



## BURY PARISH COUNCIL

[www.buryparishcouncil.co.uk](http://www.buryparishcouncil.co.uk)

Parish Clerk - Charlotte Copley  
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**Meeting:** Full Council and Planning Committee  
**Date/Time:** Wednesday 5<sup>th</sup> April 2023 from 7.30pm  
**Venue:** The Committee Room, Bury Village Hall

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### Minutes

- 0423-181 PRESENT AND APOLOGIES FOR ABSENCE  
Present: Councillors J. Prestage (Chair), D. Wakefield (Vice Chair), K. Prestage, J. Hayes and R. Scantlebury.  
District Councillor Brereton.  
Also present: C. Copley – Clerk and 3 members representing QED Planning.  
Apologies: D. Masterson (illness), County Councillor Costello.  
**Resolved** To accept apologies.
- 0423-182 DECLARATIONS OF INTEREST  
To receive declarations of interest relating in items on the agenda as confirmed within Bury Parish Councils Code of Conduct. Dispensation requests must be made to the Clerk prior to the meeting.
- 0423-183 PUBLIC PARTICIPATION  
None present. One member of public did forward a written request to be put to Stonewater Housing, see item 0423-186.
- 0423-184 ATTENDANCE BY QED PLANNING – PLANNING CONSULTANCY FOR THE CARE SECTOR  
Members received a presentation from QED Planning on behalf of Barcroft Estates, outlining the designs and plans in respect of the proposal for new 70-bedroom care home on the former RAF Upwood Site (Bury).  
The applicant - Barcroft Estates specialists in acquiring land for care home developers and operators.  
HC-One is the preferred operating partner for the new care home who operate 300 care homes across the UK including an existing care home in Bury. The new care home will provide 24-hour support and care for the frail elderly, meeting a full range of residential, nursing and dementia care needs.  
The chosen location for the care home is within the Phase 2 development of RAF Upwood (Bury), this application is in the reserved matters stage and still under consideration by the planning authority (Huntingdonshire District Council).  
The scheme will comprise:
  - 70 en-suite bedrooms
  - 24-hour care provision
  - Spacious communal and amenity spaces incorporating a café, cinema, hairdressers, activity rooms, dining spaces, lounges and quiet rooms
  - Staff facilities including a lounge, training area, and changing rooms.
  - On site kitchen and laundry
  - Extensive landscaped gardens for residents to enjoy
  - Car and cycle parking as well as dedicated spaces for deliveries and ambulanceThe proposed care model allows residents to live as part of smaller households within the care home where they can receive trained on-site care and support.  
Creating a range of employment opportunities for local people both during construction and operation. Up to 62 FTE jobs, with approximately 28 staff on site at any one time.
- 0423-185 MINUTES OF MEETINGS FOR APPROVAL  
Combined full Council and Planning Committee meeting 1<sup>st</sup> March 2023.  
**Resolved** To accept the minutes of meeting 1<sup>st</sup> March 2023 as an accurate record of resolutions and therefore duly signed by the Chair.

- 0423-186 STONEWATER HOUSING - 22/01946/REM : Tunkers Lane and Buryfield developments, Bury.
- 1). To receive information from DT Architects in response to questions put to Stonewater at the meeting November 2022, PC-1122-075, mainly housing mix, size and tenure along with drainage.
  - 2). To address with Stonewater representative if present, issues relating to their development site off Buryfield, mainly the blocked gulleys, mud on the road and disruption to neighbouring properties.

**Resolved** As Stonewater Housing representatives did not attend the meeting in person the matters raised above will be put to Stonewater Housing for a response, Planning Enforcement, Head of Planning at Huntingdonshire District Council and Executive Member of HDC Tom Sanderson.

**Action** **Cllr Prestage, Cllr Wakefield and Clerk.**

0423-187 PLANNING COMMITTEE MATTERS

**RAF Upwood**

- 1) To receive an update on the next consultation phase of the Guardroom project.
- 2) To discuss arrangements to instruct a structural survey on the Guardroom.
- 3) To consider the findings of the Clerk report outlining the Councils requirements under the Landscape and Biodiversity Plan for the open space, Phase 1 RAF Upwood.
- 4) To receive an update on progress of the Phase 1 works from Mr Jewell, Hyde Housing.

**Resolved** 1) The Guardroom project is progressing well with the final model being presented to the Council 18<sup>th</sup> April, Cambridgeshire ACRE will progress the next consultation phase with the model, encouraging public engagement, focus groups and the public event on the 20<sup>th</sup> May. The Clerk hopes to include this material in the next newsletter.  
2) The Council to commission a structural survey once the building has been cleared, Hyde Housing will reimburse the Council of the costs upon completion.  
3) The report was received and contents noted, and still in the pricing stage.  
4) Mr Jewells update was received and noted. Confirmation that the start on site was legal has been received from the Planning Authority so the planning consent remains live, the section agreements are close to conclusion, and with tendering underway they expect/hope to commence development in August/September

**Action** **Clerk**

**BMX Track**

- 1) To receive an update on the purchase of the BMX track.
- 2) To consider the Clerks report (sent to members 14.03.23) regarding the MUGA project.

**Resolved** 1). *On the morning of the 6<sup>th</sup> April the Councils solicitors informed exchange and completion is expected by the end of this month.*  
2). The Clerk informed members the planning authority confirmed full planning permission is required for the levelling of the BMX track and installation of the MUGA The Clerk was asked to go back and check if the installation of a MUGA could be carried out under Permitted Development.

**Action** **Clerk**

**Pedestrian Crossing**

To receive and note the Feasibility Study confirming the Councils contribution to the scheme of £37717.10 and next steps.

**Resolved** The Feasibility Study was received and noted, the Clerk confirmed the Council has earmarked a reserve for the costs. The next stage of the application is the Panel Meeting, on the 21<sup>st</sup> April, Burys slot is at 9am where no more than 2 representatives of the Council are to attend to state their case for the crossing, it is required for applicants to complete a written statement outlining their bid and why they believe it should receive funding via the LHI process, this must be submitted to the panel a week beforehand (Friday 14<sup>th</sup> April).

**Action** **Cllr J Prestage and Clerk**

0423-188 PLANNING MATTERS AND PLANNING CORRESPONDENCE

- 1). New applications.  
**23/00427/FUL** - Proposed Agricultural Access. Hall Farm Warboys Road, Bury. – **REFUSE TO SUPPORT**  
**CCC/22/151/FUL** – Construction and operation of Thermal Treatment Facility for the generation of electricity from non-hazardous, residual waste (post-recycling); including associated plant and infrastructure, vehicular access, car parking and landscaping. The Old Brickworks, Puddock Hill, Warboys, Cambridgeshire, PE28 2TX – **REFUSE TO SUPPORT**  
*Under the Councils adopted scheme of delegation this item was dealt with outside of this meeting in order to meet the County Council deadline for response.*

- 2). Applications determined.  
**22/02417/FUL** - Alterations and change of use of barn to single residential dwelling and the erection of a detached double garage – Shillow Barn, Warboys Road, Bury – APPROVED
- 3). Planning correspondence.  
To receive information relating to the Cromwell Fields development and issue with the adjacent public right of way. - RECEIVED  
<https://publicaccess.huntingdonshire.gov.uk/online-applications/>

0423-189 CLERK'S REPORT

Report of matters arising from minutes of 1<sup>st</sup> March 2023, correspondence and crime reports.  
**Resolved** Received and noted.

0423-190 REPORTS FROM COUNTY AND DISTRICT COUNCILLORS

County Councillor Costello provided a short update in her absence; At full council last week, it was decided not to hold a referendum on the proposed congestion charge for Cambridge so that will probably be going ahead now, although another attempt may be made.

District Councillor Brereton updated members on the Local Plan review which is now at stage 2; A Call for Sites Consultation opened Wednesday 29th March 2023, and runs for **10 weeks until Wednesday 7th June 2023**. Potential sites for development can be submitted through the [online planning portal](#).

Launching at the same time as the Call for Sites is the consultation on two methodologies that will be used during the full update to the local plan. These are:

- Settlement Hierarchy Methodology

This document has been developed to assess the sustainability of settlements and aid in the decision-making on their suitability for future growth in the next Local Plan.

- Land Availability Assessment Methodology (LAA)

The primary purpose of the LAA is to set out a clear methodology by which to assess potential development sites and provide a consistent way in which to assess their suitability, availability, achievability, deliverability, and potential capacity.

The consultation for these two documents opened Wednesday 29th March 2023, and runs for **6 weeks until Wednesday 10th May 2023**. Comments can be made on the [council's planning portal](#).

0423-191 PARISH COUNCIL ASSETS

- 1) To receive a proposal to refurbish the telephone box door and add doors to the Meadow Lane noticeboard.
- 2) To receive costings and agree maintenance schedule for the cleaning and refurbishment of the parish bus shelters.

**Resolved** 1). To go ahead with the purchase of a new door unit for the telephone box replacing the rotten damaged door, take up the kind offer of help from RamShed, and provide a donation, to carry out the works to the telephone box and repair to the Meadow Lane noticeboard including installing doors on the board to help protect the notices and prevent littering from lost notices.  
2). To investigate costs of replacing the current bus shelters with new.

**Action** Cllr Scantlebury and Clerk

0423-192 CEMETERY

The Clerk continues to seek quotations for a structural survey along with idea of costs. The Council can then consider applying for Community Infrastructure Levy to help with potential costs of repair.

0423-193 PLAY AREAS

- 1) To receive quotations for the installation of 2 x new rules signs for the Jubilee Playground and Gym equipment.
- 2) To receive and consider actions arising from the inspection of the play areas.

The Clerk was pleased to say the new climbing dome was installed today.

**Resolved** 1) To accept quotation 2 for the supply of 2 new rules signs, one for the Jubilee play area and the other for the gym equipment area on the sports field, at a cost of £450.00.  
2). Cllr Scantleburys report was received and will be retained in the Councils records accordingly. The Clerk to seek costs for repairing the gateway entrance to the Jubilee playground.

**Action** Clerk

0423-194 VILLAGE TRAFFIC

- 1) To receive latest monitoring report.

Due to the traffic lights on multiple locations around the village the monitor has not been in use. Cllr Prestage informed that the Upwood representative of the RUB Alliance has unfortunately stepped down, but a new member will be appointed as soon as possible. Cllr Scantlebury will press Shailesh Vara MP for a meeting.

## 0423-195 FINANCE

1) To confirm agreement of payments.

*Invoices received after issue of the agenda will be presented at the meeting.*

1). Administration	Salaries/HMRC/Superannuation	£3542.62
2). M Badcock	Cemetery grass and hedges	£450.00
3). M Badcock	Village areas maintenance + 2 x padlocks	£228.48
4). Human Capital	HR Support (March)	£178.80
5). S R Howell	Payroll fees 2022-23	£120.00
6). Officeworld	Printer ink	£38.97
7). *Fen Regis Trophies	Community Award Shields	£160.25
8). CAPALC	Membership 2023-2024	£613.70
9). Civic London	Architects	£5700.00
10). Unity Trust Bank	Manual credit handling charge	£0.30
11). Unity Trust Bank	Service Charge	£23.10

\* Item 7). Paid pro-forma.

2) Monies received.

1). CCLA	Dividends	£26.16
2). Unity	Interest earned (reserves)	£768.82

3) Bank reconciliation.

4) To resolve to renew the CAPALC membership for the ongoing year at a cost of £613.70 with Data Protection Officer membership (increase of £35.48 on last year).

- Resolved**
- 1). The payments 1 – 11 above were recommended for approval, the online payments will be authorised by Cllrs K Prestage and D Wakefield at the earliest opportunity.
  - 2). Monies received noted.
  - 3). The bank reconciliation for March 2023 was checked, confirmed as correct and signed by the Chairman.
  - 4). To take up the CAPALC and Data Protection Officer membership for the forthcoming year, at a cost of £613.70.

**Action Cllrs K Prestage, Wakefield and Clerk.**

0423-196 TO RECEIVE VERBAL REPORTS FROM MEMBERS RELATING TO ANY MATTERS ARISING FROM THEIR PORTFOLIO RESPONSIBILITIES  
Cllr. K. Prestage confirmed the Village Show Committee had met and commenced plans for this years "Coronation" themed event.  
Cllrs Hayes and Scantlebury will endeavor to carry out the equipment painting at the Jubilee playground as soon as weather and time permits.

0423-197 MATTERS FOR NEXT AGENDA (decisions cannot be made under this item)  
*Please note that no decisions can lawfully be made under this item. LGA 1972 s12 10(2) (b) states that business must be specified; therefore, the Council cannot lawfully raise matters for discussion.*

0423-198 DATE AND TIME OF NEXT MEETING  
Annual meetings, 3<sup>rd</sup> May 2023  
The Annual Meeting of the Parish commencing at **7pm**.  
The Annual Meeting of the Council commencing at **7.30pm**.  
Agenda items to the Clerk by 17<sup>th</sup> April 2023.

## CLERK REPORT March 2023

### Matters arising from Full Council and Planning Committee combines meeting 1<sup>st</sup> March 2023.

**RAF Upwood** – Further to item 0323.169.1 ACRE are continuing with the plans ahead of the public event on the 20<sup>th</sup> May. Civic London architects is nearing completion of the final design. Mr Jewell has confirmed Breheny will be undertaking clearance works to the building from late April with the laurel tree obscuring the left side of the Guardroom hopefully coming down, subject to no nesting birds. The summer bat survey is to be carried out with the winter hibernation survey to go ahead this coming winter. Subsequently this does mean boarding up of the building cannot go ahead until it is established how the bats are using it. It is estimated the building should be ready to hand over to the council early 2024.

It is recommended the structural survey be carried out when the clearance works are complete, in order to take the project to technical drawing, pre-application planning and pricing phase.

#### **RAF Upwood – Open Space provision**

Further to item 0323.2 the site plan and landscape management plan have been forwarded to Huntingdonshire District Council and the Councils current maintenance contractor with a view to providing an idea of costs for the green space management of the site.

#### **Play Area**

Further to item 0323.175.3 The order for the Skiddaw climbing dome has been placed, colours confirmed as red, white and blue with delivery and installation expected early June 2023.

#### **20mph Zoning**

Further to item 0323.171 regarding the proposed 20mph zoning scheme. The expression of interest poll confirmed the majority in favour of the 20mph scheme across the village, the response was forwarded to Cambridgeshire County Council along with the request to include Upwood Road in the proposal.

#### **Correspondence and Communication**

**Bury CofE Primary School** - The Parish Sports field will be used for school sports day on Friday 23<sup>rd</sup> June. The grass cutting contractor has been informed.

**VE Day** as part of King Charles Coronation – Monday 8<sup>th</sup> May 2023, 11am at Ramsey War Memorial. Assembly at the memorial is at 10.45am.

**Middle Level Commissioners** - The Navigation Advisory Committee have asked that if any Parish Councillors are aware of any boats in their area that appear abandoned or to be moored unlawfully, if this information could be supplied to our Navigation Officer – Kevin Russell on 07725 134170, who will investigate and take the appropriate action.

#### **Correspondence and information received from Cambridgeshire County Council (CCC), Huntingdonshire District Council (HDC) and the Combined Authority (CA)**

##### **HDC**

CCC – Care Together Programme - The aim of Care Together is to ensure older people can live independently for longer in their own homes in their community across all Cambridgeshire districts. For further information on the Care Together Programme Pilot in East Cambridgeshire please go to:- [Care Together: Happy at Home - Cambridgeshire County Council](#)

HDC - Huntingdonshire District Council is launching a Call for Sites consultation, as part of the second phase of engagement on a full update to the Local Plan.

The Call for Sites is a process in which developers, landowners and members of the public are invited to put forward potential sites across the district for consideration, such as:

- Residential (such as housing, specialist homes, moorings, care homes etc.)
- Commercial (such as retail, leisure, industrial, logistics etc.)
- Infrastructure (such as health uses, community facilities, renewable energy etc.)
- Open Space Use (such as sports & recreation, allotments, biodiversity net gain, flooding safeguarding etc.)

The suitability of these sites will be assessed for potential allocation for their proposed use in the Local Plan update and consulted on in the future.

HDC - Huntingdonshire District Council has adopted a climate strategy and acknowledged the climate crisis and ecological emergency. A Climate Strategy was adopted at a meeting of the Full Council on 22 February. This strategy includes a plan for council operations to reach net carbon zero by 2040. It also outlines how the council will support and encourage local people to take climate action.

You can view the Strategy [here](#). To see what they are already doing visit [Climate Strategy](#) page.

HDC - Applications to the Government's [Energy Bill Support Scheme – Alternative Funding](#) (EBSS AF) went live on Monday, 27 February, to provide certain households with further help towards their energy costs. Huntingdonshire District Council is urging residents to apply for the EBSS Alternative Funding if they are eligible.

HDC - In partnership with Huntingdonshire District Council (HDC), Hemingford Hub and Houghton & Wyton Timebank have launched their Health Inequalities Projects, funded through Cambridgeshire and Peterborough Integrated Care System.

### **Facebook Page “Bury Parish Council, Cambs” and website.**

The Facebook expression of interest post received 119 responses with the majority in favour of the 20mph zone.

**CAPALC and NALC** bulletins and updates have been forwarded to members accordingly.

### **Crime Reports**

Information taken from <https://www.police.uk>

2 Reports of crime in the village received during the month of January 2023.

### **Planning Committee Matters.**

The meeting minutes archive can be found on the Councils website [www.buryparishcouncil.co.uk](http://www.buryparishcouncil.co.uk) under Minutes and Agenda, drop down menu, Planning Committee.

Planning Committee meetings continue to be combined with full council meetings.

### **BMX Track**

Remains pending completion.

### **Pedestrian Crossing – Upwood Road**

Nothing further to report whilst the LHI bid is in progress.



Via email: [planningdc@cambridgeshire.gov.uk](mailto:planningdc@cambridgeshire.gov.uk) / [helen.wass@cambridgeshire.gov.uk](mailto:helen.wass@cambridgeshire.gov.uk)  
FAO: Helen Wass, Case Officer  
Date: 23<sup>rd</sup> March 2023  
Ref: CCC/22/151/FUL

**CCC/22/151/FUL | Construction and operation of Thermal Treatment Facility for the generation of electricity from non-hazardous, residual waste (post-recycling); including associated plant and infrastructure, vehicular access, car parking and landscaping. | The Old Brickworks Puddock Hill Warboys Cambridgeshire PE28 2TX**

Thank you for inviting Bury Parish Council to consult on the above application. When considering the impact this proposed plant could have on the community of Bury, Bury Parish Council unanimously agreed to **object** to this application as stated below:

**Environmental and Visual Impact**

Bury is situated just 1.7 miles (straight line) northwest from the site and neighbours Warboys village. The site is adjacent to agricultural farmland. Pollution of the land by air or water would have consequences for our farmers and the health of the public. With just a 2-week close for maintenance, the continuous operation over 50 weeks of the year, 6 days a week, the noise, dust, odours, emissions of chemicals from the plant and vehicles imposed on the nearby residents, wildlife and surrounding villagers would be intolerable.

The view from Bury towards Wistow and Warboys Woods would be obscured by the unsightly plant building and its 44 metres high stack, making it totally out of character of our fenland. Surprisingly visuals showing the plant imposed on to the landscape have not been provided.

**Transport and Roads**

Bury village is a rural village a few miles from the A1 (M). The route taken by HGVs to the site is currently via Fenside Road. This road is a single track farm road with some passing bays (the bays were installed to accommodate the HGVs going to and from the landfill site), the condition of the road is deteriorated significantly from the HGV use. With the proposed increase of movements to the site upwards of 30 per day would only exacerbate this, the road is clearly unsuitable for the volume and weight of the additional traffic proposed and will lead to a rapid deterioration of the road conditions. The highways authority has inadequate funding to maintain our roads to an acceptable standard. Our roads are not capable of supporting such volumes of heavy traffic and potential alternative routes via our villages must be prevented.

Had the landfill site completed when it should have this application would not have been within the boundary of a waste site with the benefit of planning permission.

The applicants have not demonstrated a need for the plant, failed to identify the source of the waste to be used, it is not confirmed where the ash from the site is to be removed to or where the waste in is coming from, creating the concern that this may result in the importation of waste to Cambridgeshire contrary to the principles contained in the Local Plan.

Therefore, Bury Parish Council urges the waste planning authority to **refuse** this application.

Yours faithfully



Charlotte Copley  
Clerk  
**Bury Parish Council**

## Bury Parish Council

Prepared by: \_\_\_\_\_ Date: \_\_\_\_\_  
*Name and Role (Clerk/RFO etc)*

Approved by: \_\_\_\_\_ Date: \_\_\_\_\_  
*Name and Role (RFO/Chair of Finance etc)*

	<b>Bank Reconciliation at 31/03/2023</b>		
	Cash in Hand 01/04/2022		168,915.62
	<b>ADD</b> Receipts 01/04/2022 - 31/03/2023		162,259.81
			331,175.43
	<b>SUBTRACT</b> Payments 01/04/2022 - 31/03/2023		88,527.09
<b>A</b>	<b>Cash in Hand 31/03/2023</b> (per Cash Book)		<b>242,648.34</b>
	Cash in hand per Bank Statements		
	Petty Cash 31/03/2023	0.00	
	CCLA - Public Sector Deposit Func 31/03/2023	34,946.23	
	Unity Instant Access - EARMARKE 31/03/2023	157,860.64	
	Unity Trust Current T2 31/03/2023	51,800.12	
	Barclays Business 31/03/2023	0.00	
			<b>244,406.99</b>
	Less unrepresented payments		1,758.65
			242,648.34
	Plus unrepresented receipts		
<b>B</b>	<b>Adjusted Bank Balance</b>		<b>242,648.34</b>
	<b>A = B Checks out OK</b>		