

Hullbridge Parish Council

Meeting of the Council on Monday 13th January 2020 commencing at 7.30pm
Hullbridge Centre, Windermere Avenue, Hullbridge.

Attended: Cllrs Miss A Marriott, D.Elwell, D Jeffery, D. Heales, E.Smith, J Chaffin,
fK Ager and Mrs L Campbell-Daley, D. East, Ms S Thomas

Clerk: Mrs A Bates

152. **Apologies for Absence**

152.1 Cllrs I. Kenlin, Cllr P White and Mrs W Stevenson – apologies accepted.

153. **Approval of the Minutes**

153.1 Members agreed that the Minutes were a true record of the Meeting of the Council dated 9th December 2019

Proposed Cllr fK Ager and seconded Cllr D. Jeffery

154. **Declarations of Interest and Dispensations**

154.1 Cllrs Miss A Marriott – HCA as a Member of the Committee.

155. **Chairman's Report**

155.1 Nothing to report.

156. **Adjournment of the meeting for contributions from members of the public on items on the agenda**

156.1 (No Members of the public attended)
No matters arising.

157. **Finance**

157.1 RESOLVED – Members viewed and agreed the payments for January 2020 and the bank reconciliations for December 2020.

157.2 Quarterly expenditure breakdown deferred to next month.

157.3 RESOLVED – Members agreed the 2020/2021 budget and precept as £180,119. The Council Band D Tax Base equivalent to 2359.6 which equal £76.33 which equates to a 6% increase. The LCTS grant is NIL.

Date	Payee	Cheque No.	Amount	VAT
	Regular Payments			
13.01.2020	Gas - Direct Debit (5% VAT calculated annually)	DIRECT DEBIT	27.00	4.50
13.01.2020	Electric - Direct Debit (5% VAT calculated annually)	DIRECT DEBIT	42.00	7.00
13.01.2020	Talk Talk Direct Debit	DIRECT DEBIT	40.00	6.67
13.01.2020	Lloyds Company credit card: Monthly fee £3 Sainsburys £293.12 (VAT £) Post Office £36.60 (VAT £0) Bobs skip hire £235 (VAT £39.17) Aldi £1830.40 (VAT £36.30) Amazon £90.69 (VAT £10.20) Hickeys DIY £5 (VAT £0) Defib shop £198 (VAT £33) MSFT Microsoft- monthly software £9.48 (VAT £1.58)	DIRECT DEBIT	2,754.34	120.25
13.01.2020	TLM Management (refuse waste)	DIRECT DEBIT	65.27	10.88
13.01.2020	British Gas (Pooles Lane Toilet) (Elec) Jan2019	DIRECT DEBIT	17.17	0.81
13.01.2020	KCS (Kent County Council)	DIRECT DEBIT	142.06	23.68
13.01.2020	Hullbridge Centre	302276	35.00	0.00
13.01.2020	Healthmatic	302275	33.43	5.57
13.01.2020	A to Z Supplies	302277	81.87	13.64
13.01.2020	TBS Hygiene Ltd	302278	111.60	18.60
13.01.2020	Wave/Anglian Water	302279	218.63	0.00
13.01.2020	E-on Street Lighting Jan 2020	302280	659.22	109.87
13.01.2020	Coventry Hill Service Station	302281	107.24	17.88
13.01.2020	Minster Cleaning	302282	215.15	35.86
13.01.2020	SLCC 2019 Conference	302283	339.00	0.00
13.01.2020	PPLPRS Ltd (Xmas Fayre - Sponsored)	Free	0.00	0.00
13.01.2020	Personnel	302284-89	6659.01	0.00
	TOTAL		11,547.99	375.21
	Receipts			
13.01.2020	Barratt David Wilson (Xmas)	Cheque	461	0
13.01.2020	Hockley Parish Council Training	Cheque	66	0
13.01.2020	Various Allotments / Xmas / Sundries	Cash	66.66	8.86
	TOTAL		593.66	8.86

158. Clerks Report

158.1 The Clerk advised that she is attending an Event Management Training course on Saturday 22nd February 2020.

158.2 The Clerk advised that all the Christmas Parcels were delivered, we had received lovely thank you cards and messages.

159. Footpaths and Highways

159.1 Members noted the Footpaths / Highway appendix.

160. Planning Applications

160.1 No Planning applications received. Next meeting Wednesday 22/01/2020

160.2 Update of Planning applications.

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- 160.3 Next meeting with BDW is on 24.02.2020. Cllr Mrs L Campbell-Daley asked if this meeting was public which the Clerk confirmed it was a closed private meeting. At the next meeting BDW to be asked if the Parish Council Welcome brochure could be included in the Buyers pack.
- 160.4 Members discussed the request from Hullbridge Residents Association to join together. Members agreed to respond to HRA advising that we are the Statutory consulted body and as HRA are a non-constituted group the PC would not join forces especially as it was felt the newly formed Developers Forum which both parties are invited too is sufficient.

Applications considered by Full Council on 9th December 2019

19/01050/FUL – 77 The Drive, Hullbridge, SS5 6LZ – Proposed replacement Granny Annex for ancillary living use. **Hullbridge Parish Council has no objections (agreed), but as there is a possibility in the future for the proposed area to be used as a separate dwelling that there is a totally binding covenant signed by the applicants (we understand they are happy to do). PENDING**

Applications considered by Planning Committee on 27th November 2019

19/00975/FUL – 9 High Elms Road, Hullbridge. Proposed outbuilding for use as Annex in rear Garden. (PLC November 2019) **OBJECTION- Back garden development and in the future could be used as a separate dwelling PENDING**

19/01014/FUL – Site of 289 Ferry Road, Hullbridge. Demolish Existing Dwelling house and Construct Part Two Storey Part Three Storey Building to Comprise of 10 No. 2-bed and 2 No. 3-bed Flats with Parking subject to Proposal to Vary Condition 2 of 17/00228/FUL to allow for re-siting of bin store and cycle store. (PLC November 2019)
NO OBJECTION, however whilst we have no objection to the re-siting of the bin store and bike store, we note that an area designated as amenity space in the approved planning application 17/0228/FUL is currently still occupied by an old outbuilding. This must be removed in order to comply with that planning approval. PENDING.

UPDATE

19/00944/FUL – 6 Burnham Road, Hullbridge, SS5 6BQ. Single Storey Rear Extension. **HPC – No Objection – Nov 2019 (HPC) PENDING**

19/00884/FUL – 34 South Avenue, Hullbridge, Essex, SS5 6HA. Conversion of Garage, extension to front entrance, and single storey extension to the side and rear. **HPC: No Objection (PLC Nov 19) PERMITTED**

19/00856/FUL – Games Room Autumntide Pooles Lane, Hullbridge. Proposed change of use of existing outbuilding and land from games room and residential garden associated with Autumntide to use as offices and in connection with Hullbridge Yacht Club. **HPC: No Objection but question if an office building of this size is necessary considering the buildings to the Western side of the site and who will be using it. This is Green Belt land. (PLC Nov 19) . PERMITTED**

19/00749/FUL – 109 Ferry Road, Hullbridge, SS5 6EL. 1st floor rear extension alterations to rear dormers and front roof extensions creating front dormers. **PENDING. HPC No objection. REFUSED**

19/00777/FUL – Land at Southern End, Stables, Burlington Gardens, Hullbridge. Retrospective application for siting of two storage containers, provide parking area to east paddock, provide hardstanding to stables and install biodisc treatment plant. **PENDING. HPC No objection.**

19/00641/ADV - Co-Operative Group Food Ltd, 1-9 Ferry Road, Hullbridge. Install one internally illuminated fascia and one internally illuminated projecting box sign. Install two internally illuminated Co-Op logos. Install one set of non-illuminated 'WELCOME TO' text. Install 19 non-illuminated grey aluminium panels. Install eight non illuminated flat wall mounted aluminium panels. Install one non illuminated flat post mounted aluminium panel. single post. s/s. Install two non-illuminated flat post mounted aluminium panels. twin posts. back to back (Expires 04.09.2019). Hullbridge Parish Council has no objection. **PENDING. HPC No objection.**

19/00584/OUT – 190 Lower Road Hullbridge SS5 6BD – 120 dwellings on land comprising of 190 Lower Road and Land between Central Avenue and Burlington Gardens. PENDING

Hullbridge Parish Council OBJECT:

- Land is in Greenbelt and is not included in the current Local Plan.
- Furthest edge of the Village from local services and outside normal walking distance from main services and main bus service.
- Additional local traffic within village
- Additional traffic on Lower Road
- Requires footpath link to village
- 2, 5 high dwellings not appropriate on this site
- Over development in the village.
- The Parish Council would prefer to see small business on salvage site only.

18/01051/DOC – 115-117 First Floor, Ferry Road, Hullbridge. Discharge of conditions 2 and 3 of approved application 18/00785/FUL: Change use first floor to dance studio (D2).

Information: 18/00625/OUT – Fairways Garden Centre, Hullbridge Road, Rayleigh – To demolish commercial and retail units and construct 4 no. two-bedroom, 7 no. three-bedroom dwellings and 5 no. four-bedroom dwellings (16 dwellings in total) with access onto Hullbridge Road. PENDING.

17/00274/ful - Halcyon Park , Pooles Lane, Hullbridge, SS5 6QA PENDING

Application to vary conditions 1 and 2 to Permission granted on appeal by Inspector's decision letter dated 23rd May 2014 for the continued use of land as a caravan park without complying with conditions limiting occupancy between 1st February and 30th November each year.

Change condition 1 from; The Caravans shall be occupied for holiday purposes only to;

The caravans shall be occupied for holiday purposes only except for the two caravans shown within revised area 2 on plan no. 6800 - 140A which shall be occupied for permanent residential use and change condition 2 from; The caravans shall not be occupied as a person's sole main place of residence to:

The caravans shall not be occupied as a person's sole or main place of residence except for the two caravans shown within area 2 on plan no. 6800 - 140A. **(May 2017). HPC OBJECT – we would want the original conditions applied and no caravans to be used as permanent dwellings/no permanent residential use. PENDING**

161. Committees and Working Groups

- 161.1 a) Emergency Committee – No report.
b) General Purposes Committee – (Cllr P White)
 - Next meeting is 19.02.2020
 - Allotment Sub Committee – Next meeting 15.04.2020.
The Clerk advised that the fire incident is still ongoing.c) Finance/Policy/Appointments Committee (FPA) (Cllr D Jeffery)
 - Next meeting to be held on 22.01.2020 at 19.30hrs
 - Personnel – Meeting held on 13.01.2020.d) Parks/ Open Spaces / Conservation / Footpath Committee, (POCF) (Cllr Miss A Marriott)
 - Next meeting will be held on 22.01.2020 at 20.30hrse) Village Resilience
 - Next meeting will be on 19.02.2020 at 20.30hrs

162. Representatives on Outside Bodies

- 162.1 a) Parish Councillors – No report
b) Rochford District Councillors – No report
c) Essex County Councillor - No report
d) Citizen Advice Bureau – (Cllr I Kenlin) No Report
e) Hullbridge Community Association – AGM 17.01.2020
f) Hullbridge Centre – No update.
g) Rochford Hundred Assoc. of Local Councils – Next meeting is 16.01.2020.
h) Transport – Next meeting 4th March 2020.
i) Library - Cllr E Smith advised that there are 6 events planned for February and they are looking at a Welcome pack. The Clerk advised that we had a Parish Welcome Pack.
j) Essex Coastal Forum / Crouch Coastal Community – Next meeting is 27.01.2020 at 10.30am at the Civic Suite.
k) Heart Watch / Parish Safety Volunteers (Cllrs J Chaffin / P White)
Cllr Chaffin advised that he has made 10 Heart Watch visits.
l) Police – The Clerk advised that there have been several incidents with the Pooles Lane toilet but unfortunately the CCTV provided can't confirm the suspects did the damage. Police have been given a key for the toilet and will be making spot checks.
M) Hullbridge Sports & Social – Cllr D Elwell is going to visit them to discuss our Emergency plan.

163. Kendal Park NR / Rose Garden / Pooles Lane car park

- 163.1 The Clerk advised that the Contractor is waiting for the liner to be delivered so the pond is delayed for a couple of weeks.
163.2 One of the residents in the Walk has installed a bollard to the entrance of the Nature Reserve this matter is being investigated.

164. Hullbridge Recreation Ground

- 164.1 Cllr Mrs L Campbell-Daley asked if there was any progression regarding the future of the Pavilion as a local charity was interested in using it. The Clerk advised that there was a site visit and we are waiting for RDC to complete their Asset assessment.

165. Statement of Community Involvement – South Essex Plan

- 165.1 No comments from Members.

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166. **Public Forum (0)**

166.1 No comments

167. **Items to be added onto the next agenda and date of the next meeting**

167.1 No items to be added

167.2 The next meeting will be the held-on **Monday 10th February 2020** at **19.30hrs** at the **Hullbridge Centre**, Windermere Avenue, Hullbridge.

The April meeting due to Easter will be held on 6th April 2020.

Meeting closed

Anne-Marie Bates, Clerk to the Council

CHAIRMAN

DATE

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