

LITTLE MUNDEN PARISH COUNCIL

MINUTES of the meeting of the Parish Council (PC) held on 17th October 2019 at Little Munden Memorial Hall at 8.00 pm.

1. ATTENDANCE: Tracey Harding (TH) Chairman; David Hart (DH); Lizzie Bacon (Vice Chairman); Claire Monk (CM); Julie Hursey (JH); Billy Summerson (BS) – Councillors; Geraldine Ward – Clerk.

IN ATTENDANCE: King & Co:- Oliver King (OK); Jonathan Collins(JC) and Joshua Carson (JC); Andrew Huggins (AH); Ken Crofton (KC)

2. APOLOGIES: Jenny Macintosh (JM)

3. DECLARATIONS OF INTEREST

None

4. MATTERS ARISING FROM THE MINUTES OF THE MEETING HELD ON 19TH SEPTEMBER 2019

The minutes were proposed by JH and seconded by BS.

4.1 Home Farm Farmyard – proposed development

TH reported that King & Co were proposing to have a public meeting once they had submitted the plans. King & Co confirmed this and said they would also like to hold Surgeries shortly for Parishioners to discuss the Plans with them.

4.2 Horses Meadow Play Equipment

Carried forward for the time being.

4.3 Newsletter Advertising Manager

Carried forward for the time being.

ACTION: TH

4.4 Traffic Calming

TH reported that she had spoken to a representative of High Cross PC who have their own speed gun which they are using currently but have volunteered it to LMPC. TH also commented that they need to speak to the police about this and also with regards to getting the smiley face traffic calming measures installed. It was not clear whether training was needed for this and TH said she would look into this. KC said there were two different things to consider here, 1) to apply for this equipment as Peter Lloyd (Crime Commissioner) has opened his fund for all sorts of schemes including SIDs. He proposed that TH first speak to Rosemary Cinindu who would look at the location and initially approve or not, consideration of a Sid and if approved she will put the proposal forward to the Crime Commissioner for funding. KC commented that these are about £5,500 each. TH asked DH to get together soon to put something to Rosemary, and copy KC in. DH suggested a good location would be just after the White House on the verge.

2) KC went on to explain that the second element of proposal was the use of the speed awareness gun and suggested first recruiting volunteers then speaking to Duncan Wallis who will arrange training. DH confirmed that we do have 10 people already and Ken confirmed that only two need to go for the training. BS volunteered to go on the training scheme.

ACTION: TH

4.5 Repair of tarmac footpath at the back of Fouceley Avenue and concrete path up to Gladstone Road

GW reported that as she had not heard from Clarion with regards to this issue but would contact Mr Delaney again with photos of the area giving more detail as to what is required. It was agreed to do a general walk around the area to pin point areas such as this which needed attention and also to designate areas for the bulb planting

] project. **ACTION: GW/TH**

4.6 Website

The Clerk was to investigate purchasing a new laptop for the Parish Council as the present one was extremely out dated and had several issues such as broken ISD ports and deteriorating keyboard.

ACTION: GW

CM asked whether the Facebook Page should include activities such as Yoga and Badminton. TH felt that this should be used as a main information point for everything in the village and not just the Parish Council.

TH reiterated that it was about promoting the Community and not just the PC.

4.7 Playground Inspection Report

TH said we do need to keep an eye on certain elements that had been pointed out such as the slits on the Wicksteed timber equipment. To check the equipment in the Spring and action anything which needed doing then.

4.8 Overgrown Trees throughout Dane End

TH commented that this can be picked up by the PC on Sunday during the walk around the Village.

It was noticed that there hadn't been any road sweeping this winter and some of the paths had a lot of green moss on them which were a possible slip hazard.

On the issue of the trees along Munden Road, GW had heard from the Environment Agency regarding the tributary and they would be coming shortly to clear the ditch. She would also chase the Duffys.

DH pointed out that the ditch is now half the depth that it was 20 years ago.

GW to also contact the property with the wall and overhanging fir trees along Munden Road to request them to cut the trees back.

4.9 Village Signage

Carried forward until Highways issue their report.

5. PLANNING

None

6. FINANCE

6.1 Receipts and Payments

9/10/19 EHC Precept	£	4715.00
Online Current Account Balance BF 4/9/19		22256.04

Deduct Payments from Current Account

Date	Payment to	Cheque No	Amount £
19/9/19	Affinity for Business	1198	40.36
19/9/19	EHC/Election Admin Chrg	1199	51.15
19/9/19	Community Heartbt Trust	1200	126.00
19/9/19	Herts Display/July N/L	1202	100.44
19/9/19	EHCD Playground Report	1203	53.63
19/9/19	HAPTC Course Fees x2	1204	90.00
19/9/19	HMRC/September PAYE	1205	37.38
19/9/19	G Ward (Clerk's Fee)	1206	200.03
30/9/19	H Coles Litter Picker	S/O	43.42
30/9/19	Richard Barron Website	S/O	35.00
Total Payments			777.41

Online balance on Current Account 9/10/19	26421.45
Balance Brought forward 4/9/19	22256.04
Less Payments	777.41
Plus uncleared cheques 1202/1204/1205	227.82
Plus receipts	4715.00
Balance as at 9/10/19	26421.45

7. CORRESPONDENCE

7.1 Correspondence Received/Sent

19/9/19 Email from the Environment Department – Highways/ Applications for free salt. DH confirmed that the bins would be filled anyway and the problem was if there was extra salt where would it be stored? Decided to just leave this offer for now.

22/9/19 Letter appointing Litter Pickers: Only one Litter Picker had so far been successfully appointed so a further one was appointed out of the CVs that had been received.

ACTION: GW

1/10//19 Email from Daniel Solo, Definitive Map Officer, Countryside and Rights of Way, Herts County Council. Re Consultation for Modification Order – Little Munden 7 Bridleway

ACTION: LB

2/10/19 East Herts District Council: Open Space, Sport and Recreation SPD Consultation Draft 2019. TH requested Councillors to have a look at this document and comment before the next meeting.

6/10/19 Email from LMPC Clerk to Andrew Huggins, EHC Re Village Hall Car Park. AH passed on email to Clarion but they seem to think that the resident had moved away and they were continuing to investigate. AH suggested if nothing was done to pass onto the Environmental Agency.

7/10/19 Letter to Mr and Mrs Duffy from the Clerk LMPC Re Overgrown Trees/Dane End Tributary.

7/10/19 Email from Herts Sports Partnership Re Invitation to the Hertfordshire Sport Awards

17/10/19 EHC Application for Capital Grants. AH offered any support needed for the application.

TH had a Voucher from Van Hages to donate to the Carters for their hard work keeping the grass on the corner of Whiteley tidy and attractive.

7.2 Late Post

8. NEW INITIATIVES UPDATE

BENCHES

The following areas were discussed and suggested as possible areas for new benches.

- 1) The triangle by the Christmas tree farm.
- 2) On the grass very next to the old quarry up towards Haultwick. However the bend was possibly a bit tight as large farm machinery does turn here.
- 3) Opposite corner to the Telephone Exchange which was also designated Common Land.
- 4) Picnic benches on Horses' Meadow under the trees

Price research to be carried out by BS.

ACTION: BS

COMMUNITY DAY

LB had spoken to Helen Barnard from FOLM about the open air cinema event who was keen for the school to be involved and using this as an add on fundraiser. The Children could perhaps sell popcorn and also get involved with vegetable growing competitions. TH said she would be speaking to the school soon and discussing ideas on how they can be involved with the day. TH said it would probably be in June and a date would be put in place shortly. She went on to say that the more groups that can be included, the better. She reaffirmed that all areas in the Parish should be involved including Haultwick and Green End.

ACTION: TH

9. FARMERS MARKET

LB reported that the Cheese Stall would be present at the Market. TH was still in negotiations with a vegetable grower but had confirmations from people selling everything from Beauty Gifts, handmade decorations, and she was also trying to get a gin or wine producer. TH said she was now looking for volunteers to discuss arrangements for where the stalls should be. TH confirmed the date of 14th December for the event.

ACTION: All

10. ALLOTMENTS

The Clerk confirmed that we do have Public Liability Insurance. TH had a copy of model rules for Allotments from other Parish Councils and felt it was important to get these updated as soon as possible, she reiterated that safety was paramount.

TH proposed to write to all allotment holders and ask them to come to the meeting in November and between now and then put a plan in place as to what rules need to be introduced, what work needs to be done to improve safety, clearing up and cutting back hedges and trees. A quote had already been received from Gareth Smith.

TH also pointed out that the trees on the Meadow need to be surveyed for all trees with a girth over 1 metre.

TH explained in more detail what needs to be done such as

- the main hedge that runs along the allotments needs lowering and thickening up.
- The paths should be 1 metre wide and one path has collapsed completely.
- A lot of the rubbish needs to be put in a skip.

She went on to explain that this will all need to be maintained in the future and a new set of rules and regulations will have to be implemented, that are signed by Allotment Holders. KC queried whether the PC had an allotment Risk Assessment in place and KC agreed to send Model document from Datchworth Parish Council to use as a basis.

TH also explained the need to measure out the plots accurately so they are determined areas and will stop people taking areas that aren't part of their plot.

ACTION: TH and JH

11. RECEIVE NOTICE OF ANY OTHER BUSINESS FROM PARISH COUNCILLORS AND TO DEAL WITH THOSE MATTERS IF APPROPRIATE

- DH drew attention to the new fence that had been erected around the Old Shop. It was queried whether a car could be driven into the front garden as the dropped curb was for the pavement and not the property. It was not suitable for vehicular access as it was on a junction however Councillors queried whether there was a right of way

over it. TH commented that she didn't think you could legally park within 10 metre of a junction. AH asked the PC to take photos to send to him to investigate further.

- **BULB PLANTING**

CM still looking for volunteers for the 2nd/3rd November. To meet at Horses' Meadow as the bulbs were coming down from the Christmas Tree farm. CM to put on Facebook Page and see what days people can do and split them into working groups. Each working group could take photos of where they have planted the bulbs.

- Remembrance Sunday; the Clerk confirmed that this was organised and wreaths ordered.
- Christmas Tree:- TH reported that Christmas trees had been ordered from the Xmas Tree Farm. There would be one at Village Hall and one up by the Playground. CM commented that the PC need to source decorations, especially lights.
- DH commented that the Village Hall have a survey going out looking for ideas on what the community want from their village hall. KC asked whether the Hall was being used much. DH responded that most evenings there was something happening but during the day was not used so much. KC suggested that table tennis was a popular activity now and this was in fact something that the Hall Committee were actively putting into place. AH commented that Hertfordshire/Everyone Active would be interested in supporting such a venture. AH also explained that Indoor Archery is very popular now.

Other suggestions for the Hall included taking the wall down between the two halls; doing a book club, holding a weekly cinema club. KC pointed out that Benington already have a Film Club so it may be of interest for someone to take a look at that.

12. TO CONSIDER MATTER ARISING FROM PARISHIONERS

12.1 HOME FARM DEVELOPMENT

King & Co were invited to make representation to the Parish Council. They had put together a document in A4 and A3 format as a quick reference regarding the development. OK went through the document and explained each section, page turning and commenting on each item.

He commented that they had decided to put in the Application despite the usage not being fully determined. He commented that over the last few months commercial tenants have been notified, they had consulted with the Parish Council and Joshua had done door to door visits (knocking on nearly 200 homes out of which he had spoken to about 90 people).

The scheme has changed quite a lot since the initial Consultation a year and a half ago. The commercial businesses had been consulted and some had been offered relocation. They were keen for some business to be kept and TH pointed out that Dane End really had only the pub and the village shop making up commercial businesses and went on to say that we want to ensure that some of the businesses are kept to retain a community feel.

OK went on to explain that the plan submitted would include potential for a Doctor or a Dentist to locate here and that the commercial space will have a large degree of flexibility.

TH asked how many businesses King & Co were proposing to keep on site. They replied that guidance had been offered by the Council so within the parameters of what is acceptable and that the key was to retain those good for the village and produce new modern spaces for those businesses which at present were in space which wasn't particularly suitable.

OK went on to explain that they had reduced the density of the housing and reduced the number of dwellings to 38. He went on to point out that rural design was a key thing, King & Co being a local company in tune with local architecture and OK reiterated that they want to work in local areas and not with London/high rise architecture. The rural concept was to embody a blend of housing to produce a balanced community.

King & Co went on to suggest that there is a feeling that Dane End is an ageing population which is why they felt it would be good to have a number of small family starter homes and that they didn't feel large expensive homes were suitable for this site. Instead they had gone for a rural layout in the style of Hertfordshire Barns using local materials giving an eclectic mix.

TH asked whether the residents of Home Farm Cottage had been consulted being the most local residence to the development. OK responded that they had been to offices for a one to one meeting and went onto say that the frontage of the development will fit in well with the current listed buildings. He also assured the meeting that the social housing would be constructed of the same materials and design as the private one.

King & Co went on to explain that footpaths would go through the development and would link with other footpaths such as the one that ran up Smarts Hill.

OK went onto to say that the housing stock would be small and economically efficient so people would be able to afford them. They had had some criticism with the first application in that it had been too suburban, however landscaping now runs right up to the buildings to give them a more rural feel.

Within the orchard local breeds of apple and pear trees would be used with perhaps espalier fruit trees along the wall.

OK went onto say that Policy had been a concern with the first application and a page had been produced in the brochure to address concerns on this. He explained that GPR2 is the policy that this site falls under. It is also immediately adjacent to a type 2 village so that it can benefit from bus services and in turn the village can benefit from more people with a different demographic.

Another major advantage was that the area would benefit from a large grant available through the New Homes Benefit scheme.

OK went onto say that the School has been very supportive as a lot of the children come from further away, with this development in place there would be a larger local population attending the School. The Village Shop had also been very supportive.

King & Co went onto to say that in the previous application Highways issues had been one of the main concerns, that traffic to and from site would create a lot of vehicles some undertaking commercial activities. OK attempted to allay concerns as concentration will be different between morning and evenings and that the reality of increased traffic is never as bad as the fear of it.

The maximum in car parking had been provided to each home to stop parking on the road and access has been improved onto Whempstead Lane.

OK pointed out that Munden Road simply wasn't wide enough for a footpath so a white line running from the site along Munden Road to the Memorial Hall was suggested. This would make drivers more aware of the possibility of pedestrians on the road.

OK went on to explain that dragons teeth were also a possibility to help calm traffic going through the village with a priority right of way/chicane giving priority to drivers leaving the village.

Also the curb on Whempstead Lane would be taken out and the road widened to a rural edge (grass bank). Traffic priority along Whempstead Lane had also been reversed since the last meeting.

TH queried who would be responsible for communal areas on the development. King & Co replied that a service charge on the residents would meet these costs. She also pointed out major concerns on the number of houses King & Co were proposing and that this could fuel other developers becoming interested and expansion would not stop with this development. King & Co felt this was an unrealistic concern

She also pointed out that another concern was the social housing scheme as there have been some bad experiences locally with similar redevelopments in rural villages. She went onto say that LMPC were keen to work on government schemes to provide housing for people from local areas and not allow London housing associations to buy up the property. TH pointed out that she wanted new housing to be offered to locals. KC mentioned that there had been a policy change whereby local people get additional points on the points based system. OK went onto say that Network Homes are a local provider and meticulously manage their tenants. He reiterated that developers can have control of this process and were keen to work with the Parish Council on this point and welcomed further discussion on this point.

12.2 NEWS FROM DISTRICT COUNCILLOR ANDREW HUGGINS

AH addressed the meeting with regards to Wheelwrights Farm, in particular there had been a Residents Meeting the previous week which included Sir Oliver Heald, Sarah Saunders and the Enforcement Officer. EHC were trying to seek approvals on the plan which once done, could enable Enforcement to go in if the resident goes further with work exceeding what is approved.

He went onto say that there had also been complaints about environmental issues on the site such as burning plastic, polluting ground water supplies and disposing of building rubble which would make it a commercial waste site. The residents were not happy about the possibility of

EHC approving the size of the hard standing as it is now and the real concern with the hardstanding is the number of residents that could be put on it.

Regarding the Thai Food Street Licence AH reported that he had been copied in and they were waiting for one respondent to reply and then the licence could be agreed, and the food outlet returned to the site.

13. TO CONSIDER MATTERS ARISING FROM PARISHIONERS

None

14. The meeting was called to an end at 9.15 pm and it was confirmed that the date of the next meeting will be 21st November 2019

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CHAIRMAN

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DATE