

Minutes of Great Oakley Parish Council Meeting

Held at The Village Hall 7.30pm Tuesday 17th January 2017

Present: Mr S Huk – Chairman, Mr T Spurge – Vice Chairman, Mr J Tierney, Mr M Keating, Mr N Daniels, Mrs J Mason, County Cllr A Erskine

Apologies: Mr B Eaton, Mr M Bransby

Chairman opened meeting at 7.30pm.

Declaration of Interest: Mr Daniels declared an interest under Planning and The Community Hub (Maybush Sign), Mr Tierney declared an interest under The Community Hub.

Public Participation: There were five members of the public present.

A representative from the Art Club approached the Parish Council asking if paintings from the Art Club could be displayed in the Village Hall. Types of fixings and sizes of paintings were discussed and the decision was reached to place a picture rail to the back of the hall and hang some near the fire-place. A disclaimer will be signed by the Art Club indemnifying the Parish Council against any loss or damage.

Mrs Sewell reported fly tipping at The Soils which will be reported to Tendring District Council. This is an ongoing problem and Cllr Erskine observed that Essex County Council pay TDC to clear trade waste.

Mrs Ling requested a defibrillator outside the Village Hall. We will find out information such as how much they cost and where to purchase them from. Mr Daniels will also enquire how much Exchem purchases them for.

Mr Keating reported that the steel roller on the Recreation Field is derelict and needs to be removed, Clerk to Contact Mark at Jobsihate to see if he can assist. Also, there is a mole problem on the football pitch. Mr Spurge has a suitable roll which would flatten the mole-hills if the football club were able to collect and return it.

New Village Hall: Nothing new to report.

Minutes of meeting held on Tuesday 20th December 2016, after being circulated, were proposed as correct by Mr Tierney, seconded Mr Spurge, carried unanimously.

Progress Report:

Village Hall Fee

At last months meeting we noticed that Yoga paid less than the standard fee to hire the Village Hall. The Yoga club has been informed and will now pay the correct fee.

Fly Tipping

Chairman reported fly tipping between Wix and Stones Green which has been reported to Tendring District Council. Since last months meeting Mr Keating reported tyres at Pesthouse Lane and Stones Green Road which were also reported.

Pavement near School

The pavement near the school is still very overgrown with vegetation and will be reported to Tendring District Council again.

Gas Tank

We received a competitive price for bulk gas for the Village Hall and Councillors agreed to accept if it can be fixed for 12 months. The supplier has agreed to this but we do need to change the fencing around the tank to a chain link fence before we can go ahead with the changeover. We have asked a local contractor for a quotation for this work.

Post Office Contract

Mr Daniels has been provided with contact details for the Post Office contract department. He has requested results from the Post Office survey which was carried out some time ago.

Highways Maintenance Strategy

We asked Highways for a copy of their Maintenance Strategy which they have emailed to us. This will now be circulated to all Councillors.

Precept

At last months meeting it was agreed to maintain the precept at its current level. This figure has now been submitted to Tendring District Council.

Highways: Chairman reported that Highways have been testing the road surface in Stones Green to determine if it can be recycled when road works commence.

Mrs Mason reported a mound of soil that had appeared on the Triangle in Stones Green which appears to have been made by BT in the course of the installation of an underground junction chamber, now complete and tidied up.

Mr Keating brought to Councils attention that the installation of cats eyes along the B1414 has stopped at the edge of the village and would like to know why so we will ask Highways. He also reported that the street light outside the school isn't working and this will be reported to our maintenance contractor.

Cllr Erskine reported that the Local Highways Panel were at 140% of their allocated spend which will limit what can be done and any further works will impact on next years budget. He has taken photos of the damaged railings outside the school as they are sharp and rusty and will follow these up with Highways.

Mike Badger has now retired from the Rangers and has been replaced by Steve Gove; we will report the footpaths by the school and the church again.

There is still concern over the safe parking of vehicles near the school and Cllr Erskine commented that we have to be careful with additional railings (as previously requested) because this could move the vehicles further along Wix Road causing further danger to children.

Maybush Community Hub Sign for High Street Lampost: Mr Daniels circulated a proposed design for a sign for The Maybush. This will be a swinging board designed to be attached to one of our lamp posts on the corner of Farm Road. After discussion it was approved in principle with the observation that the separate arrow below the main sign should be incorporated into the art-work on the main panel. Chairman suggested asking local residents for their opinion before going forward.

Village Hall: Mrs Allen has asked to use the Village Hall for a Burns Night fund-raiser on behalf of the Church free of charge on 28th January. She also asked whether the fortnightly use for "Coffee and Chat" by the Church could continue. After brief discussion it was agreed they could have the hall on the 28th if there were no pre-existing bookings and that the fortnightly Fridays could continue, all free of charge.

Chairman reported that the water damage in the store room appears to be old so no immediate action is required.

Public Rights of Way: Mr Keating reported that Red Barn Lane is having ditch clearance work carried out and the flow has increased significantly and may present issues further down stream if a blockage occurs. Will be reported to Mr Thompson so he is aware and can monitor the situation on his land.

TDALC Report: The next meeting is on 18th January 2017.

Planning:

Application No: 16/01686/FUL

Proposal: Erection of replacement boundary wall and access gates to the rear of Larch House adjacent to Back Lane (to facilitate the creation of a vehicular access and parking space).

Location: Larch House Queen Street Great Oakley Harwich

Great Oakley Parish Council agreed to reiterate support of current proposal and design.

Application No: 16/01346/FUL

Proposal: Replacement dwelling and conversion of existing dwelling into garage, workshop and storage space, extension to cartilage

Location: 3 Skighaugh Clacton Road Stones Green Harwich

Great Oakley Parish Council object to this application in the strongest possible terms and on the following basis:

- * The application should be rejected as it would appear to be invalid as it does not accurately describe the currently proposed works.
- * We have concern over the potential impact on the health and welfare of the adjoining neighbor.
- * We are concerned about the impact that the proposed partial demolition of half the semi-detached period cottage will have on the structural integrity of the adjoining property.
- * We believe the proposed new dwelling is inappropriate in design and scale for this rural location.
- * The site is designated "Green-Belt" and is not within any past, current or future proposed development boundary for the village.
- * The suggestion this is a "one-for-one" redevelopment of the site is not applicable as it proposes the partial demolition of and part of a recently purchased exiting building to be replaced by two entirely separate new structured, both of which are considerably larger than the original building.
- * The proposed change of use from agricultural land of the adjoining plot with the proposed "workshop" on it is an obvious ploy to create a separate property with a structure designed to be readily converted in to another dwelling in due course.
- * The proposed "workshop" is situated to face away from the proposed new dwelling and is of almost exactly the same footprint, again reinforcing the impression this is a blatant attempt to create a property for future separation and development as a separate dwelling.

In light of the above, and because of the current absence of an incumbent District Councilor for our Ward, Great Oakley Parish Council also requested that this application is "called-in" for review and determination by the full Planning Committee.

Accounts for Payment:

Parish Council Expenditure

Bruce Landscapes	Play Area	722390	£ 748.80
Jobsihate	Grass Cutting	722391	£ 162.13
Jobsihate	Move Fingerpost	722392	£ 270.48
Jobsihate	Burial Ground Rubbish	722393	£ 50.00
E-On	Street Lighting	D/D	£ 112.38
A & J Lighting Solutions	Street Light Maintenance	722394	£ 46.08
Miss Bootyman	Wages	722395	£ 250.85
RCCE	Membership	722396	£ 66.00
TOTAL			£1,706.72

Village Hall Income

Yoga	Hall Hire	£ 10.00
Children's Party	Hall Hire	£ 20.00
WEA	Hall Hire	£ 153.00
TOTAL		£ 183.00

Village Hall Expenditure

Julia Turner	Expenses	Cash	£ 19.94
Julia Turner	Wages	400753	£ 156.00
Affinity	Water Bill	400754	£ 32.91
TOTAL			£ 208.85

After being circulated, accounts proposed as correct by Mr Daniels, seconded Mr Tierney, carried unanimously.

Village Hall Electric

We have received a bill for the Village Hall electricity of £87.67. However, because we are currently in credit by £495.46 this amount of can't be shown in the accounts section. We will, however, request the remaining credit be paid into the Village Hall account. Proposed Mrs Mason, seconded Mr Spurge, carried unanimously.

Parish Council Chain of Office

Mr Keating observed that Great Oakley was on of very few Parish Councils not to have a formal badge of office and suggested to Council that we have one made to be worn by the Chairman when representing the Parish at formal events. It was agreed this will be looked into.

Correspondence: Chairman addressed Council on the subject of our burial fees. Due to recent events it may become necessary for us to take a much firmer line with at least one local Undertaker regarding our terms and conditions and the appropriate application of burial fees.

There being no further business, Chairman closed meeting at 9.25pm.

Signed.....

Dated.....