



The Tythe Barn, High Street, Stock, Essex CM4 9BU

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MINUTES

Minutes of the meeting held on Monday 12th April 2021 at 7:00pm over Zoom Meetings.

The meeting began at 7:00pm.

Present: Cllrs. O'Connor, Millernas, Porter, Walter & Grundy

Apologies: Cllr. Johnson & Cllr. Gray

In the Chair: Cllr. Fenwick

ITEM	DESCRIPTION	ACTION POINTS
1	Apologies for absence Cllr. Millernas apologised for partial absence from meeting. Cllr. Johnson and Cllr. Gray apologised for absence from meeting.	- None.
2	Declaring any personal or prejudicial interests Cllr. Fenwick declared a personal interest in planning matter 21/00392/FUL, Lammas Cottage, High Street, Stock, Ingatestone, Essex.	- None.
3	Democratic time No questions were raised by parishioners in attendance.	- None.
4	Presentation from Laura Atkinson, Rural & Community Led Housing Enabler. Laura Atkinson, a Rural & Community Led Housing Enabler, gave a detailed presentation on the potential for an affordable housing scheme in Stock on a Rural Exception site. Laura Atkinson explained that the Rural Community Council of Essex offers support to Parish Council's should they feel there is a need for affordable housing, particularly if there is a local connection. This is determined by a housing survey which is distributed to every household in the Parish and could establish if there is a need for alternative accommodation that the current housing market cannot offer. Laura Atkinson further explained that green belt land can be built on however there are strict rules to adhere to: there has to be a proven need for housing; land has to be adjacent to a settlement boundary; the housing would be primarily affordable. Secondly, the land value has to be kept low at around the agricultural land value or just above. Stock also has a Village Design Statement and therefore the housing scheme would need to align with this. Laura Atkinson finally highlighted that a Housing Association had said that a land owner had approached them with land in Stock. This raises an opportunity for SPC to look into the housing need in Stock. Cllr. Fenwick asked whether the housing would be a freehold, leasehold, or a variety. Laura explained that the scheme entirely depends on the needs established from the housing survey. The Rural Housing Association would look at the recommendations from the report and not develop more than what is needed. If the	

	<p>housing was shared ownership, the occupiers would not be able to staircase the price more than 80%. If the houses are sold at a 25% discount, the house would have to be sold at a 25% discount again in the future. Secondly, the housing is built to a higher spec to keep it affordable and keep running costs low.</p> <p>Cllr. Fenwick also asked is this would come in as a normal planning application. Laura explained that if there was a need, she would introduce SPC to Rural Housing specialists. SPC would decide who to work with. If different land options came forward, Chelmsford Planners would establish the best suited locations. The Rural Housing Specialists would take the majority of responsibility for the scheme.</p> <p>Laura Atkinson further explained that the cost to SPC for the housing survey would be £500-600. The Rural Community Council in Essex would be responsible for the printing of the surveys. SPC would be responsible for the delivery to the households throughout the Parish. The average response rate is around 25-30% of residents. Cllr. O'Connor asked if there was shared ownership, who would have the final ownership. Laura Atkinson explained that the housing association would take ownership.</p> <p>Cllrs. were interested in the proposed scheme and agreed to consider this.</p>	
5	<p>Planning Matters:</p> <p>a. Ref. No: 21/00392/FUL: Site At Lammas Cottage, High Street, Stock, Ingatestone, Essex Cllr. Fenwick was excluded from the vote due to the personal interest previously declared. All Councillors were in agreement: No Comment.</p> <p>b. Ref. No: 18/00719/S73/1: Lushill, 22 Common Road, Stock, Ingatestone, Essex, CM4 9LY All Councillors were in agreement: No Comment</p> <p>c. Ref. No: 21/00503/FUL: Chase Farm Cattery, Stock Road, Stock, Ingatestone, Essex, CM4 9QZ All Councillors were in agreement: No Comment</p> <p>d. Ref. No: 21/00522/FUL: 16A Mill Lane, Stock, Ingatestone, Essex, CM4 9RY SPC do not support the application due to overdevelopment of the site.</p> <p>.</p> <p>e. Ref. No: 21/00506/FUL: Linacre House, 25 Hereward Mount, Stock, Ingatestone, Essex, CM4 9PS All Councillors were in agreement: No Comment</p> <p>f. Ref. No: 21/00496/FUL: 6 High Street, Stock, Ingatestone, Essex, CM4 9BA SPC agree with the principle of this application but would request an updated arboricultural report and question whether the materials would be in keeping with the street scene.</p> <p>g. Ref. No: 21/00582/LBC: 18 High Street, Stock, Ingatestone, Essex CM4 9BA All Councillors were in agreement: No Comment</p> <p>h. Ref. No: 21/05049/TPO: Elizabeth Cottage, Mill Road, Stock, Ingatestone CM4 9RG SPC question the absence of an arboricultural report and raise a concern to the removal trees and shrubs from the site.</p>	<p>- Cllr. Fenwick to upload comments to planning portal.</p>

<p>6</p>	<p>Councillors delegated duties and discussion items.</p> <p><i>Cllr. O'Connor – Events and Leisure:</i></p> <p>Cllr. O'Connor highlighted that the letter to Phil Cottey regarding drainage and conservation problems on Back Lane had been sent.</p> <p>Cllr. O'Connor also explained that she had been in contact with Essex County Council regarding the drains, who were interested in working with SPC to ensure that residents understood their responsibilities and had requested a meeting. Cllr. O'Connor requested another Cllr. attend the meeting, Cllr. Porter and Cllr. Millernas volunteered. Cllr. Grundy also highlighted that Essex Highways had been to Stock recently to do an inspection into the drains.</p> <p>Cllr. O'Connor also discussed the issue of poor visibility and high-speed cyclists on the corner of Buttsbury Church, and suggested putting up signs for cyclists to be aware of traffic. Cllr. Walter also highlighted that there are a few signs that need replacing. Cllrs. agreed to consider this during the need meeting.</p> <p>Cllr. O'Connor also discussed ordering a wreath for the day of the funeral of Prince Philip on behalf of the parishioners of Stock. The price for this would be around £100. Cllr. Grundy highlighted a concern as to whether this was an appropriate price to pay with taxpayer money. Cllr. Fenwick suggested planting a tree in the centre of the village instead of purchasing a wreath. Cllrs. were in agreement and would consider the planting of a tree in front of the new Bishop's Offices development, on the green in central Stock. It was agreed that Cllr. Fenwick would talk to Swift about purchasing a semi-mature tree, and Cllr. O'Connor would write a post for the SPC social media.</p> <p>Cllr. O'Connor also highlighted that Mark Taylor from the Common car park property was pleased to report that drug dealer from the Common car park had been convicted and pleaded guilty. However, harassment had continued from another individual. Cllr. O'Connor also highlighted that Mark Taylor had applied to be a SPC Councillor and felt that SPC have the village's best interests at heart.</p> <p>Cllr. O'Connor passed on Cllr. Winn's grateful thanks for the departing gift, and Cllrs. agreed to send Cllr. O'Connor £5 each.</p> <p><i>Cllr. Millernas – Footpaths & Countryside</i></p> <p>Cllr. Millernas highlighted that rubbish had been dumped into the river and surrounding area off Footpath 43. Cllr. Millernas questioned whether Anglian Water would be responsible for the river clear-up. Cllr. Grundy highlighted that the Environment Agency would be responsible for the clear-up, and Cllr. Grundy stated he would follow this up.</p> <p>Cllr. Fenwick raised a question into the footpath maps. Cllr. Millernas highlighted that the maps have been confirmed and it is in hand.</p>	<p>- Cllr. O'Connor to report the outcomes of the meeting at the next SPC meeting.</p> <p>- Cllr. O'Connor to raise this discussion at next SPC meeting.</p> <p>- Cllr. Fenwick to contact Swift regarding semi-mature tree.</p> <p>- Cllr. O'Connor to write post for social media.</p> <p>- Cllrs. to reimburse Cllr. O'Connor.</p> <p>- Cllr. Grundy to follow up with Environment Agency.</p>
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<p>Cllr. Walter – Grant Applications</p> <p>Cllr. Walter explained that she had been organising the litter picks and she had available litter pickers and bag holders. ‘Stocks Litter Heroes’ has 53 members but 4 people have responded to helping out.</p> <p>Cllrs. agreed to participate in litter picking and agreed that Swan Lane and Hankins Wood was a priority. Cllrs. would meet at the Hankin’s Wood Car Park at 10am on Saturday 17th April.</p> <p>Cllr. Walter had also spoken to CCC and confirmed they would collect the rubbish bags on Friday and was waiting on the response regarding the location to leave the rubbish.</p> <p>Cllr. Walter also highlighted that a parishioner had taken it upon themselves to clear litter on Ingatestone Road and was under the impression that the litter on the A12 is Chelmsford and Brentwood Council’s responsibility. Cllr. Grundy stated that Highway’s England were definitely responsible for clearing litter on the A12 and explained that Highways England would often outsource the work to local Councils.</p> <p>Cllr. Walter also discussed the damage to Hankin’s Wood badger sett and had been in contact with Essex Police who confirmed the damage was a criminal offence and was likely badger baiting. Chelmsford Policing team would do some patrols of the area. Cllr. Walter also highlighted that there was a large quantity of rubbish and furniture that needed to be removed. Cllrs. agreed to look at this site during the litter picking meet on the 17th April and Cllr. Grundy said he could contact CCC to collect the rubbish.</p> <p>Cllr. Walter also highlighted that a tree had come down and broken some fencing on Swan Lane. Cllrs. agreed to look at this on Saturday 17th April.</p> <p>Cllr. Walter also discussed the proposal of planting trees in memory of parishioners who had lost their lives to Covid-19, and suggested positioning the trees in the far side of the Common to create a memorial garden with a pathway to walk through. Cllr. Porter highlighted that it is a dark area. Cllrs. agreed that woodland plants would be appropriate. Cllrs. agreed for Cllr. Porter to contact the Woodland Trust about this proposal.</p> <p>Cllr. Walter also raised the idea of organising an extra group alongside the neighbourhood watch which would involve locating parishioners with CCTV and camera doorbells. Should there be an incident, this would allow for the different footage to be pieced together to get a greater understanding of events and could work in conjunction with SPC’s new CCTV. Cllrs. agreed for Cllr. Walter to request the presence of neighbourhood watch at the next meeting to discuss this in greater detail.</p> <p>Cllr Porter – Village & Open Spaces</p> <p>Cllr Porter highlighted that she was yet to hear back from Essex Highways regarding the laurels that had been planted in one the ditches on Mill Lane.</p> <p>Cllr. Fenwick explained that a letter had been drafted relating to this matter regarding 1 Valentines, which stated that unless the trees or shrubs were removed, SPC would</p>	<p>- Cllr. Walter to respond to parishioner.</p> <p>- Cllr. Grundy to contact CCC.</p> <p>- Cllrs. to assess site on 17th April.</p> <p>- Cllr. Porter to contact Woodland Trust.</p> <p>- Cllr. Walter to contact neighbourhood watch.</p>
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<p>engage with a company to do so and the householder would be invoiced. Cllr. Fenwick agreed to circulate this letter to all Cllrs. for approval.</p> <p>Cllr. Grundy raised a concern as to whether Essex Highways would raise an objection, and highlighted that a householder had also placed posts on the green on Mill Road. Cllr. Porter explained that the grass had now been well established and SPC could request their removal. Cllrs. agreed to wait to hear from Essex Highways before taking action.</p> <p>Cllr. Porter also highlighted the presence of deer in the village and that last year a couple of deer had been hit on the road coming into the village by Crondon Park. Cllr. Porter suggested requesting signs to indicate deer presence to drivers. Cllrs. came to the agreement that Essex Highways would be responsible for adding a sign and for Cllr. Porter to put in an enquiry.</p> <p>Cllr. Fenwick on behalf of Cllr. Gray – Roads and Parking</p> <p>Cllr. Gray had sent plans to Spencer Clark CCC showing locations of proposed CCTV, requesting that he provide us with an estimate for their installation. Cllr. Gray had informed him that initially SPC would go for six locations however SPC could want to expand the network, so any quote should include servers that would be able to handle the upgrade. Cllr. Gray would follow up on this in the coming week.</p> <p>Cllr. Gray also had two residents who had written to the committee expressing concerns over speed in and around the village, and they had also asked for an update on the 20mph zone for the village. Cllr. Gray has written to them both explaining where we are with this and promised to keep them updated.</p> <p>Cllr. Gray was also to have a meeting with CHP representatives on 13th April at 2pm to discuss painting the fence in Dakyn Drive, and the planting of additional tree's and possibility of placing some bollards at the corner of Brookmans Road/Back Lane to protect the footway.</p> <p>Cllr. Gray had also assumed that the solicitor was dealing with the latest queries from CCC regarding Hankins Wood, and had received an email from Richard Forster who is dealing with the lease from CCC side, which included comments from Essex Badger Protection Group who have expressed concerns over some of the setts in the woods. Cllr. Gray had written to the group suggesting a meeting to see what can be done to better protect them although the wood is still technically the responsibility of CCC until the lease is signed.</p> <p>Cllr. Fenwick – Chairman</p> <p>Cllr. Fenwick explained that the previously proposed drainage ditch which would lead to the field to the rear of the doctor's Surgery presents a problem due to the depth of the ditch required. Cllr. Fenwick also highlighted that the manhole at the back of the Common runs further than was previously thought, and connects to the sewer at the big manhole cover which presents a problem for the drainage plans. Instead, Cllr. Fenwick discussed going back to the idea of the French drain or Gabion cage which would require digging a 2-3 foot deep and 2.5-foot-wide ditch.</p>	<p>- Cllr. Fenwick to circulate draft letter to Cllrs.</p> <p>- Cllr. Porter to enquire about sign.</p> <p>- Cllr. Gray to contact Spencer Clarke.</p>
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	<p>The French drain would have drainage holes, whereas the cage would be dressed on the surface with a specific stone and allow water to flow away at a natural rate. Cllrs. were in favour for Cllr. Fenwick to proceed with this drainage approach. Cllr. Fenwick also highlighted that the Common Road is crumbling towards the Common, and should the drainage measures be implemented, SPC could request for parishioners to not park too close to the verge. All Cllrs. were in support. Cllr. Fenwick would get a quote for these solutions from Swift.</p> <p>Cllr. Fenwick also explained that an audit on the VAT reclaim was not entirely complete yet, but indicated that SPC could reclaim £15-20,000 back.</p> <p>Cllr. Fenwick also asked Cllr. Grundy whether CCC were coming to collect the waste from the Mill Pond clearing. Cllr. Grundy confirmed that they were, and that TCV would come back to clear the pond again on 1st September 2021.</p>	<p>- Cllr. Fenwick to proceed with drainage proposal. - Cllr. Fenwick to get a quote from Swift.</p>
7	<p>Clerks Report and General Correspondence. CLERK highlighted that the 'Love Your Parish' Street Clean would take place on the 20th May. CLERK also highlighted that Cllr. Winn had now submitted the letter of resignation and in the coming week the Cllr. vacancy notices would be put up around the village and onto the website.</p>	<p>- CLERK to organise Cllr. Vacancy notices.</p>
8	<p>Matters Arising. No matters were raised.</p>	<p>- None.</p>
9	<p>Cheques to sign. Cllr. Fenwick outlined the cheques to be signed: Reimbursing Cllr. Walter for litter bin bag holders - £78.90 The Conservation Volunteers for clearance of Mill Road Pond - £276.00 Swift for grass cutting - £5262 Cllr. Fenwick would send cheques to Cllr. O'Connor for signature.</p>	<p>- Cllr. Fenwick to provide Cllr. O'Connor with cheques.</p>
10	<p>Minutes of the last meeting. Cllrs. agreed that the minutes were a true record of the meeting.</p>	<p>- Cllr. Fenwick to sign the minutes of the previous meeting.</p>
11	<p>Date of next meeting. Cllrs. agreed that the next meeting would take place on 10th May 2021. Cllrs. agreed for the AGM to take place in June and for Cllr. Walter to check the availability of the Village Hall for 28th June.</p>	<p>- Cllr. Walter to check Village Hall availability.</p>

The Chairman closed the meeting at 8:55pm.

I declare that these minutes are a true record of the meeting.

Signed (Chairman):

Date:

Print Name: