

**RIVENHALL PARISH COUNCIL**  
**MINUTES OF THE SPECIAL PLANNING MEETING HELD ON 16<sup>TH</sup> MAY 2012.**

**Present:** Cllrs. Abbott, Bills, Brailey, Wright, Prime and Clark.

**In the Chair:** Cllr. Abbott.

**Also present:** Parish Clerk and 2 members of the public.

**613.. To receive any apologies for absence.**

There were no apologies received.

**614.. Declarations of Interest relating to agenda items.**

There were no Declarations received.

**615.. Public Forum for 10 minutes.**

The only matter raised by a member of the public related to item 616 below.

**616.. Planning application.**

**12/00611/FUL.** Change of use of existing vehicle parking to parking associated with Bartrums Road Services Ltd.

Appleford Farm Cottages, Braxted Road, Rivenhall End.

After careful deliberation it **was unanimously agreed** that the following objections be notified to BDC together with the request that this application be refused:

*General:*

This application is for extended industrial vehicle parking in the countryside and is not adjacent to any development boundary.

The impact of the HGV movements and parking on the housing tenants who live in close proximity to the site could become increasingly intolerable.

*Detail: Planning Statement.*

Numerous HGVs are currently being parked on this site overnight as has been observed by Councillors and members of the public, contrary to the statements made by the applicant and contrary to the existing planning consents. It may be that vehicles are brought from Witham each morning, but these would be *additional* to those already there from being parked overnight.

The applicant is effectively applying for (retrospective) unrestricted use of the site, which could include the daily parking of HGV drivers' private vehicles and could open up the possibility of the drivers of "other goods vehicles" sleeping overnight in their cabs. Previous refusals and Appeal decisions have clearly ruled that 24/7 use of this site in unacceptable in planning terms.

BDC imposed a condition that the maximum number of vehicle movements per day be limited to seven. This application would double that number at least, with no clear information from the applicant on total vehicle movements of HGVs, vans, cars etc. This is of major concern to residents in Rivenhall End who have repeatedly contacted the Parish Council about increasing traffic through the village, including in respect of Flight/Bartrums. Large HGVs cannot pass each other in Oak Road without mounting the pavement; they cannot turn off the A12 and keep on the correct side of the road, they repeatedly demolish the concrete bollards at the junction of Henry Dixon Road and can on occasion force car drivers to have to reverse back from the same junction to enable them to negotiate the bend.

Essex Probation Board vehicles were private cars and minibuses, which cannot be compared to HGVs, so the applicant's claim that the previous consent for this land establishes the use they want is not sustainable. In addition, the application boundaries are unclear and this latest application would involve a third area of land on the Appleford Farm complex being used by Bartrums.

The applicants state that "...their landlord may wish to terminate..." This has been claimed for a number of years by the applicant in successive applications. There is no documentary evidence provided to substantiate this claim.

There are three dwellings currently occupied in close proximity to the site, not one as stated by the applicants

Detail: Appendices.

Alternative sites are currently available within the district and not as indicated by the applicant. To highlight just one; the site at Boars Tye Road, Silver End is still available according to the agents Fenn Wright.

**617.. Finance matters.**

To approve the Insurance renewal premium for 2012/13.

The Clerk reported that in his opinion the insurance values and details appeared to be at the correct level.

**Proposed by Cllr. Abbott, seconded by Cllr. Brailey and unanimously agreed** that the insurance premium be paid; a cheque was then drawn accordingly.

831	Aon Limited	£1,124.58	Renewal premium for 2012/2013
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The Clerk requested that a cheque be raised for the cost of his additional CiLCA module regarding the General Power of Competence.

**Proposed by Cllr. Wright, seconded by Cllr. Clark and unanimously agreed** that this be paid; a cheque was then drawn accordingly.

832	SLCC-CiLCA Management	£20.00	Additional CiLCA Module
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**618.. Dates of future meetings.**

Tuesdays 12<sup>th</sup> June in The Henry Dixon Hall and 3<sup>rd</sup> July in Rivenhall Village Hall, commencing promptly at 20.00 hours.

Items for the June meeting to the Clerk by 1<sup>st</sup> June at the latest.

**619.. Closure.**

The Chairman closed the meeting at 20.40 hours.

Signed: ..... Date: .....

CHAIRMAN