

Present: Cllrs Bell, Ferneyhough, Goldie, Hawes, Page, Rogers.

In the Chair: Cllr Plater - Chairman

Clerk: Michelle Curtis

Also Present: Fred Compton - Chairman of Tollesbury Juniors Football Club
7 members of the public

1. Apologies for Absence

There were apologies for absence from Cllrs Clare and St Joseph.

There were also apologies for absence from District Councillor Stephens.

2. Declarations of Interest

The Chairman declared interests as follows:

- Personal and prejudicial interest in agenda item 6, planning application 23/00277/HOUSE PP-12004331, as his company Plater Claiborne is the agent for the application.

3. Public Forum

A resident, who was an Allotment Tenant, thanked the Council for the allotments and stated that she understood there is a waiting list and suggested that additional allotments should be considered with any plans for new housing and in the local plan.

The resident stated that the Parish Council had received two representations about recent work undertaken at the Station Road Allotments. She has an end allotment with a nature/wildflower edge to the hedge, which was removed with the recent works. The resident stated that she knew that the work was planned as she was at the Allotments when several Councillors visited the site and that there were flowers on the edge. She felt she could not object to removal as the area was not part of the allotment plot. The first letter sent to all Allotment Tenants advised work was due to be undertaken, but it did not state what work was planned, and most Allotment Tenants were shocked to see that a whole section of earth had been removed. She felt that the second letter sent to Allotment Tenants by the Parish Council was a little threatening, and the word nuisance and tidy was used, but to her knowledge, no one has ever complained about compost bins, sheds etc., outside of the allotment not restricting access to the paths as being a problem or look unsightly. Allotments are not show homes. The only instance of some concern was the path to the field side, which no longer exists as allotments have been extended to the boundary hedge and sheds erected.

What she and other allotment holders would ask is:

1. Grass is now growing in the area where the soil was removed. Is this now termed 'a path' and therefore up to Allotment Tenants to maintain? And perhaps more importantly.
2. What is the Parish Council's intention about the removal of sheds, compost bin areas etc., outside of the Allotment boundary, which have been in place for many years without causing a nuisance or restricting access to the paths? Surely it would be unfair to select particular sheds and compost bins to remain and others not, but the letter seemed to indicate all would have to be removed or they would be removed. It is appreciated that the allotment tenancy contract does say sheds, once given permission, should be within

18 inches of the allotment boundary. The Allotment Tenant respectfully asks the Parish Council to consider when they discuss this item on the agenda carefully.

The Chairman reported that the Parish Council is aware of the letters from some Allotment Tenants. These will be discussed by the Environment and Amenity Committee, and he suggested a meeting between the Parish Council and Allotments Tenants be held.

A resident stated that he had attended the recent meeting at Bridge Farm, and Essex County Council advised that the replacement bridge at Bridge Farm will be built to meet the 40-tonne standard. Will the same standard be met by Lewis and Scott when they build the bridge across the ditch at Woodrolfe Road?

The Chairman stated that he was unaware as the Parish Council had not seen any plans for a bridge on Woodrolfe Road across the ditch. The ditch will need to remain open. Maldon District Council will agree on any bridge over the ditch.

A resident stated that work was required to the skate park area and asked if there was any update.

The Clerk advised that due to the Recreation Ground Committee meetings not being quorate, it had been necessary to cancel the meetings. Several items at the Recreation Ground need attention, and it is hoped that when the new Committee Members are agreed upon in May 2023, a meeting can be arranged to take these items forward.

Fred Compton, Chairman of Tollesbury Juniors Football Club (TJFC), advised that he had sent a proposal to the Parish Council and a Football Assessment Report from Essex FA. The increased football at the Recreation Ground has caused additional wear and tear. The report states that the pitches are in poor condition and recommends additional work to be carried out. TJFC would like to submit an application to the FA for funding for pitch maintenance, but TJFC requires the permission of the Parish Council. The project is over six years, and TJFC will cover any cost shortfall.

4. County Councillors and District Councillors

There was no District or County Councillors present.

5. Minutes of the Meeting held on the 4th April 2023

Resolved: the Minutes of the Parish Council Meeting held on 4th April 2023 be approved as a true and accurate record of the meeting. Proposed Cllr Hawes, seconded Cllr Rogers. Unanimously agreed by those who attended.

The Chairman signed the Minutes.

6. Planning

6.1 Planning Applications

In accordance with the declaration disclosed, the Chairman left the meeting. As Cllr Lowther, Vice-Chairman, was absent from the meeting, Cllr Bell took the chair.

Application No: 23/00277/HOUSE PP-12004331

Proposal: Single storey rear extension and ground floor bay to front elevation.

Location: 16 High Street Tollesbury

Resolved: Unanimously agreed to recommend approval of this application.

The Chairman returned to the meeting.

Application No: 23/00349/FUL PP-12047693

Proposal: Retrospective application for the change of use of part of an agricultural building to light industrial E(g)(iii)

Location: Barn South Of Tollesbury Road Garlands Farm Prentice Hall Lane

Resolved: Unanimously agreed to recommend approval of this application.

6.2 Planning Decisions by Maldon District Council

HOUSE/MAL/23/00068 - Ivystone Cottage Back Road – Approved

FUL/MAL/23/00124 - M P Body Works Rear Repair Centre Brunel Garage Woodrolfe Road – Approved

NMA/MAL/23/00099 - Monk House 115 Mell Road – Approved

TCA/MAL/23/00116 - Tollesbury County Primary School East Street - Approved

6.3 Planning Appeals – None received

The Chairman reported that he was aware of a planning appeal in the Parish for 2 Thurstable Close that the Planning Inspectorate had approved, and no notification of the appeal or decision was sent to the Parish Council.

Action: Clerk to raise with Maldon District Council (MDC).

6.4 Planning Appeal Decisions – None received

6.5 Tree Preservation Orders for information – None received

6.6 Applications Withdrawn

Application No: 23/00026/FUL PP-11832991

Proposal: Change of use from class E(c)(ii) to Sui Generis with minor internal alterations, 10 off-street parking spaces for customers and 2 staff parking spaces.

Location: Phelan Barker 19 West Street Tollesbury

Application No: 22/01243/VARM PP-11777262

Proposal: Variation of condition 4 (wheelchair user/accessible/adaptable dwellings) on approved planning permission 21/00702/FUL (Create residential specialist neighbourhood for older people, consisting of 25 dwellings and community hub building, with associated landscaping and infrastructure.) to allow Plot 5 to comply with Building Regulation M4(2) (accessible and adaptable) instead of M4(3) (wheelchair user dwelling)

Location: Land North Of 48 Woodrolfe Road Tollesbury

7. Climate Change

The Chairman reported that Tollesbury Climate Partnership has now formally gone out to the general public to raise the shortfall in money to decarbonise the school project. It is anticipated that the funds will be raised so that the project will be able to go ahead.

8. Woodup Pool Event

The Clerk reported that since the publication of the agenda, The Woodup Pool Events Organisers had managed to get a skip free of charge from Viking Skips.

They were still waiting for the cost of the St. Johns Ambulance.

Resolved: Unanimously agreed to pay for the toilet hire for the event from Mobile Thrones for £300 + VAT and to cover the cost of St. Johns Ambulance (cost to be confirmed).

9. Allotments

The Clerk reported that since the publication of the agenda, the Parish Council had received additional letters from Allotment Tenants (Appendix A).

As mentioned in item 4 of the agenda, the Environment and Amenity Committee will consider the letters.

10. Recreation Ground – Football Pitches

10.1 Maintenance work to the Recreation Ground

Resolved: Unanimously agreed to grant permission for maintenance works to be carried out to the football pitches. There will be no cost to the Parish Council, and TJFC will submit an application to the FA for the grant.

Action: TJFC to liaise with the Parish Clerk.

10.2 Rabbits – Recreation Ground

Resolved: Unanimously agreed to grant permission for TJFC to arrange for a pest controller to use ferrets and netting to address the issues of rabbits on the Recreation Ground.

The Chairman signed the permission form on behalf of the Parish Council.

11. Woodup Pool

11.1 Verbal Update on Woodup Pool

Cllr Hawes reported that due to no meeting of the Woodup Pool Committee being held, Cllr Bell, the Clerk and herself had met earlier that evening to discuss the works required at Woodup Pool in preparation for the season. They had identified some works required, and quotations have been obtained.

It was agreed to hold a working party on 13th May 2023 to prepare for the season.

The Clerk, on behalf of the Parish Council, thanked FACT, who managed to drag the weed bloom from the pool, which was reported at the last meeting of the Parish Council.

11.2 Works/Quotations

Resolved: Unanimously agreed to accept the quotation (Appendix B) from Bonz for work as follows:

- Supply and install 6 wooden posts to the fence - £380 + VAT
- Spray the grass encroaching onto the beach - £60 + VAT
- Supply and spread 10 tonnes of sand - £650 + VAT

12. Community Protection Officers (CPOs)

Resolved: Unanimously agreed to enter into a Service Level Agreement 2023/24 for the Community Patrol Services of the Maldon District Council CPOs at a rate of £40.53 per hour. Requirements are as follows:

3 hours per month – Dog Fouling/Litter Patrols, Anti-Social Behaviour Patrol, School Parking Patrol, On-Street Parking Patrol, Community Engagement.

An additional 1.5 hours per week at Woodup Pool during the school summer holiday.

The Chairman signed the agreement.

13. Administration

Annual Assembly – The Clerk reported that the Annual Assembly would be held on Tuesday 23rd May 2023, at 7pm in The Centre.

Recreation Ground – A volunteer kindly offered to paint the end wall of the Pavilion to cover the graffiti.

Recreation Ground – The Clerk reported that on Sunday, 9th April 2023, it was brought to her attention that soil had been taken from the grass mound without permission. Pictures had been circulated to Councillors, and it is believed that a mini digger may have been used to remove the soil. The incident has been reported to Essex Police, and residents were asked via social media if they had any information.

Action: Clerk to obtain a quotation to level off the area.

Recreation Ground – The Clerk reported that it was brought to her attention that the Fire Brigade were called out to a fire at the bottom of the Recreation Ground on the evening of Sunday, 9th April 2023. The Fire Brigade found a small gas canister at the bottom of the fire, and fortunately, it did not explode.

Recreation Ground – It has been suggested that two members of the Football Team join the Recreation Ground Committee as non-voting members.

Action: to be considered at the Annual Statutory Meeting of the Parish Council on 16th May 2023.

Woodrolfe Green – The Clerk reported that she had received an email that day (Appendix C) from MDC advising her that they were carrying out some infills with some road planings on the MDC-owned road surface that leads to the public convenience. They noticed that the car park at Woodrolfe Green, owned by the Parish Council, required some filling and asked whether the Parish Council would like them to do this at the same time. The cost would be £500 + VAT for the materials, plant and labour.

Resolved: Unanimously agreed to take up the offer from MDC to carry out the repairs to Woodrolfe Green at the cost of £500 + VAT.

Bridge at Bridge Farm – The Clerk reported that the Chairman, Cllr Clare and herself had attended the meeting at Bridge Farm on 5th April 2023 to discuss the proposed replacement bridge. She had received an email from ECC that day asking if she had had the opportunity to collate the residents' views and concerns on the Bridge Farm Bridge proposals following the site meeting on the 5th April.

The Chairman advised that the Clerk was not collating comments, and any concerns were raised by those who attended the site meeting. At the meeting, Cllr Durham agreed to raise the concerns with the relevant personnel at ECC.

14. Community Concerns

Cllr Hawes reported:

- The flag on the Pavilion looked worse for wear, and it was suggested that it was repaired in time for the King's Coronation.

Resolved: Unanimously agreed to purchase a new flag and only fly the flag on special occasions.

- Following the last meeting of the Parish Council, Cllr Hawes and herself had visited the Kings Head, and the landlord suggested that more Parish Councillors use the facility.

The landlord advised that Tesco had approached them to take over the pub. The Parish Council described the pub as a village asset.

Cllr Page reported:

- She had noticed a post on Facebook that day by a resident raising concerns regarding using chemicals around the base of trees.

The Clerk reported that she had also seen the Facebook post and emailed the Contractor, who advised that the product they use is Roundup, a recommended spray in this environment. It is used not to cause any damage. If the product were unsafe, they would not use it, and you would not be able to purchase it. The Contractor had used this for several years in Tollesbury and other councils.

The Chairman reported:

- There is an uncontested election in Tollesbury for the Parish Council. Cllrs Chambers and Lowther will not be standing as Councillors, and Rob Cole will join the Parish Council in May.

15. Dates of the Next Meetings

Tuesday 2nd May 2023 - Full Council Meeting – 7.30 pm – Pavilion

Tuesday 16th May 2023 – Annual Statutory Meeting – 7.30 pm – Pavilion

Saturday 13th May 2023 – Woodup Pool Working Party – 10 am – Woodup Pool

The Chairman closed the meeting at 9.00 pm.

Signed.....

Date

From: [REDACTED]
To: tollesbury pc <tollesburypc@btinternet.com>
CC: [REDACTED]
Date: Apr 15, 2023 5:05:03 PM
Subject: Allotments

Hi M chelle

I am sorry that I cannot come to your meeting this coming Tuesday when I believe these things will be discussed but, I wonder if the time has come for the allotment rules to be updated?

Consultat ons might centre around the following:

1. Increasing biodiversity needs to be encouraged on and around the plots, not discouraged.
 1. by NOT keeping things too tidy
 2. by adding even a small amount of water, log/wood piles etc if possible to encourage predatory species
 3. I recognise that plots in some cases have potentially dangerous debris on them such as sharp wire half buried in grass. I am still finding glass from when I took my plot over more than 30 years ago. So, there is probably a form of words that could more clearly express what tidy should mean
2. Discourage the use of chemicals especially any not approved for organ c hort culture
 1. I can arrange copies of the booklet - Pest Control without Poisons if you would like
 1. Non lethal chemical controls centre around providing habitats for species wh ch prey on the baddies and...
 2. providing simple physical barriers etc and
 3. working with the life cycles of prey and predators
3. Bare soil should be discouraged since rain can more easily leach important minerals etc out of the soil to the detriment of the plot and future users
 1. For a while t was suggested that, if not actually growing a crop, (wh ch is best of course), what we call "green manures" such as clover, rye etc, should be grown then dug in when the plot is needed for sowing/planting.
 2. However, growing the seed for green manures uses land wh ch could be better used to grow crops to eat directly and, in any case, the seed costs money,
 3. So, in the past, and it is coming back into mainstream advice, it is perfectly OK to allow weeds to shelter the soil over winter or at any time of the year between crops as long as they are dealt with before seeding.
4. Discourage the use of machinery
 1. We are not all strong and healthy so sometimes machinery is of course needed but we can still try and persuade people to use hand tools if possible and, ideally these days, battery electric because they can be re-charged and are far quieter for neighbouring plot holders
5. Consultation
 1. Before work is carried out I would recommend that meaningful consultat on takes place. By meaningful I mean that it is not enough to say that something will be done. Plot holders need to know what, why and where and have the opportunity to challenge.
 2. I recognise that the Parish Council have a lot on their hands so perhaps a rule should be considered to suggest to all plot holders that they consult a not ce board to be f tted to the gates for information affecting several plots.
 3. If something the TPC thinks isn't right only affects 1 or 2 plots then the approach, I would suggest, is just made to those relevant plot holders

Kind regards

[REDACTED]

11/4/23

Dear Councillors,

Recent Allotment Works.

The removal of the ancient hedge bank, and stripping-back of the hedge is just what should not be done to help wildlife. It is completely out of step with modern thinking about unnecessary tidiness in the garden.

You know farmers are now paid to replant & maintain thick-bottomed hedges and Beetle-Banks are made to help natural pest control.

I, and many others, fail to see any benefit whatsoever to the changes. I do think that TPC ought to canvas opinion more widely before embarking on destructive, expensive, useless changes to our already delightful allotment gardens.

Yours faithfully

From: [REDACTED]
To: Tollesbury Parish Council <tollesburypc@btinternet.com>
Date: Apr 16, 2023 9:34:44 PM
Subject: Allotment Letter 27th March 23

Hi M chelle

I just wanted to start by saying how much I am loving my allotment. This little plot of land has brought me such joy over the last 18 months. The connection to nature, nurturing seeds and plants as well as the community, friendship and advice between some of the other plot holders I feel cannot be measured and for which I am so grateful, so, thank you.

It was for this reason however, that I felt compelled to reply to the recent letter from the Parish Council that I have since found out was sent to ALL plot holders and that in my opinion was of an unnecessary negative tone. Maybe it should have just been sent to those that you feel are breaching the rules and regulations directly rather than sending a blanket communication to everyone, which has actually resulted in the upset of many plot holders including myself.

I assume that as the Parish Council are taking such a **strict** stance on compost bins, plants and allotment equipment, that those that have erected sheds or laid paving slabs outside of their boundary will be made to remove them too? as they, to quote the regulation 'obstruct or encroach on any path'

For the record, this is **not** the cause of action I want you to take or indeed support, as I appreciate that everybody tends their plot differently and I have **never** found compost bins, sheds and other equipment outside of the plot boundaries to be of any hindrance, nuisance or annoyance, but I do feel the tone of your letter has ignited such feelings which could have been avoided.

The importance of creating such a bio-diverse area that invites nature and wildlife to thrive should be supported and congratulated and not thwarted with 'rules and regulations'. It would be rather refreshing if the Parish Council took a more positive stance and consulted plot holders on how they could **assist** them in tending their plots, maybe? offering and sourcing discounted water butts and compost bins for instance?

This is not a letter that I wanted to write but felt necessary. The site is beautiful, peaceful and an asset to the village. So, Dear Parish Council - let's get **positive**.

Kindest regards
[REDACTED]

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**ADDRESS**

Tollesbury parish council

Estimate 1130
DATE 18/04/2023

EXPIRATION DATE 25/05/2023

DATE		QTY	RATE	AMOUNT
18/04/2023	Sales Supply and install 6 x 4inch wooden post along the salt pool fence . Posts are to be concreted in . All the wood etc on nick greens side will need moving away from the fence as this is part of the reason the fence has been pushed over .	1	380.00	380.00
18/04/2023	Sales Fill in the two small pot holes at the cemetery with cold lay tarmac . Dig out the big hole and lay concrete. Finish with cold lay tarmac .	1	410.00	410.00
18/04/2023	Sales Spray the grass encroaching on the beach .	1	60.00	60.00
18/04/2023	Sales Supply and spread 10 ton of soft washed sand down the salt pool .	1	650.00	650.00
SUBTOTAL				1,500.00

VAT TOTAL 300.00

TOTAL **£1,800.00**

Accepted By

Accepted Date

From: David Burnham <David.burnham@maldon.gov.uk>
To: Tollesbury Parish Council <tollesburypc@btinternet.com>
Date: Apr 18, 2023 12:57:50 PM
Subject: Woodrolfe Road Car Park

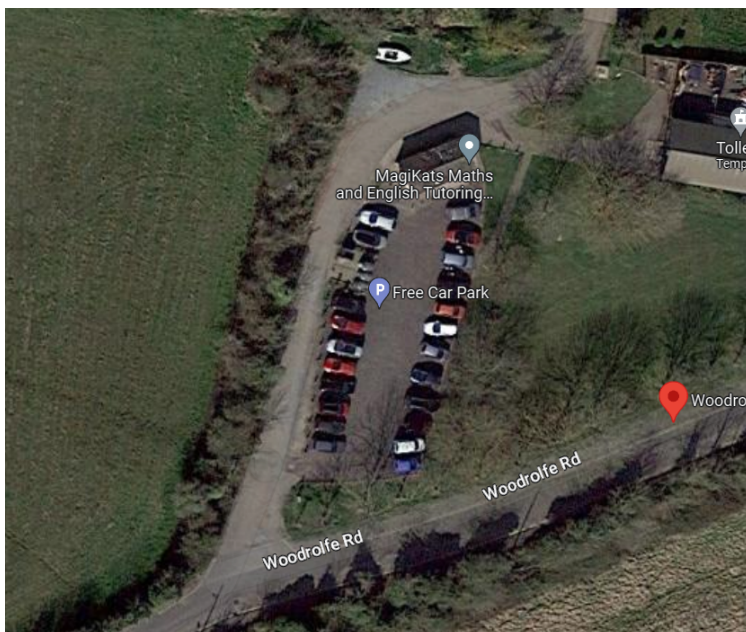
Good afternoon,

We are looking to do some infills with some plainings on the MDC owned road surface that leads to the public convenience.

Obviously the car park which is parish owned required some filling. Would you like us to do this at the same time with plainings.

There would be a cost of £500+Vat for the materials, plant and labour.

If you would like us to do this for you please let me know by this Friday is possible?



Kind regards,

David

David Burnham | Maintenance & Asset Officer | Service Delivery Directorate

Maldon District Council, Princes Road, Maldon, Essex, CM9 5DL

Normal Working Days: Monday to Friday

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