



Clerks Report for Full Council July 2023

Agenda Item	Subject		Status
269	Stanway/Toll-gate Link	<p>Planning Application - 212943 6/5/2022 – Upon dialled in advice and a thorough discussion, May 6th FC AGREED to instruct Ellisons to write a legal letter stating the right of way agreement needed amending, regardless of the Planning Application being granted by CBC Planning Committee – 06.2022 – CGC decided against legal costs of up to £1700 for Dispute Resolution Department to review legal position, instead asking the Clerk to contact Land Agent re: design. 09.22 Nicolas Percival advised the landowner has instructed them to search for a tenant for the whole site with a view to vets/dentist/coffee house type establishments (latest visuals provided). NP advised start may be put back from 2023 due to escalating costs and current cost of living climate. NP confirmed the Right of Way agreement is not with his client and only relates to the section at the back next to Homebase. As previously aware, this pathway can be closed at any time. NP happy to talk to SPC when the work does start re: widening the path to accommodate cycles or put in railings at either end of the footpath.</p> <p>03.23 – Land Agent has removed hoarding and strimmed back – a new tenant will be taking possession and putting new plans in (so 12 week planning consultation again) – it is expected that there will be only be minor changes. The Clerk has reminded land agent of the right of way that will need to be amended as a separate agreement to any planning requirements</p> <p>05.23 Enovert and the Quarry have advised they have no further records.</p> <p>06.23 The Clerk has registered at the Records Office in Chelmsford and will look through SPC’s archives to see if anything can be traced regarding the land being “dedicated” to the Parish Council to the owner. The Clerk will attend July 2023</p> <p>05.23 Our solicitor has been asked for advice also regarding this dedication claim</p>	
332	SPC & SVHMC MoU	<ul style="list-style-type: none"> The Clerk has several templates from RCCE to consider with SVHMC for drafting an MoU to confirm the current verbal MoU. After confirming liability with SPC insurers, the Clerk has confirmed with SVHMC that all hirers using the field (unless for a large event), will hire through SVHMC and arrange for SPC’s disclaimer to be signed regarding liability. 11.22 SVHMC & the Clerk due to review current agreements in place and re-define as necessary FC 06.22 agreed to virements to proceed with project to be carried out by Henderson & Taylor. Work commenced 19.07 and will take 7 days approx. Tollgate hall WiFi: OpenReach installed cable mid July but delivery driver for H&T ran over cable, 24th July so work could not complete. H&T need to organise paying for Openreach to return to re-install 07.23 – Clerk will be meeting with SVHMC to draft any amendments to MOU for CG/FC consideration Bouncy Castle school holiday fun days - CS have set up a date during the holidays on the Playing Field – Sat 12th Aug 	

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		<ul style="list-style-type: none"> Tollgate Carpark resurfacing and pothole filing – Potholes completed 06.23 satisfactorily 	
9.7.6	Emergency Planning	EP Working Group report – to be revisited in July/August in association with new community centre. 08.23 Clerk to commence working on this Summer 2023 with Cllr D Linghorn-Baker support	
CG 21/10	Footpath/Cycle Path enhancements	<p>WINSTREE ROAD</p> <p>ECC HAVE DISBANDED WINSTREE ROAD WORKING GROUP MEETINGS FOR THE TIME BEING- The Clerk expressed disappointment.</p> <p>06.23 report from Stanway Scouts sent to WRWG where they offer cooperation to work towards entry to The Stanway School from Villa Road. The Clerk has suggested a meeting with Stanway Scouts – pending a response</p> <p>THE FOLLEY, Villa/Winstree Road 02.23 further request for edging price to sure up mud banks have been sent to Cllr LSB</p>	
GC 20/22 NO. 9	Transfer of ownership of SWG & LLS Playgrounds	<p>Clerk to obtain £ 6000 CIF grant when land transfers complete – request made to EALC 02.03.23 & chased 03.23</p> <p>06.23 All papers returned to Ellisons for submission to the Land Registry</p> <p>07.23 – EALC have advised they cannot honour the grant – The Clerk has requested a review of this as the circumstances were outside of SPC’s control.</p> <p>07.23 – EALC have reconsidered and agreed to honour the £ 6000 grant, upon land registry transfer</p>	
CGC 22/03 9	S106 Funding	<p>02.23 – CCC S106 advised there all funds have now been allocated to projects – The Clerk is awaiting further information</p> <p>02.23 – CCC S106 have requested an updated project list from SPC – 02.23 FC deferred response to after a decision is made on Comb Field donation</p> <p>07.23 FC to consider funding requests from future S106. The Clerk has requested substantiation of recent, past expenditure as Stanway does not have any grant left according to CCC</p> <p>07.23 – The Clerk and Chair have been emailing Ward Councillors, CCC Head of S106 and CCC Planning Officer to establish what funding can be sought for Comb Field in relation to Planning Application 212507 (London Road, Stanway – Weston Homes), and any other planning applications.</p>	
CGC 22/04 11	Local Highway Panel (LHP) Update	<p>05.23 LHP produced Feasibility Study into signalised crossing on A1124 London Road near Millers Lane</p> <p>06.23 CGC with LHP rep notes circulated – budget remaining for 2023/4 is £ 96,000. CS to provide further information on 20MPH requests. The Clerk has asked Cllr Bentley to provide a contact for pursuing the flooding at London Rd/Millers Lane</p>	
FC 22/14 18	Jansma Park (Comb Field) Donation	<p>11.22 FC CONSIDERED acceptance of gift of Comb Field and AGREED to raise a cost code to enable budgeting for 2023/4 and beyond</p> <p>01.23 Solicitors have updated value of Comb Field and size as 9.8 acres (3.967 hectares)</p> <p>03.23 – Full Council accepted donation of Comb Field and bequest of 10% of Mrs Jansma’s estate – Clerk advised solicitor.</p> <p>06.23 – Sparlings Solicitor’s confirmed:-</p> <p>executors accept the field can be farmed for an interim period which is yet to be defined. Sparlings to confirm the burial ground can be extended as well as a public space (Ellison Solicitors have been forwarded their reply for comment</p> <p>07.23 The Deed of Probate has been issued, therefore the transfer of ownership can proceed 6 months after (from Oct 2023).</p>	

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		<p>07.23 – Sparling Solicitors have confirmed the resolution by SPC is acceptable to proceed with the transfer of ownership and 10% share of the late Mrs Jansma’s estate.</p> <p>20.07.23 – as a result of a post of Stanway Residents FB Page in response to the Clerk’s Stanway Life Article, the Chair was interviewed on BBC Essex Breakfast Show and the Colchester Gazette (article yet to be printed).</p> <p>04.23 - Clerk has made contact with:- architects who have provided a draft scheme figure of £ 5000 approx so far Drainage Experts who worked on the Burial Ground to establish preliminary costs and concept of development project Existing farmer who has confirmed he is happy to continue farming the land. The Clerk has requested further information to agree a lease ECC Drainage Expert who assisted previously re: the flooding on Church Lane, so he can review any plans</p>
<p>FC 22/14 19</p>	<p>Warren Lane/Maldon Road Strategic Junction</p>	<p>11.23 FC DISCUSSED the lack of movement regarding the Warren Lane/Maldon Road junction upgrades. Clerk to identify Strategic Officer at Essex Highways who would deal with this junction</p> <p>03.23 – EH representatives visited Council before March meeting and advised a new design will be investigated with initial costs during 2023/4 and this will be fed through to all future developments within the assigned area that can contribute via S106 as there are no other means of funding the project. The Clerk has provided a report of the meeting to Councillors and ECC/EH (further amendments proposed by EH to be advised to FC May 2023)</p> <p>07.23 Clerk has requested an update (as a result of presentation by TARMAC at June FC meeting) – EH have confirmed they are still looking at the alternative lower cost design and once their review is complete, the Strategic Development Department will be provided with the original and alternative layouts to help them with any discussions/negotiations with future developers. 07.23 – the Clerk is continuing to push CCC for S016 or S278 contributions to this junction’s development, particularly as a result of the zoo’s expansion plans (as detailed on the zoo’s open evening, 30th June 2023)</p>