

WARBOYS SOMERSHAM AND PIDLEY INTERNAL DRAINAGE BOARD

At a Meeting of the Warboys Somersham and Pidley Internal Drainage Board
held at the Lakeside Lodge, Pidley on Thursday the 23rd November 2017

PRESENT

J German Esq (Chairman)	K R German Esq
M P England Esq (Vice Chairman)	C Leadbetter Esq
D D Brown Esq	T E A Noble Esq
D W Cornwell Esq	J M Short Esq
The Lord De Ramsey	D R Stokes Esq
A Edgley Esq	Mrs J E Tavener
D J Edwards Esq	B R Watts Esq
H W Whittome Esq	

Miss Samantha Ablett (representing the Clerk to the Board), Mr Richard Lloyd (Mechanical & Electrical Engineer) and Mr Robert Wilmer (District Officer) were in attendance.

The Chairman enquired whether ALL Board members were happy for the meeting to be recorded. All members were in agreement.

Apologies for absence

Apologies for absence were received from G J Bull Esq, D W England Esq, C W King Esq, G R Munns Esq, P Murphy Esq, O Owen Esq, C E Robinson Esq and S W Whittome Esq.

B.1517 Declarations of Interest

Miss Ablett reminded Members of the importance of declaring an interest in any matter included in today's agenda that involved or was likely to affect any individual on the Board.

B.1518 Inspection of District

Prior to the Meeting those Members present, with the exception of The Lord De Ramsey and Messrs M England, Noble, Stokes and H Whittome undertook an Inspection of the District which embraced (inter alia):-

i) Puddock Pumping Station

To view the building, boundary and access at the site.

ii) Westmoor Pumping Station

To inspect the security fencing installed.

iii) Dam at Carters Bridge Farm

To inspect the dam boards and build up of weed.

iv) Westmoor Drove

To view the bank stability, following piling works.

v) Point 4a to the rear of Tesco site on Fenton Lode

To inspect a pipe into the drain. The flow from which is eroding the bank.

vi) Willow trees, sprouting on the bank to the rear of Tesco site on Fenton Lode.

vii) Bank slip to the rear of Tesco site on Fenton Lode

viii) Honeysome Road, Chatteris – Proposed site of solar farm

To view the new fence position and the culvert installed at no expense to the Board.

ix) Acre Fen Pumping Station

To view maintenance works and the re-positioning of the weedscreen.

x) Access at Point 189

To inspect the fence and gate erected by Mr. Richardson without consent.

B.1519 Confirmation of Minutes

RESOLVED

That the Minutes of the Meeting of the Board held on the 8th June 2017 are recorded correctly and that they be confirmed and signed.

B.1520 Appointments for the year commencing 1st November 2017

a) Appointment of Chairman

RESOLVED

That J German Esq be appointed Chairman of the Board.

b) Appointment of Vice Chairman

RESOLVED

That M P England Esq be appointed Vice Chairman of the Board.

c) Appointment of Clerk

RESOLVED

That the Middle Level Commissioners be appointed Clerk to the Board for the ensuing year. (NB) - Lord De Ramsey and Mr H Whittome declared interests (as Members of the Middle Level Board) when this item was discussed.

d) Appointment of Finance Committee

RESOLVED

That the Finance Committee be constituted as follows, viz:-

The Lord De Ramsey	K R German Esq
D W England Esq	D R Stokes Esq
M P England Esq	H W Whittome Esq
J German Esq	S W Whittome Esq

B.1521 Filling of Vacancy

Further to minute B.1482(iii), consideration was given to the filling of the vacancy in the membership of the Board, meeting dates and future shape of the Board.

The Chairman reported that, following the last meeting, the Clerk had contacted A & E G Heading Ltd, in view of them being a large landowner in the District, enquiring whether they wished to nominate a representative to fill the vacancy in the membership of the Board. He confirmed that Mr Marc Heading had contacted him that morning expressing an interest in filling the vacancy, which resulted in there now being four interested individuals.

The Chairman advised however that both Kelvin German and Barry Watts had indicated that they also wished to resign from the Board, meaning there would be three vacancies in the membership.

Miss Ablett pointed out that there would only be three vacancies if Messrs K German and Watts resigned at this point in the meeting and took no further part, except as members of the public. Messrs K German and Watts both duly resigned as members of the Board and Mr K German as a member of the Finance Committee.

The Chairman reported that he had requested a brief resume from each of the three initial candidates, of whom, only Lucy Munns had responded which he read to the Members. Lord De Ramsey gave a brief outline of Rupert Waters' resume and other board members were able to provide some details of Ian Johnson and confirmed that he farms in the area.

The appointment of both Marc Heading and Lucy Munns were proposed and seconded and agreed by the Board. The filling of the remaining vacancy was decided by a show of hands and resulted in the appointment of Ian Johnson.

The Chairman thanked Kelvin German and Barry Watts for their service to the Board.

RESOLVED

- a) That the Board's appreciation of the services rendered to the District by Messrs German and Watts be recorded in the Minutes and a letter of thanks be sent to them both.
- b) That Miss L Munns, Mr M Heading and Mr I Johnson be co-opted to membership of the Board.

B.1522 Land Drainage Act 1991
Huntingdonshire District Council

- a) Miss Ablett reported that Fenland District Council had re-appointed Councillor P Murphy to be a Member of the Board under the provisions of the Land Drainage Act 1991.
- b) Miss Ablett reported that Huntingdonshire District Council had re-appointed Councillors Mrs J Tavener and G J Bull to be Members of the Board under the provisions of the Land Drainage Act 1991.

B.1523 Health and Safety Matters

Miss Ablett drew attention to the continuing need to ensure that the Board complied with Health and Safety Requirements and reminded Members of the arrangements with Croner and that if the Board had any issues they could seek advice from Croner via the Middle Level Commissioners.

No accidents or near misses were recorded or reported on at the meeting.

B.1524 Water Framework Directive

Further to minute B.1483, Miss Ablett advised that there was nothing further to report at the present time.

B.1525 Water Transfer Licences

Further to minute B.1484, Miss Ablett referred to a letter received from ADA dated the 27th October 2017 and to the Clerk's response to Defra.

Miss Ablett reported that Defra had now issued the Government response to the Consultation on Water Transfer Licences, which ended in January 2017, and it appears that, from the 1st January 2018, Defra will require Boards that transfer water from Main River to District Drains to obtain a licence. She advised that the licence fee will be £1,500 which would cover a 12 year period, however no inter-district IDB transfers will be caught by the licencing regime. At the moment Defra have said the details to be contained in the licence will be flexible and that only if there is significant risk to water quality will a lot of detail be required in the licence. Only basic detail will be required where there is no risk to water quality and the environment.

ADA's position has been that they were reasonably happy with the licencing, but wanted an exemption for IDBs from paying the fee as the Boards get no income from Main River to IDB extractions.

On behalf of the Middle Level Commissioners and IDBs, the Clerk had written to Sarah Hendry, Policy Director for Floods and Water at DEFRA, requesting further information, expressing his disappointment with the lack of engagement with IDBs and with the implementation of the changes being made with virtually no notice.

RESOLVED

That the Chairman and the Clerk be authorised to take any actions considered necessary in relation to this matter.

B.1526 Outbuildings at Puddock Pumping Station

a) Employee Welfare Facilities

Further to minute B.1485(i), Miss Ablett reported that, having consulted Croner's, the Health and Safety Consultants, the Clerk had written to the Chairman regarding the Board's responsibilities concerning the provision of employee's welfare facilities.

She confirmed that, in view of the nature and location of the work involved, it appeared that the following was considered reasonable:-

- i) Advise the employee of the location of facilities such as public toilets which should be open at all times, be at no cost to the employee and must have hand-washing facilities.
- ii) Drinking water should be provided.
- iii) Hand wipes should be provided.

RESOLVED

That the Chairman discuss the facilities available with the District Officer and that the provision of necessary items be made available.

b) Sale of Outbuildings

Further to minute B.1485(ii), the Chairman referred to the earlier inspection of and the proposed sale of Puddock pumping station outbuildings. He reminded the Board that the planning permission, granted on the 7th December 2016, was valid for three years, but if development did not commence within two years, an updated ecological survey would be required.

The Chairman reported that, having contacted two valuers, the Vice Chairman had received an indicative forecast of between £100,000 and £130,000 for the sale price for the site.

The Chairman asked for the Boards instruction on this matter.

Mr Edgley stated that whilst in the Board's ownership, liability for all repairs and any Health and Safety issues remained the Boards responsibility and, in his opinion, it would be wise to sell and utilise the money.

The Vice Chairman proposed and the Chairman seconded the sale of the outbuildings, which was agreed by Members.

RESOLVED

- i) That the Clerk approach Maxey Grounds, Barker Storey Matthews and one other Estate Agent with a view to obtaining marketing reports and details of their terms and fees and report to the Chairman and Vice Chairman.
- ii) That the Chairman and Vice Chairman be authorised to approve any action that may be required by the Board in relation to the sale of Puddock pumping station outbuildings.

B.1527 Solar Energy Farm

Further to minute B.1486, Miss Ablett reported that Honeysome Solar Farm had provided an access code to access the gates on the site, which had been forwarded to the District Officer.

B.1528 Fenton Lode New Cut (Tesco site)

Further to minute B.1487, the Chairman advised Members that at a meeting held at the Middle Level Offices, Peter Brett Associates had confirmed that there were no additional flows and therefore no discharge consent was required.

B.1529 Bank Slip to the rear of Tesco site, Honeysome Road

Further to minute B.1488, the Chairman reported that he had recently received an email from the Middle Level Commissioners' Planning Officer confirming that the Cambridge Property Group is responsible for the stability of the channel of the New Cut for a period of 10 years until 17th December 2023.

He advised that on inspection the bank appeared to be stable, however the integrity of the bank should be monitored going forward.

B.1530 Access at Point 189

Further to minute B.1493(viii), the Chairman referred to the access at point 189 viewed on the inspection and advised that, following the last meeting, the Clerk had written to the owner of the bungalow, Mr Richardson, regarding the Board's Byelaws and consent requirements.

He reported that he been in contact with Mr Richardson, had measured the access and established that a machine would be able to pass through and confirmed that Mr Richardson was happy to remove the fence whenever the Board wished to gain access.

RESOLVED

That the Clerk write to Mr Richardson acknowledging his willingness to work with the Board and thank him for offering to remove the fence when required, but to also remind him of the Board's Byelaws and consent requirements should this not remain the status quo.

B.1531 Deaths on Puddock Road

The Chairman reminded the Board of the deaths on Puddock Road and the Forty Foot earlier in the year and referred the members to an email received from Simon Peacock.

The road in question had fallen away resulting in gullies forming on either side. Members considered this was a matter for the Highways Authority who were responsible for roads.

Miss Ablett suggested that a letter could be sent to the Highways Authority and a copy sent to Mr Peacock, to show that the Board were being proactive.

Lord De Ramsey considered that the more people who contacted the Authority both by letter and online, the better the chance of getting results. Mr Short agreed and suggested that Mr Peacock should also be encouraged to contact the Highways Authority himself.

RESOLVED

- i) That the Clerk write to the Highways Authority regarding the condition of Puddock Road and the Forty Foot, along the full length of the single track road, making reference to the recent deaths.
- ii) That a copy of the letter be sent to Mr Peacock and he be requested to contact the Highways Authority also.

B.1532 Consulting Engineers' Report

The Board considered the Report of the Consulting Engineers, viz:-

Warboys, Somersham & Pidley I.D.B.
Consulting Engineers Report November 2017

Pumping Stations

Other than the matters described below, only routine maintenance has been carried out since the last meeting and the pumping plant at each of the stations is mechanically and electrically in a satisfactory condition.

Acre Fen

The previously reported water leakage from the pump stool thought to be due to a blocked suspension tube drain, was investigated. It was confirmed that this was the cause and the drain was cleared resolving the problem.

Puddock

Pump No 2 continues to operate with the Moisture Ingress Sensor (MSI) unit defeated and a recent test of the motor windings showed the improvement in its insulation resistance has remained at a satisfactory level.

High Fen

The no 2 pumps drive motor winding insulation resistance to earth deteriorated over the summer but a recent test showed it to now have improved.

Westmoor

The concrete hardstanding under the machine's dump area has been completed and security fencing works are in hand.

Pumping Hours

This will be covered in the District Officer's report.

Internal Consultation with the Board

The process of "internal consultation" between the Commissioners and the Board, usually, but not always, with the Chairman and/or District Officer to seek the Board's comments and thus aid the decision-making process is working well and will be continued and reviewed at a later date.

Planning Procedures Update

Informatives on Decision Notices

Despite positive steps being taken a review of the decisions that have been made on the planning applications listed below, has identified that only three had informatives advising the applicants of

their separate legal obligation to comply with the requirements of the Board's Byelaws and the Land Drainage Act.

Planning Agents Training Day

Having identified engagement issues between "Developers" and the Commissioners and Associated Boards a Training Day was held in late October. Invites were issued to Agents, Developers, Consultants and Council Officers who we regularly deal with. Despite the absence of Council Officers, the event was well attended and feedback suggests the event was well received. The format of the event was to inform those attending of the unique nature of the area, where the IDBs fit into the development process, what the issues are, and how the Middle Level Commissioners deal with them.

Planning Matters

In addition to matters concerning previous planning matters, the following 17 new development related matters shown below have been received and, where appropriate, dealt with since the last meeting:

<i>MLC Ref.</i>	<i>Council Ref.</i>	<i>Applicant</i>	<i>Type of Development</i>	<i>Location</i>
919	H/17/00839/AGDET	Mr D Fabb	Agricultural	Puddock Road, Warboys
920	F/YR17/0380/F	Mr & Mrs N Howard	Residential (Extension)	Huntingdon Road, Chatteris
921	H/17/01017/FUL	Mr & Mrs Moore	Residence	Somersham Road, Pidley
922	H/17/01010/FUL	Mr Hopkins	Residence	Fen Road, Pidley
923	F/YR17/0527/F	FRW (UK) Ltd	Residence	George Way, Chatteris
924	F/YR17/0521/F	Mr P Hanley	Residence (Extension)	Rosemary Lane, Chatteris
925	F/YR17/0518/F	Ms S Street	Residence (Extension)	West Street, Chatteris
926	H/17/01387/P3PPA	Mr S Clark	Residence	Parkhall Road, Somersham
927	F/YR17/0618/F	Mr M Milsom	Residence (Garage)	London Road, Chatteris
928	F/YR17/0591/RM	WS Sandbach Ltd	Residential (58 dwellings)	West Street, Chatteris*
929	H/17/01462/AGDET	Mr B Bonnett	Agricultural	Parkhall Road, Somersham
930	H/17/01626/FUL	Mr J Taylor	Travellers' Site (6 caravans)	Parkhall Road, Somersham
931	H/17/00523/FUL	Mr C D Payne	Residence	Parkhall Road, Somersham
932	F/YR17/0811/F	N & M Hobbs	Garden Centre	Doddington Road, Chatteris
933	H/17/01512/HHFUL	Mr H Chandler	Residence (Garage)	Station Road, Warboys
934	H/17/01757/HHFUL	Mr Ray	Residence (Garage)	Fen Road, Pidley
935	F/YR17/0928/RM	FRW (UK) Ltd	Residence	Doddington Road, Chatteris

Planning applications ending 'AGDET' relate to Agricultural Determination

Planning applications ending 'P3PPA' relate to Prior Approval - Storage to dwelling

Planning applications ending 'RM' or 'RMM' relate to reserved matters

Planning applications ending 'HHFUL' relate to Householder Full

A development that proposes direct discharge to the Board's system is indicated with an asterisk. The remainder propose, where applicable, surface water disposal to soakaways/infiltration systems or sustainable drainage systems.

The following applicant's chose to use the soakaway self-certification process and, in doing so, agreed that if the soakaways were to fail in the future they would be liable for discharge consent.

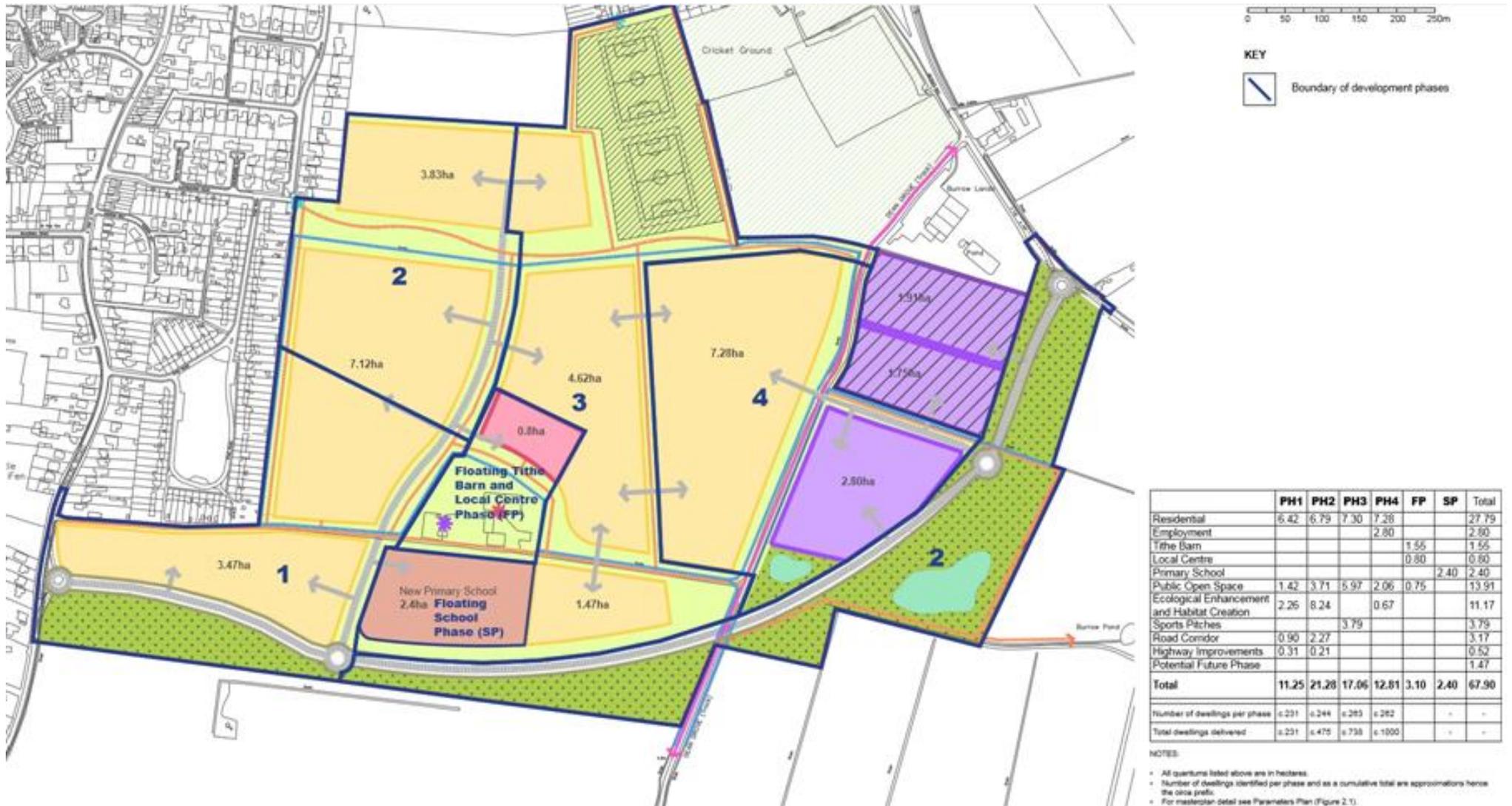
- a) *Residential (2 dwellings) at Fairbain Way, Chatteris – Mr C Barrett* (MLC Ref No 780)
- b) *Residence at London Road, Chatteris – Mr & Mrs Spencer* (MLC Ref No 905)
- c) *Residence (garage) at London Road, Chatteris – Mr M Milsom* (MLC Ref No 927)

No further correspondence has been received from the applicants or the applicants' agents concerning the following developments and no further action has been taken in respect of the Board's interests.

- *Erection of foodstore (A1), petrol filling station (pfs), car parking and associated highway works on land north of Honeysome Industrial Estate fronting Fenland Way, Chatteris - Harrier Developments Ltd* (MLC Ref Nos 567, 584, 585 & 663) & *Erection of Builders Merchants at Fenland Way, Chatteris - Harrier Developments Ltd* (MLC Ref No 584)
- *Construction of a solar energy farm and associated works including underground cables at land east of Honeysome Farm Bungalow, Honeysome Road, Chatteris – Honeysome Road Solar Ltd* (MLC Ref Nos 805, 818, 837, 855 & 887)
- *Erection of a single-storey extension to rear of existing building and creation of earth bund/increase height of existing bund at 16 Albert Way, Chatteris – A E Sutton Ltd* (MLC Ref Nos 834 & 859)
- *Erection of a garden centre (with restaurant area) with 2.2M (max height) fence and gates involving the demolition of existing sheds, greenhouses, and single-storey elements to 134 London Road, Chatteris – Miltons (Wallpapers) Ltd* (MLC Ref No 888)

Mixed Use Development on land at Tithe Barn Farm and south east of London Road, Chatteris - Hallam Land Management Ltd (MLC Ref Nos 160, 184, 606 & 630)

According to Fenland District Council's Public Access web page, a decision on this site still remains pending. However, additional supporting information including a plan showing the development's phasing, an extract of which is shown below, has been submitted and infers that it is currently planned that the initial development will occur



Extract from FPCR Environment and Design Ltds Drawing number 2913 Rev. N

within the Board's highland catchment to the east of London Road. However, it is noted that many of the statutory consultees consider that, in view of the amount of time that has elapsed since the application was originally submitted in 2010, much of the application information is now out of date.

The Board has yet to be formally contacted.

Erection of workplace homes - Mr G Collett (MLC Ref Nos 437 & 613) & Midland Ventures Ltd (MLC Ref No 548) and Erection of up to 3no dwellings at land south west of (Womb Farm) Doddington Road [George Way], Chatteris - Mr G Collett (MLC Ref No 910)

Development of this estate continues.

Erection of a vegetable processing building and formation of balancing pond – Client of Grounds & Co (MLC Ref No 627); Allpress Farms Ltd (MLC Ref No 638); Produce World Ltd (MLC Ref Nos 776 & 777); Industrial/Haulage Yard at Fenton Way, Chatteris (MLC Ref No 529) & Erection of warehouse with offices and business units on land west of Fenton Way, Chatteris - R W Simpson Ltd (MLC Ref No 644)

Phase 1 - Proposed Onion Store - Greenshoots Ltd

The Onion Store is now complete.



A view of the completed Onion Store viewed from Fenton Way

Residential Development involving demolition of existing storage building on land west and south of 74 West Street, Chatteris – Client of LK Consult Ltd (MLC Ref No 742), Land Planning Partnership Ltd (MLC Ref No 826) & WS Sandbach Ltd (MLC Ref No 928)

Further to previous meeting reports, November 2013, November 2015 & May 2016, a Reserved Matters Planning Application for fifty eight homes has been submitted to Fenland District Council.

It is understood that the LLFA has objected to this proposal on surface water disposal grounds and according to the District Council's Public Access web page a decision remains pending. The Board has yet to be formally contacted.

Installation of a Biomethane Injection pipeline (to inject into the National Grid) involving the erection of an associated plant compound with 2.4m high boundary security fence and gates at Gas Pipeline for Anaerobic Digester Plant, Iretons Way, Chatteris – Little Green Consulting Ltd (MLC Ref No 783) and Pretoria Energy (MLC Ref No 785)

Correspondence was received from the applicants' consultant, Plandescil Ltd, who confirmed that the site will be served by a gas export pipeline alongside Iretons Way, Isle Of Ely Way (Chatteris Bypass) and Fenton Way/Dock Road. This would infer that the illegal electricity cable crossing Honeysome Bridge is not from its clients' facility.

To date no Byelaw applications have been received for the works within the neighbouring Nightlayers IDB and, based on the route supplied, any application would not be recommended for consent particularly in view of the problems experienced with a similar development to the north of March.

Therefore, in view of the above, it is suggested that contact is made with the appropriate electricity supply body to determine who is responsible for the cable.

The Board's instruction is therefore requested in respect of this site.

Erection of 26 no dwellings (max) at land west of 15 Fairbairn Way, Chatteris – Alan Bartlett & Sons Ltd (MLC Ref No 890)

According to the District Council's Public Access web page there has recently been some discussion concerning an "Extension of Time" to enable various planning

documents to be prepared but it is understood that, at the time of writing, a decision on this site remains pending.

Huntingdonshire District Council (HDC) Local Plan to 2036

Housing and Economic Land Availability Assessment (HELAA): Additional Sites Consultation

The Council is required to produce a Housing and Economic Land Availability Assessment (HELAA) to identify a future supply of land which is suitable, available and achievable for housing and economic development uses.

The assessment of land availability is an important step in the preparation of the Local Plan to 2036 and forms part of the evidence base for the emerging plan. The HELAA includes the Strategic Housing Land Availability Assessment requirement as set out in the NPPF.

A public consultation to review the new sites which were submitted through the 'Call for Sites' that accompanied the consultation alongside the draft Huntingdonshire Local Plan to 2036 was held between 4th October and 3rd November.

Our reply to this document, made on behalf of both the MLC and Board, provided responses on the Assessment of Broad Locations including statements on the NPPF Floodplain extents in respect of Hazard Mapping and development within the floodplain; Watercourse maintenance access strips; Surface water disposal features; Capacity calculations and illustrations; together with specific responses on sites at East of Robert Avenue, Somersham (001), West of Parkhall Road, Somersham (054), Rosefield, Parkhall Road, Somersham (210), North of Heath Road, Warboys (102), Laurels Farm, Fenton Road, Warboys (016), and Avenue Farm, Fenton Road, Warboys (020).

Development Management (Planning) Officers need to be held more accountable for their involvement in the surface water disposal and flood risk element of a development. Poor surface water disposal solutions often arise from a poor understanding of the issues and risks that exist.

The Risk Management Authorities (RMA) receiving the flows, such as the Commissioners and/or the IDBs, may no longer be prepared to resolve, at their expense, the problems created by others. Therefore, it is considered that other constraints, such as the space required for soakaway fields, SuDS devices, water recycling units, etc must be considered as part of the capacity assessment of individual sites.

Huntingdonshire Strategic Flood Risk Assessment (SFRA)

Note. SFRA's are high level strategic documents and, as such, do not go into detail on an individual site-specific basis and are developed using the best available information at the time of preparation.

It is understood that despite not having been reviewed by the Commissioners the SFRA which fulfils both Level One and Level Two SFRA requirements has been adopted by the Council and can be found at the following link: <http://www.huntsdc.gov.uk/environmental-issues/flooding/strategic-flood-risk-assessment/>.

However, it is noted that this web page includes the note below:

SFRA 2010 mapping for Middle Level Commissioner Areas

For those villages which are entirely within Flood Zone 3 as defined in the 2017 SFRA only, the 2010 SFRA, which took account of flood defences, will be used as the basis for decision-making, and general market housing will only be permitted in areas shown as being in Flood Zone 1 as defined in that document.

Note  tabled at the September 2017 Development Management Committee which sets out this information and the SFRA 2010 mapping for Middle Level Commissioner Areas.

Fenland District Council (FDC)

No further correspondence has been received from FDC concerning the Neighbourhood Strategy and no progress has occurred with its District Wide Level 2 SFRA.

No further action has been taken in respect of the Board's interests.

Cambridgeshire Flood Risk Management Partnership (CFRMP)

Rain Gauges Project

As members of the CFRMP, the Commissioners have been asked to comment on the proposed location of rain gauges that currently form a larger Anglian Region RFCC project.

The gauges will be located on Environment Agency or Anglian Water Services Ltd structures and it is intended that all sites will be available via a web interface, possibly with three levels – Administrator, Partners and the Public. The latter will only see “local” information.

The LLFA advises that the proposed new gauges have been chosen because they are adjacent to major areas of population and known “wet spots”. However, it has been noticed that there were none proposed in the Board's area. In view of the problems experienced in 2013/14 with the diversion of Fenton Lode/Fillenham's Drain at Chatteris a gauge within or adjacent to the Lode's catchment has been suggested as a possible additional site.

Fenland Flooding Issues Sub-Group

Following the extreme rainfall event experienced within March during August 2014, a March Flood Investigation Sub-Group was formed. The meetings associated with this investigation have proven beneficial to all the stakeholders involved and may lead to the resolution of many historical issues and, as a result, the responsibilities of the Sub-Group were extended to cover any local flooding issues within the District Council's area. There are currently no issues within the Board's catchment.

General Advice

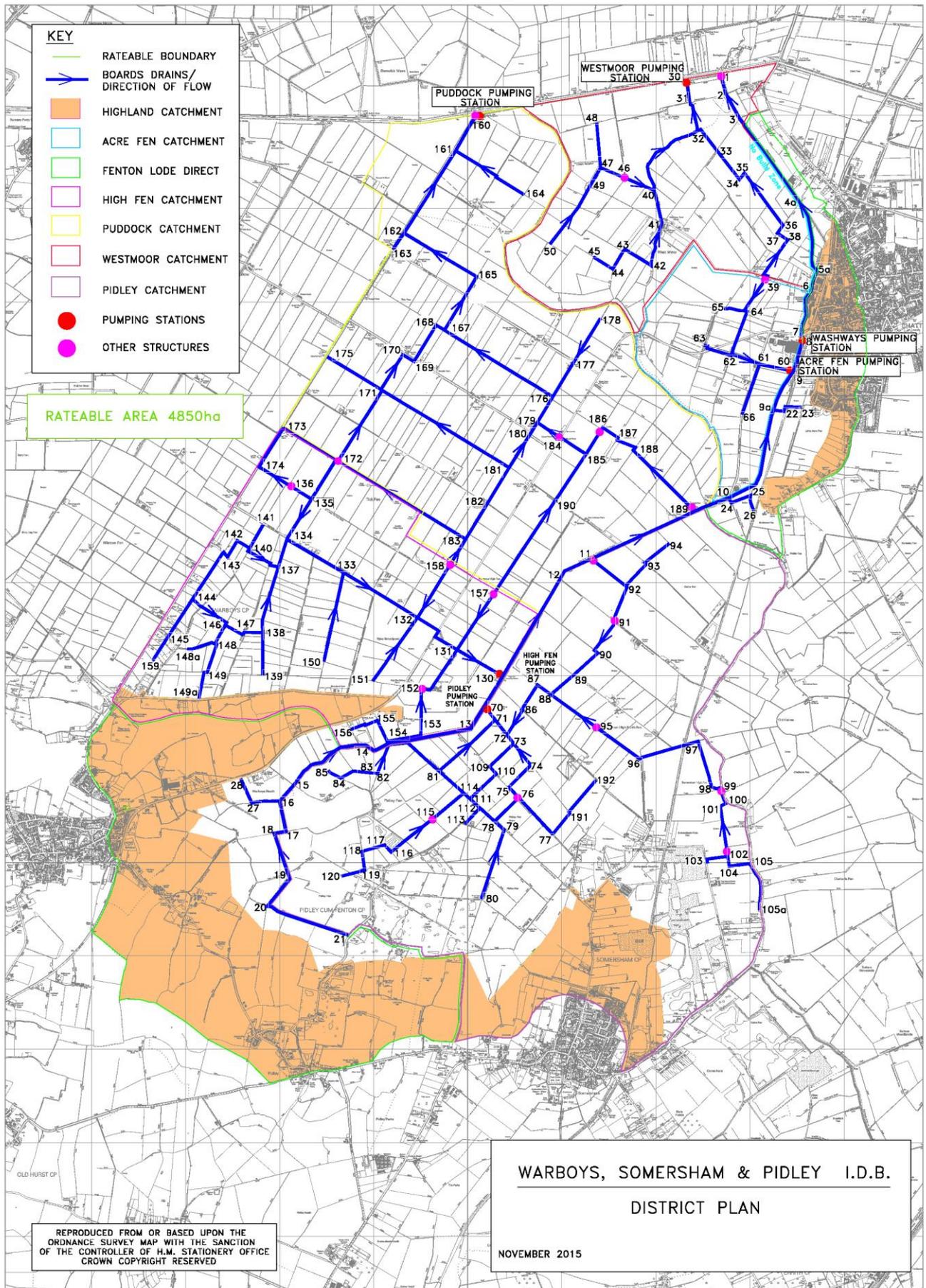
Assistance has been given, on the Board's/Commissioners' behalf, in respect of the following:

- (a) David Neil Parker – An application for byelaw consent for the piping and filling of a private watercourse using a 600mm diameter pipe and concrete bagged headwalls to create an access off the highway at 'Roosters', Fen Road, Pidley was recommended for approval.

Consulting Engineer

10 November 2017

Warboys, Somersham & Pidley (333)\Reports\November 17



Mr Lloyd referred to the comments in the Report.

The Chairman referred to the matters highlighted during the inspection:-

- i) The fencing installed at Westmoor Pumping Station had been inspected and the instability of the post, which had been erected into a concrete slab was identified, together with the need for the installation of spikes to the sides of the fence for additional security and to prevent access.
- ii) Extra damboards had been installed at Carters Bridge Farm to keep the levels up. However, it appeared that this was now causing a build-up of weed around the supporting posts and due to the weight the boards were starting to bow. The District Officer suggested lowering the levels so that the weed could be removed and Mr Lloyd suggested the centre board be removed and replaced with a half board, which would enable the weed to be syphoned over.
- iii) The improved bank stability following piling works at Carters Bridge Farm had been inspected and whilst at the site it had been noted the handrails on two bridges along Westmoor Drove were in need of repair.
- iv) Members had inspected a pipe leading down to the drain at Point 4a and to the erosion of the bank caused by the flow from the pipe.
- v) It was noted that a fence rail at the outfall from the Tesco site, on the Tesco side, was in need of repair.
- vi) The Willow trees sprouting on the bank to the rear of the Tesco site on Fenton Lode were considered.

Further to minute B.1491(ii), Miss Ablett provided a sample pumping station health and safety template for the Board's approval.

With regards to the proposed installation of a Biomethane Injection pipeline at Iretons Way, Chatteris, (MLC Ref Nos 783 and 785), Miss Ablett referred to the Planning Officer's recommendation that contact be made with the appropriate electricity supply body to determine who was responsible for the electricity cable crossing Honeysome Bridge.

RESOLVED

- i) That the Report and the actions referred to therein be approved.
- ii) That the Consulting Engineer contact the Contractor who installed the fencing at Westmoor Pumping Station to obtain a quote for securing the post and to install spikes at the sides of the fence.
- iii) That the water levels be lowered at Carters Bridge Farm to allow removal of the weed and the District Officer remove the centre board and replace with a half board.
- iv) That the Clerk ascertain ownership of/responsibility for the two bridges at Westmoor Drove and, if found to be the Boards responsibility, the Consulting Engineer obtain a quote for repairing and making safe the hand rails.
- v) That the Clerk write to Geoff Collett regarding extending the pipe into the drain at Point 4a, to stop the flow from eroding the bank.

- vi) That the Clerk ascertain who was responsible for the fence rail from the Tesco site, close to the outfall on the Tesco side, and if found to be the Boards responsibility, the Consulting Engineer obtain a quote for repairing and making safe.
- vi) That the willow trees to the rear of the Tesco site on Fenton Lode be removed by the District Officer.
- vii) That the Middle Level Commissioners supply and fit Health & Safety signage, as per the template provided, at each of the Board's pumping stations.
- viii) That the Planning Officer contact the appropriate electricity supply body to determine who was responsible for the electricity cable crossing Honeysome Bridge (MLC Ref Nos 783 and 785).

B.1533 District Officer's Report

The District Officer referred to the earlier inspection and considered that all matters of concern had been raised and dealt with earlier in the meeting.

He confirmed that the maintenance programme for Westmoor and Acre Fen had been carried out this year and had all gone to plan with no major costs incurred. Next year's maintenance programme included both Pidley and Puddock which, as these were much larger districts and more time consuming, may require assistance from Contractors.

The District Officer requested that he be advised of any major works that may be identified as being required in the District should any arise over the coming year.

RESOLVED

That the Report be approved and that the District Officer be thanked for his services over the preceding year.

B.1534 Financial Statement

Miss Ablett reported that the Board's revenue cash balances on the 3rd November 2017 were:-

Clients Premium Account	-	£909,465.62
Clients Premium Account (Labour)	-	£995.72

She also reported that drainage rates and special levies amounting to £68,966.09 were outstanding on the 3rd November 2017.

B.1535 Application for byelaw consent

Miss Ablett reported that the following application for consent to undertake works in and around watercourses had been approved and granted since the last general meeting of the Board, viz:-

<u>Name of Applicant</u>	<u>Description of Works</u>	<u>Date consent granted</u>
David Neil Parker	The piping and filling of a private watercourse using a 600mm dia pipe with concrete filled sandbagged headwalls – Fen Road, Pidley	13 th October 2017

RESOLVED

That the action taken in granting consents be approved.

B.1536 Determination of annual value for rating purposes

The Board considered the recommendation for the determination of annual value for rating purposes, viz:-

Warboys Somersham & Pidley IDB

Determination of Annual Values for Rating purposes

2018-2019

		Transfer value to Special Levy - £65.95 per hectare	Area (Hectares)	Agricultural Land	Special Levies		
					Fenland	Hunts.	TOTAL
		Opening Values (£)	4443.852	754,395	22,706	66,355	843,456
		Opening %		89.44%	2.69%	7.87%	100.00%
<u>Location</u>		<u>Reason for change.</u>					
Miss Z Langner	Turf Fen Farmhouse, First Turf Fen Drove Warboys	Change to garden	-1.017	-135		67	-68
William Gosney	Long Drove Somersham - Ex Lafarge	Revaluation of land grades - Brown & Co		-975			-975
William Gosney	Long Drove Somersham - Ex Lafarge	Land from Cornwell - Duplication	-10.307	-1,192		680	-512
		Total determinations	4432.528	-2,302	0	747	-1,555
		Closing Values (£)		752,093	22,706	67,102	841,901
		Closing %		89.33%	2.70%	7.97%	100.00%

RESOLVED

- i) That the determination recommended be adopted by the Board.
- ii) That the Clerk be empowered to serve notices and to take such other action as may be necessary to comply with statutory requirements.
- iii) That the Chairman and the Clerk be empowered to authorise appropriate action on behalf of the Board in connection with any appeal against the determination.

B.1537 Rate arrears

Consideration was given to writing off rate arrears amounting to £1,338.04.

RESOLVED

That the arrears be written off.

B.1538 Association of Drainage Authorities

Miss Ablett reported:-

a) Annual Conference

That the 80th anniversary Annual Conference of the Association had been held at the ICE building in Westminster on Thursday the 16th November 2017 and had been well attended with speakers including Dr Therese Coffey MP, who spoke on future challenges, local accountability and the excellent work and the strength of IDBs amongst other things. Councillor Derek Antrobus spoke about his experiences in Salford where the Council had turned spatial planning on its head by considering environmental assets before looking at provision for housing need, which allowed for more sustainable growth. Sir James Bevan followed and stated that he was a fan of IDBs and supported the transfer of watercourse maintenance through de-maining where there was a local desire for this. He also confirmed that dredging was important and would remain within the EA's programme and that £22M had been spent on this in the last financial year. The Conference also marked the stepping down of Henry Cator as ADA's chairman. He has been replaced by Robert Caudwell who has a background in farming in Lincolnshire and who is keen to see partnership working across catchments develop to provide a holistic answer to flood risk and drought management.

b) Annual Conference of the River Great Ouse Branch

That the Annual Conference of the River Great Ouse branch of the Association would be held in Prickwillow, Ely on Tuesday the 6th March 2018.

c) Subscriptions

That it was proposed by ADA to increase subscriptions by approximately 1% in 2018, viz:- from £823 to £832.

RESOLVED

That the increased subscription be paid for 2018

d) Liability of Board Members

Miss Ablett referred to, and Members noted, a Guidance Note received from ADA dated the 28th September 2017 which summarised the issue of when Members of an Internal Drainage Board may be held personally liable for actions which they take in that capacity.

e) Updating IDB Byelaws

Miss Ablett referred to a letter received from ADA dated the 20th October 2017.

Miss Ablett reported that most of the IDBs in the area have a set of Byelaws which were made under Section 34 of the Land Drainage Act 1976 for the secure and efficient working of the drainage system in their area.

Defra have now suggested that the Byelaws which have been adopted by IDBs should be updated to include within their purpose the regulating of the effects of the environment. To do this it will be necessary to update the current Byelaws in line with the standard model byelaw published in October 2012.

RESOLVED

That the Clerk be requested to draft new Byelaws to include compliance with the environment regulations for consideration by the Board at their next meeting.

(NB) - Lord De Ramsey (as ADA President) declared an interest when this item was discussed.

B.1539 Capital Programme Strengthening and Delivery

Miss Ablett referred to, and the Board noted, the slides presented by the Environment Agency at the Great Ouse IDB and EA Strategic Group meeting on the 19th April 2017.

B.1540 Defra IDB1 Returns

Miss Ablett reported on the proposed changes to the Annual Defra IDB1 Returns.

She advised that the IDB1 form is completed each year in accordance with the Land Drainage Act 1991 and is submitted to Defra, the Environment Agency and to each Council which pays an IDB Special Levy. The form provides information on such items as income, expenditure, a policy delivery statement, the bio-diversity action plan, asset management and governance matters.

Miss Ablett reported that for the year ended 31st March 2017 the IDB1 return was amended and additional information requested, such as details of board membership, attendance at meetings, whether elections are held and confirmation that the complaints procedure is accessible from the home page on an IDB's website. This information will enable Defra to gather more data in relation to IDBs.

For 2018 the IDB1 form will be further expanded. The additions were developed in co-operation with the Environment Agency, ADA and invited IDB representatives including David Thomas on behalf of the Middle Level Commissioners. The inclusion of items within the form which would either be difficult to report on or provide information which collectively would be of little value have been resisted and the new IDB1 form should, as a result, allow Defra to gain a

much clearer insight into what IDBs deliver annually. It is hoped that this in turn will assist with raising further the profile of IDBs.

B.1541 Completion of the Annual Accounts and Annual Return of the Board – 2016/2017

- a) The Board considered and approved the comments of the Auditors on the Annual Return for the year ended on the 31st March 2017.
- b) The Board considered and approved the Audit Report of the Internal Auditor for the year ended on the 31st March 2017.

B.1542 Anglia Farmers

The Board considered their contractual arrangements with Anglia Farmers for the supply of electricity.

Miss Ablett reported that the contract with Anglia Farmers ceases on the 30th September 2018. Should the Board choose not to renew its contract, they would be required to give notice in December/January.

She advised that, in view of the problems encountered over the past 14 months with the operation of the contract, a report had been sent to all Chairmen.

Members asked Miss Ablett to advise of some of the problems encountered. Mr Edgley considered that, having read the report, some of the issues were shocking.

Miss Ablett further advised that, although the Clerk was able to recommend to the Board that they remain with Anglia Farmers for a further contract period, usually 18 months to 2 years, during which time the service provided by them will be monitored, it was a Board decision and should they wish to be removed from the buying group then it would be the Board's responsibility to negotiate its own separate electricity contract with a supplier.

RESOLVED

That the Board commit to the Anglia Farmers buying group for a further contract period, during which time the service provided should be monitored.

B.1543 Expenditure/Estimate Update

The Board considered the Estimate Update.

RESOLVED

That the update be approved.

B.1544 Dates of next Meetings

RESOLVED

That the next Meetings of the Board be held as follows in 2018, viz:-

- i) Thursday the 7th June 2018
- ii) Thursday the 22nd November 2018 (prior to which the District Inspection will be held).

B.1545 Purchase of Excavator Wire Bucket

The Chairman advised that an excavator wire bucket was required to assist with the removal of weed and enquired whether the Board wished to purchase one.

RESOLVED

That the Chairman be authorised to obtain a quote for the purchase of an excavator wire weed bucket and take any action he considers appropriate.

B.1546 Fenton Lode – Point 14

Mr Leadbetter reported that unauthorised access was being made onto land on both sides of the Fenton Lode Drain at point 14 and enquired whether it would be possible to erect a barrier.

Members discussed and agreed that enquiries should be made in relation to ownership of the land and of any consents required.

RESOLVED

That the Clerk ascertains who owns the land on both sides of Fenton Lode Drain at Point 14 and enquire of any consents required for the erection of a barrier and report back to the Chairman.