

Dullingham Parish Council

www.dullingham.org.uk

Chairman: Cary Simpson
Address: 1 The Crescent
Dullingham, Newmarket
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Clerk: Karen Peck
19 High Street
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Informal Advisory Meeting (with Community Drop-in) of Dullingham Parish Council to take place on
Wednesday 1st September 2021, at 7pm

Members of the public are welcome to attend and speak on any item on this agenda for the first 10 minutes of the meeting. They are then welcome to remain and observe the rest of the meeting.

MINUTES

010921/1 TO RECORD APOLOGIES FOR ABSENCE

SM sent apologies that she will arrive later to the meeting.
GP sent apologies –work commitments

010921/2 TO RECEIVE ANY DECLARATIONS OF INTEREST:

1. Declaration of any disclosable pecuniary interest in any item of business
2. Declaration of any personal and/or prejudicial interest in any items on the agenda
3. Written requests for dispensations for disclosable pecuniary interests
4. Grants to any requests for dispensation

There were no declarations of interest

010921/3 TO SIGN AND APPROVE MINUTES OF MEETINGS OF:

Informal Advisory Meeting Minutes and actions taken from Thursday 5th August 2021 agreed under delegation. All minutes/decisions will be ratified at the next face to face meeting of the Council.

CS proposed and MC seconded to provisionally approve the minutes and decisions made within the meeting. To be ratified at next face to face meeting. Motion carried unanimously.

010921/4 OPEN FORUM FOR PUBLIC PARTICIPATION (10 Minutes)

Please note all issue to be raised in this section must be sent to the Clerk via email 24 hours before the meeting is due to commence. At the close of this item, members of the public will no longer be permitted to address the Council unless invited to do so by the Chairman.

There were two members of the public in attendance.

One member of the public wished to raise concern with agenda item 01096 (21/01244/FUL The Kings Head, Dullingham). Concerns were raised in regard to increased traffic and parking issues. The Parish Council thanked the member of the public for their comments.

The second member of the public wished to address the council as the developer of the previously discussed 21/01080/FUL discussed at the August meeting. A letter had been received by the Parish Council and they thanked the member of the public for their comments.

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010921/5

MATTERS ARISING:

1. Pavilion and Sports Field

The Parish Council discussed the current closure and they agreed that a budget of £1200 would be set for a condition survey to be completed on the building, which is mandatory to be able to secure grant funding and agreed a spend of £200 for a full water survey.

It was believed the earlier survey maybe possible before the next meeting and CS/RA would update on the timeframes around a conditional survey. The building remains closed and the matter will be re discussed in October.

2. To continue with delegation scheme

CS proposed and MC seconded to approve to continue with the delegation scheme in light of the difficulties with face to face meetings and uncertainty going into the winter. This would be a rolling item on the agenda to safeguard the Council should they not be able to meet and the plan is to meet face to face in October in the Taylor Hall, large room. Motion carried unanimously.

3. To review Action List

The Council reviewed the action list, the clerk will update progress and re circulate to all.

4. Street Lighting Renewal Update

The Clerk updated that there is no confirmed start date currently and parts are still to arrive before commencement.

5. Notice of conclusion of Audit – Annual Governance & Accountability Return for the year ended 31st March 2021

It was noted that the Council had received the Notice of Conclusion of Audit from the external auditors and this had not been approved with no comments made.

6. To discuss and approve Tree Works at the Play Area

MC presented two quotations to the Council for the Tree Works required at the play area. The Council discussed the quotations and agreed unanimously to set a spend of £500 plus and 8% margin.

010921/6

PLANNING

(Any plans the PC are aware of after posting of the agenda will be discussed at the next meeting. The application numbers and brief details will be posted via the notice board prior to said meeting.)

Applications to discuss:

21/01127/FUL Pipers Barn, 63a Station Road, Dullingham

Removal of internal partitions, installation of new fitted kitchen, blocking up existing rear doorway, relocating existing door canopy, and widening existing kitchen window – No Comment

21/01127/LBC Pipers Barn, 63a Station Road, Dullingham

Removal of internal partitions, installation of new fitted kitchen, blocking up existing rear doorway, relocating existing door canopy, and widening existing kitchen window – No comment

21/01219/FUL 18A Station Road, Dullingham

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Replace Existing Oil Tank with 14kw air source heat pump, repair existing brickwork, render walls with lime render paint, replace all existing windows, new mini guttering and down pipes to existing dormer windows, new vent pantiles, new French doors, replace existing gates, remove various features from existing gable wall, prune existing crab tree T1 – No objection

21/01244/FUL The Kings Head, Dullingham

Refurbishment and extension of existing pub, the demolitions of attached outbuilding, construction of store building and conversion of existing outbuildings to holiday accommodation in connection with pub, amendments to access and associated works – the Parish Council replied as follows:

The parish council request this application be **APPROVED**.

Given the location of the public house there will always be some issues regarding parking and access but we feel this application has done all that is possible at the planning stage to address these. It has always been a concern with vehicles entering and particularly exiting straight onto the B10161 and the change of location of the entrance will prevent this making access as safe as is possible.

We would ask that the applicants continue to try and discourage users from parking on the pavement around the pub but it is also noted that a number of vehicle doing this are actually using the village green and not the Kings Head.

From the plans it would appear that whilst the number of covers would appear to be the same the changes to the access will create additional onsite parking which will help alleviate parking concerns.

The addition of 3 guest bedrooms will enable a diversification for the business and will not we feel create any burden on parking.

This application shows intent to make a significant investment which we assume is to make the business viable and as one of very few local employment opportunities this application should receive the support of ECDC as without local business there cannot be sustainability.

UPDATES

18/01384/DISC Land Adjacent Tilbrook Farm 63 Station Road Dullingham

To discharge Condition 5 (Foul and surface water), 7 (Materials), 11 (Construction Environmental Management Plan), 14 (Arboriculture method statement), and 20 (Windows and doors details) of decision dated 28/07/2020 for New dwelling with access and associated works – APPROVED (not notified by ECDC)

21/00803/FUL Land between 31 and 27 Brinkley Road, Dullingham

Erection of new dwelling with associated detached garage and new highway access – REFUSED

21/01426/FUL 85 Stetchworth Road, Dullingham

Two storey side extension and single storey rear – APPROVED

18/01672/DISB Site South Of 22 Brinkley Road Dullingham

To discharge Conditions 3 (Contamination), 5 (Surface Water), 6 (Archaeology), 7 (Footpath), 10 (Tree Protection), 11 (Soft Landscaping), 12 (Hard Landscaping), 13 (Boundary Treatments), 15 (Materials) and 17 (Scheme for domestic sprinkler

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system) for Plot 4 of decision dated 14 November 2019 for Erection of 5 Dwellings and Garages / Cart lodges of decision Erection of 5 Dwellings and Garages / Cart lodges - CONDITIONS DISCHARGED

010921/7

PLAY AREA

To update/ inspection report

MC circulated a full inspection report to the Council prior to the meeting which noted the fence repair needed. MC to action.

Annual inspection is booked for September and the Council await the date for this.

010921/8

COUNTY AND DISTRICT COUNCILLOR REPORTS

AS advised that the Hope Hall application would not be heard until at least October.

010921/9

ENVIRONMENT AND FOOTPATHS

SM The footpaths are gradually being cut, but it has been a long process this year. Footpath map is expected in the next week or two, and they have apologised for the time it is taking.

010921/10

ASSETS

RA noted points to take note of which will need some attention:

Streetlights - there is foliage shielding quite a few of our lights and some could do with a good cutback – RA to provide AS with map of locations and he will contact CCC to establish if this is their land. MR to draft letter for land owners.

Millennium Garden - many of the plants that we put in have disappeared (not all) and it looks like rabbits work. Wildflower root suggested for next year.

Beacon on sports field- needs painting - CS to action

Pond- bank alongside the pond needs cutting back in autumn as is getting too high.

Church sign at bottom of Church Lane- is overshadowed by branches and needs cutting back.

010921/11

FINANCIAL MATTERS

010.1 Bank Reconciliation for August 2021

The bank reconciliation for August was agreed by unanimous decision.

Payments:

010.2 Opus – Street Light Energy	£15.09 DD
K&M Lighting – Street Light Maintenance	£86.04 BACS
HMRC, Wages and Expenses	£711.72 BACS
PKF - External Audit	£240.00 BACS

Income

10.3 None

All payments were agreed by unanimous decision.

010921/12

COUNCILLORS FORUM

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KO advised he would unlock and lock up the Green for the event at the weekend.
MR – 21/01080/FUL additional comment agreed unanimously and will be forwarded to planning.

In addition to our previous comments we wish to add the following observations.
The application is a new application that fundamentally differs from Outline consent.
On that basis the parish council understands that there is no longer a 5 year housing supply shortage and as this site is outside the development envelope it no longer meets the local plan and cannot therefore be approved.

In addition this site is adjacent to the Historic Parkland and given the above situation as well as the comments from the planning inspectorate regarding recent approvals for development in this area it should not go ahead as it will adversely impact this historic site.

Also MR advised free tree bundles are available to celebrate the Queens Jubilee, application to be discussed in October meeting.

CS noted:

White Gates – require rub down and re paint, volunteers requested

Pond – Over hanging Trees need to be looked at

Bench – on order

Pond Sign - requires attention CS to action at weekend

Fence/Gate at Sports Field – To be looked at the weekend weather permitting

Phone Box and Board – awaiting better weather

PC Equipment Purchase – would this be helpful going forward? Thoughts to CS and Clerk

Hedge on Church Lane – CS to find address and ask Clerk to send a standard letter

Bike attached to fencing on Balsham Lane - does anyone know who this belongs to?

Good to see progress on the Flint Walls in the village and noted the donated Lily had been placed at the pond.

010921/13 DIARY DATES – Next meeting at 7pm on 7th October 2021 at Taylor Hall

Meeting closed at 21.11

K Peck
Karen Peck
Clerk & Responsible Finance Officer
Dullingham Parish Council

C Simpson
Cary Simpson
Chairman
Dullingham Parish Council

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Date 7th October 2021