

GREAT TEY PARISH COUNCIL

Minutes of the Parish Council Meeting
held at the Village Hall, Great Tey on Tuesday 12th September 2006, at 7.30 pm.

Present:

Cllr R Bartleet, Cllr A Coy, Cllr R Fairs, Cllr W Ford, Cllr R Traube (Chairman), Cllr M Williamson
Clerk Mr D Williams and 12 members of public attended.

1. APOLOGIES FOR ABSENCE – Cllr R Brewer, Borough Cllr P Chillingworth

2. DECLARATION OF INTERESTS – None.

3. BEST KEPT FRONT GARDEN COMPETITION

The competition was not sponsored this year. The judges were impressed by the standard of gardens in the village, and the results were as follows:-

First : 3 Holliland Croft – Mr & Mrs Carter
Second : 16 Christmund Way – Mr Green & Ms Bright
Third : 20 Holliland Croft – Mr & Mrs Chipperfield
Highly Commended : 6 East Gores Road – Mr & Mrs Taylor
Highly Commended : 9 Greenfield Drive – Mr & Mrs Barker

4. CONFIRMATION OF MINUTES OF LAST PARISH COUNCIL MEETING.

The minutes of the last parish council meeting of 8th August 2006 were agreed as a true record and signed by the chairman.

5. MATTERS ARISING FROM THE MINUTES

Cllr Traube referred to the proposed surfacing of the Harold Fairs Recreation Ground Car Park and said that the confirmation of the grant monies of £8,950 from Essex County Council and Colchester Borough Council had now been received. It was hoped therefore that these works could be undertaken during the school half term next month. He said that the grass verge opposite the shop had now been cut, and the seeds for the wildflower garden in the Old Playing Field are to be handed to the handyman for planting. There has been no feedback from the police following their visits to the village and their undertaking speed control action, but Essex County Council Highways are to do a traffic survey and speed survey before their visit to a future parish council meeting.

6. FINANCIAL MATTERS

(a) The following payments were approved:-

| Chq. No. | Payee | Amount (£)/ of which VAT:- |
|----------|---|----------------------------|
| 100825 | L C Tippett – internal auditor's fee | £ 160.00 |
| 100826 | D Williams – clerk salary | £ 312.83 |
| 100845 | Mr G Carter & Mrs J Carter – 1st Prize Best Kept Front Garden Comp. | £ 20.00 |

(b) The resultant balances after all items are paid and received is Community Account Cr £1,092.40, and Business Premium Account Cr £12,628.28. The bank statements were signed by the chairman in evidence.

(c) Barclays Bank has confirmed that Cllr Ford is already authorised as a signatory to the bank account together with Cllr Traube and Cllr Williamson, with any two signatories to sign. A maximum of three signatories is allowed.

(d) The internal auditor's report dated 04.08.06 for the annual accounts to 31 March 2006 was copied to members. The minutes, cash book, and the financial accounts have been reviewed, and from tests undertaken, she found that all matters have been covered as appropriate. She further confirms that Sections 1 and 2 of the Annual Return are in accordance with her review of the accounts and the Annual Return can be forwarded to the External Auditor. The clerk will do this.

7. PLANNING MATTERS

Applications

F/COL/06/1454 4 Rectory Cottages, Brook Road – construction of new timber conservatory to rear and part demolition of existing outbuilding - no objections subject to neighbours' views
C/COL/06/1444 East Gores Farm, East Gores Road – change of use from part shed D2 from flowers to B1 office/workshop – no objections subject to normal planning regulations

Approvals

F/COL/06/1271 21 Greenfield Drive – single storey rear and side extension – approved subject to 2 conditions.
F/COL/06/1097 The Dacon Trust Activity Centre, Brook Road – demolition of existing activity centre building, workshop and kitchen and erection of replacement activity centre – approved subject to 4 conditions.

Cllr Traube said that Colchester Borough Council had advised that the planning officer's recommendation to the proposal to change agricultural land to garden at the site rear of Kalina, Brook Road was to approve conditional, which was at variance with the comments made by Borough Cllr Chillingworth at the August meeting that it was general policy to refuse applications to change agricultural land to garden.

8. THE OLD PLAYING FIELD

Cllr Traube welcomed members of the public who had presumably attended the meeting following the exchange of correspondence between the parish council (PC) and the occupiers of Brook Road (occupiers) regarding the boundary fence of the Old Playing Field (OPF). He said that as trustees of the village the PC has a responsibility to ensure that amenities are there for all villagers. By way of background the fence between the OPF and the rear of the Brook Road properties was put up in 1998. It remained intact until earlier this year when it was cut. The PC wrote to the occupiers regarding this and reminded them that there was no legal access from their properties to the OPF. 5 letters recently received from occupiers were then read out. Cllr Traube said these replies were mixed, and that until then the PC had received no complaints regarding the boundary fence. The PC is keen to prevent a permanent right of legal access as no one knows what will happen to the OPF land in the future.

Cllr Williamson said that the boundary fence had been erected to prevent garden creep. In 1994 the PC wrote to the occupiers after obtaining legal advice, advising them that there was no legal right to access the OPF. 5 occupiers objected, 1 accepted and 5 did not reply, assuming agreement. The PC cannot police the legal right of no access. Cllr Traube said that the PC objected to people cutting the boundary wire.

PUBLIC QUESTIONS

The meeting was suspended for public questions and statements.

- (a) A parishioner said that he did not cut the boundary wire and believed that it was cut by a possible intruder.
 - (b) All owners of Brook Road properties should submit plans of their properties to the PC to identify the boundary.
 - (c) Some properties were in Brook Road before the OPF was gifted to the PC and people were walking over a ditch then. There would be a great deal of legal expense by the PC if legal proceedings followed.
 - (d) Is the PC insured in case of any injury caused by the boundary wire.
 - (e) Who owns the OPF and where are the deeds. He believed that the views of the occupiers were not mixed. He did not believe that the PC can refuse the legal right to access but allow usage of a gate at the rear of the property.
 - (f) Over the years the PC has had to write to properties backing onto the Harold Fairs Recreation Ground (HFRG) regarding rubbish that has been dumped onto the HFRG.
 - (g) A parishioner said that he would prefer not to be accused of cutting the boundary wire fence although he understands why the PC has written regarding legal access.
 - (h) If traffic was calmed along Brook Road then occupiers are more able to use the road which is hazardous at present. That is why occupiers prefer to use back gates.
- The meeting resumed.

8. THE OLD PLAYING FIELD (continued)

Cllr Traube said that the PC noted what was said, and in response to the questions, the PC did not believe that the boundary wire was cut by an occupier, the boundary is identified by concrete posts and wire, the PC has public liability insurance, and the OPF is owned by the PC. The PC believed that the deeds are held by Messrs Thompson, Smith & Puxon, solicitors in Colchester, to whom any enquiries can be made. Any legal expenses incurred by the PC would have to be taken into account when the council tax is set.

Cllr Traube said that from time to time the PC will write and remind occupiers that there is no legal right of access to the OPF.

9. VILLAGE HALL

Cllr Traube said that the flooring issues were still outstanding.

10. WEB SITE REPORT

Cllr Fairs said that the web site committee had met and suggested the following amendments to the site.

Home page- introduction and overview of the village to include attractions for visitors and facilities for potential home buyers, to include latest news, and signed by the PC chairman

Whats on page- regular updates to keep the local viewers up to date and linked with back page of Round and About Great Tey (R&AGT)

Parish newsletter page - an electronic version of R&AGT

Public documents page - to be renamed Parish Council Documents.

Councillors page - with the clerk to be at top of page

Finding Great Tey page -A large scale map how to find us from A12, A1124 and M25, and a local map to include location of church, village hall, shop, pub etc

Public forum page - to be abolished and not replaced

Public gallery page -rename this page photo library and encourage parishioners to record parish events. Guidance is required here from the web site manager.

General points- some spelling needs correcting throughout, also lower case used sometimes instead of upper case. The PC also needs to establish the level of maintenance required for the future for the site from the present web manager, and include accordingly in the annual budget.

These amendments were agreed and will be made.

11. CORRESPONDENCE NOT DEALT WITH ELSEWHERE

From Colchester Community Safety asking whether the PC wished to be involved with the Neighbourhood Action Panel. Cllr Traube said that he would attend a meeting to assess whether the PC should be involved.

From EALC inviting councillors to attend a training event regarding declaring interests and other standards issued. It was agreed that the PC would pay the cost of £5 and Cllr Coy will attend.

From Skills Kindergarten asking for invoices paid by the PC regarding the jubilee tree, and confirming that once received prompt payment of this amount will be made.

PUBLIC QUESTIONS

The meeting was suspended for public questions and statements.

(i) Does the PC intend to put speed bumps in Brook Road?

(j) The transport representative said that he obtained from Essex County Council the cost of a taxi fare for a parishioner after they accepted that their rule of not paying for a taxi until the delay had been more than an hour was not well known.

(k) An allotment holder said that the PC had given her vehicular access down The Chase and had asked her to contact Mr Dyer regarding timings. She asked how often she should be allowed access.

The meeting resumed.

12. OTHER BUSINESS FOR DISCUSSION

Cllr Traube said that in response to the questions, the PC has to put a case to Essex County Council Highways Department for any action, and this is to include traffic information which they are to collate. Reasonable access for vehicular access down the Chase to the allotments should be agreed.

The clerk reported that the allotments were now all fully let, and it was agreed that Cllr Coy be allowed to hold an allotment as his name had come forward on the waiting list.

Date and time of the next meeting – Tuesday 10th October 2006 at 7.30 pm.

The parish council meeting was closed at 9.20 pm.

Chairperson..... Date.....