

# **MORETON, BOBBINGWORTH AND THE LAVERS PARISH COUNCIL**

## **DRAFT MINUTES**

**Meeting:** Parish Council Meeting

**Date:** 9<sup>th</sup> September 2025

**Time:** 7.30 PM

**Venue:** Moreton Village Hall

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### **PRESENT:**

**Councillors (7):** Cllr Crosbie (Chairman), Cllr Offord, Cllr Dawson, Cllr Collins, Cllr Darken, Cllr Day  
Cllr Stuart

**Also in Attendance (1):** Adriana Jones – Clerk

**Members of the Public: (3)**

**Members of the Press (0)**

### **PC.641 APOLOGIES FOR ABSENCE**

Cllrs Carpenter and Padfield had given their apologies. EFDC Cllr Balcombe had also given his apologies

### **PC.642 OTHER ABSENCES**

None.

### **PC.643 DECLARATIONS OF INTEREST**

None.

### **PC.644 CONFIRMATION OF MINUTES**

The minutes of the Parish Council meeting held on 15<sup>th</sup> July 2025 were approved. **PROPOSED** Cllr Day and **SECONDED** Cllr Offord. Unanimously agreed.

### **PC.645 PARISHIONERS' FORUM**

There were three members of the public present, all of which would be addressing the Council under specific agenda items throughout the meeting

### **PC.646 ST MARY'S CHURCH, MORETON**

The Chairman welcomed Rev Hazel Aucken and Claire Cambridge to the meeting, and invited them to address the Council. Claire explained that she was the Project Manager for the St. Mary's, Moreton, fundraising committee, which was trying to raise funds for St Mary's church for various items including preventing the historically important wall paintings being lost forever as a result of the dampcourse by the vestry sinking. Claire provided a detailed explanation of what was needed, and a copy of the summary of works had been previously sent to all Councillors. Claire detailed the important history of Moreton Church which dates back to the 13<sup>th</sup> century with much of the history relating back to monarchs, noblemen, an Archbishop of Canterbury, and Richard Rich of Wolfe Hall. The wall paintings are located in the top part of the inside of the church, and on some of the windows. These paintings were very rarely found in churches in Essex.

Claire explained there was a dwindling congregation and a systematic lack of funding, which was a problem countrywide. There is a £1b repair backlog nationwide. The Committee has a plan of repair in place, but asked for the help of the Parish Council as follows:

1. A Ride and Stride event had been arranged for 13<sup>th</sup> September, which would be followed by open day at the Church between 2-4pm – Councillors are invited to attend, and perhaps this Council could help with raising awareness of the event.
2. General support for their appeal and fundraising work
3. Enough funds need to be raised (50% of the work) to enable the committee to qualify to apply for grants from other bodies, and perhaps this Council to provide details of any funding opportunities they were aware of.
4. The possibility of Parish Council providing some financial support.

Cllr Collins advised that he was Chairman of the Friends of St Mary's church when they raised around £150,000 back in 2002, and that he had files at home which may well include information about funding opportunities.

He had set up a meeting with Paul Stevens later in the week to look at this. Claire explained that she had spoken to the Diocese about what they can do to maximise opportunities, however this does take time, but the reality is the more funding you have raised, the easier it is to gain access to further funding. Some of the work can be completed in stages which may affect how and when you need the funding, but generally bodies will want between 20-50% of the cost of the work before considering funding.

Cllr Crosbie asked if the works were as a result of an insurance survey, to which Rev Auken advised that the church has to have an inspection by a qualified surveyor once every 5 years. Cllr Crosbie asked if the works would need to be signed off by a qualified individual, which Rev Auken confirmed stating the works have to be approved by the Diocese and signed off by qualified architect. Cllr Crosbie asked if the work could be completed by community volunteers and if a full specification was needed. It was confirmed the Church's surveyor would complete the full specification, and that the cost of these works were included within the prices listed and supplied to the Council. Cllr Collins asked if the Committee had a faculty number, to which Rev Auken advised that they needed to get this off the ground before getting a faculty, and that she had spoken to the Diocese advisory committee property department, and they know what is required.

Cllr Crosbie advised there were 5 churches within the Parish, and that he was aware there was also an issue at St Germain's church where funding was being raised. Rev Auken confirmed this was correct, but that it was a smaller issue facing St Germain's, and that it was follow on works from the previous 5 year inspection that had not been completed. After further discussion, Councillors **AGREED** the following:

- Full supported for the fund-raising work being undertaken by the Committee
- The Council would provide details of any funding opportunities that may be relevant if they became aware of them
- The issue of funding support from the Parish Council would be an agenda item at the November Parish Council meeting for consideration.

Rev Auken advised they were very grateful for the support received from the Parish Council by way of funding for grounds maintenance at the church. The Chairman thanked both attendees for their address to Council.

#### **PC.647 RURAL AFFORDABLE HOUSING**

The Chairman welcomed Laura Atkinson, Senior Rural Housing Enabler & Community Led Housing Advisor at the Rural Community Council of Essex, reminding Councillors she had been asked to attend the meeting to explain how Rural Affordable housing works in a community such as Moreton, Bobbingworth and the Lavers Parish.

Laura advised that she had been involved with the Parish Council over recent years on a number of occasions, including as part of the Neighbourhood Plan process. Laura explained that Rural Affordable Housing (RAH) was a way of keeping small rural communities sustainable and thriving by way of providing opportunities to people who may have grown up in the parish, and want to move out of their homes but remains within the parish, but it was simply unaffordable to do so. Also, opportunities to those wishing to downsize. RAH was available to support all different groups of people, including local workers. Within EFDC, the policy used to support RAH is the Rural Exception Site policy, which allowed development in Green Belt areas which wouldn't otherwise be permitted, and was for local people with local connections held in perpetuity. Laura advised that the people who would be eligible for such housing would normally be on the housing needs register, and exception sites were normally in parishes of less than 3,000 residents. RAH is based on having an identifiable need for housing in a particular area. Laura advised she looked back at the last housing needs survey that was completed, and there is a good level of support for a scheme in this parish, with 71% of those responding being supportive of a small housing scheme. 28 households said they had a need for alternative accommodation in the next 5 years, but only 18 could be assessed due to lack of information provided. Out of the 18, the majority are for people who want a first independent home. 7 of these households were affordable rented, and 2 were more for an open market need. Laura advised it was possible to have open market housing on a rural exception site, and this could possibly be for people wanting to downsize, for example to chalet bungalows.

In terms of eligibility, RAH has a local connection criteria filter, meaning first in line to be eligible for the housing would be individuals who have lived in the parish for the last 2 years, followed by those who had lived in the parish for 3 out of the last 5 years, or were a permanent employee in the Parish for the past 2 years, followed by those who had close relatives who have lived in the parish for the last 5 years.

In terms of affordability, properties were normally rented or shared ownership, and would be held in perpetuity for local people, meaning nobody can fully own them and they would remain at a discounted rate so would not lost to the open market. They are not subject to the right to acquire. In terms of part ownership, you can only staircase up to 80% ownership. The rental scheme amount is capped at local housing allowance, which is set

at different rates in Essex. The rent is capped at that charge. Hastoe are EFDCs preferred affordable housing provider. Properties would normally expect to be located adjacent to, or within the village envelope.

In terms of the Parish Councils involvement, this would not be financial, but more of a co-operative role for a community project. If the Parish Council wanted to progress a scheme, Hastoe, RCCE and the Parish Council would complete a parish survey to ascertain what land may be available, with a possible walk round of the sites. Cllr Collins advised that the Council did look at this previously however no land could be found. Laura advised that this could potentially still be an issue.

After further discussion, the Chairman thanked Laura for her very detailed summary, and it was **AGREED** in the first instance to raise this matter at the Christmas open meeting to see if there was general public support for such a project, and if so to place this matter on a future Council meeting for consideration as to if the Parish Council would support a scheme.

#### **P.648 HERITAGE PROJECT**

Cllr Stuart provided an update on progress regarding this project which was akin to a Heritage Trail, advising he had identified provisional locations for information boards around the parish. He provided a summary of the project itself, setting out that it was to identify and preserve for future generations information about the important history of this Parish. He explained that as part of his work, he had linked up with an historic group in America called the Roger Williams Foundation (links to Rhode Island) and they were very interested to be part of the project, with the potential for some funding. Roger Williams has historic links to this Parish, and is part of the constitutional blood line of liberalism in America. Cllr Stuart asked Rev Auken if it would be difficult to obtain permission from the Diocese to locate information boards on Church land, to which Rev Auken advised it was not difficult, but that a process had to be followed, with detailed specification and properly costed project work schedule. They would want to ensure any board would be designed and installed correctly, with any relevant planning permission, etc, being in place. Cllr Stuart was suggesting the car park at the bottom of the church may be a good location. Cllr Stuart referenced a future student trip to the area. Councillors were very supportive of the project, and provided the Clerk with the delegated authority to conduct and pay for land registry searches of any proposed locations for the boards. All this information was needed prior to any application for grant funding. **PROPOSED** Cllr Crosbie, **SECONDED** Cllr Darken. All agreed.

#### **PC.649 REPORTS**

- a) Chairmans report – Cllr Crosbie confirmed he had attended the public event regarding Green Data solar farm in Hastingwood, and it provided the same information as that given at the address to Council at the July meeting. No application had been submitted as yet.
- b) Vice Chairmans report – No report
- c) District and County Councillor reports – No reports.
- d) Parish Councillor reports – Cllr Offord advised that he too had attended the Green Data solar farm presentation in Hastingwood, and expressed he was not comfortable with the proposals, specifically the suggestion of a community benefit. He advised that it didn't seem as though local residents would be benefit in any way from the solar farm, and was concerned about the approach being taken by the applicant. Cllr Offord advised that it seemed odd that the applicant was an equity firm, and that really this was all about money and not about local people.

Cllr Collins advised there was no further update with progress on the new Moreton Village Hall, especially as the cost to submit a planning application to EFDC would be around £10,000.

- e) Police Report – No report.

#### **PC.650 PUBLIC RIGHTS OF WAY**

1. Cllr Day advised that he had reported the footpath at the end of Gould Close going over the fields, and that this was recorded on ECC website as 'pending a site visit', and it had been like this for some time. It had been over 2 years now with no attempt to reinstate the footpath. There was discussion regarding the owner of this field, and Cllr Crosbie advised he would try and contact them via a third party he knew if he could.
2. The Clerk advised that despite numerous attempts, she had failed to receive an answer from ECC regarding the P3 partnership scheme, and believed therefore that it was now defunct.

### **PC.651 SCHOOL PARKING / TRAFFIC**

As requested, the Clerk had contacted the Head Teacher with regard to inviting a representative from The Dog and Pickle to the next working group meeting. A response was received confirming that a representative from both the Dog and Pickle and the White Hart had already been invited, and that the School also feels they are integral to the process. The Head Teacher confirmed she would continue to invite them to any further meetings. She also stated that both pubs were very accommodating to the school, and that she was keen to remain on good terms with them. She also asked what the Parish Council's suggestions would be for the next steps. Councillors discussed this matter at length, including which gates were open and when, accepting that there really wasn't a simple fix to the situation. It was generally felt that red or yellow lines were not appropriate, and that it was essential an alternative solution was found. It was **AGREED** to continue working together to try and find such a solution.

### **PC.652 COMMUNITY SPEEDWATCH**

Cllr Day advised sessions continued, the last one being just before the children broke up from school.

### **PC.653 LOCAL GOVERNMENT REORGANISATION (LGR)**

Councillors noted that a new website had been launched to help residents, businesses and stakeholders stay informed and involved about LGR. Leaders and chief executives from councils across Essex, Southend-on-Sea and Thurrock have come together to launch [essexlgrhub.org](https://essexlgrhub.org), set to be a central, impartial platform dedicated to providing clear, accessible information about the future of local government in Greater Essex. By 2028, the number and shape of councils operating across the region may look very different. The UK government is encouraging councils to simplify how they work, aiming to grow the economy and ensure communities are closer to decision-making. The new website offers an overview of LGR in Greater Essex, a short explainer video, the government's aims for LGR, latest news and updates, as well as a frequently asked questions section.

The Clerk explained that Councils in Essex were currently developing business cases that explore options for unitary arrangements as part of LGR. These will be made available on the new website as they are finalised. Throughout September, councils across Greater Essex will take the business cases through their own governance processes. Final submissions to the government are expected by 26 September 2025. Following this, the government will run a public consultation, which is anticipated in the autumn, with a recommendation to the Minister on a final proposal expected in March 2026.

The Clerk further explained that EFDC would be considering this matter firstly at their 15<sup>th</sup> September Council meeting, followed by approval at their Cabinet meeting the following week. There were 4 business cases on the table. EFDC generally supported the Mid Essex Unitary case, with Epping Forest joined with Harlow, Maldon, Brentwood and Chelmsford Councils. The Clerk explained that new Neighbourhood Delivery Committees would be encouraged, and that it was unclear at this stage what this meant for this Parish Council. It was **AGREED** that public knowledge of this situation was not great, and that a 5 minute simple explanation about the situation could be given at the December Open Parish meeting to provide further awareness.

Further updates would be provided when available.

### **PC.654 NOISE COMPLAINT, BLAKES GOLF COURSE**

As requested, the Clerk raised a report with ECC regarding the recent noise from a fireworks display at Blakes Golf Course. Councillors noted the response which was received was as follows:

"We do not investigate

- Noise from aircraft. Our Environmental Enforcement Team are unable to take any action regarding noise from aircraft as a statutory nuisance. If you are affected by such noise, please contact the source or destination airfield directly (if they are within the district), or Contact the Civil Aviation Authority (CAA) for further advice. If you are disturbed by unreasonable activities from aircraft operating from North Weald Airfield contact the Airfield Operations Team by calling 01992 564200 or email [nwoperations@eppingforestdc.gov.uk](mailto:nwoperations@eppingforestdc.gov.uk).
- **One-off incidents, or incidents that only last a short time period**
- Noise from construction work if carried out within normal working hours between **8am and 6pm** Monday to Friday and between 8am and 1pm on Saturday. No noisy works should occur on Sundays or Bank Holidays. Only limited action can be taken to ensure the noise level is minimised as some work is unavoidably noisy
- DIY at the weekend, we recommend that any noisy DIY occurs at reasonable hours during the day
- Normal living noise such as babies crying, people arguing, children playing, slamming of doors and occasional dog barking will not constitute a statutory nuisance

- Traffic noise issues should be reported to Essex County Council”

Councillors were less than impressed with this response.

#### **PC.655 CLERKS COMMUNICATIONS AND CORRESPONDENCE REPORT**

The Clerk reported the following:

- a) ECC, EFDC, EALC and RCCE communications are emailed to Members on a regular basis and where relevant information is included
- b) ‘Tommy’ was placed on Moreton Village Green for VJ Day 80<sup>th</sup> Anniversary on 15<sup>th</sup> August. The Chairman confirmed he would also place Tommy on the green for Remembrance Day
- c) Repairs to Pedlars End Sign – now repaired, cost £152
- d) ECC currently reviewing its support for 46 local bus services by way of a public consultation, however none of the service affects this Parish.
- e) Letter of thanks received from the Foulser Family regarding the dedication of the bench.
- f) Monthly defibrillator checks continue to take place.
- g) Query raised with enforcement regarding additional outbuilding at 6 Maltings Hill, Moreton. No further update at this time. The issue as to if more than 50% of the curtilage is being taken up by these three buildings and the extension was raised.
- h) Clerk has asked for a formal update on the registration of Moreton Village Green, as it has been 6 months since the application. No response received.
- i) At a meeting of EFDC Clerks and representatives on 26<sup>th</sup> August, it was agreed to place a list of questions to the EFDC Local Councils Liaison Committee meeting on 18<sup>th</sup> September 2025, a copy of which were attached to the agenda.
- j) Clerk contacted ECC Cllr Mclvor regarding potholes in Greens Lane – no response received
- k) Clerk still to organise location to meet with WIFI to set up Councillor emails – temporary measure in place
- l) Councillors were asked to check there is sufficient salt in the Grit Bins and advise the Clerk if not. Cllr Collins advised there were 3 bags in the Pedlars End bin. Cllr Crosbie confirmed he would check Gould Close. The Clerk advised she would check Bovinger.

#### **PC.656 RURAL FLOOD RESILIENCE PARTNERSHIP 2004 2026**

Councillors noted that the ACRE and NALC have come together to launch a new survey designed to help parish and town councils enhance their flood resilience. The short survey aims to capture what information and support parish and town councils need to better plan for flooding. This initiative supports the [Rural Flood Resilience Partnership Work Plan](#), which aims to help communities plan for flooding. The survey results are intended to directly shape the development of practical resources tailored to local needs, ensuring that any future resources are genuinely helpful and relevant. The consultation ran until 29<sup>th</sup> August 2025, and as such the Clerk has responded on behalf of the Council setting out the issues faced on rural roads which are regularly flooded, the erosion of ditches which allow fields to properly drain, and the lack of action taken by ECC.

#### **PC.657 OPEN PARISH MEETING**

Councillors considered the presentations and content of the Open Parish Meeting, scheduled for 9<sup>th</sup> December 2025, to allow the Clerk time to organise. The following was **AGREED**:

- LGR / Devolution
- Ask attendees if they would support a rural affordable housing
- St Mary’s fundraising
- Ask Cllr Balcombe if he would be prepared to attend and provide information of the waste bins going forward.
- Leaflets to be printed and distributed this year.

#### **PC.658 SIGNAGE AND SPEED ISSUES BOVINGER MILL - LHP**

As reported at the July meeting (and as emailed to the Local Highway Panel lead on 24<sup>th</sup> June 2025), this Council agreed to focus on changes to the signage to try and address the speeding issue at Bovinger Mill. The Clerk chased the Local Highway Panel lead on 21<sup>st</sup> July to confirm the scheme had been accepted, and received the following response:

*“The Country Member did send in the scheme request but unfortunately it was received as the LHP review came into play and we were told that any new requests were to be put on hold. Please see below the response that Cllr Cunningham has asked the LHP to send out. **Thank you for your email. Please be aware that Local Highways Panels are concentrating on setting out and agreeing the schemes that will be delivered this year and therefore new requests for schemes of this nature are unable to be progressed further for a temporary period during this year to allow the teams to focus on delivery***



**of outstanding schemes.** Currently, we have no further information on when schemes requests will start to be accepted again. All the information will be kept on file for future reference."

Councillors were extremely dissatisfied with this, and asked the Clerk to look into other mechanisms by which this matter could be addressed.

#### **PC.659 EFDC GREEN WASTE COLLECTION SERVICE**

Councillors noted that at the 21<sup>st</sup> July 2025 EFDC meeting of Cabinet, the following was agreed with regard to the introduction of a separate, paid garden waste service for Epping Forest Residents:

- *That the Cabinet agreed EFDC would develop a waste collection service to collect food and garden waste separately and implement in April 2026, subject to the availability of food waste vehicles. Food waste would be collected weekly as per legislation and garden waste to be collected fortnightly.*
- *That the Cabinet agreed that officers continued discussions with Essex County Council regarding funding to implement the new food waste collection service.*
- *That the Cabinet agreed the introduction of an annual garden waste subscription charge be determined as part of 2026-27 budget setting process, that would ensure the service was at least cost neutral.*

This matter was 'called in' at the Overview and Scrutiny meeting of 5<sup>th</sup> August 2025, with the committee asked if they wished for EFDC Cabinet to reconsider this matter. This was not voted for. As reported earlier, Councillors asked if Cllr Balcombe could attend the open parish meeting to address residents regarding this matter.

#### **PC.660 EFDC COMMUNITY INFRASTRUCTURE LEVY**

Councillors noted that EFDC was consulting on a draft charging schedule for a Community Infrastructure Levy (CIL) to be set for the Epping Forest District. The CIL is a locally set charge (referred to as a levy) on new development which the Council can choose to introduce. The levy is based on the size and type of development and once set is mandatory to pay and non-negotiable. The funds raised would be distributed by the District Council to provide infrastructure which is required to support new development within the local area. This infrastructure could include roads, transport facilities, flood defences, education facilities, medical facilities, sporting and recreation facilities, and open spaces. Currently when new development proposals are approved by the Council, it is common for an agreement to be made (known as a planning obligation, section 106 agreement or developer contribution) for developers to either provide new or improved infrastructure, or financial contributions towards the provision of new or improved infrastructure in the area. This could include highways improvements, new or improved parks and play facilities, and services and facilities such as new or improved schools and health facilities. The CIL will not replace the Council's current methods of obtaining infrastructure and funding through planning obligations. The CIL provides an additional mechanism to obtain financial contributions towards new and improved infrastructure. The levy may be payable on development which creates a new or additional internal area, where the gross internal area of new build is 100 square metres or more. Development which is less than 100 square metres, but which involves the creation of a new house or flat, may also be liable to pay the levy. Some developments may be eligible for discretionary relief or exemption from the levy. This includes residential annexes and extensions, social housing, charitable development, and houses and flats which are built by 'self-builders'. For Parish Councils without a Neighbourhood Plan, the local community typically receives 15% of CIL revenues from development in their area. For Councils with a Neighbourhood Plan, this share increases to 25%, and it is paid directly to the parish or town council to spend on infrastructure or anything else that supports development of the area. Full details of the CIL can be found at: <https://www.eppingforestdc.gov.uk/planning-and-building/community-infrastructure-levy/>. As per the Clerks email of 26<sup>th</sup> August, the deadline for responding to the consultation is Tuesday 9th September 2025. Councillors were supportive of the introduction of a CIL.

#### **PC.661 EXTERNAL AUDIT 24/25 CONCLUSION**

Councillors noted that PKF Littlejohn had concluded its Audit of the AGAR for 24/25, issuing an 'except for' response as follows:

*"Assets purchased during the year have not been included in Section 2, Box 9 figure and that certain assets are included in the fixed asset register and, therefore, Section 2, Box 9 at a value of zero."*

The Notice of Conclusion of Audit and all relevant documentation had been published in accordance with the legislative requirements. Councillors considered the result, agreeing that this was a simple calculation error, and agreed the Clerk would make the necessary alternations in the 25/26 AGAR to reflect the except for matter.

#### **PC.662 PLANNING**

- a) Councillors **NOTED** the following planning applications below which had been responded to by way of the Clerk's delegated powers following email consultation with Councillors:

EPF/1686/25	The Brewhouse, Watery Lane, Little Laver, Harlow, CM17 0RQ	Grade II Listed building consent for regularisation of glazed link, changes to outer building knows as shed and erection of timber gates and brick pillars to front of site. <b>NO OBJECTION</b>
EPF/1422/25 & EPF/1550/25	Watermans End House, Watery Lane, Little Laver, Harlow, CM17 0RQ	Demolition of porch extension, large shed and glass house. Relocation of oil tank and construction of small shed. Create new door opening to kitchen. Single storey rear extension to rear with swimming pool and car port, and listed building application for the same. <b>NO OBJECTION</b>
EPF/1461/25	Spinney Farm, Spinney Farm Barn, Workers Road, High Laver, Ongar, CM5 0DZ	Car Port <b>NO OBJECTION</b>
EPF/1463/25	Bushes, Murrays Barn, Wind Hill, Magdalen Laver, Ongar, CM5 0DS	Proposed Rear Extension and Internal Alterations for Triple Bay Garage and Open Plan Kitchen. <b>NO OBJECTION</b>
EPF/1421/25	Humphreys, Greenman Road, Magdalen Laver, Ongar, CM5 0ER	Grade II listed building consent for works to front facade. <b>NO OBJECTION</b>
EPF/1454/25	Blake Hall, Stony Lane, Ongar, CM5 0DG	TPO/EPF/103/10 (Ref: W1), T1: Oak Tree (Tree ID 47 on survey) - Fell and replace, as specified, T2 Oak Tree (Tree ID 49 on survey) - Fell and replace, as specified, T3 Oak Tree (Tree ID 50 on survey) - Fell and replace, as specified, T4 Oak Tree (Tree ID 51 on survey) - Fell and replace, as specified. <b>NO OBJECTION</b>
EPF/1353/25 & EPF/1391/25	North Wilmore Barn, Workers Road, High Laver, Ongar, CM5 0DZ	Alteration to lobby eaves level to front entrance, and listed building application for the same. <b>NO OBJECTION</b>
EPF/1173/25 & EPF/1256/25	Black Hall, Bridge Road, Moreton, Ongar, CM5 0LJ	Single storey rear extension, and listed building application for the same. <b>NO OBJECTION</b>
EPF/1287/25	Field to North of Workers Road, Workers Road, Ongar, CM5 0DY	Proposed vehicular access with new timber gate and fence. <b>NO OBJECTION</b>
EPF/1261/25	3 Envilles Cottages, Abbess Road, Little Laver, Ongar, CM5 0JH	Removal of condition 2 of EPO/0229/63 may only be occupied by persons employed in agriculture on the farm. <b>NO OBJECTION</b>

b) Councillors **NOTED** the following planning applications for which EFDC **do not** accept comment:

EPF/1660/25	Shielings, Cross Lees Lane, Moreton, Ongar, CM5 0HX	Approval of Details Reserved by Conditions 3, 10 and 12 of EPF/0753/25 (Demolition of existing bungalow and replace with new bungalow).
EPF/1608/25	Weald Lodge, Weald Bridge Road, North Weald Bassett, Epping, CM16 6AU	Approval of Details Reserved by Conditions 3 'Materials' and 4 'Further details' of EPF/0950/22 (Replacement amenity building).

c) Councillors **NOTED** the following planning decisions by EFDC:

EPF/1078/25	Weald Lodge, Weald Bridge Road, North Weald Bassett, Epping, CM16 6AU	Application for approval of details reserved by Condition 3 (Details of external finishes) & Condition 4 (Details of windows and doors) on planning permission EPF/0950/22 (Replacement amenity building).	Refused 2/7/25 due to inadequate information <i>PC unable to comment as DRC</i>
EPF/1086/25	Nether Hall, Church Road, Moreton, Ongar, CM5 0JA	Application for approval of details reserved by conditions 4 & 5 on planning permission EPF/0980/23 (Change of use of land and retrospective siting of one lodge for short-term tourist accommodation).	Approved 2/7/25 <i>PC unable to comment as DRC</i>

EPF/0753/25	Shielings, Cross Lees Lane, Moreton, Ongar, CM5 0HX	Demolition of existing bungalow and replace with new bungalow.	Approved 4/7/25 <i>The PC had no objection</i>
EPF/2127/24	Sunnyside Pt Os 956, Kents Lane, North Weald Bassett, Epping, CM16 6AX	Rebuilding to form 2 bed dwelling (Revised application to EPF/0928/22).	Approved 18/7/25 <i>PC objected to this application</i>
EPF/1054/25	Firs House, Moreton Road, Bobbingworth, Ongar, CM5 0LU	Variation to Condition 2 of EPF/0466/25 (Removal of existing side extension and front section of house. Construction of two storey front gable, single storey side extension and two storey rear extension, conversion of loft space and rear dormer - inline w	Approved 30/7/25 <i>The PC had no objection</i>
EPF/0925/25 & EPF/0951/25	Lunds Farm House, Wind Hill, Magdalen Laver, Ongar, CM5 0EX	Demolition of conservatory and erection of single storey side extension. Conversion of garage to habitable space for ancillary use, and listed building consent for the same.	04/08/2025 Refused for reasons of out of context with heritage setting <i>PC had no objection</i>
EPF/1261/25	3 Envilles Cottages, Abbess Road, Little Laver, Ongar, CM5 0JH	Removal of condition 2 of EPO/0229/63 may only be occupied by persons employed in agriculture on the farm.	14/08/2025 Approved <i>PC had no objection</i>
EPF/1391/25 & EPF/1353/25	North Wilmore Barn, Workers Road, High Laver, Ongar, CM5 0DZ	Alteration to lobby eaves level to front entrance, and Listed building consent for the same	22/08/2025 Refused failure to preserve context of listed building <i>PC had no objection</i>
EPF/1287/25	Field to North of Workers Road, Workers Road, Ongar, CM5 0DY	Proposed vehicular access with new timber gate and fence.	28/08/2025 Approved <i>PC had no objection</i>

#### PC.663 FINANCIAL MATTERS

a) Councillors approved the payments below. **PROPOSED** Cllr Dawson, **SECONDED** Cllr Carpenter:

BACS	A Jones	July and August Salary (PAYE taken off HMRC credit)	£1,109.26 & £277.40 PAYE
BACS	HMRC	Employers National Insurance cont July and Aug (taken off HMRC credit)	£82.90
BACS	A Jones	Expenses Reimbursement Bench Foulser	£29.98
BACS	Magdalen Laver VH	Hire hall 15 <sup>th</sup> July meeting	£22.00
BACS	RCCE	Annual Subs	£84.00 (VAT £14.00)
BACS	Thornwood Grounds Maintenance	Repair Pedlars End sign	£182.40 (VAT £30.40)
BACS	PKF Littlejohn	External Audit 24/25	£252.00 (VAT £42.00)

b) The Chairman reviewed the Bank Reconciliation against the bank statements and signed it accordingly.

#### PC.664 ITEMS FOR NEXT MEETING

- Devolution and Local Government Reform
- Church Funding
- Update heritage project
- Open Parish Meeting arrangements



**PC.665 DATES OF NEXT MEETING**

Tuesday 11th November 2025 – Moreton VH

Tuesday 9th December 2025 – Moreton VH

Meeting closed 9.02pm

Chairman .....

Date .....

DRAFT