

## **BURWELL PARISH COUNCIL**

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Minutes of the meeting of Burwell Parish Council held at 7.30p.m. on Tuesday 25<sup>th</sup> April 2023 at the Gardiner Memorial Hall, High Street, Burwell, CB25 0HD.

**Present:** Liz Swift (Chair), Lea Dodds, Michael Geary, Gus Jones, Linda Kitching, Jenny Moss, Jim Perry, Michael Swift, Geraldine Tate, Paul Webb, Hazel Williams, and Brenda Wilson.

Also present 5 members of public.

### **FC/25042023/01 Apologies**

Apologies for absence had been received from Joan Lonsdale, Gill Miller, Helen McMenamin-Smith, and Ian Woodroffe.

### **FC/25042023/02 Declarations of any interests known to Councillors**

Jenny Moss and Paul Webb both declared an interest in the planning application for the Land off Factory Road.

### **FC/25042023/03 Approval of Minutes of the meeting of 11<sup>th</sup> April 2023**

The minutes of the meeting held on 11<sup>th</sup> April 2023 were approved and signed as a true record. Proposed by Paul Webb and seconded by Hazel Williams.

### **FC/25042023/04.1 Public Forum**

Five members of the public attended the meeting to raise their concerns about the proposed development at Mahjong, 27a High Street. The residents consider that this new application has a greater effect on those in the vicinity than the initial application did. Although the number of dwellings has been reduced, the remaining properties are now larger and overlook existing properties. There is also one property which will look directly into the bathrooms of a property on Spring Close. Property heights have been omitted from the plans, meaning that the full impact on existing properties cannot be seen. Larger dwellings will attract families with more than two cars, as can be seen with the provision of 11 parking spaces within the development. It is also noted that vehicles leaving the development will need to cross over to the white lines in the middle of the road to turn left (North) out of the development, causing a danger for oncoming traffic. The residents were advised to register to attend the planning meeting at which the application is due to be determined so that they can speak, but also to send a copy to the district councillors of any letters sent to the Planning Officer.

### **FC/25042023/05 Planning Applications**

The following planning applications were considered: -

#### **23/00357/FUL 58 Swaffham Road**

Proposed wall and gates

**Objection due to the impingement on to the public highway. The Parish Council would also like to know if the purpose of the gate is to create a gated development.**

#### **22/00369/DISA 27 Carter Road**

To discharge conditions 3 (site characterization), 6 (foul and surface water drainage), 7 (soft landscaping scheme), 15 (hard landscaping scheme and 19 (cycle storage details) of decision dated 26/08/22 for 22/00369/FUL for the construction of 1no. three-bedroom single storey detached dwelling.

**Amendment – amended access surfacing details in response to LHA comments and provision of four trees in response to Tree Officer comments.**

**No objection but would like confirmation that the Environmental Assessment Condition regarding the asbestos has been met.**

#### **21/01508/DISA Land Adjacent To Melton Farm Newmarket Road**

To discharge condition numbers 3 (Play Equipment), 4 (Hard Landscaping and 5 (Section Drawing showing Landscaping Levels) of Decision dated 13.5.22 for Reserved matters infrastructure application (Phase 2) for internal access, layout, scale, appearance and landscaping for the provision of an internal spine road, landscaping and associated drainage and related infrastructure pursuant to approved application 15/01175/OUM for redevelopment of land at Newmarket Road, Burwell to provide up to 350 dwellings (including affordable housing provision) with associated open space, sports provision, access and infrastructure.

**No objection**

**23/00412/FUL 9 Scotred Close**

Change of use from existing outbuilding to holiday let accommodation – retrospective

**Objection due to lack of parking and noise. The Council fully supports neighbour's concerns.**

**23/00428/FUL Land off Factory Road**

Proposed agricultural building and field shelter

**No objection but building and shelter must remain for agricultural use.**

**23/00274/FUL 1 New Road**

Construction of first floor side extension

**No objections**

**23/00259/TDC 4 Hythe Lane**

Technical detail application for the construction of 2no. three bedroom, two storey detached dwellings following demolition of existing dwelling

**No objections but would like to know what is happening with the protected Ash Tree.**

**23/00261/FUL Mahjong 27a High Street**

Construction of 3no. four bedroom, detached dwellings, remodel existing single storey dwelling with first floor extension and internal alterations, demolition of the existing garage, outbuilding and clock wall facing the High Street and associated works

**Objection – Over development of site and highway concerns. The Parish Council supports neighbour's concerns. Request to District Councillor for the application to be called in for determination by the Planning Committee.**

**22/00479/RMM Phase 2A millstone Park Land Adjacent to Melton Farm Newmarket Road**

Reserved matters for layout, scale appearance and landscaping for Phase 2a for 138 dwellings, parking, internal roads, open space, landscaping, sustainable urban drainage, and ancillary infrastructure pursuant to 15/01175/OUM (as varied by 15/01175/NMAA and 15/01175/NMAB)

and

**22/00420/RMM Phase 1 Millstone Park Land Adjacent to Melton Farm Newmarket Road**

Reserved matters comprising layout, scale, appearance and landscaping for 145 dwellings, internal roads, parking, open space, landscaping, associated drainage and ancillary infrastructure for Phase 1 (Housing) pursuant to outline planning permission 15/01175/OUM (as varied by 15/01175/NMAA and 15/01175/NMAB)

**The Council noted neighbour comments for the above two applications but have no objections to the proposals. The Council is pleased to see that 40% affordable homes are being provided in Phase One. The Council would like to know at which point the play area will be constructed and who will be responsible for the ongoing maintenance.**

**FC/25042023/06 Planning decisions from District Council**

The following decisions were noted:

**23/00112/FUL Collendina Hythe Lane – Approved**

Demolish existing bungalow and replace with new dwelling (revised scheme of previously withdrawn application 22/00605/FUL)

**23/00142/FUL 14 Meadowlands - Approved**

Single storey front and side extension

**FC/25042023/07 Notifications from ECDC of approved work to trees - None**

**FC/25042023/08 Urgent Matters for Consideration**

1. Notification of total salary payments for April 2023 £8222.63  
The salary payments for April were noted.
2. Approval of salary payments for May 2023 due to be paid 24<sup>th</sup> May 2023, total to be confirmed.

Council approved the payment of salaries for May 2023. The Clerk explained that early approval was required due to the next meeting being the day before the date that the May salaries are due to be paid to the employees.

3. Approval of Payments to the following:

The Chair informed Council that in addition to the payments listed below, the deposit for the Westhorpe Play Area Refurbishment also needs to be paid to Playdale. The total of this payment is £63,107.18 including VAT. The estimated start date for the work is week commencing 19<sup>th</sup> June 2023. Jenny Moss proposed, seconded by Paul Webb, that the payment to Playdale and those listed below should be made. Council approved all payments. The Clerk reported that the Council had been successful in securing a Section 106 grant of £10,000 towards the project.

Payee	Description	Amount inc Vat
Lloyds Bank	Various inc. Zoom Fee £143.88, Postage £34.00 and Bus Shelter Glass Panel £75.55	£296.61
Burwell Cleaning	Various Properties (March)	£1,530.80
Sharp	Photocopier Contract	£153.72
Huws Gray	Maintenance Supplies	£517.60
Truelink	March Grass Cutting	£1,041.48
Harrisons of Burwell	Drinking Water Cuts	£693.60
Harrisons of Burwell	Boiler Service JRR & MH	£243.12
Mr Groundsman	Rec Grass Cut March 23	£1,140.00
G Spike	Allotment Deposit Return	£25.00
M Agar	Allotment Deposit Return	£25.00
Npower	StreetLight Energy	£44.73
British Gas	Energy Public Loo	£13.25
WAVE	Water Charges MH	£217.33
	<b>Total</b>	<b>£5,942.24</b>

4. Burwell Day Centre

Liz Swift explained that there are 5 nominated Parish Council trustees for the Day Centre. There are 9 trustees in total. As two will no longer be eligible for the role as they are leaving the Parish Council, two more members will need to be nominated. It is likely that some consideration will be required for the Parish Council to consider if the number should be reduced. The Day Centre is currently financially sound, but there is some concern about the future and with this in mind, to safeguard the trustees, it has been suggested that the Day Centre should consider becoming a Charitable Incorporated Organisation. The Parish Council currently holds the lease for the Day Centre Building. Changes to funding could also affect the Day Centre in the future. It was agreed that the Parish Council should review the constitution for the Day Centre and how it is involved in the future.

5. Annual Parish Meeting 2<sup>nd</sup> May 2023, 7 pm at the Gardiner Memorial Hall

Consideration of opportunity to consult with the community re 20 mile per hour LHI application

Liz Swift reminded those present that the Annual Parish Meeting is due to take place on the 2<sup>nd</sup> of May, and asked if Council should use the meeting as an opportunity to consult with the community about reducing the speed limit throughout the village to 20 miles per hour. The Council had agreed at its previous meeting to submit an application through the LHI scheme to reduce the speed limit on the understanding that should there be an overwhelming objection from the community, that the application could be withdrawn. There will still be a need to consult the village by other means, for example at the carnival. Council agreed that the opportunity should be taken to consult with the community at the Annual Parish Meeting. It will be necessary to present the proposal to the community in such a way that it is understood that whilst an application is being submitted, delivering the change in speed will take time and that there will be opportunities to withdraw from the scheme throughout the process.

6. Email regarding the Burwell Battery Storage Facility 17/02205/FUL

Council noted emails between a resident and the ECDC Environmental Officer regarding the ongoing issue with noise levels from the Battery Storage Facility in Weirs Drove. The issue is being dealt with by the Environmental Officer. The Clerk was asked to respond to the resident informing him that we are disappointed that the issue is still ongoing and that the levels submitted as part of the planning application are lower than actual. The Clerk also to ask the resident to keep the Council updated on the situation.

7. Consideration of the minutes of the Community Leisure and Sports Group meeting held on 18<sup>th</sup> April 2023:

Recommendations

- That the Clerk investigates funding opportunities through ECDC to support the Community Garden
- That a donation of £200 is made to the 2023 Summer Reading Scheme (Burwell Library)
- That a donation of £200 is made to Cambridgeshire Libraries to support the monthly Engage meetings at Burwell

All recommendations were approved by Full Council with the Summer Reading Scheme Donation being proposed by Liz Swift and seconded by Paul Webb. The donation for the Engage meetings were proposed by Jenny Moss and seconded by Liz Swift.

There being no further business the meeting closed at 8.30 pm.

Signed

Dated