

## Draft

### Minutes of Langham Parish Council (LPC) Meeting Langham Community Centre 5<sup>th</sup> April 2023 7:30pm

**Attendees:** Cllr Bottwood, Cllr Thorpe, Cllr Brockman, Cllr Armstrong,  
Cllr Freeman

**Present:** Carol Harbach Clerk  
Cllr Barber – Essex County Councillor  
5 Members of the public

**23/01 Welcome and apologies for absence**

Cllr Bottwood welcomed everyone to the meeting.  
Apologies for absence were received from Bob Schofield and Cllr Ogawa

**23/02 Declaration of Members interests**

None arose. It was agreed that any declarations of interest would be declared as they arise on the agenda.  
No arose.

**23/03 Agreement of Minutes of the meeting on 8<sup>th</sup> March 2023**

These were agreed to be a true and accurate account.  
Proposed Cllr Freeman seconded Cllr Armstrong all agreed.

**23/04 Matters arising from the meeting on 8<sup>th</sup> March 2023**

All on this agenda.

**23/05 Public Open Forum (Maximum 15 minutes)**

Questions may be noted and answered at the next meeting.

A resident asked for an update on condition 21 the Vistry development on School Road and what is the approval for the rest of the development as this could not be found on the website. A question was also raised on the outcome of the request by the developer to lay foundations for the whole site.

Although this is was on the planning website it is not on the website now. The resident also asked If there is an update from Anglia Water (AW) on their current position.

It was explained that the current situation is still dependent on the capacity at the Langham WRC and network flow rate monitoring is being undertaken by Anglian Water. Currently capacity for all of the 46 homes has not been accepted and will need to be agreed by the Environment Agency based on information provided by AW. The situation on the foundations will be clarified.

A new report concerning the results of the network flow monitoring has been received but the clearance of blockages in the network does not seem to be correct as this should have increased the flow rate not decreased it. The PC have still to respond to this report. LPC are expecting key information on the results of the latest permit request and the outcome of the Environment Agency's (EA) evaluation of the flow rate figures some time this month.

It was confirmed that Sir Bernard Jenkin still wants to attend the next meeting with AW and a date will be set up by LPC with AW after the EA's report has been received in April.

There have been two recent incidents in Chapel Road that have caused excavation work by AW but it is not clear what has caused this. This will be raised with AW.

The resident thanked the Cllr Bottwood for following up on the resident's concern about the Saturday waste collection service being withdrawn for most of the Colchester villages. Cllr Martin Goss of CCC has stated that there is no plan to review this or reinstate the service to villages where the service has been withdrawn. Cllr Barber agreed to follow this up.

The new website was briefly mentioned by a resident, who liked the new format but felt that the description of Langham being part of Colchester City Council was incorrect. This was noted.

**23/06**

### **Visitors Reports (CCC and County Councillors)**

Points were raised for Cllr Barber as below;

- LPC thanked Cllr Barber for the Locality budget contribution for the SID sign in Wick Road.

- Clarification of Kerb stones project in School Road adjacent to LCC LCOL192058. Jon Simmons stated that this project was due to start week commencing 13/3/23. This has not happened to date, Cllr Barber will follow this up to see if this has been rescheduled.

- Three Parishes Traffic Issues. Cllr Barber had received the results of ATCs and speed checks around Langham, Boxted and Dedham but the Highway's report on the data was limited to Dedham. Cllr Barber felt that the report that was issued was not fit for purpose but Langham and Boxted should have been included. Cllr Barber stated that this should be taken to cabinet and suggested that all three parishes meet with him to present this problem which effects all of the three villages. A date and time will be organised for this and Cllr Barber will let us know when this will take place.

- Manhole resetting. School Road verge next the Recreation Ground western entrance. There have been discussions on a Boundary dispute and ditch ownership at this location. There needs to be clarification on the purpose of the manhole and the corresponding network flow so the ditch maintenance and operational responsibility can be concluded. This needs to happen quickly so that boundary fencing for the new development can be erected. Cllr Barber will follow this up and let us know when he has the information.

- Essex, Suffolk, Norfolk Pylons Group (public meeting in Langham 29/4/23) The situation on the East Anglia Pylons network is evolving and we are trying to cover the Five Estuaries and North Fall public consultation which closes 12th May 2023.

Essex and CCC engagement. Cllr Barber attended a previous meeting at Stratford St Mary and agreed to support the Langham event. He also stated Colchester City Council will be more involved in the next stage of the project and will follow up with more information when he has obtained this.

- Update on Local Highways Panel (LHP) projects – The Chair asked whether project associated with the LHP and submitted last year (village Gateways/traffic calming) were still valid requests or whether they needed to be submitted again. Cllr Barber said they were still valid submissions and also said that there was a plan to move sustainable transport to the capital budget as transport costs are large, which should make more funding

available to the LHP to clear current project submissions. The Scrutiny Committee had made suggestions one being to split amounts between counties and levelling up so that money is more evenly spread. Cllr Barber agreed to provide an update on the situation.

- Battery for VAS sign in Park Lane . The existing battery has been in situ for 15 years and the battery needs to be replaced. Cllr Barber thought this had already been done and will chase this up.

- Drainage Issues on Greyhound Hill. Cllr Bottwood asked if this can be escalated and Cllr Barber stated that this is being looked into and he thought progress on this was imminent. He agreed to follow this up.

- Turnpike Close/ Lodge Lane separate agenda item.

**23/07**

**Finance**

**07.1** Matters arising from Finance meetings on 5/4/23

Nothing to bring forward.

**07.2** To approve payments in accordance with the 2022/23 budget

Net World Sports – tennis benches	£2,189.93
Westcotec Ltd - SID Sign and padlocks	5,568.00
Langham Community Centre - Hall hire March 23	66.50
East Essex Event Hire Ltd – deposit for coronation event	50.00
Karzees Ltd – toilet hire for coronation event	324.09
Whybrow & Dodds Ltd – valuation of Rec. Ground	396.00
HMRC- NI & Tax March 23	34.64
Clerk Salary – March 23	885.66

Village Contractor Inv. 03-23	48.00
James Todd & Co – payroll March 23 Inv 60753	24.00
EALC – 2023/2034 Affiliation Fees	327.89

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Total £9,914.30

End of year figures 22/23

Community Account 30553093	£14,046.49
Savings account 30553085	106.56
Tennis account 50634468	14,965.02
Bonfire account 40553182	0.01
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Total	£29,118.00

Current account 22/23

Income	£50,776.36
Expenditure	£104,082.91

Income April 2023

CCC Precept payment	£11,985.00
Enovert Grant	£50,000.00
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	£61,985.00
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**07.3**

**To approve AGAR Figures for year pre audit Annual Governance Statement and Accounting Statement 2022 2023**

These were read out and discussed by the council and all questions raised were answered.

These were then proposed by Cllr Armstrong seconded by Cllr Brockman. All Agreed.

These will be now passed on with the other Audit file papers to Heelis & Lodge the internal auditor.

23/08

## **Planning/Housing**

### **08.1 Planning Applications Decisions Received**

230110 Blackthorn, Lodge Lane, Langham Essex CO4 5NA

Double storey side extensions, single storey rear extension including a pool house, front dormer and new front porch and changes to the fenestration Refused by CCC. Cllr Bottwood noted that this was an interesting decision as the PC had no objection to this. A significant reason for the refusal was that it would have a harmful effect on the appearance of the host dwelling and does not reflect the modest scale or character of the location. A stones throw away is a site for 75 containers which has recently been approved.

### **08.2 Planning applications Received**

230243 - Floral Dene, Park Lane, Langham Essex CO4 5NN

Demolition of existing garage, construction of an annex. Extension requested to CCC. This is a resubmission of previous request which was refused. The annex has been reduced in scale to a single storey building but the reasons for the original refusal were still valid. This is a self-contained unit close to area of additional land that had been previously purchased and could easily be changed from an annex to a separate building. The PC made an observation only.

230493 Keepers Cottage, School Road, Langham Colchester CO4 5PB

Application to discharge conditions 3, 4, 6, 7, 9, 10 & 12 of planning permission 213145. No C/E. Clarification of conditions and requested building materials for garage. No comment from PC

230628 Constable Cottage (Formerly), Church Farm, Dedham Road, Langham Essex CO4 5PS Application to discharge condition 5 (landscaping) of planning permission 202778 C/E 12/4. No objection to this particular condition on landscaping.

230660 East Lodge, Ipswich Road, Langham Essex CO7 6HP

Proposed replacement garden room, alterations and renovation of East Lodge

230661 - East Lodge, Ipswich Road, Langham Essex CO7 6HP

Proposed replacement garden room, alterations and renovation of East Lodge C/E 21/4. There are two planning application both relating to the site. One is a listed building application, however the Lodge is not a listed building but it is the Lodge associated with Langham Hall and Langham Hall is a listed building. Any listed building comments would be left to the Local Planning Authority (LPA). No objection

230666 - Apex 12, Old Ipswich Road, Langham.

Discharge of conditions 8 & 20 (site boundary & noise levels) of planning application 200285. C/E 20/4 This is not an area close to a residential location and will be dealt with by the planning officer. No comment from the PC.

### **08.3 s106 Funding update**

Vistry Homes developer contribution have now been collected in full by the LPA. Contract variations have been agreed to cover projects associated with Community Facilities and Parks & Recreation/Leisure.

Project funding requests have now been submitted by LPC for the play area contribution and Tennis club benches (Unilateral Undertaking). No feedback has been obtained yet from the Parks/Leisure enabling officer.

## **08.4 Turnpike Close/Lodge Lane Issues**

### **Questions from last month's meeting**

- Blocked Footpath at Agrimix. The PC had contacted Cllr Barber about this problem and he agreed to speak with the enforcement team. Cllr Barber has spoken to the enforcement team and Cllr Armstrong had sent photos to the County Highways regarding this, which will be forwarded to Cllr Barber for him to follow this up.
- Additional business being run at Agrimix site. LPC have reported this to the enforcement team who will investigate this matter. They have extended into a green field site and this will be picked up by Cllr Barber.
- Burning of car tyres at Agrimix site. Environment Agency (EA) have been contacted by residents. The EA have attended the site today.
- Unit 13 change of use engineering company to car storage. LPC reported to CCC enforcement team. Since advised by a resident that the owner has agreed to rectify this. The enforcement officer will be informed that he no longer needs to visit this site.
- Lodge Lane Bridleway signage. Cllr Barber has commented that the sign is there. Further comments from residents stated that the sign is there but badly sited and cannot be seen by motorists. The bridleway sign needs to be re-sited for motorists to see it. Cllr Barber will follow this up with Highways.

### **Red Lining work at Turnpike Close**

Parking issues in Turnpike Close and the problems with pedestrian and wheelchair access due to the parked cars and the overhanging vegetation from an adjacent site.

The PC have now met with the landowner who has agreed to cut back the vegetation at a time convenient to all. It was decided then that the sensible time to do this was at the time when no parking bollards were in place prior to the red lining project being undertaken, as the hedge cutting could not be carried out when cars were parked there. We have recently been advised by Cllr Barber that NEPP now have no budget for the red lining work. Cllr Barber was asked if there was anywhere else, we could get the money for this to happen. Cllr Barber has asked the Essex County Council for a full mandate as to why there is a big deficit in this area and if there are any funds in NEPP to help with this. He will keep the council updated on this matter.

Cllr Barber has asked if there was any money in the S106 contributions for this as it is going to cost £5,100 for this to be completed. As no funding was coming from projects at this location it is not possible. Also this type of funding can only be used to enhance or build facilities that support the influx of new residents close to the sites which may otherwise put strain on existing facilities.

**23/09**

### **Recreation Ground Committee updates**

- Bonfire Night- Cllr Armstrong is reviewing the SumUp payment process so that we understand how most of the revenue appeared on one SumUP machine. Ongoing. The Recreation Ground committee have suggested to the finance committee that they recommend we write off the last catering pitch contribution as this is unlikely to be paid by the provider. Consequently, we can close the Bonfire account and publish the finances for this event.

Cllr Thorpe gave formal thanks to John Palmer and his team for all the work they completed on this. The profit is likely to be less this year as extended friends and family support for last year's event was given by John Palmer's contacts.

- Children's Play area  
The new equipment is now installed and the safety inspection officer was met last week on site and there is a short delay as the older equipment had not yet been checked. A new inspection will include all of the site including the older equipment. Any remedial work will be completed. With regard to the swings there is now a legal obligation of the measurement to a certain depth between the swing and the ground, the existing swings will be adjusted to the correct height. The grass will be reseeded to see if this will help regrowth and we will get the area reopened as soon as possible. The works have been completed according to the planned schedule.
- Multi-Use sports court  
3 of the bids have been circulated and the Sports England information regarding surface size of courts etc. has now been obtained. These requirements need to be met but some of the suppliers are non-compliant. A new meeting will be convened to talk through the issues that have arisen and to go through the quotes in more detail.
- King's Coronation event and meets the quote.  
Huge thanks were conveyed to Cllr Ogawa, Charlotte Parker and to Cllr Armstrong for getting the flyer into the newsletter. Thanks were also given to the trustees of the LCC who are providing the hall free of charge for this event.
- Cricket facilities at Langham  
Ismail Mohammed from IPSCOL Cricket Club has extended his vacation by a week and will now return on Friday 7th April. Ismail has advised that there has been some enquiries and interest for the All-Stars event and will update us on the numbers signed up when he returns. Chloe from Essex County Cricket (ECC) is going into the school after Easter to try and get some more children signed up. There is a follow up meeting on the 11<sup>th</sup> April between ECC and LPC.

**23/10**

**Footpath updates**

Cllr Armstrong reported on Footpaths 29 and 57. Footpath 29 application was put in by a planning application officer and not the resident that wanted the footpath rerouted. Cllr Barber will follow this up and send forward any updates. The planning officer rang one of the people who had objected to this to ask them to withdraw their objection.

Discussions took place on notices put up by the owner of the Farm Manager's premises off Langham Lane warning people against taking any other routes heading into the airfield area from Park Lane and Langham Lane (which have never been officially designated footpaths). There could be an option to claim additional footpath routes by claiming them by the precedence of 20+ year established use. This needs to be considered further.

**23/11**

**Council Meeting calendar for forthcoming year**

These had been circulated to the councillors prior to this meeting and was discussed and after a few amendments they were agreed and the new calendar will be circulated by the Clerk and posted on the noticeboards and website. All agreed.

**23/12**

**Councillor vacancies**

The time required by CCC for new councillors has now expired and the parish council are now able to co-opt any councillor they wish after the usual rules are followed. There were no requests (or they didn't exceed 9) from electors to carry out an election. The PC will instigate a recruitment process in the next couple of weeks.

There has been one person from the village who has sent in their details regarding the vacancy and will be contacted shortly.

**23/13**

**Portable Speed Indicator Device in Wick Road update**

The updated expenditure list of this was circulated to all councillors prior to this meeting and there had been no questions raised.

The Clerk informed the council that there was still the bill for the excavation work including the supply of the socket to pay but this had not been received to date.

The sign has been ordered from Wescotec who are the preferred supplier of the Sudbury team that will be contracted to move the sign around. LPC visited their Sudbury base last year and they demonstrated the differences between the Wescotec product and the Swarco offering that is used by other Essex parishes. The Swarco preference is based on Customer Service whereas the Westcotec product is better from a product functionality/engineering perspective. Installation is likely to be around mid-May. Budget requirement for this project has marginally increased since we refined the supply process involving the excavation work which now includes the supply of the socket. Total Cost including first year support from Sudbury £8,150 less Cllr Barbers Locality Budget contribution of £3,000 and VAT refund £1,630 leaves the PC with a cost of £3,520.

**23/14**

**East Anglia Green (Pylons) Project Update**

LPC are hosting a meeting at the LCC hall on the 29<sup>th</sup> April 2pm to 4pm.

Various speakers will be there to update residents on the current situation.

Dedham and Boxted councils and residents have also been invited to the event. Leaflets and posters will appear shortly and information will be added to the website and social media platforms.

Cllr Freeman and Cllr Bottwood had a Zoom call with David Burns and Luke Marshall who are part of the Rosie Pearson's team (Essex, Suffolk & Norfolk Pylons group) that will be the key presenters for the event that the PC will be organising. The chosen date is now 29th April and the event needs to happen at the earliest time as the consultation period for the Five Estuaries/ North Falls Windfarms runs until the 12th May 2023. It is important that we get as many responses as possible in to this consultation as it could have impact on the Pylon route options. Residents will be encouraged to submit responses and some base content will be available at the meeting. Unfortunately, Sir Bernard Jenkin is away at this time and therefore cannot attend.

**23/15**

**Meeting Calendar for forthcoming year**

See above

**23/16**

**Councillor's Reports**

No decisions are made or action points allocated in this section

Cllr Brockman – No report

Cllr Thorpe – No report

Cllr Freeman – No report

Cllr Armstrong – Has rebuilt the website and more secure technology and news items are more central. Cllr Armstrong thought it might be a good idea to set up a WhatsApp group for councilors. This should be considered by all councilors.

Cllr Bottwood – There is still an outstanding action to report to AW on historic and current sewage overflow problems. This can be as little as confirming that there have been no further incidents since we last updated them.

LPC had a further meeting with the owners of Oakview regarding the boundary line between Oakview and the Recreation Ground. Maintaining and ensuring the free flow of the ditch has been the key topic of discussion and the PC have taken advice from the Essex flood authority. The existing rabbit proof fencing is likely to be replaced by a new mesh fence installed by the owners of Oakview, which also has rabbit proof functionality. A surveyor will be appointed to agree the boundary line and it was agreed that a legal document should be drawn up to include the responsibilities applicable to the party that has responsibility for the ditch functionality and maintenance

**23/17**

### **Clerk's Report and Correspondence**

The Clerk had received an email from a resident complaining about the clay pigeon shoot at Langham Hall. The resident was given the details of who to contact at Langham Hall to discuss this.

The Clerk had contacted Gigaclear for an update on connections for the village. The reply was as follows:

*"The delay has been brought about due to a worldwide shortage of fibre optic connection equipment which our team has been working hard to source but following next week's meeting I should have better of idea when it will be completed and any fibre optic will no longer be hanging from poles but connected.*

*We have just over a 100 houses left to complete in line with the superfast Essex contract, the funded connections are currently in review with Superfast Essex and BDUK. Once the review has completed, I should be able to provide a more meaningful update."*

The Bus fares for First bus have increased as from the 1<sup>st</sup> April 2023.

**23/18**

### **Training/Events**

Playground inspection training next month.

Any other event councillors would like to go on please let the Clerk know.

**23/19**

### **Items for the next agenda**

As above. Any other items please let the clerk know.

Whatsapp group for councillors.

**23/20**

### **To confirm dates of Annual Meetings**

Completed earlier under calendar item.

9th May 2023 for the Annual Parish Assembly and to follow this meeting with the Annual Parish Council meeting.

Chairman closed the meeting at 9:10pm



Signed .....

Cllr Bottwood

Date .....