

WEST MERSEA TOWN COUNCIL

MINUTES OF THE COUNCIL MEETING

HELD ON THURSDAY 5 JANUARY 2017

PRESENT: Councillors: Carl Powling (Mayor)
Peter Banks
Peter Clements
Robert Jenkins
Paula Moore

IN ATTENDANCE: Town Clerk: Petra Palfreyman
Borough Councillors: John Jowers
Patricia Moore

Public Session

3 members of the public in attendance.

A member of the public raised a query regarding a field maple which is no longer in West Mersea Park. The council explained this tree fell at least one year ago and has been removed. The Clerk will confirm this with the groundworkers.

It was pointed out that the ditch leading in to West Mersea Park on the right-hand side may need some maintenance. The Clerk will report this to the groundworkers.

The Council was asked if it would consider setting up a fund separate to the council funds, in which the public could donate or leave legacies for improvements to West Mersea Park.

The Council were advised that the Sizewell offsite emergency plan requires the priority evacuation of all visitors and those on holiday parks in temporary accommodation without the shelter of permanent accommodation, ahead of any residents. If this pattern of emergency plan is followed for Mersea Island, it would not work and a credible plan of evacuation needs to be developed.

Borough Councillor John Jowers confirmed there was already a credible emergency plan and regular exercises have been carried out for the last 20 years.

The Council was advised that Waldegraves Holiday Park made an application in April last year to convert to an 11-month licence and the plans do not appear to have been put before West Mersea Town Council (161176).

Reports from Borough Councillors

Borough Councillor John Jowers confirmed that the County & Borough Councillors deliberately do not go to the LCLC meetings as they are deemed to be local meetings. A member of the public left the Chambers.

Borough Councillor Jowers reported that West Mersea Town Council could recommend fewer than 200 houses. Once the number is set the Neighbourhood Plan must comply with that total. Affordable housing permitted would be around 15 to 20 dwellings as if more than that, it could be regarded an exception site. West Mersea Town Council should also consider the impact to Mersea Island of any development on Middlewick, Mersea Road and what relief roads might be available to Mersea.

Residents are being prosecuted if they do not clear their ditches, mainly because of street flooding.

Borough Councillor Jowers will be taking a group of Councillors from Tiptree to see the Cabinet member for Highways for a 30 minute appointment and would agree to taking a delegation of 3 to 4 people from West Mersea Town Council also.

Borough Councillor Jowers has asked the County to oppose expansion of the caravan site that butts on to Cudmore Grove, which is alongside the SSSI.

Borough Councillors receive an allocation of funding each year and this year Borough Councillor Jowers will put his allocation towards an electronic switch gate on the access to the jetty to prevent people parking there unless they have the key.

Borough Councillor Jowers attended a meeting with the Police & Crime Commissioner about combining the Police and Fire Authority. The legislation will be published at the end of this month.

Borough Councillor Jowers asked for more rural policing and has been informed special PC's will be employed to target rural communities.

Borough Councillor Jowers suggested that we ask to see what evidence there is regarding forward planning for a relief road from Mersea. It would be worth speaking to the surrounding parishes to see what their views are.

Borough Councillor Patricia Moore confirmed that her £2000 allocation of funding will be put towards extra buoys for the swimming area and a launch area for the bottom of Kingsland Road.

A large oak tree which had a TPO on it near the church has been removed. It was discussed by the Council and confirmed this was removed some time ago (approx. 3 years) but has been replaced with a Silver Birch.

The application for extra caravans has been called in (location not given).

Two females and their two dogs have been living on the site of the old 'pick your own' car park in East Mersea as they could not stay on their caravan park full time. They have now gone but have left the area in a mess and Borough Councillor Moore raised concerns about how the area could become.

In view of the long agenda, the Zone Team did not attend.

6387 TO ACCEPT APOLOGIES FOR ABSENCE

Apologies for absence received from Councillors Bragg, Wargent and Weaver, and Borough Councillor Robert Davidson.

6388 TO RECORD DECLARATIONS OF INTERESTS

There were no declarations of interest received.

6389 TO CONFIRM MINUTES OF THE COUNCIL MEETING OF 10 NOVEMBER 2016 – MATTERS ARISING

Deferred to next meeting as although the minutes are completed in draft format they are not ready due to staff sick absence.

6390 TO CONFIRM MINUTES OF THE FINANCE AND PLANNING MEETING OF 1 DECEMBER 2016 – MATTERS ARISING

Deferred to next meeting as although the minutes are completed in draft format they are not ready due to staff sick absence.

6391 TO CONSIDER PLANNING APPLICATIONS RECEIVED

(a) 16 2904

Proposed replacement detached dwelling and garage (following demolition of existing). Resubmission of planning application 16 0662.

11 Fairhaven Avenue, West Mersea – Mr & Mrs Farmer

Following discussion it was agreed to recommend CONSENT be granted in respect of this application.

(b) 16 2959

Two storey extension to rear/side and replacement roof tiles.

10 St Peter's Road, West Mersea – Mr O Gozzett

Following discussion it was agreed to recommend CONSENT be granted in respect of this application.

(c) 16 2661

Proposed conversion of existing outbuilding into café with proposed side extension.

Brierley, 16 Cross Lane, West Mersea – Mr & Mrs Wild

Following discussion it was agreed to recommend REFUSAL in respect of this application due to the inappropriate vehicular access.

(d) 16 3095

Single storey rear extension, first floor side extension, brick plinth and cladding to external walls.

23 Shears Crescent, West Mersea – Mr M Anstey

Following discussion it was agreed to recommend REFUSAL in respect of this application as the proposal is overdevelopment and encroaching on neighbours privacy. S7, paragraph 58 of NPPF.

(e) 16 3164

Variation of condition 2 (approved drawings) of planning permission 16 1182 to permit changes to the fenestration with associated changes to the internal layout.

Land adjacent 83 Fairhaven Avenue, West Mersea – M Cox and T Hart

Following discussion it was agreed to recommend CONSENT be granted in respect of this application.

(f) 16 3152

Extension, improvements and associated works.

98 Coast Road, West Mersea – Mr & Mrs Eckstein

Following discussion it was agreed to recommend CONSENT be granted in respect of this application.

(g) 16 3056

Alterations and extension and replacement garage.

7 Seaview Avenue, West Mersea – Mr & Mrs N Wallington

Following discussion it was agreed to recommend CONSENT be granted in respect of this application.

(h) 16 3165

Application for variation of condition 6 of planning permission 10 0006 – reduced height obscured balustrade in lieu of a 1.8m high obscured glazed screen.

Creek Edge, 13 Coast Road, West Mersea – Mr G Wiggins

West Mersea Town Council would like to request that a site visit is made by the planning department in view of previous sightline problems with neighbouring property.

6392 TO RECEIVE NOTIFICATION OF PLANNING DECISIONS RECEIVED

Applications Passed

(a) 16 2662

Proposed part single/part two storey extension to rear of existing building, revised from that previously refused application 16 1012.

32 East Road, West Mersea – Mr & Mrs Monk

(b) 16 2312

Application for variation of conditions 2 and 4 following grant of planning permission 16 0395.

63 Queen Anne Road, West Mersea – Mr A Ward

(c) 16 2567

Proposed single storey rear side extension and first floor rear extension to existing ground floor snug.

36 Coast Road, West Mersea – Mr & Mrs Cross

- (d) 16 2481
Proposed new single storey side extension.
The Rectory, 93 Kingsland Road, West Mersea – Mr S Rudd
- (e) 16 2628
Replace first floor timber door with glazed combination door/window panel, and make minor alterations to external staircase, all to cart lodge within curtilage of Grade II listed building.
Redwing Cottage, 6 Colchester Road, West Mersea – Mr D O’Brien
- (f) 16 2513
Proposed front/rear and roof extension with small side extension.
54 Yorick Road, West Mersea – Mr & Mrs Bird
- (g) 16 2644
Demolition of existing detached dwelling and replacement with new 4 bedroom detached dwelling.
22 St Peters Road, West Mersea – Mr & Mrs Porter
- WMTC Recommendation: Following discussion it was agreed to recommend refusal in respect of this application as the proposed does not comply with good design guide S7, paragraph 56 of NPPF.
- (h) 16 2545
Proposed single storey side extension and porch.
South Corner, 2 Rosebank Road, West Mersea – Mr J Jones
- (i) 16 2686
Construction of two storey extension to the rear of this detached house. Approximately 5.5m x 6.6m.
45 East Road, West Mersea – Mrs J Gurton
- (j) 16 2782
To replace the roof of the bungalow with a re-pitched roof with dormer and velux windows to allow for more space to create three bedrooms and bathrooms in the loft space.
1 New Captains Road, West Mersea – Mr P Button

Planning Appeal

- (a) 16 0898
Erection of single storey boat store.
18 Firs Chase, West Mersea – Ms J Stubbs

6393 TO CONSIDER AND AGREE A REQUEST FOR A DONATION FROM MERSEA ISLAND LIONS FOR A NEW COMMUNITY MINI BUS

Following discussion it was resolved that a donation of £500 be made for this very worthwhile cause (in accordance with its powers under S.137 of the Local Government Act 1972).

Proposed: Councillor Clements, Seconded: Councillor Moore.

6394 TO AGREE A POLICY FOR SENDING FLOWERS TO WEST MERSEA RESIDENTS REACHING 100 YEARS OF AGE

Following discussion the Council resolved to spend up to £50 on sending a bouquet of flowers to West Mersea residents reaching 100 years of age. The Clerk will contact local sheltered accommodation and make sure it is mentioned in local publications, the website and Facebook for residents to contact us. (in accordance with its powers under S137 of the Local Government Act 1972).

Proposed: Councillor Moore, Seconded: Councillor Clements.

6395 TO AGREE TO REMOVE OR REPLACE THE DAMAGED SIGN ON THE BROOMHILLS GREENSWARD

Following discussion the Council resolved to spend up to £300 to replace the damaged sign on Broomhills Greensward.

Proposed: Councillor Moore, Seconded: Councillor Banks.

6396 TO PASS A RESOLUTION THAT ANY EMPLOYEE ELIGIBLE FOR AUTO-ENROLMENT BE ADMITTED TO MEMBERSHIP OF THE LOCAL GOVERNMENT PENSION SCHEME OPERATED BY ESSEX COUNTY COUNCIL

Following discussion, the Council resolved to pass the resolution that any employee eligible for auto-enrolment be admitted to membership of the local government pension scheme operated by Essex County Council.

Proposed: Councillor Clements, Seconded: Councillor Banks.

6397 TO DISCUSS AND CONSIDER THE NEXT STEPS FOR THE PROPOSAL FOR A NEW CAR PARK AND ROAD LAYOUT SCHEME AT GLEBE CORNER, COLCHESTER ROAD

Following discussion, the Council resolved to transfer this matter to the Transport Committee.

The meeting was adjourned at 8.42pm to allow Borough Councillor John Jowers to comment.

It is unlikely that the County will see this as a major scheme and it will take more than all the S.106 money we get from any development to pay for it. Borough Councillor Jowers agreed to ask County to support it but felt it unlikely as the request has been made several times before. The suggestion was to put the idea in as an aspiration in the Neighbourhood Plan.

The meeting was reopened at 8.50pm.

Proposed: Councillor Moore, Seconded: Councillor Jenkins.

6398 TO RECEIVE REPORTS FROM COMMITTEES/WORKING GROUPS

Bradwell - The Bradwell Group is now a committee which last met on met on 6th December 2016. A robust letter was sent in to respond to the papers that came from the Environment Agency. The chairman attended the LCLC as a local councillor with two other councillors. The determination to resolve the change about the disposal of raw FED could start this week but no more information is held either from Magnox or the Environment Agency. The next meeting is on 18th January.

Communications Committee - The new phones are on order and Broadband is being connected on 10th January 2017. The Facebook page appears to be working well. All Councillors should start using their new email addresses from now on.

Facilities & Assets Committee – No recent meetings held as there was such a long list to deal with. We had a meeting with the Colchester Borough Council Tree Preservation Officer for West Mersea Park and agreed a management plan needs to be put in place. We are working on S.106 funding for the children’s play areas. Councillor Jenkins requested a meeting with the Borough Councillors to discuss this as soon as possible.

LCAP – The last meeting was in Marks Tey. LCAP needs public support to think about Police issues. The Chairman attended a meeting with Roger Hurst the Police Commissioner.

Neighbourhood Plan - The chairman confirmed the plan is moving forward. Estimated costs are around £28000 (based on other parishes). The additional membership for the RCCE has been paid for. Questionnaires are being prepared and will be sent out to residents and business’s soon.

Personnel Committee – Nothing to report.

Sports & Recreation Committee – At the last meeting held the lease for MISA and the Glebe was discussed. Further meeting to be held in due course.

Waterside Committee – Colchester Borough Council have mapped out how many hours and when a water bailiff would be required. The new bailiff will not go on the water. Further discussions will be taking place.

6399 MAYOR’S NOTES

Councillor Powling hoped everyone had had a good Christmas and wished everyone a Happy New Year. All were thanked for their hard work last year and that it looked like progress was being made and there would be another busy year ahead. An extraordinary meeting will be called shortly to discuss the budget.

6400 MAYOR TO MOVE THAT THE PRESS AND PUBLIC BE EXCLUDED DURING THE TRANSACTION OF THE FOLLOWING ITEMS ON THE GROUNDS THAT PUBLICITY WOULD BE PREJUDICIAL TO THE PUBLIC INTEREST BECAUSE OF THE CONFIDENTIAL NATURE OF THE BUSINESS TO BE TRANSACTED.

6401 TO DISCUSS THE BUDGET CALCULATIONS AND NEXT STAGES IN PREPARATION FOR THE PARISH EXPENDITURE REQUIREMENTS

Following discussion it was proposed that each chairman of the committees has a meeting with the Clerk to discuss the committee budgets before another extraordinary meeting is called.

Proposed: Councillor Jenkins, Seconded: Councillor Moore.

There being no further business, the meeting closed at 9.15pm.