



STANDON PARISH COUNCIL

Clerk to the Council: Belinda Irons, 14 Crawley End, Chrishall. SG8 8QL
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To: **MEMBERS OF STANDON PARISH COUNCIL**

You are hereby summoned to attend the **Meeting of Standon Parish Council** to be held on Thursday 25th March 2021 at **7.30pm** via virtual meeting to transact the business shown in the Agenda below. Public and press are invited to attend.

Join Zoom Meeting

<https://us02web.zoom.us/j/83733122952?pwd=K0QzV2MxcW4zbjI3b1BpNUhWSEdoQT09>

Meeting ID: 837 3312 2952

Passcode: 395680

Telephone Access number: 0208 080 6592

Belinda Irons

Signed: Belinda Irons

dated 18/3/21

AGENDA

Councillors will provide written reports to support agenda items

Procedural Items

- 21.47 Councillor apologies for absence
- 21.48 Other Councillor absences:
- 21.49 Declaration of Members' Interests (pecuniary/non-pecuniary) for this meeting:
- 21.50 Minutes of Previous Parish Council Meeting: held on the 25th February 2021.
- 21.51 Public comment or representation:

In accordance with Standing Order 3, members of the public present at the meeting are permitted to make representations and give evidence in respect of any item included in this agenda. This section shall not exceed 15 minutes. Each person may speak once only for no longer than three minutes. All comments must be directed to the Chairman

Meeting to be resumed for

- 21.52 S & P Community Centre: Cllrs Leage & Boxall

CC Management Committee Report/update

Wilby & Burnett conditions survey including disabled ramp to rear of Fordham Hall: discussion/decision

Tennis Club: Provision of toilets: planning application submitted. PC installation of sewer: discussion

21.53 Standon Village Hall: Cllr Marshall & Crook

Wilby & Burnett conditions survey: discussion/ decision

Committee Report/update

21.54 Legal update: Clerk

Burrs Meadow: boundary issue: update: ongoing

Licences: Community Centre Licence to Occupy: Meeting

Standon Village Hall: Fence erected on PC land: boundary set by neighbour: PC response

Century Hall: asset of community value: negotiations with owner to purchase:

21.55 Charity Commission re Memorial Field

21.56 Highways: Cllr Wren

High Street, Standon:

Safety on the A120: Safety audit awaited

21.57 Planning Matters: Cllr Leage

Planning applications:

3/21/0536/FUL	Rigery Farm, Labdens Lane, Colliers End Erection of entrance gates and boundary fencing
3/21/0513/HH	Willowbank, Wellpond Green Single storey side and rear extensions to include roof lantern. A loft conversion to include the construction of front and rear dormers and insertion of rooflights.
3/21/0339/HH	2 Lunardi Court, Puckeridge Single storey rear extension with insertion of 2 rooflights
3/21/0426/VAR	The Poplars, Wellpond Green Variation of Condition 4 (use of outbuilding) of planning permission ref: 3/20/2187/HH (Demolition of outbuilding and replacement outbuilding in new location) Existing outbuilding demolished. Replacement outbuilding has been designated incidental use in Condition 4. The existing outbuilding

	obstructs client's view from house across the garden.
3/21/0441/HH 3/21/0442/LBC	7 Buntingford Road, Puckeridge Replacement detached garage
3/21/0446/FUL	Standon & Puckeridge Lawn Tennis Club, Station Road, Puckeridge Extension to outbuilding to add amenities and storage space
3/21/0508/HH	16 Rib Close, Standon Conversion and alterations of garage to habitable accommodation and single storey front extension
3/21/0461/LBC	Fox & Hounds, Bromley Lane, Standon Removal of non-working gas fire, two red gas canisters, associated pipes and electronic flue. Install external black flue fixed to the wall using brackets, lower and repair plastic soil pipe
3/21/0669/HH	12 Gatesbury Way, Puckeridge Single storey side extension with roof lights

Other Planning Matters:

Convenience Store, 2 High Street, Standon: lighting and signage:
enforcement

Ribdale Barwick Road, Standon

Appeal: Knoll Farm, Standon Green End: 3/19/0331/LBC
LPA Appeal Reference: 20/00026/REFUSE

Appeal: Black Grove Wood, Colliers End

Standon High Street: PC planning application for planter/ cycle rack & litter bin
submitted:3/21/0690/FUL

Conservation Areas and Article 4 application submitted to EHDC: update

Puckeridge Tributaries: planning enforcement and SUDS compliance

47 Buntingford Road, Puckeridge: concern re Walnut Tree removal of
branches

Cala Homes hedge removal: it is agreed with Carla Homes that the removed
section will be replaced with mixed native species using ready growing plants
rather than whips which have a comparatively low success rate.

Suitable hedging material will not be available until the Now 2021/ March
2022 planting season and Carla Homes have agreed to carry out the planting
then. The case will remain open until the planting is complete.

21.58 Finance: Itemised Payments will be shown on a separate Appendix
Finance Summary:

Balanced brought forward:	£268,135.31
Plus receipts: Feb	£0.17
Less payments: Feb	£8,748.02
Less Ring-fenced	£150,309.00
Total	£109,106.86

Financial Regulations: Review

PROPOSAL: That Standon Parish Council herewith agrees by resolution to agree the proposed changes to Standon Parish Council Financial Regulations

Risk Assessment: Review

PROPOSAL: That Standon Parish Council herewith agrees by resolution to agree the proposed changes to Standon Parish Council Risk Assessment

Appointment of Surveyor to oversee maintenance of Parish Council assets:

PROPOSAL: That Standon Parish Council herewith agrees to appoint Wilby and Burnett to act on behalf of Standon Parish Council in the procurement of building and associated services as detailed in their respective reports relating to Standon & Puckeridge Community Centre with an associated fee of 10% of the respective invoice fees

21.59 Climate Change: risk assessment & carbon neutral targets for assets

21.60 Members Portfolio update not separately classified:

Cllr Leage Friends of the Rivers Rib and Quin: update

Cllr Hall Community 1st Responders

Cllr Crook P3
Colliers End issues

Cllr Foot Allotments: gates; fencing/ annual award: update
Allotment memorial bench: install: plaque to be ordered

Website (with Cllr Wren)

Cllr Marshall Green spaces & common land
Historic documents: MM

21.61 Clerk's updates:
Park Lane: trees Recommendation that SPC pay HCC to install appropriate trees in the autumn and then HCC takes ownership as maintenance is included in the charge

Knee rail: installed
 Bench & noticeboard: weatherproofing
 Fence behind football hut: damaged, in need of replacement
 Annual Parish Meeting: Agenda
 Colliers End Village Hall: BIFFA grant update
 EHDC: grants available
 Section 106 fund availability
 Station Road Telephone Kiosk: library: discussion
 Memorial Field: dog waste and signage

21.62 Correspondence

Mr Mitcham Southfields Knee Rail: concerns
 Ms K Burke Park Lane Tree removal: complaint
 Ms V Mead Request to use Memorial Field for puppy training
 Ms K Findlay Station Road Telephone Kiosk: recommendation to
 convert to a library/ request for update

21.63 Planning decisions and awaited decisions: Cllr Leage

3/20/0819/FUL Decision awaited	Dowsetts Farm, Dowsetts Lane, Colliers End Engineering works to re-profile part of an existing agricultural field involving the creation of a temporary haul road
3/20/1146/OUT Decision awaited	Standon Business Park Stortford Road Standon Outline planning permission for demolition of existing buildings and construction of mixed use development comprising 30 residential dwellings and commercial development of 1021 square metres of B1(a) office use, with associated 96 car parking spaces and landscaping - all matters reserved except for access.
3/20/1852/LBC Decision awaited	Gable Cottage. 60 High Street, Puckeridge Replacement of sashes to the first floor rear. Replacement of 2 ground floor rear windows. Alterations to ground floor windows by adding one course of brickwork. Replacement of front door
3/20/2227/HH Decision awaited	26 Stortford Road, Standon Retention of increase to roof height of 100mm
3/20/2377/FUL Decision awaited	Labdens House, Colliers End Demolition of annexe/outbuilding and barn. Erection of 2 detached dwellings with attached garages and associated residential curtilages.
3/20/2441/HH Decision awaited	26 Stortford Road, Standon Proposed single storey outbuilding at lower ground level. Demolition of

	detached garage and construction of replacement detached garage.
3/21/0052/FUL Decision awaited	LA Packing, Gore Lane, Barwick Removal of existing outbuilding and erection of a building for use as a dry store. Creation of 9 vehicle parking spaces and 7 cycle parking spaces
3/21/0150/HH Decision awaited	36 Station Road, Puckeridge Ground floor front and side extension to include replacement garage. Single storey rear and part first floor front extension
3/21/0247/HH Decision awaited	Hanging Wood House, Hanging Wood Demolition porch and erection of a two storey extension on the Western elevation of the property with changes to the fenestration and creation of a new entrance. To rescind existing planning application 3/19/1591/HH
3/21/0200/LB Decision awaited	30 High Street, Standon Regularisation of: Insertion of an internal stud partition wall at first floor level to divide the property into two separate self-contained dwellings.
3/21/0269/HH Decision awaited	24 Southfields, Standon Erection of two storey side and rear extensions; single storey front extension with front porch; single storey rear extension and alterations to fenestration
3/21/0281/FUL Decision awaited	Gunpowder Farm Barwick Proposed menage, demolition of barn and construction of replacement of barn
3/21/0403/VAR Decision awaited	Plot 1, The Orchard, Kasteel, Wellpond Green Variation of Condition 6 of planning permission ref: 3/20/1693/VAR: Variation of condition 2 of planning permission 3/18/1011/VAR. Demolition of existing bungalow and industrial unit, erection of two detached dwellings and a new vehicular access. For the re-siting of dwelling, alterations to fenestration and internal layout and increase in size of outbuilding: removal of Leylandii hedge.

21.64 Dates of Next Meetings:

Meetings to be held virtually:

PC meeting dates for 2021:

22nd April; 27th May; 24th June; 22nd July; 23rd September; 28th October;
25th November

Annual Parish Meeting: 27th May