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**Minutes of the Full Parish Council Meeting held on Thursday 06th June 2024 at The Village Hall, Plough Road Great Bentley Colchester CO7 8LG**

Present: Cllr. P. Dennitts Cllr. P. Harry Cllr. B. Herbert Cllr. K. Plummer Cllr. G. Wright Cllr. R. Taylor Cllr. J. Jepson Cllr. J. Wharton Cllr. F. Edwards

In attendance virtually: Keith Jackson, Nicholas James, Lee Nicholl

In attendance: Mrs Jennifer Spear (Clerk) and 32 members of the public.

**06.66.24 To Receive and approve any Apologies of Absence**

None Received.

**06.67.24 To Receive any declarations of Interest.**

Cllr. K. Plummer advised he has an interest in any Village Hall Payments under Agenda Item 06.73.24b and agenda item 06.80.24.

**06.68.24 Public Participation session with respect to planning application 24/00486/FUL – Tesco Admirals Green, (time limited to 30 minutes)**

*In virtual attendance will be representatives for the applicants of the application to answer as many questions through the Chair.*

The representatives for the application introduced themselves and their positions, Nick James the Senior Planner from Newsteer for this application, Lee Nichol from the Tesco property acquisition team who is looking after this application and Keith Jackson Local Communication Manager for Tesco across the East of England and the Midlands.

Nick James began by sharing a presentation on the application (this will be shared on the parish council website), he began by giving a brief planning history of the background of the site before this current application which has addressed the retail impact assessment which was the reason for refusal last time. He advised about the s106 agreement to keep the current site open but as a One Stop instead. He gave a brief overview of the proposed new Tesco development.

Lee Nicholl gave a background about One Stop who are part of the Tesco group, they are a similar retail business but they do not offer the selection of what a Tesco store does. He advised that at the moment there is an existing successful store, but it is no longer fit for purpose, with its size both sales floor and storage at the back along with the lack of parking for both customers and deliveries. This new store will give villagers a split between the new store and the existing.

He said that this store is vulnerable and if a competitor took a unit outside the village it would make this unit a challenge in terms of viability, so they are trying to protect their business commercially and also future proof this for the villagers.

Cllr. R. Taylor arrived at this time.

*Cllr. P. Dennitts opened to Cllr Questions.*

* How is the congestion going to be better, when the remaining store is still going to be trading even under a One Stop Banner and how are Tesco’s going to alleviate the extra traffic that will be driving through the village to the newer store?

The applicants see the new One Stop as a local offering for people to walk too rather than drive due to the lack of parking and the new store with parking spaces is for driving too. Also, people are already parking at the current location causing obstructions and with 2 offerings this should help to alleviate some of this.

* Have the applicants visited the site to see that there is no way the majority of the residents in the village won’t be visiting the new Tesco’s unless by car? What else has changed apart from the retail assessment as that wasn’t the only reason for the refusal?

Yes, they have walked the route and think it is suitable for people to walk. They advised that there was only one reason for the refusal which was the retail impact assessment, which is what this application has tried to address.

* How long is the contract for One Stop secured in that site for?

This will be a 5 year period, because that’s how long the existing lease is and so they cannot extend it further than this.

* If the proposal didn’t go through what is the intended plan for the current store?

As described earlier the store is a vulnerable one and the issues are not going to change and if there was another competitor that did take a site outside the village then this would be a challenge to maintain this store in his current format.

* The Parish Council’s experience with s106 arrangements have not been great, and these are often changed when they are found not to viable, what will the penalty be for One stop if they do pull out before the 5-year period?

The obligation would sit with Tesco to bring in another partner to trade in the store.

* If this is to go ahead are there caveats that can be taken into consideration at request from the residents that could be changed on the proposal?

The details design landscaping and car parking is all designed as part of the conditions, but any suggestions will be taken into consideration at this time as detailed designs have not yet been agreed.

*Cllr. P. Dennitts opened the meeting now to questions from Members of the Public.*

* A MOP asked if this application doesn’t go ahead will the site in the village change to One Stop anyway?

The applicants confirmed this will remain as Tesco.

* If it is so successful as advised, why do they need a new one?

The applicants advised that they are only putting a One Stop here if the development goes through and this only because of the request that have been made to keep a retail outlet in this part of the village, this is not something that they would offer normally and if a competitor opened up a store on the outskirts, they won’t commit to saying they will maintain trade there indefinitely.

* A MOP asked if it became a One Stop, will there be an increase in the cost of the produce on offer?

The applicants advised that it depends on the produce in the store and they don’t currently have the answer to this, but they are very similar prices.

* Would the level of quantities in the shop be similar, so will the regularity of deliveries be the same?

The applicants advised that Tesco has more deliveries because of the products that are being sold, as there is more fresh produce delivered to a Tesco.

* A MOP asked what are the opening hours to be of the One stop and the new store?

The applicants advised the hours will both be 7 – 11pm Monday to Sunday.

* A MOP asked if this does go ahead when do they plan to build and open the store?

The applicants advised that this depends on the development timelines, also how long it takes to get planning approval, but around a 12month build (but he is not he contractor).

* A MOP asked about the blind bend that is just before the access have you thought about the traffic impact?

The applicants advised that Highways have looked at the site entrance and have found this was to be acceptable for the previous application and they have looked at this application and at the current transport statement with this application and they have agreed this is safe.

* A MOP asked why you haven’t given the original store any praise, when no one has complained about the lack of stock you have, why do you speak in such a derogatory way about it?

The applicants advised that they were not meaning to be derogatory about it, they said that their colleagues are important, and they will all keep their jobs and will be transferred from one store to another, this store is a victim of its own success and is over trading.

*Cllr. P. Dennitts asked the Cllrs whether they have any further questions.*

Cllr. P. Harry asked if the applicant have had experience of a similar scheme of keeping another store open within half a mile of a new location?

The applicants advised that no this is unique for them and they are making a special case for it to keep the One Stop open, they wouldn’t normally do this and have done so because of the requests that have been made.

*At this point Cllr. P. Dennitts closed the online session so that the MOP can ask any further comments or observations.*

Cllr. P. Dennitts asked the remaining in person applicants representative if he could advise of a possible indication of a build time for the project, he advised it would be approx. a 12-month build.

A MOP stated that Highways have not looked at this since the initial applications, there is however a lot more traffic now than when the previous application was made due to the extra houses that have since been built. Cllr. P. Harry advised that they will have looked at it as they have too for each application but what they don’t look at is the cumulative effect of an application on the whole village which is what we are now dealing with.

A MOP contradicted the applicants by stating that people are not going to walk along the blind bend, to get to the new store, there is no highway lighting, so people are only going to drive, which is going to further increase the traffic.

A MOP advised that the total advised 662 vehicle movements a day predicted for the new store, is based on areas up north, those areas statistically have less cars per household than we do, which increases the vehicle movements by roughly 100 a day which even with their figures gives roughly just over 1 vehicle movement per minute per day.

A MOP asked if that as land was gifted for a specific purpose how can this use be changed?

The remaining applicant representative advised that there is no difference on the site usage as even if it was the proposed surgery they would have still been paying a rent on par with Tesco’s, so there is no financial gain to the developers.

**06.69.24 Minutes of the Full Parish Council Meeting from the 02nd May 2024 meeting (previously circulated) to be approved and signed.**

**Resolved** Cllr. J. Jepson proposed that these were a true and accurate record of the full parish council meeting held on 02nd May 2024, seconded by Cllr. J. Wharton, Cllr. F. Edwards abstained as she was not present, all in favour, and these were signed by the chair.

**06.70.24 Public Participation session with respect to items on the Agenda and matters of mutual interest (time limited to 15 minutes)**

A MOP wanted to ask about agenda item 06.92.24b, a request for the junction at the end of Heckfords Road to be left turn only. He pointed out many differences between now and 2020 when the last request was submitted for this by the Parish Council and was subsequently rejected by the Highways Panel in January 2021, he raised many points (which will be sent to the PC in support of a new request for this) to further support this request for Highways recognise the problem and support this.

A MOP asked about Lufkins Corner where there have been 4 accidents in the last 4 weeks, would it be possible to get a petition going about the accidents, and that we need something to be done? Cllr. P. Dennitts advised that we had a meeting with Cllr. Goggin this week and they confirmed that this area is on Essex County Councils radar.

A MOP asked would it be worth carrying out a petition about the Tesco’s application? Cllr. P. Dennitts advised that petitions don’t have any planning weight, but the best thing to do is to make sure as many individuals write in as possible.

A MOP asked if the parish council have any influence over where the speed watch is carried out (such as along Weeley Road)? Cllr. P. Dennitts advised that it is a separate entity to the Parish Council and there are specific regulations that they have to follow, the police advise them of these. Cllr. J. Wharton advised that he has contact with Speed Watch and he will raise this site with them he also advised that they are low on volunteers too and are on the look out for new members all the time.

A MOP asked if there is anything under discussion about all the parking problems in the village? Cllr. P. Dennitts advised that the PC have set up a Community Safety working group to look into all of these major issues. Cllr. J. Wharton advised that so far in the working group they have strengthened links with ECC, have meetings set up with the PCSO to look at how it can be enforced. They are mindful that it all needs to be looked at holistically throughout the village rather than just looking at individual areas. There are residents on the group, working with the school and the PTA. There will be a consultation coming out to the residents so we can get more feedback.

A MOP wanted to raise a concern about the parking issues that could be made worse, for the surrounding roads not by the Green with cars already speed down Sturrick Lane, and if parking is restricted in the centre those cars could cause issues for the residents in those surrounding streets.

**06.71.24 Reports from District and County Councils** (ECC Alan Goggin, TDC Lynda McWilliams)

Cllr. A. Goggin stated that the meeting with the PC on the 3rd of June was a productive one. It has highlighted a couple of things including the Heckfords Road left turn only and the Lufkin’s corner accidents of which he is just waiting for the police reports, but we need to know if there is a pattern for these accidents. He advised that there has been an increase in certain other areas because of No Mow May, the suggestion is to cut the swathe around the edges to prevent this. In regard to school places which have been allocated this week, he wanted to reiterate that 97% of parents have been able to get their 1st, 2nd or 3rd choice but there are 500 secondary school children that haven’t got their place, plus 260 junior school children.

Cllr. P. Dennitts thanked Cllr. A. Goggin for his time for the meeting with the PC on the 3rd June.

A MOP asked if there was an update on the quarry? Cllr. A. Goggin advised that no there isn’t at this time.

Cllr. L. McWilliams advised the 63% increase in housing makes it unsurprising that there are more vehicles in the village which is relevant to what the MOP was discussing in regard to the left turn only request for the Heckfords junction. Regarding the planning application for Tesco’s, the council need to remember that it is still outside the development boundary, also if required she can call the application into planning committee if needed. Cllr. L. McWilliams advised she is happy to support the community Safety Strategy as she can support from TDC, such as the implementation of red lines which are proving very successful in neighbouring villages.

**06.72.24 Clerk’s Report (Including the monthly playground Inspection Report)**

**a) To note the report circulated prior to the meeting and answer any questions**

Cllr. P. Dennitts wanted to ask for an update on the Local Council Accreditation award scheme, the clerk advised that this will be on next months agenda to resolve we have fulfilled all the criteria and then we will just submit the application and wait.

Cllr. P. Dennitts asked about the progress with the mowers, the clerk advised that this was put on hold while we had such wet weather but now we can work on this in the next month and bring this back to the next meeting.

Cllr. P. Harry asked about the progress with the footpath diversion, the clerk advised that our Land Agent has assessed it now and we are awaiting a response from Network Rail. Cllr. K. Plummer advised that the 2 directional markers are also missing for the footpath diversion, so we need these to be reported.

Cllr. B. Herbert asked about the roadside verges that need to be cut, the clerk advised that these are due to be done next week.

Cllr. J. Jepson asked if the parish magazine article on the South Side track that he proposed is ok for the parish magazine, the rest of the council confirmed this was fine and the clerk confirmed she would send it over after this meeting.

**b) To note that the PC passed a HMRC Employer Check of Records, procedures and payments.**

This was noted by the council.

**06.73.24 Finance**

**a) To review the monthly financial bank reconciliation for May.**

It was noted by the council that as of the 29th May 2024 there was a total of £225,883.57 in all the bank accounts, this was signed by Cllr. J. Wharton.

**b) To approve final payments for June in accordance with the 2024/25 budget – please see attached payments list, and to approve 2 councillors to carry out payment checks.**

The Chair asked each Cllr if they had viewed the payments and would be happy to approve them, with the 2 extra that were circulated this afternoon before the meeting,

Cllr. B. Herbert, agreed.

Cllr. K. Plummer, agreed, except for the Village Hall Payments where he has a non-pecuniary interest.

Cllr. P. Harry, agreed.

Cllr. J. Wharton, agreed.

Cllr. G. Wright, agreed.

Cllr. J. Jepson, agreed but asked about Payment 98 he wanted to check all 4 sockets have been installed, the clerk advised they have, with one exception that needs to be moved, and a further question about payment 112, one of the diesel bills for the tractor was 24p per litre higher as it was from a different garage, the clerk advised she had queried this too and it was because our normal petrol station was closed when this was needed and this was then the closest one.

Cllr. R. Taylor, agreed.

Cllr. P. Dennitts, agreed.

Cllr. F. Edwards

**Resolved** Cllr. P. Dennitts proposed that Cllr. J. Wharton and Cllr. F. Edwards complete the online payments this month, both accepted this, all in favour.

**Action – Clerk, Cllr. Edwards and Cllr. J. Wharton**

**c) To approve 2 signatories to countersign the cheque to move £60,000 (for the 25% deposit payment needed for the Adult fitness area of £18,274, awaiting S106 funds from TDC already claimed by the clerk, plus the rest of the precept) from the Coop account to the unity current account to be moved into the new Savings Account.**

**Resolved** Cllr. P. Dennitts proposed that Cllrs. G. Wright and Cllr. R. Taylor, as they are both signatories to sign the cheque, both accepted this proposal, all in agreement.

**Action – Cllr. G. Wright and Cllr. R. Taylor.**

**f) To note the following Receipts:**

£95.00 Great Bentley Pre-School

£5.00 Allotment Income

£996.89 Football Club Peppercorn Rent (£100) and contribution to The Green Treatment

These were noted by the Council.

**06.74.24 Policies**

**a) To discuss and agree to the implementation of the new Financial Regulations from the NALC.**

**Resolved** Cllr. J. Wharton proposed that the updated financial regulations with the amendments as proposed by the Clerk and Cllr. P. Dennitts be implemented and accepted, seconded by Cllr. J. Jepson, all in favour.

**Action – Clerk**

**b) To discuss and agree to the implementation of the New Tree Management Policy.**

Cllr. P. Dennitts proposed bringing Agenda Item 06.76.24b *(To discuss a new budget Tree maintenance beginning with a full survey of the trees owned by Great Bentley Parish Council to support the Tree Maintenance Policy),* up the agenda to be discussed now, all in favour.

**Resolved** Cllr. P. Dennitts proposed deferring the Tree Management policy to next month, for the Clerk to get quotations for companies to carry out a survey for the Council to have a professional report to be able to implement the policy, seconded by Cllr. R. Taylor, all in favour.

**Action – Clerk**

**Resolved** Cllr. P. Harry proposed that we add a new line into the budget for Tree maintenance, editing the tree and pond maintenance line to remain at Pond Maintenance only with a budget of £3000 for this year and £1500 thereafter, seconded by Cllr. R. Taylor, all in favour.

**Action – Clerk**

**c) Memorial Tree and Bench policy – to discuss and agree the material options for the memorial benches, currently wooden.**

The council discussed these options at length.

**Resolved** Cllr G. Wright proposed there is no plastic option to be added and we remain with wooden benches, only seconded by Cllr. F. Edwards, motion not carried.

**Resolved** Cllr. G. Wright proposed accepting a plastic option, with the plain wooden colour Glasdon bench at £815.16, seconded by Cllr. J. Jepson, all in favour.

**Action – Clerk**

**06.75.24 To discuss and agree the terms of reference for:**

**a) The Finance Committee**

**Resolved** Cllr. R. Taylor proposed accepting these terms of reference, seconded by Cllr. J. Wharton all in favour.

**Action - Clerk**

**b) The Personnel Committee**

**Resolved** Cllr. P. Harry proposed accepting these terms of reference, seconded by Cllr. F. Edwards all in favour.

**Action - Clerk**

**c) The Community Safety Working Group**

**Resolved** Cllr. J. Wharton proposed accepting these terms of reference, seconded by Cllr. J. Jepson all in favour.

**Action - Clerk**

**d) The Green Working Group**

Cllr. R. Taylor proposed an amendment to the meeting day, they are not always on Sundays so remove this day, all agreed.

**Resolved** Cllr. B. Herbert proposed accepting these terms of reference with the above amendment, seconded by Cllr. G. Wright all in favour.

**Action - Clerk**

**06.76.24 Trees** *(currently the budget heading is Tree & Pond Maintenance £2500, recommendation is to split this and create 2 separate budgetary spends, £90,722 in general reserves (predicted at YE as at 29/05/2024).*

**a) To discuss a plan for the New Allotment Trees**

**Resolved** Cllr. G. Wright proposed to get prices for felling and removal, seconded by Cllr. K. Plummer, Cllr. B. Herbert against, the rest in favour, motion carried.

**Action – Clerk**

**b) To discuss a new budget for Tree maintenance beginning with a full survey of the trees owned by Great Bentley Parish Council to support the Tree Maintenance Policy.**

Discussed under Agenda Item 06.74.24

**06.77.24 New Website**

**a) To receive a verbal report from Cllr. J. Jepson who has been working with the assistant clerk on a new website proposal.**

Cllr. J. Jepson working with the assistant clerk, advised that they invited 6 providers to come and meet with them. Out of them 3 engaged, all 3 can produce a new modern website. Next steps are putting together a table to make the comparisons between the suppliers easily comparing functionality, accessibility, and costs, plus how easy is it to administer in the back end, the aim is to being the full report back to the next meeting.

Cllr. P. Dennitts thanked Clare and Cllr. J. Jepson for the work so far.

**06.78.24 South Side Track**

**a) To discuss and agree to the proposed design of the barrier**

Cllr. J. Jepson led the discussion on the proposed design, he said that at the last meeting it was agreed that the council did not want a post in the track, it was agreed for a drop pin instead, and that the gate opens the opposite way as was agreed. The post restricts the width to 3.7m only on the track.

Cllr. K. Plummer advised that this is not the final agreed design but was a design intent, he advised that a jockey wheel would be needed as it will be heavy, but this could be compensated for if we add adjustable hinges as the gate will drop, which he has included. The height is a change, but this is because it is no higher than the wall it will be next too as a concession to reduce the visual impact for the resident who lives there. Equally if there will be a planning issue, (although we have been advised there are no planning issues by TDC) in the conservation area it would be more likely to be objected too if it opened out onto the green, so better to change it now. The width is the min width for emergency services along with the FB key to support this access for the emergency services.

Is there anything that stops the gate from banging onto the wall, we can add a stopper into the design to prevent the gate from opening over, or a drop bolt for a metal plate to lock it into place to stop any movement, need to make sure there is a lift that holds the gate on a rest to prevent dropping.

Cllr. G. Wright asked if anyone has seen the gate at Admirals farm and this may be a cheaper option rather than this proposed gate design? The gate design has never been discussed by the council before.

**Resolved** Cllr. J. Jepson proposed that we get prices for the proposed design A, with the added post for when its open, seconded by Cllr. R. Taylor, Cllr. B. Herbert abstained, Cllr. G. Wright against, rest in favour, motion carried.

**Action – Clerk**

**06.79.24 Streetlighting *(£5167 left in Earmarked Reserve, £1850 for new column plus £500 for connection)***

**a) To discuss and agree to the replacement of the final 10 streetlights that need the new LED heads, (£349 each).**

**Resolved** Cllr. P. Harry proposed moving ahead with this, seconded by Cllr. R. Taylor all in favour.

**Action – Clerk**

**b) To discuss and agree to the last fibreglass column to be replaced in Larkfield, (£1850 for new column plus £500 for connection – *this price could be a bit more now as it was due to change in April).***

**Resolved** Cllr. R. Taylor proposed replacing this as we do not know what’s going on under the ground with this one, seconded by Cllr. J. Jepson, all in favour.

**Action – Clerk**

**Resolved** Cllr. P. Harry proposed moving £1000 from the general reserves to this budget, seconded by Cllr. J. Wharton, all in favour.

**Action – Clerk**

**c) To discuss the proposal to install new street lights on Plough Road, on the way to the new Cala Homes.**

The Cllrs discussed this at length, as this is a new problem due to the new housing estate that has been built by Cala homes, the clerk advised that the parish council will need to apply for a license from ECC for the installation.

**Resolved** Cllr. R. Taylor proposed to get prices for the installation and to make a formal application to Cala Homes for financial support, seconded by Cllr. J. Jepson, all in favour.

**Action – Clerk**

**06.80.24 To discuss a request from the Village Hall Committee for S106 funds for the Village Hall Flooring**

Cllr. K. Plummer abstained from commenting due to a non-pecuniary interest.

The clerk advised that if the applicant agrees to the change of the deed of variation on the original application TDC cannot stand in the way of this change.

Cllr. J. Wharton also advised that TDC have launched an Active Essex Initiative which should help support this.

**Resolved** Cllr. J. Wharton proposed looking into the request for a deed of variation to s106 funds, seconded by Cllr. P. Harry, Cllrs. K. Plummer and F. Edwards abstained, the rest in favour.

**Action – Clerk**

**06.81.24 Pond**

To discuss the revised quotations for work on the pond, *(£9000 budget plus application for s106 funds).*

This was discussed at length, in particular pertaining to the Financial Regulations, as a Cllr. is coming back with an alternative provider after the high costs discussed at the last meeting. But as the proposed work is going to be carried out free of charge by a specialist but with the caveat of a possible charge for the movement of the machinery to site with a cost to remove and store the fish (not provided by this company) this is different to a cheaper price from a different provider.

**Resolved –** Cllr. K. Plummer proposed seeking 2 more prices for the removal of the fish with an extension option for longer storage of them if needed, we go with the fourth option as provided by Brett Aggregates through Cllr. G. Wright, proposal amended by Cllr. J. Jepson with a maximum price of £1000 for the fish removal and storage for the clerk to be delegated this spend, with a further amendment by Cllr. R. Taylor that we need a written quotation for the price of any movement of machinery, these amendments were accepted by Cllr. K. Plummer, Cllr. R. Taylor proposed a further amendment that we agree to any work on the brick work (which won’t be known until the pond is drained) but Cllr. P. Dennitts advised this can be carried out under the Clerks delegated emergency expenditure, so this amendment is not needed, seconded by Cllr. P. Harry, all in favour.

**Action – Clerk**

**06.82.24 Library of Things**

To discuss the report provided by the clerk and the decide on next steps for a possible library of Things.

**Resolved** Cllr. J. Jepson proposed deferring the idea and that if the train station adoption goes ahead, this can be looked at then, this proposal was amended by Cllr. P. Dennitts should an alternative option come up rather than the station we can reconsider it then, this amendment was accepted by Cllr. J. Jepson, seconded by Cllr. G. Wright, all in favour.

**Action – Deferred**

**06.83.24 Allotment Plot Number Markers *(£750 in budget)***

**To discuss the purchase of Allotment Plot Number Markers**

**Resolved** Cllr. G. Wright proposed going with supplier 2 at £396.59, seconded by Cllr. F. Edwards, all in favour.

**Action – Clerk**

**06.84.24 Noticeboard Thorrington Road**

The council resolved to spend £750, the replacement cost of the new larger one is £714, to discuss increasing this budget for the installation, see quotations provided.

**Resolved** Cllr. J. Jepson proposed going with option 2 at £198 for the installation, seconded by Cllr. G. Wright, all in favour.

**Action – Clerk**

**06.85.24 Adult Gym Installation**

***(Agenda Item 02.255.24 – February, it was resolved that the potential provider for the new equipment is the recommended one of TGO).***

**a) To discuss and agree that the Adult Gym Installation S106 funds that have now been released from TDC can be spent on the already agreed Adult Gym Installation.**

**Resolved** Cllr. J Wharton proposed the council agree to this spend as above, seconded by Cllr. R. Taylor, Cllr. B. Herbert against, all the rest in favour, motion carried.

**Action – Clerk**

**b) To discuss the installation of Bollards between the trees from the double kerb at Chappel Terrace.**

The council discussed this at length to stop the cars parking on the green, as this will increase due to the installation of the new Gym Equipment.

**Resolved** Cllr. J. Jepson proposed installing the agreed post design from the South Side track project from the raised kerb at 1.8m intervals to the first tree and then in between the next 2 trees, seconded by Cllr. J. Wharton, 3 against and 6 in favour, motion carried.

**Action – Clerk**

**c) To discuss and agree to the design of the sign for the Adult Fitness Area.**

Cllr. P. Dennitts suggested a change with the landline number as this is going to change, other than that all the Cllrs, were happy with it.

**Resolved** Cllr. J. Wharton proposed accepting this design with the amendments, seconded by Cllr. P. Harry, all in favour.

**Action – Clerk and Cllr. J. Wharton**

**06.86.24 Salt Bag Partnership**

**To discuss taking part in the Salt Bag Partnership this year**

Cllr. G. Wright happy to store the fresh as per last year, as long as Cllrs agree to get rid of it when it gets a bit old

**Resolved** Cllr. R. Taylor proposed that the council join the scheme this year and agree with Cllr. G. Wright that this can be disposed of if needed, seconded by Cllr. J. Jepson, Cllr. G. Wright abstained, all the rest in favour, motion carried.

**Action – Clerk**

**06.88.24 Community Safety Working Group**

**a) To note the report from the Community Safety Working Group**

This was noted by the Council.

**06.89.24 The Green Working Group**

**a) To note the report from the Green Working Group**

This report was noted by the Council.

**b) To discuss the request to spray the smaller islands off the main part of The Green with Herbicide.**

Cllr. G. Wright advised that the contractor who was doing it is happy to do it as long as he has a Marshall there from the council to speak to the members of the public who do approach him to ask what he is doing.

Cllrs. J. Jepson, Cllr. P. Dennitts and Cllr. G. Wright will support this with marshalling.

**Resolved** Cllr. J. Jepson proposed to go with this contractor with the marshalling from the above 3 Cllrs, seconded by Cllr. P. Harry all in favour.

**Action – Cllr. G. Wright, Cllr. P. Dennitts and Cllr. J. Jepson**

**c) To discuss the drivers crossing The Green at Blandon House and coming off the concrete strips there.**

The council discussed that the parking here is happening so often that the grass hasn’t been able to recover from Cadent.

**Resolved** Cllr. J. Jepson proposed contacting the owner of the property as our tractor cannot cut the grass when they are parked there and asking if he knows who the vans are that are parking there,seconded by Cllr. J. Wharton, all in favour.

**Action – Clerk**

**d) To discuss a plan for the deteriorating end of Moorlands Track.**

Cllr. J. Jepson abstained due to a non-pecuniary interest.

The council discussed that this is getting to the stage now where something needs to be done because at the 2 ends it is really damaged. The clerk advised that after the last meeting she contacted Veolia and asked for a smaller collection vehicle, they have come back today, and she is waiting for a further response.

**Resolved** Cllr. G. Wright proposed waiting for a response from Veolia, if one is not received the council can get quotations for remedial repairs at the entrance, seconded by Cllr. K. Plummer, Cllr. R. Taylor and Cllr. J. Jepson abstained, the rest in favour.

**Action – Clerk**

At this stage Cllr. G. Wright wanted it noted that all the amenity grass treatment has been completed now.

**06.90.24 Planning/Housing**

**a)** [**24/00656/FULHH**](https://idox.tendringdc.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SCUNUZQB0OT00)

**The Anchorage The Green Great Bentley**

**Proposed single storey extension to form sitting room, and side extension to form porch.**

**Resolved** Cllr P. Harry proposed no comment, seconded by Cllr. J. Wharton, all in favour.

At this point Cllr. P. Dennitts advised that the time is now 09:31 and checked if Cllrs are happy to extend the meeting on to finish the agenda, all the Cllrs agreed.

**b)** [**24/00572/FUL**](https://idox.tendringdc.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SCG248QB0RE00)

**Restaurant 43 The Green Great Bentley Colchester**

**Change of use from restaurant to two dwellings (reinstatement of Rose Cottage and Christmas Cottage); two flats (amendments to approval 23/01717/COUNOT); and retained retail unit as a self-build scheme.**

**Resolved** – Cllr. R. Taylor proposed no comment, seconded by Cllr. P. Harry, Cllr. J. Jepson and Cllr. G. Wright abstained, the rest in favour.

**c)** [**24/00486/FUL**](https://idox.tendringdc.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SBF52HQB0RE00)

**Land at Admirals Farm Heckfords Road Great Bentley Essex**

**Construction of a new mixed use building consisting of medical wellness and polyfunctional facilities (Use Class E (e), retail (Use Class E (a)) and professional services (Use Class E (c)(i)) alongside associated vehicle access, parking and landscaping.**

The council discussed this application at length including the difficulty in that the council can see the merits of the new store in the new location with the remaining store becoming a One Stop, versus the difficulty of the traffic management and the increased traffic that will flow through the village, with the proposed One Stop the reduced products may force other people to drive there that would usually have walked. It is quite disappointing with the application that even though it was refused last time, nothing has fundamentally changed. It could harm existing services in the village, they ignore the fact of the lorries delivering, the centre of the village is the centre, it is a design for a Town not a village, it will contribute harm to the rural nature of the village, the opening times of 07am to 11pm is all day every day, increasing light pollution and not in keeping with the village entrance.

Progress does need to be made but some of the benefits are not proved – there is no pedestrian route from the centre to the site, EV charging points - are they for the good of the residents, this just makes more profit for the applicants. There are justifications for the move but a claim of reduction in traffic, and 2 potential walking routes is farcical. Do the residents really want a retail unit as the entrance to an award winning village, there are major issues in the design and access statement and it remains partially outside the development boundary. The new highways plan have not taken account of the new Admirals Green estate plus the Heckford road traffic, there will be queueing so there will be pollution from the cars. This is the first of its kind with the legal agreement and will it work with the 2 shops so close together.

It is a very difficult decision because there as many people to support it as there are those who are objecting to it.

**Resolved** Cllr. P. Harry proposed that the council object to the application based on the above objections discussed as the application has not materially changed from last time, and asking our TDC Cllr to call it into committee, Cllr. J. Jepson proposed an amendment to also include the reasons why it was refused last time, including pointing out incorrect vehicle movements, accepted by Cllr. P. Harry, seconded by Cllr. J. Wharton, Cllr. K. Plummer and Cllr. G. Wright abstained, thew rest in favour, motion carried.

**Action Cllr. P. Harry and the Clerk**

**07.91.24 Council Reports:**

**a) Footpath report**

**Circulated prior to the meeting**

This was noted by the council.

**b) Caretaker’s Report**

**Circulated prior to the meeting**

This was noted by the council and also it was noted this will be the last report from our Caretaker, and the council wanted it noted that they thank him for all his hard work in his role over the years.

**c) PCSO Report**

**Circulated prior to the meeting**

This was noted by the council

**06.92.24 Highways & Transport Reports:**

**a) To discuss the increase in accidents at Lufkin’s Corner**

**Resolved** Cllr. J. Jepson proposed following this up with Cllr. A. Goggin who is waiting for the police report, also for the clerk to contact Thorrington to see if they have had any feedback too, all in favour.

**Action – Clerk**

**b) To discuss a proposal for Left Turn only at the end of Heckfords Road**

Cllr. J. Wharton advised that this has been put with the Community Safety Working Group to look into this and make a proposal to the council.

**06.93.24 Training/Events**

**a) Reports on attended events**

**Report circulated prior to meeting**

The Cllrs reiterated how good the refresher Cllr training was.

**b) Nominations for new events**

**SLCC AGM £25**

**Resolved** Cllr. P. Dennitts proposed the clerk attending, seconded by Cllr. J. Jepson, all in favour.

**Action -Clerk**

**06.94.24 Information Exchange/Items for next agenda**

South Side Track

Weely road culvert

New Website

Tree Management Policy

**06.95.24 To confirm a date for an Extraordinary Meeting to discuss Bikers Nights and creating a Committee for the Southside Track Project due to take place in July.**

**Resolved** Cllr. P. Dennitts proposed the 19th June 19:00, all in agreement.

**Action – Clerk**

**06.96.24 To confirm date of the next Parish Council Meeting**

To discuss moving the July Parish Council meeting from the 04th July to the 11th due to the General Election

**Resolved** proposed leaving it on the 04th July as the elections will be held in the other room, all in favour.

**There being no further business the chair closed the meeting at. 22.03**

**………………………………………………………………………….signed…………………………………………………………date**