

MORETON, BOBBINGWORTH AND THE LAVERS PARISH COUNCIL

Clerk: Mrs Adriana Jones

Email: clerk@mbldparishcouncil.co.uk

Dear Councillor

You are hereby summoned to attend a Meeting of Moreton, Bobbingworth and the Lavers Parish Council, which will be held on **Tuesday 10th September 2024** at **7.30pm** at **MORETON Village Hall**.



Adriana Jones
Parish Clerk and RFO
3rd September 2024

Members of the public and press are invited to attend this meeting. This meeting will be recorded for the purposes of ensuring accurate minutes. Members of the public should be aware that should they choose to speak, their voice will be picked up by this recording.

AGENDA

1. APOLOGIES FOR ABSENCE

To receive any apologies for absence.

2. OTHER ABSENCES

To note any absences for which no apology has been received.

3. DECLARATIONS OF INTEREST

To receive any Declarations of Interest by Members. A Member with a personal interest in a matter must consider whether it is a Disclosable Pecuniary, Other Registerable or Non-Registerable Interest, and declare it accordingly. A Member who is unsure as to how to declare their interest should seek independent advice.

4. CONFIRMATION OF MINUTES

To approve as a correct record the Minutes of the 8th July 2024 meeting as attached to the agenda.

5. PARISHIONERS' FORUM

To receive questions from members of the public. In accordance with an agreed procedure, the time allocated for public questions may be limited to 10 minutes or such other period determined by the Chairman of the Meeting.

6. REPORTS

To receive any verbal reports from Councillors, which may include those who are representatives on Committees, Working Groups, Outside Bodies or who have attended other meetings. Councillors are asked to note that no decisions can be taken under this agenda item.

- a) Chairman's Report
- b) Vice Chairman's Report
- c) District and County Councillor Reports
- d) Parish Councillor Reports
 - *Update on Moreton Village Hall pre-app planning (Cllr Collins)*
- e) Police reports

7. APPLICATION FOR GRANT FUNDING VIA THE UK SHARED PROSPERITY FUND

Following agreement at the July meeting, the Clerk submitted a formal application to EFDC for grant funding via the UK Shared Prosperity fund for funding to improve the signage and entrance points to each village in the parish. Notification was received on 13th August that the application had been unsuccessful, as there were more applications made than funding available. Councillors are asked to **CONSIDER** if they wish to move forward with this project, and if so, how it will be funded.

8. GATEWAY SIGNS BOVINGER

Councillors will recall from the July meeting representation by a member of the public concerning the historic Local Highway Panel (LHP) application for Gateway Signs at Bovinger. Whilst the email makes reference to an LHP application, there is no formal confirmation or reference that the Clerk can use to look up the historic application. In addition, it was over 12 years ago. As reported to Councillors via email, the Clerk looked into the ECC criteria for gateway signs, and it would not be met. The Clerk has also looked at the accident records for the location, and there have been two accidents reported in the last 10 years. Councillors are asked to **CONSIDER** if / how they wish to move forward with this matter.

9. PUBLIC RIGHTS OF WAY (PROW)

1. Definitive Map Modification 695 Footpath 32 Moreton – To **NOTE** that the Clerk has received confirmation from the Planning Inspectorate that the addition of a footpath from Church Road to Moreton Footpath 3 in Moreton, through the Dog and Pickle Car Park, has been made, and is now in effect.
2. To receive an update on any outstanding footpath issues / matters in the Parish, including:
 - a. Clerk responded to ECC informal consultation on proposed changes to Footpath 26 High Laver (nr High Laver house), and Footpaths 14 & 15 Magdalen Laver, near to the church, with the comments that in principle the Council has no objection, however request that new and improved PROW signage is installed if changes are made, as per Cllr Crosbie's comments.

10. POWER CUTS IN CM5

The Clerk has received an email from a local resident who is concerned at the number of power cuts that seem to be experienced by residents in the Parish, especially CM5. Councillors are asked to **CONSIDER** if this is a problem generally felt by the whole community, and if so, what action they wish to take.

11. COMMUNITY DEFIBRILLATORS

1. To receive an update if available on electrical connections to both the Moreton and Little Laver phone boxes.
2. To formally consider the purchase of a defibrillator for the phone box in Little Laver, the cost of which is around £1,500 (including heated cabinet).

12. NEIGHBOURHOOD PLAN

On Tuesday 30th July Councillors met to talk through the Parish Councils Neighbourhood Plan. The purpose of the meeting was to advise new Councillors what the Neighbourhood Plan was / was not, and its role within planning for both this Parish Council and EFDC. The Plan was 'Made' on 5th November 2019, and as such it is coming up to five years. Since this time, EFDC has adopted its new local plan, and there have been (and currently are) consultations on changes to the NPPF. As such, it is time to conduct a review of the Neighbourhood Plan to check for conformity, and to ensure it is still serving its intended purpose. Therefore, Councillors are asked to **CONSIDER** how to progress this matter. The Clerk will provide a further update at the meeting.

13. COMMUNITY SPEEDWATCH

To receive an update on any community speedwatch activity.

14. MORETON VILLAGE GREEN

1. Following this Councils request to formally register Moreton Village Green under Section 15(1) of the Commons Act 2006, a response has now been received from EFDCs Principal Planning Solicitor, who advised that she had received a decision from the EFDC Estates Team regarding the land, stating that they have confirmed they will not agree this application as the land is already named as a village green and has functionality as such. The Parish Council currently has full use of and access to this land (which EFDC state they are not trying to take away) and residents are able to use it for events throughout the year. Therefore, the Council does not agree to passing over the official rights of the green being registered as a village green and certainly at no consideration for the value of the land. Councillors are asked to **CONSIDER** how they wish to progress this matter. The Clerk will provide further information.
2. To receive an update on the presentation of the Tommy Solider to the local resident who cuts the grass on Moreton Village Green.

15. RIDE LONDON GRANT FUNDING

To **NOTE** that the Clerk has liaised with the Head at Moreton School who advised that with regard to cycle proficiency, the school has run them annually in the past through Essex Sports, and last year they had year groups 4 - 6 (ages 8 - 11) undertake cycling proficiency. However, the funding has been pulled for this scheme, so they won't be offering it for the coming academic year. The Clerk has advised that the Parish

Council has £250 of funding to support cycling proficiency, and the Head has confirmed she will look into the cost of running a session and come back to the Clerk.

16. CLERKS COMMUNICATIONS AND CORRESPONDENCE REPORT

To receive the oral report of the Clerk on matters which may be of current interest to Members and which require a formal update, and to receive such correspondence and communication, as the Clerk may place before the Council. Items under this agenda item are for noting only, and at the time of printing the agenda includes:

- a) ECC, EFDC, EALC and RCCE communications are emailed to Members on a regular basis and where relevant information is included
- b) Uttlesford District Council consulting on its Regulation 19 Local Plan document
- c) Councillor emails – Clerk still to action.
- d) Update requested regarding commemorative bench for Carol Foulser at Magdalen Laver VH.
- e) Correspondence with Laura Atkinson from RCCE regarding meeting up to discuss Rural Affordable Housing concerning a previous planning application – Zoom meeting to be held.
- f) Police CCTV Registration System for Kent and Essex – emailed to Councillors and placed on social media.
- g) Clerk continues to work on Facebook and enhancing the social media presence
- h) ECC Community Initiatives Fund open - The CIF aims to empower local communities by offering financial assistance for both capital and revenue projects that improve and support the well-being of residents. For the upcoming year, a total of £300,000 has been allocated to the fund, with grants of up to £10,000 available to successful applicants. Panel convene December.
- i) Email from Stephen Lloyd Jones, Sustainable Transport Officer at EFDC. Clerk to update.
- j) Essex Transport Strategy Consultation – closing date 22nd September – has been placed on social media https://consultations.essex.gov.uk/essex-highways/essex-transport-strategy/supporting_documents/Essex_Transport_Strategy_Public_Consultation_August_2024.pdf
- k) Current Consultation on the NPPF, deadline for which is 24th September 2024.
- l) Thursday 8th May 2025 80th Anniversary of VE Day – country encouraged to have community events.

17. EXTERNAL AUDIT (AGAR) 2023/2024

Councillors are asked to note that the Limited Assurance review of the Annual Governance and Accountability Return (AGAR – External Audit) for 2023/2024 has now concluded. In accordance with the regulations, a copy of the Notice of Conclusion of Audit has been placed on notice boards in the Parish and on the Councils website, together with a copy of the certified AGAR sections 1, 2 and 3. Councillors are asked to **NOTE** the final audit report, a copy of which is attached to the agenda.

18. CHANGES TO PLANNING AT EFDC

EFDC has now agreed changes to how planning decisions will be made at Local Planning Authority level. Attached to the agenda is a brief summary of what was agreed, and the changes that have been made, with the Clerk’s emphasis in **bold**. The changes will mean that the Parish Council will have to ensure that if it wishes to object to a planning application, clear reasons material to the planning merits of the application will need to be detailed, and for the objection to be considered at an EFDC Planning Committee meeting the Parish Council must also state their willingness to attend and speak at said meeting. There are also changes to ward member representation, with ward Members being welcome to speak at committee meetings, ensuring that residents voices are represented, and their views are heard, however ward Members will not be able to cast their vote on whether an application is approved or not. Councillors are asked to **NOTE** these changes.

19. PLANNING

- a) To **DISCUSS** if each and every planning application should be considered for a possible site visit (item requested by Cllr Darken who will provide an update).
- b) To **AGREE** responses to planning applications which may not have been responded to before the date of this meeting:

EPF/1600/24 HH	Farm Cottage, Ashlyns Lane, Ongar, CM5 0ND	Proposed rear additions; part replacement. https://eppingforestdcpr.force.com/pr/s/planning-application/a0hTv000001Kiyo
EPF/1731/24 HH	Shielings, Cross Lees Lane, Moreton, Ongar, CM5 0HX	Replacement of existing conservatory with a single storey rear extension. Construction of new roof over existing dwelling. Conversion of garage to additional living space alterations to external facade and window and door openings.

- c) To **NOTE** the following planning applications below which have been responded to by way of the Clerk's delegated powers following email consultation with Councillors:

EPF/1412/24	Maple House, School Lane, High Laver, Ongar, CM5 0EE	Erection of oak framed garage and orangery to replace existing garage. The Parish Council has NO OBJECTION to this application, subject to the tree officer being satisfied that conditions are imposed to protect the Oak tree. There are no contravening policies contained within the Moreton, Bobbingworth and the Lavers Neighbourhood Plan.
EPF/1487/24	3 Corner Cottages, Harlow Road, Moreton, Ongar, CM5 0LQ	Single storey rear extension. The Parish Council has NO OBJECTION to this application. There are no contravening policies contained within the Moreton, Bobbingworth and the Lavers Neighbourhood Plan.

- d) To **NOTE** the following planning application for which EFDC **do not** accept comment:

EPF/1712/24 DRC & EPF/1704/24	Church Farm, Workers Road, High Laver, Ongar, CM5 0DZ	Application for approval of details reserved by condition 4 'Foul Water Disposal' on planning permission EPF/0972/24 (Conversion of ancillary outbuilding barn to an annexe). - Plus Application for approval of details reserved by condition 3 'External Finishes', condition 4 'Additional Drawings', condition 7 'Building Regulation Upgrading' and condition 9 'Schedule of Repairs' on planning permission EPF/0973/24 (Grade II listed building application for conversion of ancillary outbuilding barn to an annexe)
EPF/1730/24 CLD	Shielings, Cross Lees Lane, Moreton, Ongar, CM5 0HX	Certificate of lawful development for a proposed detached garage.

- e) To **NOTE** the following Planning decision by EFDC:

EPF/1144/24	Glenwood, Pedlars End, Moreton, Ongar, CM5 0LW	Prior approval for 2no. 8.00 metre rear extensions lining through with the original building footprint to provide orangery and formal living area, height to eaves 2.77m and maximum height 2.77m.	Prior Approval Not Required <i>PC Unable to comment</i>
EPF/1076/24 PA	Shielings, Cross Lees Lane, Moreton, Ongar, CM5 0HX	Prior approval for enlargement of the dwelling by an upwards extension on the principal part of the dwelling.	Approve with Conditions <i>PC Unable to comment as PD</i>
EPF/0894/24	North Wilmore Barn, Workers Road, High Laver, Ongar, CM5 0DZ	Proposed landscaping works - finish to the front driveway only	Approve with Conditions <i>PC had No Objection</i>
EPF/0972/24 & EPF/0973/24	Church Farm, Workers Road, High Laver, Ongar, CM5 0DZ	Conversion of ancillary outbuilding barn to an annexe, and Grade II listed building for the same	Approve with Conditions <i>PC had No Objection</i>
EPF/1063/24 CLD	Maple House, School Lane, High Laver, Ongar, CM5 0EE	Certificate of lawful development for a proposed replacement outbuilding comprising Home Gym.	Lawful <i>PC Unable to comment as PD</i>
EPF/1210/24 CLD	North Wilmore Barn, Workers Road, High Laver, Ongar, CM5 0DZ	Boundary fence along eastern boundary	Lawful <i>PC Unable to comment as PD</i>
EPF/0896/24 & EPF/0897/24	North Wilmore Barn, Workers Road, High Laver, Ongar, CM5 0DZ	Revised design of flat roof addition and Grade II listed building application for the same.	Approve with Conditions <i>PC had No Objection</i>
EPF/0849/24 DRC	Land opposite Moreton Lodge,	Application for approval of details reserved by condition 4 'Foul Drainage' on planning	Approve

	Pedlars End, Ongar, Essex, CM5 0LR	permission EPF/2188/23 (Prior approval for the conversion of the ground floor of the building to a studio flat, with storage for the thatching business retained above)	<i>PC Unable to comment as DRC</i>
EPF/0904/24 & EPF/0909/24	North Wilmore Barn, Workers Road, High Laver, Ongar, CM5 0DZ	Infill an unauthorized door and reinstate a door, and Grade II listed building application for the same.	Approve with Conditions <i>PC had No Objection</i>
EPF/1231/24 CLD	The Meadow, Pedlars End, Moreton, Ongar, CM5 0LW	Certificate of lawful development for a proposed outbuilding to be used as a gym, home office, games/entertainment room incidental to the dwelling house.	Lawful <i>PC Unable to comment as PD</i>
EPF/1175/24	Land Opposite Moreton Lodge, Pedlars End, Ongar CM5 0LR	Planning permission for an extension to the side of the barn. The extension would provide an open storage area (related to the commercial workshop) and would have a flat roof which would facilitate access to the hayloft.	Approve with Conditions <i>PC had No Objection, subject to not being residential. No condition applied</i>
EPF/1147/24 CLD	Sunnyside, Greenman Road, Magdalen Laver, Ongar, CM5 0ES	Certificate of lawful development for the proposed 'Use of the land for siting a mobile home for use ancillary to the main dwelling'. The proposed mobile home meets the definition of a caravan as set out in the Caravan Sites Act 1968, and as amended in Oc	Lawful <i>PC Unable to comment as PD</i>
EPF/1204/24	Redwoods, Little Laver Road, Little Laver, Harlow, CM17 0RH	Construction of stables and hay barn for personal use	Approve with Conditions <i>PC had No Objection</i>
EPF/0777/24 & EPF/0776/24	Glenwood, Pedlars End, Moreton, Ongar, CM5 0LW	Certificate of lawful development for a proposed garage outbuilding - Plus Certificate of lawful development for a proposed outbuilding.	Lawful <i>PC Unable to comment</i>
EPF/1057/24	Weald Bridge Farm, Weald Bridge Road, North Weald Bassett, Epping, CM16 6AT	Application for approval of details reserved by condition 4'Hard and Soft Landscaping' on planning permission EPF/0781/23 (Single Storey Rear Extension, Rear Dormer Windows, amendment to approval Ref EPF/1557/20)	Approved <i>PC Unable to comment</i>
EPF/0580/24	Fairways, Harlow Road, High Laver, Ongar, CM5 0DL	Single-storey rear extension in an 'Orangery' style with painted rendered walls incorporating painted timber framing, feature cornice detail, generous expanses of glazing and a flat roof with a centrally positioned pitched glazed feature.	Approved with conditions <i>PC had No Objection</i>
EPF/0926/24	The Brewhouse, Watery Lane, Little Laver, Harlow, CM17 0RQ	Retrospective planning application for installation of 7no. 400W photo voltaic solar panels on south facing roofs to the rear of the building.	Withdrawn
EPF/1099/24 DRC	Bushes, Wind Hill, Magdalen Laver, Ongar, CM5 0DS	Application for approval of details reserved by condition 3 'Additional Drawings', condition 5 'Specification of Studs' and condition 6 'Details of Upgrading' on planning permission EPF/2341/23 (Grade II* Listed Building consent for restoration of loft ro...	Approved <i>PC Unable to comment</i>
EPF/0152/24 DRC	Croxton, Weald Bridge Road, North Weald Bassett, Epping, CM16 6AU	Application for approval of details reserved by condition 3'Material', condition 5'Cycle Parking', condition 6'Refuse Store', condition 8'Surface Water', condition 10 'Landscaping', condition 11' Ecological value', condition 12'Energy' and condition 13'Co...	Approved <i>PC Unable to comment</i>
EPF/0161/24	Spencers Farm, Tilegate Road, Magdalen Laver, Ongar, CM5 0ER	The application consists of the construction of an agricultural storage building at Spencers Farm, Greenman Road, Magdalen Laver, Ongar, Essex, CM5 0EG. The application proposes the erection	Approve with Conditions <i>PC had No Objection</i>

		of one building extending to 936 square metres, to include a gra...	
EPF/2714/23 DRC	Land Adjacent to Tilegate Farm, Tilegate Road , Ongar, CM5 0EA	Application for approval of details reserved by condition 3'Surface Water Drainage', condition 5 'Landscaping' and condition 9 'Contamination' on planning permission EPF/2883/22 (Construction of a natural pond together with new tree planting and associate	Approved <i>PC Unable to comment</i>

f) To **NOTE** any other planning matters:

Report to Enforcement	6 Maltings Hill, Moreton	Two structures erected.	ENF/0169/24 Being investigated
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20. CHRISTMAS OPEN MEETING / LIGHTING OF THE TREE

Councillors are asked to **CONSIDER** the arrangements for this years events which will take place on Tuesday 10th December, including:

- Publicity (leaflets) - printing and distribution
- Speakers for the event
- Chior for Christmas Tree Lighting (Cllr Padfield)
- Refreshments
- Other

21. CONSULTATION PARLIAMENTARY VOTING

EFDC recently conducted a consultation on closing Moreton Village Hall for use as a polling station for Parliamentary voting, with residents being asked to use Fyfield Village Hall instead. This is following feedback during the local election. EFDC is required to conduct a review of polling stations every 5 years. The deadline for responses was 2nd September. The Clerk emailed Councillors and placed this on the Parish Councils social media pages.

22. FINANCIAL MATTERS

a) To approve the payments listed below:

BACS	A Jones	July & August Salary	£1,109.26
BACS	HMRC	July & August PAYE	£277.40
BACS	EFDC	Parish Council Elections Fee 2 May 2024	£581.04
BACS	Microsoft	Office 365 Hosting 1 year	£59.99 (£10.00 VAT)
BACS	Royal British Legion	Tommy Soldier	£200.00 (£33.34 VAT)

b) To **NOTE** the Bank Balance and bank reconciliation as at 31st August 2024, as attached to the agenda.

23. ITEMS FOR NEXT MEETING

To suggest possible items for the next agenda.

24. DATES AND LOCATIONS OF NEXT MEETINGS

- Tuesday 12th November – Moreton Village Hall
- Tuesday 10th December - Christmas lighting and open meeting – Moreton Village Hall