

Minutes of the meeting of Wimblington Parish Council held on Tuesday 10th October 2023 at Wimblington Parish Hall, Addison Rd. Wimblington PE15 0QT, at 7.00 pm.

Present M T Davis (Chairman), Mrs P Amos (Clerk), Cllr. Clark; Cllr. Abbott; Cllr. Hennen; Cllr. Best ; Cllr. Dent; Cllr. Harding ; Cllr. Johnson; Cllr. Mrs Moulton; Mrs Hart; Cllr Gowing ; Mrs Best; Mr Abbott; Nigel Plumb – Anglian Water;

Number	Title & Agenda No		Action
154/23	Apologies for Absence - 1	Cllr Wright - illness	
155/23	Absentees		
156/23	Chairs Additional items - 1a	None	
156/23b	Paul 'pop' Jolley - 1b	Cllr Davis sadly told the meeting of the death of one of our former Councillors and village friend – 'pop' Jolley. His funeral will take place on 20 th October at 12.30 at March crematorium followed by a gathering at Parkfield club. Cllr Davis went on to say that without Pop we would not have a 'Parkfield' only due to his tireless work and fund raising was it able to be built and run by the independent management company in it's present form. His input as a councillor at both Parish and District level is remembered fondly. There followed a minutes silence as a mark of respect. Cllr Davis asked members if we could give a donation rather than send flowers as per the families request. Cllrs were asked to attend the funeral as the Chair and clerk will be away. The new chairman of Parkfield is quite new and may need help. After discussion resolved to donate £200.00 to Eat Anglian Air Ambulance in his name to Proposed: Cllr. Davis; Seconded: Cllr. Johnson	PA
157/23	Declarations of interest - 2	i)declaration: Cllr Abbot on 0234 ii)written dispensation requests: There were none. iii)dispensation grants: There are none.	
158/23	Public Participation - 3	Mr Abbott said that re F/YR20/0234/O he is concerned about the application as the demolition of the bungalow is mentioned but no mention as to how they will remove the concrete yard. Who would be held to account should damage to surrounding properties be damaged? Cllr Davis will raise this point with planning. Also the original application passed is for 7 houses but now they want more than double that number, which will generate a lot of traffic on a single track lane. A letter had been received from a resident objecting to planning application F/YR23/0719/F, forwarded to Cllrs on 5.10.2023	
159/23	Confirmation of minutes - 4	RESOLVED – that the minutes of meeting held on 12 th September 2023 were correctly recorded and that they be signed as being a true record. Proposed: Cllr. Best ; Seconded: Cllr. Clark All in favour.	
159/23b	4b	Presentation from Anglian Water regarding replacement of mains on 16 foot Road: Nigel told the meeting that a new water main is to be installed on 16 foot road as it keeps on breaking. He gave plans out to Cllrs and members of the public. New main will be just South of the level crossing and the road will have to be closed with a diversion in place. They will replace the main into the carriageway rather than on the edge as it is now. Work to start in January 2024 which was deemed the best time for local farmers, least disruptive and should take about 8 weeks to complete. Both Manea and Christchurch PC's have been notified and also Skylark Garden Centre with letters to nearby residents. There will be some water interruptions but at most for 6 hours at switch over. Flexible pipe will be used to avoid movement fractures. All road signs necessary will be in place. Closure notice will be given well in advance. CCC highways will have input regarding the road closure.	
160/23	Fenland District Council - 5	Cllr Davis reported that the latest meeting saw 3 large motions approved re the lack of weed spraying/damage to roads and transport – buses etc. Head of combined authority prefers non-vehicle use. Some places where cycle routes have been planned in Fenland would be dangerous so motion against them has been sent to County. £40 million is planned to be spent on electric buses in Cambridge. A trial of on demand buses may go ahead with large grants being paid to companies in the South of the County. A tour of Fenland hall is planned to assess its viability.	
161/23	Cambridgeshire County Council - 6	Cllr Gowing reported that Lionel Walden has an Ofsted inspection this week. New special needs school to be built off Burrowmoor Road. 2026 build start, for up to 220 pupils.	

162/23	Clerks report - 7	Cambs CC have asked whether they can use our 2023/24 LHI application, which was 'highly ranked', as an example to show others via their web site as a good application. All were in agreement.	PA
163/23	Other Matters - 9	a) Parish Nature recovery plan: Lee Sustins has volunteered to help with the Nature recovery plan, he currently keeps the entrance to Pond Close very neat and tidy and has installed wildlife friendly items in Pond close near to the pond. 2 other residents are also interested. Cllr Johnson has spoken to a lady form FDC after attending the plan event, she has given several names of people who have professional expertise who are willing to help. She suggests a meeting to bring the volunteers etc together with the professionals to advise. To be carried over. b) Climate action plan: Clerk forwarded a draft climate action plan received from SLCC on 12.9.2023. After discussion resolved to roll over. c) EACH: clerk has received a letter and leaflets from East Anglian Children's Hospice asking for support. Last donation was in 2021. After discussion resolved to gift £250.00 Proposed: Cllr Davis; Seconded: Cllr. Abbott d) Events group: Further to the recent PAT testing, it was found that a number of items and processes need to be addressed – email to Cllrs and group 27.9.2023. A qualified electrician attended their repair day to advise and will attend when lights are installed. Cllr Hennen had offered to do the work at cost. He also said that a lot of the metal framed displays are not earthed and probably should be – Raise this with the electrician. e) Fenland Citizen: Cllr Davis asked whether we could buy digital access to Fenland Citizen – there is now a charge for it – cost is £4.99 a month or £54.89 per year. After discussion resolved to agree the subscription. Proposed: Cllr. Dent; Seconded: Cllr. Clark	AJ PA PA

164/23

Payments - 10

147/23b	
163/23c	
131/23a	
106/23a	
101/23d	

a) The members to consider the following: accounts for payment:

Payments		NET	VAT	£
Salaries	*Including pension, tax & NI			2531.40
CAB	Outreach April-June			210.00
SSE	Hall electricity June – Sept	36.08	1.80	37.88
Grahams bin clean	Hall bin clean Sept			12.50
EDF	Pavilion electric final bill	9.39	0.47	9.86
Andy Muskett Ltd	Street lights inspection	1680.00	336.00	2016.00
Cambs pension fnd	Indicative fee	150.00	30.00	180.00
BT	Hall phone & b’band Sep-Nov	103.25	20.65	123.90
D Biggs Electrical	Supply/fit Hive heat control	300.00	60.00	360.00
TKH PAT testing	PAT test xmas lights	213.75	42.75	256.50
Idverde	Grass cutting Sept	584.47	116.89	701.36
Eurocool	Air con service	190.00	38.00	228.00
March Stationary	NHP printing			225.30
Edf	Hall gas Aug-Sept	118.92	5.95	124.87
March stationary	NHP posters	3.00	0.60	3.60
R Redhead	Deliver NHP leaflets			43.00
CAPALC	Training x 2			100.00
HAGS	Roundabout repair	1073.00	214.60	1287.60
Southern electric	Street light electricity Sept	317.40	17.60	335.00
Data Shredders	Shred confidential archive			
Swift Fire	6 monthly alarm service	145.00	29.00	174.00

Invoices paid by Barclaycard

Giff gaff	Pavilion data	10.00	2.00	12.00
Alplas	Business card holders	11.67	2.33	14.00
Rapid locksmiths	Hall cupboard lock	10.00	2.00	12.00
Amazon	Xmas lights repair goods	12.45	2.50	14.95

		<table><tr><td>Amazon</td><td>NHP ink carts</td><td>29.99</td><td>6.00</td><td>35.99</td></tr></table> *See appendix a for salary breakdown  = Previously approved by Chairman or at previous meeting All payments to be made - Proposed: Cllr. Johnson Seconded: Cllr. Harding, all in favour.	Amazon	NHP ink carts	29.99	6.00	35.99	
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165/23	Risk Management/ Policies & Procedures - 11	a) To review policies/procedures: Home working Policy forwarded to Cllrs. on 14.9.2023. After discussion resolved to Proposed: Cllr. Clark Seconded: Cllr. Johnson						
166/23	Planning - 12	Planning: the clerk reported that the following planning applications had been received for comment: a) F/YR23/0719/F - Erect a single storey 2-bed dwelling at Land East Of 12 Norman Way – object as before. F/YR20/0234/O - Hybrid application: Outline application with matters committed in respect of access for the erection of up to 16 x dwellings. Full application for the formation of an access, internal road, open space and drainage involving the demolition of existing dwelling and commercial buildings and provision of passing bays and a footway link to March Road (revised description). at Land North Of 3A - 9 Bridge Lane – object – see appendix b F/YR23/0774/F - Erect 1 x dwelling (3-storey 5-bed) with detached garage at Plot 1 Land South Of Eastwood End – object – as before, not inkeeping. F/YR23/0791/F - Erect 3no dwellings (1 x 2-storey 4-bed and 2 x single-storey 3-bed) and associated works with access from Willow Gardens at Land North West Of 41 King Street – object, not inkeeping with surrounding area, adverse impact on local area or surrounding developments. LP3 - identifies Wimblington as a ‘Growth Village’ and Wimblington is and has grown exceptionally in the last decade or more. This proposed erection of these three large scale dwellings is not in keeping with the surrounding area of both new developments and pre-existing historic dwellings along Kings Street. It does not consider the local context that it would integrate into, the intention (Design and Access Statement) states that this proposal intends to create a theme development of its own. This themed design of dwellings would impact on the street scene when viewed from Kings Street and Willow Gardens, they would also impact on the visual and amenities to the rear of 37 - 39c Kings Street. Noise from vehicles accessing the single road into the site would impact on newly developed homes to the north in Willow Gardens. The erection of a 1.8m high closed board fence to the northern side of the boundary would enclose and effect natural light on the new dwellings in Willow Gardens, plus the 1.8m close boarded fencing to the southern boundary will effect natural light into the properties on Kings Street. This proposal is not in keeping with the surrounding area and would have an adverse impact on the local area and impact on surrounding developments. NPPF - 12- Achieving well-designed places 15 - Conserving and enhancing the natural environment 16 - conserving and enhancing the historic environment - 190 - (b) (c) FDC LPP - LP3-LP16 National Design Code b) Neighbourhood plan: To date 60 questionnaire replies have been received regarding suggested polices. Non designated heritage sites have been approached with few responses but 2 have declined. List will be complied of non- designated heritage and FDC officer will attend to advise if they are suitable. Letters have been sent to 30 local businesses with no responses. Meeting arranged with Fen reservoir.	PA 					

		Cllr Johnson said that the footpath at the end of the 'Stoneleigh' plot– footpath 5, should extend into Nursery Gardens – she will investigate. Cllr Davis had received a report that the footpath on Doddington Rd from number 56A to the village entrance white gate, is breaking up and dangerous – clerk to report c) LHI bid 2024/25: clerk to ask CCC what can be done outside Sisco Garage re crossing vehicles. Ask CCC/Jacob to visit and liaise with Cllr Best. d) Hook Rd: A reply was received from highways – forwarded to Cllrs 5.10.2023. They suggest that we have a self-funded speed survey done (£500.00 to apply) to ascertain speeds, but there is no indication of the cost, clerk has asked for the cost.	PA PA PA
168/23	War Memorial playing field - 14	a) Play eqpt: Contractors for the ninja trail have been advised, they wish to complete the whole project even if we pay for it in two instalments, should we not get any funding. We have refused by 3 funders so far. b) Graffiti: Our artist has been unwell with Covid so prep is a little behind. Leaflets were handed out to children getting off the school buses to get an idea of how many are interested. Artist would like to speak to children for their input. Prep will start next week. c) Land drain: The drain contractor who installed the replacement at the WMPF was asked to look at the holes which have appeared in the field about half way down. He dug down and found that there is a 12 inch concrete drain which he believes to be a storm drain, possibly running from Knowles yard, with no benefit for the playing field. After discussion with the chairman we will just have to keep filling any holes which appear with soil. Knowles have been contacted to see if they have any information about them, they do not but will speak to Tony Knowles when he is next in the office. d) Security CCTV: Cllr Clark said that he has been offered free installation of an armoured cable to the end of the WMPF – cost of the cable only – so that we could have a CCTV camera covering the new equipment to be installed. After discussion resolved to get prices.	
169/23	Parkfield - 15	The new chairman will take over, with help from his wife has also helped recently due to staff absence.	
170/23	Doddington Rd. Cemetery - 16	Cllr Clark has had a report that youths are now sitting in the gazebo most evening – no damage though.	
171/23	Parish Hall - 17	a) Hall gas contract: As per discussion at the September meeting, clerk advised that the gas contract for the hall ends in November to give enough notice time Cllrs were forwarded quotes for a new contract on 11.9.2023. After discussion resolved that that we wish to take out a contract with SSE for 24 months. Proposed: Cllr Hennen. Seconded: Cllr. Harding b) Fire risk assessment: Swift fire have asked whether we would like another fire risk assessment doing this year at a cost of £325.00 net. Last one was in October 2022. After discussion resolved not to. Proposed: Cllr. Clark Seconded: Cllr. Abbott c) Air con repair: Further to the recent air con service it was found that one of the systems requires a new board and fan motor. The costs for parts and labour is £874 plus vat. After discussion resolved to get a second quote.	PA
172/23	Correspondence /other business -18	Cllr. Best asked whether on the funeral day should we fly our flag at half-mast. Decision is yes from tomorrow until day after the funeral. Cllr Harding said that the tyres need to be planted – they will be planted up this week-end. Cllr Johnsona said that we have had 62 responses to the most recent questionnaire + 7 non-designated buildings replies - 2 no 6 yes Cllr Hennen attended the Sept Ransonmoor meeting – Doddington street Pride applied to buy flower but were refused. Wimblington bowls club were awarded money for double glazed windows. Cllr Davis has been contacted by resident asking about the verge which residents have been maintaining most of. As it's been maintained can they claim it as their own? – No they cannot as it's owned by highways. Cllr Gowing will find out who would know about ownership of verges at County.	JG
173/23	Date of next meeting - 20	Next meeting: Tuesday 14th November 2023 at 19.00 Meeting closed at: 21.25	

Payments	October 2023	NET	VAT	£
Handyman	Handyman duties			496.37
Clerk	Clerk duties incl. home wkg all.			1031.32
Hall steward	Hall steward duties			127.90
Cleaner	Hall cleaning			180.61
Inland revenue	Staff tax & NI			354.84
LGSS	Clerks pension			340.36
Total				2531.40

Appendix b

The Parish Council object to the outline application for the erection of up to 16 x dwellings. The proposed site has had two previous planning applications refused and an appeal dismissed. (F/YR15/0317/O - F/YR16/0798/O). Then a planning application, F/YR18/0385/O, was granted on 4th July 2018 for the erection of up to 7 dwellings but no application was made for Reserved Matters within the three year expiry period.

All the above applications received objections from local residents and from the Parish Council, which does not demonstrate evidence of clear local community support. The objections are still valid but there are further NPPF/LPP policies that are relevant. Wimblington village is reaching, if not exceeding, it's proposed commitment to growth of local housing, it has had a good proportionate growth over the past decade, a housing needs assessment (done by AECOM recently) highlights that within this neighbourhood there is a need for affordable smaller properties rather than 4/5/6 bedroom detached properties. This application is a large scale, in depth development in a rural environment and would have an adverse impact on the character and appearance of the area. Bridge Lane is of a rural setting and as such should be protected from uncharacteristic design that is not in keeping with the natural heritage and history of the surrounding settlement. This proposal significantly and demonstrably outweighs its benefit, it is not sustainable - village amenities, facilities, local transportation and infrastructure are struggling to cope with the present rate of growth. Bridge Lane is a narrow single width road which is not structurally built to take excessive traffic movement - an additional 16 x 4/5/6 bed dwellings with 53 parking spaces could mean up to 60/90 vehicles movements twice a day at peak periods. All exiting/entering a narrow, single lane.

Biodiversity checklist (tick boxes) basically states that there has been no survey yet, this site has been untouched for over 8 years! There are large sheds that could be roosting areas for bats or owls, high conifers trees both west and north of the site for nesting birds, overgrown hedgerows and undergrowth.

There is concern regarding the fact that this used to be a haulage yard and has concrete areas that will need to be demolished - noise, pollution and vibrations. The EHO also raise comments regarding the close proximity to existing residential properties and the need for a construction management plan to ensure that any potential disturbance be kept to a minimum. Construction of 16 x dwellings raises the potential even higher.

Flooding has been a problem at the eastward end of Bridge Lane and the topography of this site states that it drops from the western side towards the eastern boundary. The Impermeable area that will be covered by 16 dwellings, access roads and pathways could have an impact on other residential properties within Bridge Lane especially when taking into consideration the additional 88 dwellings now being built south of Bridge Lane. Pre- development the impermeable area is 1.100sq m and Bridge Lane is experience flooding and sewage back flow now. After development the impermeable area will be 7,900 sq m, a major concern. Anglia Water has already commented on the sewage piping onsite and the sewage pumping station situated on the site. LLFA raised objections to this proposal and pollution control was one, this site use to be a haulage yard and houses a maintenance pit where lorries were repaired etc. The Contamination report, done in January 2015, also made reference to the fact that there were 3 pollution pathways within the site - asbestos, fuel/oil and a number of 205 litre drums still onsite.

LPP 3/5/12/ 13/16 plus NPPF policies refer.

With reference to the full planning application regarding - *the formation of an access, internal road, open space and drainage involving the demolition of existing dwelling and commercial buildings and provision of passing bays and a footway link to March Road* - there are concerns as to the ownership of part of the proposed footpath link, the passing bays and Bridge Lane's residents access point. Demolition of commercial buildings that have been highlighted in the report to contain asbestos. Also residents have stated that ditches within and on the perimeter of the site have been filled in therefore drainage has to be investigated. The lane will become urbanised eroding the informal rural, historic visual aspect of the settlement.

This is not a viable, sustainable application and as such the Parish Council objects.