

TEWIN PARISH COUNCIL

Minutes of the Parish Council meeting held on Monday 3rd September 2018 in Tewin Memorial Hall at 7.45pm.

PRESENT: Cllrs K.St Pier (Chairman), Cllr B.Evans, Cllr D.Howson, Cllr K. Lawson and Cllr D. Lloyd.

In attendance: Mrs C.McFarlane (Clerk), East Herts Councillor Michael McMullen and six parishioners.

39. APOLOGIES FOR ABSENCE received from Cllr A.Hill, Cllr N.Moore, Cllr J.Sheridan, East Herts Councillor Linda Haysey and Herts County Councillor Ken Crofton.

40. THE MINUTES OF THE PREVIOUS PARISH COUNCIL MEETING held 2nd July 2018, copies of which have been previously circulated to Councillors were amended and confirmed as a true record and signed by the Chairman.

41. NO DECLARATIONS OF INTEREST

PARISHIONERS COMMENTS.

Mrs Elliot, parishioner, attended to object to the planning application for the construction of 4 new dwellings on Land at Upper Green Road and raise queries as to the differences from the previous planning application which was recently withdrawn. The Rural Exception sites rules and whether there is a need for affordable housing in the village was also discussed.

Mr Hardyman, parishioner, attended to obtain more information about the history of the planning application for the construction of a new farmyard at Tewin Water Farm, Churchfield Road. It was suggested that the parishioner contact the applicant for further details.

Mr Lowe, parishioner, attended to answer any questions about the planning application for 34 Firs Walk.

42. PLANNING

Planning Applications Received

3/18/1796/OUT - Land At Upper Green Road, Tewin - Construction of 4no Dwellings. 3no Affordable Houses consisting of 2 no. Two Bedroom and 1 no. Three Bedroom and 1 no. Three Bedroom Marketable House and new vehicular access - *TPC Object.*

3/18/1777/FUL - Tewin Water Farm, Churchfield Road, Tewin Water - Construction of a new farmyard including 3 new agricultural buildings, associated yard area, cattle handling pens and silage storage area, landscaping and drainage - *TPC No Comment.*

3/18/1602/HH - Timbertops 34 Firs Walk, Tewin - New front facade of dwelling house:- replacement of garage door with a two casement windows;, new front entrance hall, two dormers at first floor level: new bi-fold doors and Juliet balcony to the rear - *TPC No Comment.*

3/18/1567/HH - 39 Upper Green Road, Tewin - Conversion of roof space into habitable accommodation with 2no. gable dormers to the front elevation - *TPC No Comment.*

3/18/1825/LBC - 102 Orchard Road, Tewin - Removal of existing ground floor walls to create kitchen/dining room with new island, construction of new wall and doorway to create smaller ground floor wc, addition roof worktops/sink to existing ground floor study in order to create new utility room, addition of new doorway between proposed kitchen /diner and utility room, conversion of bedroom 5 into family bathroom and ensuite to bedroom 4 involving removal of existing walls, erection of new walls, creation of new opening and installation of new bathroom/shower suite, conversion of existing family bathroom into dressing room, installation of new shower suite into master ensuite and enlarged opening - *TPC No Comment.*

The four below were agreed by email to be no comment

3/18/1438/HH - 13 Bishops Road, Tewin - Rebuilding of existing single block garage and addition of first floor extension above - *TPC No Comment .*

3/18/1588/VAR to 3/18/0779/HH Four Winds 18 Desborough Drive, Tewin - Removal of condition 3 (obscure glazing and fixed shut first floor front window) of planning permission: 3/18/0779/HH - Demolition of single storey entrance. Erection of two storey front extension and first floor rear extension. Replacement of windows and doors, including alterations to openings. Replacement of roof tiles and incorporation of roof windows - To allow front window to be non-obscure glazing and not fixed shut - *TPC No Comment.*

3/18/1503/NMA - 74 Upper Green Road, Tewin - Non material minor amendment to LPA's approval 3/15/1018/VAR- erection of 1 dwelling. alterations to condition 2 (Approved plans) and condition 6 (Landscaping). Alteration of windows and revision to balcony- *TPC No Comment .*

3/18/1468/CLP - Seven Pines Margery Lane, Tewin - Single storey side extension - *TPC No Comment.*

Certificates of Lawfulness

3/18/1737/CLP - Bracken Hill Queen Hoo Lane, Tewin - Construction of incidental outbuilding to include home gym and art studio/hobbies room.

3/18/1730/CLP - Bracken Hill Queen Hoo Lane, Tewin - Demolition of existing detached garage. Construction of detached garage.

3/18/1666/CLP - Orchard Grove Tewin Close, Tewin - Erection of outbuilding.

Planning Decisions

3/18/1270/HH - 19 Sevenacres, Tewin - Erection of single storey rear conservatory - *TPC No Comment - EHC Granted.*

3/18/1245/HH - 5 East Riding, Tewin - Creation of basement with adjoining lower terrace. Alterations to front entrance, erections of canopies and single storey extensions - *TPC No Comment - EHC Refused.*

3/18/1232/HH - 17 Firs Walk, Tewin - Alterations to driveway - *TPC No Comment - EHC Granted.*

3/18/0873/FUL - Tewin Cowper J M I School Cannons Meadow - New Layout Plan for reception block, new car park, new games area and alterations to existing play area - *TPC objects to the new layout plan and supports the objections made by the immediate neighbours as removal of a tall mature hedge and replanting of the hedge will make matters worse for the neighbours. There is no guarantee that it will be allowed to regrow to its present height. Lack of consultation between the school and the local community. No alternative designs which would be compatible with the style of the existing school, complimentary with the street scene, and not obtrusive to the neighbours have been considered. Hox Design Architects should have made the applicants aware of their obligations under NPPF 66 and 72.*

Tewin Parish Council has made the following suggestions to Tewin Cowper School : withdraw the car park from the application and repositioning the classroom. This planning application is going to Committee on 15th August 2018. The Parish Council noted the receipt of a letter from Tewin Cowper School Governors and the Chairman agreed to make an appropriate reply to the letter. A meeting was held with the school on 24th July 2018. Application has now been Withdrawn by applicant .

3/17/1952/OUT - Land North of Godfries Close, Access off Upper Green Road, Tewin - Construction of 4no dwellings - 2no three bed and 2no two bed and new vehicular access - *TPC Object - Application Withdrawn by applicant.*

Enforcement Issues

23 Firs Walk, Tewin - East Herts Council Planning Enforcement agreed to look into the front gate over 1m high and the side fence between 23 and 25 Firs Walk over 2m high. *EHC advised that no action is to be taken.*

Appeals Submitted

3/18/0405/HH - 13 Bishops Road, Tewin - Rebuilding of existing defunct single block garage and the addition of a playroom and spare bedroom above - *TPC No Comment - EHC Refused- Appeal Submitted.*

3/17/1802/FUL - Catbells 40 Firs Walk, Tewin - Demolition of existing 1.5 storey bungalow and replacement with modern family home - *TPC No Comment but the householder was advised that there had been past problems with the route of FP32 across the property - EHC Refused - Appeal Submitted.*

43. FINANCE

Accounts for Payment - In accordance with the Council's Financial Regulations the schedule of payments approved by the Parish Council from the Current Account since 2nd July 2018 amounted to £30,355.70.

Pavilion Works - The Parish Council agreed to pay the final N&A Veasey invoice for £13,750 plus vat for the Pavilion extension works as well as the extras totalling £6,828 previously approved for : foundations, cladding, drains, heater installation, gutters, internal decorations and roof design.

LCF Grant Money - The second tranche of the grant is to be applied for.

Tewin Cricket Club - A donation of £5000 was received towards Pavilion extension works.

Tewin Tennis Club - A donation of £1000 was received towards Pavilion extension works.

Friends of Tewin - A donation of £1000 was received towards the new heaters in the Pavilion.

East Herts Council Community Fund Grant - A grant of £8000 was received towards the Pavilion extension works.

44. RISK ASSESSMENT

Cllr J Sheridan has completed the remedial works to the two benches on the Lower Green bank.

45. HIGHWAYS MATTERS:

Meeting With Herts Highways - Following a meeting on 17th July 2018 Herts Highways have agreed to apply for funding to repair the footpath along Upper Green Road from Godfries Close to Lower Green. They also advised that priority gully cleansing is due to start in Tewin shortly.

Water Leak outside 106 Orchard Road - This has been reported to Herts Highways again who have referred it to Affinity Water.

Void under road in Harwood Close - This was reported to Herts Highways and has had concrete injected into the void and the road repaired.

Lower Green Pavement Trip Hazard - Following the removal of the fir tree outside the Old School House the pavement needs repairing as tree root is sticking out of the pavement. This will be reported to Herts Highways for works to repair the pavement.

46. PAVILION AND UPPER GREEN

Weekly Playground Inspections - Nothing to report.

Annual Playground Inspection - The report on the inspection has been received and Cllr B Evans agreed to look into it and report back at the next meeting.

May Pond Green Electricity Cabinet - UKPN have removed the electricity supply and cables and we are waiting for Taylor Wimpey to remove the cabinet itself.

Pavilion Extension Works - The extension works have been completed. A quote is being sought for installation of a key safe, blind, changing room hooks and door repairs.

Litter Bin - The Parish Council agreed to look into a litter bin with a lid.

HCC Tree Works on Upper Green - On 9th August Gristwood & Toms were found removing trees on Upper Green without permission from Tewin Parish Council who had no knowledge of the works. HCC Rural Estates had sanctioned the works and it was stopped immediately. The Parish Council agreed to remind HCC Rural Estates of the lease and discuss compensation.

Trees - The Parish Council agreed to include the claret ash trees, on the corner of School Lane, in the annual risk assessment so that if necessary any works can be done before the electricity company.

47. CORRESPONDENCE

The Macular Society enquired why Tewin residents were no longer attending their meeting. They were advised about the new bus timetable and it was suggested that the date and time of the meetings be adjusted to accommodate the new timetable.

Upper Green Road, from the junction with Tewin Hill southwards for 75m, will be closed at some point in the future for water connection works.

Burnham Green Road Caravan Site - An enquiry was received about the new mobile homes on the site. The parishioner was recommended to contact East Herts Council and/or the MP.

48. REPORTS OF REPRESENTATIVES TO OUTSIDE BODIES

49. DATE OF NEXT MEETING

The Parish Council agreed that in future they will use the Kimberley Room in preference to the Parish Room for future meetings.

The next meeting will be at **7.45pm on Monday 1st October 2018** in the Kimberley Room at Tewin Memorial Hall. As there was no further business the meeting was closed at 9.12pm.