

**Lode Parish Council**  
**Minutes of the meeting held at 7.30pm on Monday 13 February 2017**

**These minutes comprise 5 pages.**

**Presentation:** Before the official opening of the meeting the opportunity was taken to hold an event to celebrate the 40 years of service as Production Editor of the Lode Star by Mrs Susan Swannell. Other than Susan 26 parishioners, including her husband Peter who had managed to keep the event secret whilst bringing her to it, were in attendance. Cllr Stevens opened proceedings by commenting on the quality of the publication with all 482 editions always being delivered on time. All these editions, beautifully bound are held by Susan.

He then passed the floor over to Cllr Mitchell who reported that all parishioners had been given the opportunity to record their appreciation of Susan's work. These comments had been printed, at no cost, by Burwell Printers and bound into a special edition of the Lode Star. She then presented a Lode Star Snowdrop, a vase crafted by Mr Matthew Blakeley and a painting by Mrs Fay Bawtree to Susan. A cake baked by Mrs Irene Ison was then cut and along with glasses of Bucks Fizz used to drink Susan's health was distributed. Many parishioners would not fail to have been impressed by the article which appeared in the January edition of the Lode Star. This traced the history from its humble beginnings to the excellent publication which is distributed today.

In response Susan, having offered her thanks for these gifts, commented that it would not have been possible without the input from members of the village and the many who contributed to costs by placing adverts in the publication.

The official segment of the meeting was then opened by Cllr Stevens.

**Present:** Cllrs R Stevens (Chairman), R Small, E Mitchell, F Platten and M Walsh  
D/Cllr A Sharp, Mr M Sale and Mr and Mrs A Robinson.

**Public Question Time**

There were no questions raised.

**Apologies:** Cllr P Lane

**Declaration of Interest**

**(a) Prejudicial** – there were none

**(b) Other** – there were none

**10/17 Minutes of Previous Meeting**

The minutes of the meeting held on Monday 9 January 2017 were accepted as a true record and signed by the Chairman.

**11/17 Matters Arising from the Minutes**

The Clerk reported that:-

- He had submitted the comments made by Councillors on the planning applications – 50 Station Road and Broughton Hall to ECDC.
- He had sent an email to Lady Fairhaven which included a copy of the minute point printed in the January minutes. This answered the complaint she had made about the parking which was damaging the grass verge outside Broughton Hall.

Cllr Stevens reported that he had offered the two metal shelters to Mr Hatley for use in his business. As he had no immediate use for them he had offered to take them for scrap.

### **12/17 C/Council Report**

In the absence of C/Cllr Shuter there was nothing to report.

### **13/17 District Council Report**

D/Cllr Sharp reported that:-

- A meeting to discuss the ECDC Council Tax requirement was to be held.
- As the Veolia contract was due to expire consideration was to be given to the question of waste collection.
- As the County's Council Tax discussions had dragged on for 12 hours last year, he expected that, as the parties making up the Council had differing agendas, the County's discussions would drag on again.
- The Local Plan is still out for consultation.

This last item then generated discussion about the Neighbourhood Plan and how the two plans can work together. It was noted that:-

- Three Parish Councils, including Bottisham, are already working to produce their own plans.
- The earlier Village Plan gives a good starting point.
- It should not be a PC initiative but should involve a wider group of volunteers.
- A grant of up to £9000 to fund the process is available from Central Government but an application must be submitted before October.
- ECDC has an officer available to offer guidance in the process.
- Consideration must be given to the contents of the Local Plan as this carries the greatest weight, especially where building development is involved.

It was agreed to take up the offer made by Elizabeth King, Cllr Small's wife, to produce a series of land use maps. These will be printed by Burwell Printers and put on display over the weekend of 20/21 May with subsequent discussion at the Open Parish meeting on 22 May.

### **14/17 Parish Reports**

#### **Footpaths**

Cllr Stevens thanked Cllr Platten for organising a successful litter pick. In discussion of this item it was noted that in terms of their contract Veolia is expected to carry out an annual clean up of the verges. After discussion it was agreed that the local roads should continue to be carried out by a team of volunteers with Veolia, through ECDC, being asked to clear the B1102 which can be dangerous for unqualified volunteers.

#### **Cycle Way**

There was nothing to report on the Lode/Quy Cycle Way other than for the fact that any additional work could probably be funded by the County.

#### **Tree Warden**

Cllr Platten reported that Mr Platten, the Tree Warden, had been given a number of hedging plants by Mr Todd of the NT and he had arranged their planting along the B1102 on the edge of the land belonging to Mr. Jonathan Graves.

### **15/17 Parish Council Reports**

#### **Finance**

## Invoices

The Council agreed that the following payments could be made.

Last month's payments were checked and signed off.

Clerk	Salary	296.48	Local Govt Act 1972 s112
Clerk	PAYE	74.12	Local Govt Act 1972 s112
Green Energy	Fassage Hall Electricity	234.24	Open Spaces Act 1906 ss 9 and 10
W Jaggard	Cemetery	144.00	Open Spaces Act 1906 ss 9 and 10
CCC	CCAN	10.00	Local Govt Act 1972 s112

Green Energy 2016 £267.12, 2015 £370.64, 2014 £268.54

Discussions were then held to identify any projects which Councillors considered desirable. These included a cycle track around the field, improvements to the Play Area, work on the cemetery, outdoor exercise equipment, repair to the sun dial. Further comment is made below on a number of these.

## Planning

The following applications were noted

Lady Fairhaven Broughton Hall	16/01681/FUL Construction of 2x 2 bedroom houses, 4x 3 bedroom houses and 1x 4 bedroom house. 2 Storey detached dwellings with associated works.	ECDC Rejected. Reason identified below.
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CLlr Stevens reported that getting access in at the northern end of the site creates a problem as this cannot be done without damaging the trees. There were several other reasons for the rejection these included a splitting of the plot, design and layout of the dwellings and parking and road inadequacies. The Officer's Report on the website for the application goes more fully into the detail.

James McLean	16/01565/FUL Two storey side extension	ECDC Approved
Mr&Mrs Jenkins 30 Northfields	16/01599/FUL Single storey side extension	ECDC Approved
Richard Peters The Shed	17/00018/ADI Re-design and re-painting of advertising sign	The PC has no concerns
Richard Peters The Shed	17/00017/FUL Proposed relocation of cellar cooling fans (Retrospective)	See PC comment below.

Concern was expressed that:-

- As the noise from the fans may be intrusive ECDC should ensure that this would not be the case.
- The applicant appears to have found it necessary to make a number of retrospective applications for work he has carried out in the village.

Mr&Mrs Mitchell 15 Station Road	16/01017/FUL Demolition of 2bungalows replace with 4 houses with additional on adjoining garden land.	ECDC Approved
Mr P Durrant 50 Station Road	16/01742/FUL Re-furbishment and conversion into 4 bed house. Change of use.	ECDC Approved
Mr R Haynes 1 Longmeadow	17/00111/FUL Construction of 2x4 Bed 2 Storey detached dwellings.	See PC comment below.

In discussion of this application the following points were made:-

- Councillors have no concerns about the design of the dwellings
- As the plot is located off a 60mph road the Highways Department should be asked to hake detailed comment about the safety of access and egress.

## Allotments

The Clerk reported, to enable a smooth transition of responsibility to Cllr Small, he would send out the rent invoices early and ask rentees to confirm they still required their plot.

### **Cemetery**

It was noted that, due to the changeable weather the footpath has become covered with moss. The Clerk was instructed to ask Mr Jaggard to quote for the removal of the moss and also the cutting of the sides back to the edging strips.

### **Fassage Hall**

Cllr Stevens reported that:-

- The FHMC had accepted the Division of Responsibilities document and after the Clerk had obtained the signature of Mr Lince it would be filed away.
- The FHMC has agreed to reimburse the PC for all electricity charges.
- The return required by the Charities Commission had been completed on time.
- As it had been agreed that hire charges should be increased it had been proposed by the FHMC that the increase should apply to the school. As the school income is lower than required to ensure its stability and as a regular income ensures that the Hall is self sufficient, it was agreed that the rent should be fixed at the existing rate for the foreseeable future by both PC and FHMC.
- As both the football club and cricket club had made a considerable contribution to the funding of the building it had been agreed, at the outset, that the football club should be given a rent freeze of 10 years and the cricket club one of 5 years. As the football club is no longer in existence and the visiting club using the facilities contributes £25 per match the agreements falls away. The Clerk was instructed to check when the 5 year cricket club term will expire.
- The heat pump, which had developed a leak, has once again resulted in need for maintenance. The FHMC will fund this work.

### **Play Area**

Cllr Walsh reported that she will be plotting the layout of the Play Area. She will then look at the cost and provision needed for the removal of the tired old pirate ship - with a view to installing a pendulum swing. She will also obtain costs for the steps to the slide to be improved and updated. When she has drawn up the plans and got the costings together she will present it to the Parish Council.

Cllr Stevens reported that the top of the picnic table is in a poor condition and will need to be replaced, probably by a recycled plastic finish.

### **Playing Field**

Consideration to a proposal to construct a cycle track, especially for youngsters, around the edge of the playing field made by Mr David Peck at an earlier meeting was raised. Cllr Platten reported that she had obtained a quotation to carry out the work from Mead Construction. The project which could be tackled in 2 stages if external funding were to be obtained would cost in total £23 159.00. This figure could become less if 3 quotations required by regulation were obtained.

### **Tennis Club**

Cllr Stevens reported that he had been mindful of turning part of the £3000 loan used by the club to resurface the court into a grant. Investigation, however, had convinced him that it should remain as a loan. It was noted that:-

- £2000 of the loan had already been repaid.
- The contribution made by ECDC had not been a grant but had been taken from funds generated from house building and made available through the S106 account. Contrary to belief funds are still available in the S106 account. The Clerk was instructed to investigate.

### **Traffic Sign**

It was noted that the sign at the end of Mill Road had again been knocked down. In discussion of this item it was noted that:-

- The parking of cars at the end of Mill Road makes it increasingly more and more difficult for the bus to turn round. Mr Sale suggested that the bus company be asked to use Fairhaven Close for this purpose.
- A complaint had been made that due to the parking problems the bus driver had been using the entrance to Sunny Ridge Farm to turn.

The Clerk was instructed to report the damage to the sign and to repeat his recommendation that it be removed.

### **Clerk Vacancy**

Cllr Stevens reported that he had received applications to fill the vacancy from two good candidates, one of whom had supplied a CV. The Clerk was instructed to contact the second candidate requesting a CV.

**16/17** There being no further business the meeting was formally closed by the Chairman at pm.

**Date of Next Council Meeting – Monday 13 March 2017.**

..... **Signed by the Chairman Cllr R Stevens**