** – Discharge of condition 12 (cycle/footpath link to Birch Avenue plan, Hoggin Path Detail and External Works Masterplan) 17/01881/OUT, allowed on appeal APP/P1560/W/19/3231554 varied by 20/01176/OUT.

**Comments: No Comment**

Proposed: Cllr Alison Clarke Seconded: Cllr Kevin Plummer

Agreed by all

30.2 Planning Applications – Observations conveyed under delegated authority since last meeting

None

30.3 Planning Applications – Decisions received since last meeting

*22/00260/FUL* – **The Hollies, The Green, Great Bentley** – Proposed replacement windows and front lower roof.

**Decision:** Approval - Full

[*22/00370/FULHH*](https://idox.tendringdc.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R8DDJWQB0OT00) *–* **8 Pine Close, Great Bentley** – Proposed front extension to form porch.

**Decision:** Approval – Full

*22/00835/DISCON* – **Land adjacent The Moors, The Green** – Seeking confirmation of compliance with condition 1 (Time Limit) of application 19/00448/FUL

**Decision**: Approval – Discharge of Condition

**22/39 To review the effectiveness of the system of internal control (Internal Audit)**

Delayed to next meeting

**22/40 To review Standing Orders**

Delayed to next meeting

**22/41 To review Financial Regulations**

Delayed to next meeting

**22/42 To Review Financial Risk Assessment**

Delayed to next meeting

**22/43 Memorial Bench – Dr Michael George**

Cllr Pippa Dennitts proposed that the Green Working Party discuss this further. The Parish Council agree to this in principle and would like to consider this to be a “happy to chat bench” in consultation with De Michael George’s family.

Proposed: Pippa Dennitts Seconded: Cllr Roger Adams

Agreed by all.

**22/44 PROW Agreement**

Cllr Bill Herbert proposed that we accept the PROW agreement

Proposed: Cllr Bill Herbert Seconded: Cllr Roger Adams

**22/45 Meeting dates 2022/2023**

Cllr Pippa Dennitts proposed to accept the meeting dates for 2022/2023.

Proposed: Cllr Pippa Dennitts Seconded: Cllr Roger Adams

Agreed by all

**22/46 To approve using Heelis & Lodge for Internal Audit 2022/2023**

Cllr George Wright proposed that we use Heelis & Lodge for the Internal Audit for 2022/2023.

Proposed: Cllr George Wright Seconded: Robert Taylor

Agreed by all

**22/47 Training/Events**

47.1 Reports on attended events - None

47.2 Nominations for new events – Cllr Alison Clarke for 2 days in July 2022

**22/48 Information Exchange/Items for next agenda**

Cllr Pippa Dennitts asked for PCSO to be added to the next agenda.

**22/49 To confirm date and time of next meeting**

Date of next meeting: Thursday 7th July 2022 at 7.00 p.m.

The meeting closed at 9.02 p.m.