

# MUNDON PARISH COUNCIL

## MINUTES OF THE MEETING HELD ON TUESDAY 17 MARCH 2026 AT 7PM IN THE VICTORY HALL

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**Present:** Cllr Gavin Rowsell, Cllr John Bennett, Cllr Kerry-Jane Wylie,  
Cllr Diane Leggett and Cllr Marita Ponting

**In Attendance:** Mrs Jackie Lines – Parish Clerk/RFO  
District Cllr Tony Fittock

**Members of Public:** 7

**Meeting Commenced:** 7pm

**119. Chair's welcome** – no apologies for absence received.

### **120. Declarations of Interest**

- a) To receive declarations of interest for any agenda items – **no interests declared.**
- b) Members noted their responsibility to update any changes to their Register of Interests within 28 days on the MDC website and to let the Parish Clerk know when updates had been made.

### **121. Public Forum**

#### **Proposed Solar Park - Bramble Hall**

It was noted by residents in attendance at the meeting that the new owners of Bramble Hall will be moving in this week, the field had been sprayed with weed killer and it was hoped farming would continue on the land at present.

A resident asked whether granted planning permission could be redacted. It was felt, planning permission itself is rarely withdrawn, so a more likely equivalent outcome would be a future government withdrawing financial support for Net Zero projects causing the solar park to be unviable.

Cllr Fittock also advised MDC is likely to refuse permission based on concerns regarding visual impacts and lack of ecological assessments. The placement and management of functional land is another area (in relation to Brent Geese) which is displaced when large developments and solar farms are built and this can result in automatic refusal if the needs are not met.

A resident had been in contact with Cllr Fleming who had been helpful with various points raised so far.

Refer to agenda item 123 for Cllr Fittock's report.

#### **Ivydene**

A resident enquired on the progress regarding points raised at the last meeting which were being put to the District Council by Cllr Bassenger. It had been noted there have recently been large bonfires and traffic holdups with articulated lorries pulling in and out making the area particularly hazardous.

The Clerk confirmed Cllr Bassenger did take the matters forward but nothing further has been received at present. Clerk to request an update from Cllr Bassenger.

**122. Minutes of the previous meetings – 10 February 2026**

Minutes of the meeting of the Parish Council held on 10 February 2026 were approved and signed by the Chair as a true and accurate record - **unanimous decision.**

**123. County/District Councillors Report**

Cllr Fittock reported attendance at a recent appeal meeting in relation to the planning application for 140 proposed new dwellings in Latchingdon. The members disagreed with the Officers on a number of points. The Inspector agreed with the members and therefore dismissed the appeal.

Examples of points raised included an assessment for the flood zone only covering the Latchingdon area and not from a district perspective.

Concerns regarding impact from various responses in relation to the planning application for the proposed solar park within Mundon have been noted. Cllr Fittock confirmed all matters and concerns raised will be reviewed. Requests for other relevant independent studies could also be made for members to gain more confidence in the planning system.

A brief discussion took place about the impact of the intended positioning of barges near Northey Island to extend the bird habitat.

Cllr Fittock was thanked for all the work carried out on this matter so far.

**124. Policies, Procedures, Risk Assessments and Contracts**

To consider and resolve any existing policies or new drafts.

- a) It was resolved to agree the Financial Regulations - **unanimous decision.**
- b) It was resolved to agree the Standing Orders – **unanimous decision.**
- c) It was resolved to agree the Councillor Code of Conduct – **unanimous decision.**

**125. Public Transport**

Cllr Ponting confirmed there was nothing much to report at present other than there had been a couple of scheduled road closures, these subsequently did not happen and the buses therefore continued to run as normal.

**126. The Furze**

The Wood Warden reported a very large ash tree had come down which has taken considerable time to clear and is still ongoing. Nothing to report on other areas or matters at present.

**127. Grass Cutting/Verges**

Cllr Leggett confirmed, as reported at the last meeting in February, grass cutting will recommence from mid-March weather permitting.

**128. Neighbourhood Watch**

Cllr Wylie reported that the next Chelmsford and Maldon Area NHW Coordinators meeting is on Tuesday 24th March 2026.

On 16th March at the Victory Hall there was a 'Let's Talk' session with 2 officers from the Neighbourhood Policing team. Topics raised and discussed were antisocial behaviour, drug

dealing, speeding patrols, suspicious vehicles and oil tank security. It was emphasised that if you see anything suspicious, please report it to the police as it may form part of a bigger picture of criminal activity. If the police don't know about an incident then they cannot provide a presence. It is hoped that another Let's Talk session may be held in April.

### **129. Woodside**

Clerk reported the Quality of Life Matters funding application additional information for a contribution towards renewing the pathways was sent across to MDC on 18 Feb and a response is awaited.

There had been a shortfall of £30.03 in relation to the £100 excess, due to disputed costs by the third party, for the picket fencing insurance claim regarding the single vehicle accident which occurred on 1 February 2025. It was agreed the continued time in pursuing this value outweighed the return and therefore no further action be taken.

The Wood Warden confirmed the remaining unstable posts around the green had been repaired.

There had been a request from a resident for the grass beyond the picket fencing, encroaching on to the pavement, could be cut. It was confirmed the current contractor already strims this area.

The speeding of vehicles along the access road still ongoing. Police aware and Cllr Fittock requested relevant information to review. Clerk to draft a further letter to Moat Housing Association.

### **130. Website and Social Media**

Cllr Rowsell reported current Facebook followers as 363. Posts which are relevant continue to be uploaded to the Mundon Village Facebook page.

The 'Great Tommy Sleep Out' event was discussed and an undisclosed location within Mundon is being used by some veterans taking part this year.

### **131. Planning**

#### **a) Planning Applications For Review (and For Information Only)**

**25/00808/HOUSE PP-14306226**

**Mapledean Pig Farm, Mapledean Chase, Latchingdon**

Construct new outbuilding.

**Mundon Parish Council have reviewed the above mentioned planning application, have no objections and support the application. Clerk's DoP used.**

**Pending consideration as at 16 March 2026**

#### **b) Planning Decisions (and awaiting Decisions)**

**25/00750/VAR PP-14262362**

**Desch Plantpak Ltd, Maldon Road, Mundon**

Removal of condition 5 on approved planning permission

94/00480/FUL (Alterations and extension to factory unit)

**Approved by MDC week 7 ending 13 Feb 2026**

**25/00995/LDP PP-14360697 (For Information Only)**

**Mapledean Poultry Farm, Mapledean Chase, Mundon**

Claim for lawful development certificate for a proposed continued development of commenced planning permission OUT/MAL/18/01034 and RESM/MAL/23/00744

**Approved by MDC week 7 ending 13 Feb 2026**

**25/01022/FULM PP-14350416**

**Land East Of Bridge Wick Lane, Dengie**

The construction, operation (including maintenance) and decommissioning of an onshore wind electricity generating facility and associated infrastructure, comprising up to 15 Wind Turbine Generators (WTGs), onsite substation, access tracks, underground cabling, temporary construction compounds, temporary concrete batching plant, and landscape and ecological mitigation and enhancement

**Pending consideration as at 16 March 2026**

**25/00954/FUL**

**Land at Bramble Hall, Mundon Road, Mundon**

30MW Solar Park (including cable route from site to point of connection) and associated infrastructure

**Pending consideration as at 16 March 2026**

**25/00750/VAR PP-14262362**

**Desch Plantpak Ltd Maldon Road Mundon**

Removal of condition 5 on approved planning permission 94/00480/FUL (Alterations and extension to factory unit)

**Approved by MDC week 7 ending 13 Feb 2026**

**25/00748/HOUSE PP-14248640 and 25/00749 PP-14248640**

**Dormer Cottage, Main Road, Mundon**

Replacement of the existing conservatory with a single storey rear extension.

**Pending consideration as at 16 March 2026**

**24/01004/OUTM PP-13623594**

**Land South Of Threeways and 45 The Street Latchingdon**

Outline planning application with all matters reserved except for means of access, for up to 140 no. dwellings (Use Class C3) including 40% affordable housing; new site access and internal access roads; a new village centre (Use Class E(a)); flexible employment space (Use Class E); car and cycle parking; landscaping; sustainable urban drainage systems; public open space and footpaths; community woodlands and allotments; together with associated infrastructure.

**Appeal dismissed as at 16 March 2026**

**c) Planning Correspondence:**

Members noted receipt via email of the following:

List of planning applications, decisions and appeals for weeks 07 to 11.

Points were raised regarding weekly decision list 9, not received from MDC and no response to date from the Planning Department to an email when querying this. Weekly decision list 11 received as normal, a further update received a few days later with no indication as to what the updates were. Tracked changes would be useful to save time trawling through and comparing previous lists. Cllr Fittock will review and follow up.

**132. Highways**

- a) To receive any updates or concerns on new highways matters – Cllr Rowsell expressed the continued frustrations with notifications from Essex Highways (via the Causeway One.Network portal) of scheduled road works, which are often either very inaccurate in detail, or simply not updated when subsequent changes or cancellations are made. Cllr Fittock will review and discuss the matter with EC Cllr Stamp.
- b) To review information received from the Community Engagement Team after carrying out regular speed checks via a TruCAM – the monthly patrols continue and recent results reflect:  
Jan = 0 offenders  
Feb = 4 offenders
- c) It was resolved to agree to continue with the monthly TruCAM service from April for the 2026/27 year – **unanimous decision**. It was requested the Clerk check the actual capture time compared to attendance time being charged by MDC.
- d) Update on traffic calming measures through the village, to include village gateways – no further movement. Limitations due to the need for funding and Mundon’s highways data not meeting criteria.  
Previous costings collated in 2023 for VAS/SID signs had been re-circulated by the Clerk as requested at the February meeting. Cllr Fittock confirmed the County Council needs to sponsor these units and Latchingdon parish have recently gone through the process of obtaining some new signs. Cllr Fittock to share this information with the Clerk for continued discussions at the next meeting.

**133. Community**

- a) Cllr Leggett reported the Fundraising Committee held a meeting on 13 February to discuss the 2026 summer fete. This will be held on Saturday 5 September with a circus theme.
- b) Consider and resolve any expenditure requests – no requests for expenditure were made.
- c) Policing Team – Let’s Talk – also refer to agenda item 128. Session was held on Monday 16 March in the Victory Hall from 7-8pm with a further session to be scheduled during April.
- d) Additional Defibrillator update – Clerk reported due to an overwhelming demand, applications via the British Heart Foundation had been closed at present and will hopefully re-open during June. Cllr Rowsell to update the owner of Stud Farm who had recently offered a second location.

**134. Plume Educational Trust**

Cllr Wylie reported that the next meeting will be in May 2026.

**135. Correspondence**

There was no additional correspondence other than already circulated via email, copy reports provided for all at the meeting or detailed as a separate agenda item.

**136. Finance**

- a) To review and approve receipts, payments, bank reconciliation and budget v actual reports for February 2026 - List of payments are circulated to members at the end of each month prior to the meeting – **unanimously agreed** and signed off by Cllr Rowsell.

Feb-26

FOLIO	DATE	PAYEE	DESCRIPTION	NET AMT	VAT	GROSS
50/25-26	17/02/2026	Victory Hall Committee	Hall hire x2hrs for 17 March 2026 PC meeting	20.00		20.00
51/25-26	27/02/2026	Clerk	Salary, home office - month 11 - Feb 2026	459.78		459.78

- b) Locality Fund update – the Clerk reported the trimming back of trees roadside to the Furze had been carried out during early March. An invoice for £480 had been paid upfront by the

parish council and reclaimed from the ECC Locality Fund. Thanks go to EC Cllr Stamp who gave consideration to the parish council's application from the fund this year and submitted a request to ECC. Reimbursement of £480 is expected from ECC during March.

- c) To consider and resolve any capital expenditure requests from Capital Reserves – **no requests received.**
- d) To consider and resolve budget headings where possible shortfalls may arise to 31 March 2026 – it was resolved to agree the 'Contingency' budget would cover any shortfall under the budget heading 'Clerk's Salary' this year in the approximate value of £130 – **unanimous decision.**
- e) Final audit for year 2025/26 – Clerk reported schedule of requirements already received from internal auditor which will be addressed by second week in April and a physical audit will be carried out during April or May.
- f) It was resolved to agree the Asset Register to 31 Dec 2025 – **unanimous decision.**

### 137. Training

Updates and to consider and resolve future needs for Councillors, Volunteers and Clerk – **no requests received.**

### 138. External Meetings

To receive reports on any external meeting attended by Councillors or Clerk –

Cllr Rowsell attended the Dengie Hundred Group of Parish Councils meeting on 17 Feb 2026 - Housing 5 year targets not being met. MDC currently have a 4.1yr housing supply. Large developments can be refused by MDC but then seem to be won on appeal.

The new preferred proposal/structure of the 'Unitary Authorities' (the number of which is still undecided) is expected by 19 March 2026 with elections for the new authorities planned for May 2027. The new unitary authorities would become fully operational on 1 April 2028. It was agreed the DHGPC to streamline and become a 'single collective voice' to have any influence on large planning applications.

Stow Maries currently on the cusp of an aggressive application for 1770 new dwellings. The developers for the proposed new 15 turbines 108GW, 200m tall windfarm on the Dengie marshes are promising £100K per annum (for 40 years) to each of the 5 parish councils that will have turbines. The cable route back to Rayleigh substation is unconfirmed, but likely 20-30km of roads will have to be dug up to lay the cables.

The large 33ha solar farm currently being built in the Dengie parish by BSR (the same company connected to the proposed Bramble Hall solar farm in Mundon) have at present reneged on their 'community benefit fund' promises.

There is also another large solar park at the proposal state in the Burnham parish.

Cllr Rowsell also attended a meeting of the Essex Coast Organisation (ECO) which covers flood defences and drainage systems. The Environment Agency had appealed to DEFRA about the funding being taken away from the ECO last year and have recently been successful with this being reinstated at a new value of £100k per annum. This will save the Environment Agency money as the ECO carry out the works. It is now looking more positive for sea defences around the coast.

**139. Information Exchange and Items for next Agenda**

For information, Cllr Fittock provided an update regarding the ECC elections coming up in May 2026 and the potential boundary changes along with current ECC representatives.

**140. Date of future meetings to be held on Wednesday 27 May 2026:**

**Annual Meeting of the Parish Council - 7pm**

**Annual Parish Assembly – 8.30pm**

**141. All business having been transacted, the Chair thanked everyone for attending and closed the meeting at 8.33pm.**