

ETTON PARISH COUNCIL

<p>Chair: John Holmes, Whitehouse Barn, Main Street, Etton East Riding of Yorkshire HU17 7PG Telephone: 01430 810797 Email: holmesja@btinternet.com</p>	<p>Clerk: Alan Bravey, 3 Ruskin Way, Brough, East Riding of Yorkshire HU15 1GW Telephone: 01482 662292 Email: ettonpc@outlook.com</p>
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6th September 2021

To: All Members of the Parish Council

Dear Councillor,

I hereby give notice that a meeting of Etton Parish Council will take place at **7:00pm, MONDAY, 13th September 2021** at the Village Hall, Main Street, Etton, HU17 7PG. The Agenda for the Parish Council meeting is as set out below.

Members of the public and press are welcome to attend and may make representation to the Council in the Public Participation period, which will be at the start of the meeting.

Councillors, public and the press should not attend the meeting if they display any COVID-19 symptoms - a high temperature, a new continuous cough or a loss or change to sense of smell or taste. It is recommended that face coverings are worn within the village hall.

Yours sincerely



Clerk to the Parish Council

AGENDA

Public Participation: To receive any questions / issues from the public

1. To receive any apologies for absence.
2. To record declarations of pecuniary and non-pecuniary interests by any member of the Council in respect of the agenda items below.
3. To receive a presentation on registering an asset of community value.
4. To receive and agree to sign at a later date the Minutes of the Parish Council Meeting, held on Monday 26 July 2021.
5. To raise any issues with / receive updates from Ward Councillors

6. Action Log Update - Clerk
7. To receive any issues / resident's feedback received by Councillors
8. To receive the following correspondence:
 - i. ERYC, notes of the Annual development control meeting
 - ii. Resident. requesting details of local allotments
 - iii. Humberside Police, Beverley Rural Update
 - iv. Anonymous Resident, identifying concerns regarding a planning application.
 - v. Etton Village Hall, Updated COVID 19 risk assessment for Etton Village Hall
 - vi. ERYC, review of Public Space Protection Orders
 - vii. MWPC, NDPC- Consulting on cross ward cluster meeting
 - viii. FCC Communities Foundation – Approval of grant funding for Etton pond improvements.
 - ix. Turners Trust, Request to advertise awards for domestic workers
 - x. ERYC, Listed Building Consent to site additional plaque on war memorial
9. To consider a planning application to repair a boundary wall at St Mary's Lodge, Main Street
10. To create a Pond Improvement Sub-Committee to deliver the improvements outlined in the Parish Council funding proposal, and to delegate responsibility to the Clerk to authorise expenditure as outlined in the proposal, on behalf of the sub-committee.
11. To consider establishing a sub-group to develop an application for the East Riding COVID community recovery fund
12. To consider options for the Parish Beacon and the Village Shield
13. To agree accounts for payment
14. To agree agenda items for the Parish Council meeting on 8 November 2021

ETTON PARISH COUNCIL

26 July 2021

PRESENT: Councillors Holmes (Chair), Bell and Stott, Horton, Sleight, Yeo, Ward and Widd

Apologies were received from the Ward Councillors.

There were 3 members of the public in attendance.

The meeting was held at Etton Village Hall.

40/21 DECLARATIONS OF INTEREST – There were no declarations made.

41/21 MINUTES OF PREVIOUS MEETING – Resolved – that the minutes of the Parish Council meetings held on the 4th May 2021 and the 28th June 2021 should be approved as a correct record and signed by the Chairman.

42/21 - WARD COUNCILLOR UPDATE – There were no issues to raise with the Ward Councillors.

43/21 – PRINCIPLE OF OUTLINING PLANNING PERMISSION FOR HOUSING AT WEST END OF VILLAGE – Two members of the public attended to ask the Parish Council's views on the suitability of a piece of land at the west of the village for outline planning permission for housing. Parish Councillors gave their initial feedback, noting that the land was outside of the village development limits and that a formal response could only be provided when plans had been submitted. The residents were thanked for taking the time to consult the Parish Council, prior to submitting their application.

44/21 PARISH COUNCIL CO-OPTION – Resolved – That Peter Riding would be co-opted to the Parish Council.

45/21 CLERK UPDATE – Low Gardham Farm had given their consent to have a defibrillator installed on their building and a request had been submitted to a local charity for funding. The pond project group had submitted a lengthy funding bid to the FCC, which was expected to be determined in September. A local farmer had been very supportive of the Parish Council's request to adapt ploughing / cultivation in an attempt to prevent surface water run off impacting on properties at the West end of the village. A planning application had been submitted for the war memorial plaque. Councillor Holmes had installed a number of dog fouling signs throughout the village. Councillor Holmes also agreed to obtain quotes for repainting the village benches.

46/21 PARISH COUNCILLOR UPDATES – Councillor Stott provided feedback on the details of the East Riding of Yorkshire Council planning update meeting. Councillor Yeo advised that residents using the bus shelter had complained of the smell from the nearby litter bin, which was being used to dispose of dog waste. Cllr Yeo also reported that kerbstones at the pumping station near to the pond needed to be replaced, and that the footpath between 94 and 102 Main Street had been in a hazardous state of disrepair following building works, but had now been patched up. Cllr Yeo advised that Councillor Widd and Mr Bugg had done a tremendous job in restoring the village shield, which had previously been attached to the Millennium Beacon, and proposed that either the shield, or the shield and beacon, should be relocated to a more prominent position in the village.

Resolved – That the Clerk would i) arrange for a new litter bin to be sited opposite the bus stop for dog waste, ii) report the kerbstones at the pumping station to ERYC iii) write to Mr Widd and Mr Bugg to thank them for their work on the Millennium Beacon shield iii) enquire whether

planning permission was required to install the shield on a grass verge or in the War Memorial Garden.

47/21 CORRESPONDENCE – Resolved – i) that the following correspondence should be received by the Council:

- i. Fire Service, Safe and Well information for next newsletter
- ii. Police and Crime Commissioner, Introducing New PCC Jonathan Evison
- iii. ERYC, Invitation to comment on Draft Local Plan Update
- iv. ERYC, Advice on Public Meetings.
- v. ERYC, “Do it For East Yorkshire Community Grant”
- vi. ERYC, Consultation on Bus Services and Bus Stops
- vii. ERYC, Invitation to complete national highway survey
- viii. ERYC, Acknowledgement of request for info re cutting grass verges
- ix. ERYC, Community Tree Fund
- x. ERYC, 2022 Birthday Honours list
- xi. Pageant Master, Queen’s Jubilee Beacons
- xii. ERYC, Invitation to residents to take part in YORSwitch.
- xiii. Local Landowner, Flood improvements
- xiv. Resident, Cherry Burton Bridge road safety risk
- xv. ERYC, Notice of planning approval, 86 Main Street, erection of a sliding electric entrance gate etc
- xvi. ERYC, Request to provide support to vulnerable residents during heightened demand due to third COVID wave.

ii) that the Parish Council would consider options for the ERYC Community Grant at the next meeting iii) that the clerk would make a submission to the Queen’s Birthday Honours List iv) that the Parish Council would begin planning for the Queens Jubilee celebrations in 2022 v) that the clerk would request ERYC to consider installing additional road markings following incident on Cherry Burton Bridge.

48/21 QUEENS PLATINUM JUBILEE – Councillor Yeo advised that Buckingham Palace had encouraged Parish Councils to plant a tree to commemorate the Queen’s platinum jubilee. The meeting identified a piece of land by the pond as a potential location for a Japanese Flowering Cherry tree or a Maple tree, and also New Road for a potential avenue of Birch Trees.

Resolved – i) That the Parish Council supported the principle of planting a memorial tree and that the Clerk would ask ERYC for advice on the suitability of the identified locations.

49/21 COMMUNITY PLAQUE INITIATIVE – Councillor Yeo gave an update on the community plaque initiative. Research in East Riding Archives had been informative, but census information did not record the addresses of businesses that had once existed in the village. A local resident had provided very helpful information, and Councillor Yeo was looking to find further records. Councillor Ward suggested the name of a local historian.

50/21 WAR MEMORIAL STEEL PLAQUE – Resolved – That the Council would purchase a stainless steel plaque for the war memorial, at an approximate cost of for £325, with the inscription: “To commemorate those who served in the Second World War 1939 – 1945 and to remember Donald S Kay who gave his life”, subject to planning consent. The new plaque would match the font and size of the existing plaque.

51/21 CHURCH WAY GRANT REQUEST – Resolved – That the Parish Council would award a £773 grant to a local community group, as a one quarter payment towards the resurfacing of Church Way.

52/21 - TO AGREE ACCOUNTS FOR PAYMENT – Resolved – i) that the following accounts be approved for payment:

- Alan Bravey - Salary and Expenses June and July – 121.22
- HMRC - PAYE June and July - £71.20

53/21 – ITEMS FOR PARISH COUNCIL MEETING ON THE 13TH SEPTEMBER – Resolved – that Community Assets, Millennium Beacon, Queens Jubilee Planting and the East Riding Community Grant would be added to the next agenda.

SIGNED:

DATE:

Etton Parish Council - Action Log

	Action	Status	Lead	Update
1	Investigate installing a defibrillator at Gardham.	Ongoing	Clerk	Landowner has given consent. Currently with the Defib Charity to assess eligibility. Reminder sent on 6 September.
2	Pond Project Update	Ongoing	Pond Project Group	Detailed application submitted and grant awarded. Next steps on Parish Council meeting agenda.
3	Blue Plaque Initiative	Ongoing	Cllr Yeo	Research ongoing to verify recollections of local residents and to try and identify data from earlier in the village's history.
5	War Memorial Plaque.	Ongoing	Clerk	Planning application approved to install plaque on 8/9. Order for plaque placed. "Roll of Honour" framed and passed to the Village Hall.
8	Repainting of Village Benches.	Complete	Cllr Holmes	Dalton Estate contractor has been engaged and has repainted the benches.
9	Bus Stop Litter bin to be re-sited	Ongoing	Clerk	ERYC agreed to inspect site and make recommendations.
10	Report damaged kerbstones at the pumping station to H	Ongoing	Clerk	Reported.
11	Planning Permission Beacon	Ongoing	Clerk	Village shield does not seem to be exempt from planning. Further details required to make sure. Latest Beacon Guidance suggest that civic rather than "at height" locations suitable for sitings of Beacons. 2m gas powered beacons available £490.
12	ERYC Community Grant	Ongoing	TBC	To be discussed at September's meeting.

13	Queen's Jubilee Celebrations	Ongoing	TBC	A piper has been provisionally booked to accompany the lighting of the Beacon. More detailed planning to take place later in the year.
14	Queen's Jubilee Tree Planting	Ongoing	TBC	EPC approved in principle to plant memorial trees. ERYC requested to comment on suitability of two proposed locations (by Pond, avenue on Cherry Burton Road)
15	Request ERYC to consider installing additional road markings following incident on Cherry Burton Bridge.	Ongoing	Clerk	ERYC will carry out a traffic survey at this location in the next financial year and review signage following results.

Etton Parish Council Correspondence Record

26 July to 6 September 2021

The Clerk will circulate correspondence when considered appropriate. If Councillors would like to see a copy of correspondence that has not been circulated, please notify the Clerk on ettonpc@outlook.com on 07932 016856.

Date Received	Attached?	From	Purpose of Correspondence
30/7/2021	N	ERYC	Notes of the Annual Parish Council development control meeting. (Lengthy presentation – available on request)
1/8/2021	N	Resident	Requesting details of local allotments
7/8/2021	Y	Humberside Police	Beverley Rural Update
10/8/2021	N – previously circulated.	Anonymous Resident	Identifying concerns regarding a planning application. ERYC advised that anonymous objections can not be considered as a part of the planning process.
19/8/2021	Y	Etton Village Hall	Updated COVID 19 risk assessment for Etton Village Hall. Request to promote “The Catch”.
1/9/2021	N	ERYC	Review of Public Space Protection Orders (e.g. no alcohol areas, dog exclusion areas). Currently Etton’s PSPO relates to ban of dog fouling.
3/9/2021	N	Middleton-on-the Wolds and North Dalton Parish Councils	Consulting on possibility of arranging a cross ward cluster meeting between parish councils in the Beverley Rural Ward and Parish Councils within the Wolds Weighton Ward. The aim is to get the councils together with their respective ward councillors and also heads of ERYC to discuss common issues. This first meeting, subject to sufficient interest will be to discuss road and traffic issues, and possibly planning, looking at potentially a Thursday evening mid to late October at North Dalton Village Hall. Numbers would be limited to no more than 2 members from each council.

7/9/2021	N	FCC Community Foundation	Approval of grant fund of £13,974 for Etton Pond Improvements, subject to adhere to grant protocols and payment of £1502.21.
7/9/2021	N	Turner's Trust Beverley	Request to promote the charity for domestic workers, that meet the following criteria: <ul style="list-style-type: none"> ❖ In a residence within <u>EIGHT</u> miles of Beverley Guildhall? ❖ By one family for <u>FIVE</u>, or more, hours a week? ❖ Have been in the same employment for <u>FOUR</u>, or more, years?



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make them safer and stronger

Parish/Town News Release

Beverley Rural Ward August 2021

Beverley and Rural Ward – July 2021

Crime & ASB

Detailed crime and ASB data for your area can be obtained by visiting www.police.uk and following the 'Find your Neighbourhood' link.

1. What's happening in Your Area

Criminal damage reports – 4 reports during July, two of which were Domestic Related and enquiries are underway.

Burglary reports – Just 1 report last month which was Domestic Related

Theft – theft of a cycle from Leven was reported and enquiries continue.

Vehicle Crime – At least 5 reports of damage to vehicles last month, one of which involves unknown suspect approaching victims parked and secure vehicle and proceed to scratch the bumper, off side wing mirror and bonnet to said vehicle before making off. Other vehicles were targeted with similar damage caused.

2. Community Priorities for August 2021

During JUNE/JULY we saw a rise in calls for TICKTON BRIDGE which NPT and Patrol officers responded to. Officers saw youths jumping from both bridges but once talked to most of them moved onto ESKE. Officers explained that it was the level of noise by the house next to the bridge which most understood and gladly moved down. Youths at FLEMMINGATE have also been causing an issue for staff. PCSO's have been conducting high visibility patrolling whenever possible at the appropriate times. With regards to shop thefts in BEVERLEY, 2 well known repeat offenders were subsequently arrested.

NOT PROTECTIVELY MARKED

File classification: NOT PROTECTIVELY MARKED - NO DESCRIPTOR



Parish/Town News Release

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Anti-Social Behaviour

Throughout August we will continue to increase patrols and build up relationships with youths within the area of Tickton Bridge and engage with them regarding the bridge and not jumping off. We will also be explaining that there is a PSPO (Public Spaces Protection Order) in place and what that actually means for them.

There has been a spike in public order offences and criminal damage in and around the FLEMMINGATE area by a group of youths who are well known to police. **Identified Outcomes:** 2 of the known youths have officially been interviewed week of 12.07 over a number of public order offences, criminal damages and assault. No decision has been made yet. The wall where the criminal damage has been happening has now been repaired so hopefully no further offences here will happen.

Plan for Month Ahead: Target FLEMMINGATE with hot spot patrolling, aiming for the times which the youths are most present. Take details of other youths who are in the same group. Any offences committed need to be reported. A decision on 2 of the main youths needs to be made and a plan in place for each male.

Night time economy is proving to be a nuisance in Beverley Town and the Flemingate area. Offences commonly committed by those staying at the barracks in LECONFIELD. Offences such as drunk and disorderly, public order and other road related and vehicle related offences are also common.

Plan for Month Ahead: The month ahead will see patrols looking at the APEX radios and training for door staff, looking at badges and further ways to educate those there about the potential offences which will lead to a proactive approach rather than reactive.

HUMBER TALKING

Humber talking is currently being done in TICKTON by PCSO 7505 who is making good progress. PCSO 7793 is starting in MOLESCROFT, issues which potentially might come to light are that of MOLESCROFT PARK where youths have been regularly attending causing Anti-Social Behaviour. However, in the recent weeks this has not been an issue for the Neighbourhood Policing Teams at BEVERLEY. This may change when schools break up for the summer.

Crime Prevention Advice

COVID Vaccine Scam

The team have been out engaging with members of the public and distributing leaflets with regards a recent vaccine scam which offenders have been using. We have been rising awareness about a text message which is being circulated purporting to be from the NHS offering eligibility for the vaccine with a link to apply for the vaccine on where you then enter sensitive personal details. **NEVER** give out such personal details or reply to unknown contacts whichever format they use, text, email or cold call. Always check with your GP if in doubt!

NOT PROTECTIVELY MARKED

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Parish/Town News Release

4 Top scams known thus far

1. Fake URL Links claiming to link to GOV.UK website to claim supposed COVID related payment.
2. Lockdown fines suggesting you have breached lockdown.
3. Offers of health supplements that will prevent you from becoming infected.
4. Financial support offers which appear to come from your bank.

PLEASE REPORT ANY SUSPECTED FRAUDULANT ACTIVITY TO **ACTION FRAUD** BY CALLING 0300 123 2040 OR VIA www.actionfraud.police.uk

Social Media

Keep updated on current incidents, advice and requests for information by following @HumberbeatERYS on twitter and Humberbeat Police – East Riding of Yorkshire South on Facebook.

NOT PROTECTIVELY MARKED

File classification: NOT PROTECTIVELY MARKED - NO DESCRIPTOR

Etton Village Hall – COVID Risk assessment 07/08/2021

Area/People at Risk	Risk identified	Actions to take to mitigate risk
Volunteers, contractors and users	Cleaning surfaces infected by people carrying virus. Disposing of rubbish containing tissues and cleaning cloths. Deep cleaning premises if someone becomes ill with CV-19. Occasional maintenance workers.	<p>Stay at home guidance if unwell at entrance and in main hall. Volunteers provided with protective aprons and gloves. Volunteers advised to wash outer clothes after cleaning duties. PPE provided in the event deep cleaning is required.</p> <p>Hiring agreement reflects need for hirers to clean before and after use.</p> <p>Cleaning products and hand sanitiser provided.</p> <p>Hand washing encouraged and 'Catch it, bin it, kill it' poster displayed.</p>
Volunteers, contractors and users	Volunteers who are either vulnerable or over 70. Volunteers carrying out cleaning, caretaking or internal maintenance tasks could be exposed if a person carrying the virus has entered the premises or falls ill. Mental stress from handling new situation.	<p>Discuss with volunteers/users over 70 whether provision of gloves and aprons and cleaning surfaces before they use the hall is sufficient to mitigate their risks or whether they should cease attendance for the time being.</p>

Volunteers, contractors and users	Risks of mingling and virus spread to all at an activity/event	Hire conditions reflect need to encourage face coverings and social distancing. Capacity for hall reduced a maximum of 30 people. Chair record for fabric chairs to ensure not reused within 72 hours. Hirers encourage to open doors/windows and use heating/ventilation system.
Entrance hall/corridor/kitchen	Possible pinch points and busy areas where risk is social distancing is not observed in a confined area. Door handles, light switches in frequent use.	Floor marking at entranceway to encourage distancing. Signage to restrict numbers in kitchen to 3 and corridor/toilet to 1. handles/light switched to be cleaned regularly. Hand sanitiser checked regularly.
Main Hall	Door handles, light switches, window catches, tables, chair backs and arms. Social distancing to be encouraged.	Door handles, light switches, window catches, tables, chairs and other equipment used to be cleaned by hirers. Social distancing guidance to be encouraged by hirers in arranging their activities. Hirers to be encouraged to wash hand regularly.
Reduced usage	Less usage of hall increases risk of Legionnaires and led checking if running out of products.	Weekly inspection of hall (fortnightly by cleaner, fortnightly by a volunteer) - documented including checking cleaning products/PPE/hand sanitiser and running of taps/ toilet flushing.
Events	Handling cash and tickets. Too many people arrive	Organisers to arrange online systems and cashless payments as far as possible. Cash to be handled with gloves.



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112-03-95

St Mary's Lodge
Etton

Design and Heritage Statement

1. Introduction

This document has been prepared to support the listed building application for St Marys Lodge, Etton, HU17 7PQ.

The application is for the repair works to the north boundary wall. This document should be read in connection with the associated drawings and documents. Notably a structural engineers condition report dated March 2021.

This document sets out:

- The site and its context
- Assessment of the Conservation areas and Heritage statement.
- The nature of the proposed development
- Design rationale

1.1. Planning context

The way in which the historic environment in England is managed has changed considerably over recent years. Prior to 2009, national heritage policy only related to designated heritage assets, such as listed buildings or conservation areas and was arguably a 'rules based' approach. In contrast, the current national heritage policy is led by the concept of 'significance'; understanding the value of a heritage asset and using this to determine whether the impacts of a proposal are acceptable or unacceptable based on the degree of harm (if any) that a proposal might have on the



Site plan of St. Mary's House and St Mary's Lodge

① Location of wall requiring repair

significance of the heritage asset.

Paragraph 135 of the National planning Policy Framework states:

“The effect of an application on the significance of a non-designated heritage asset should be taken into account in determining the application. In weighing applications that affect directly or indirectly non designated heritage assets, a balanced judgement will be required having regard to the scale of any harm or loss and the significance of the heritage asset.”

The purpose of this heritage statement is to satisfy paragraph 128 of the National Planning Policy Framework which states:

“In determining applications, local planning authorities should require an applicant to describe the significance of any heritage assets affected, including any contributions made by their setting”

This report therefore seeks to consider two things:

- The significance of the existing heritage assets on the site, this being the Cocoa Suites, the site’s contribution to the conservation and,
- Secondly the impact that the proposed development will have on these existing assets.

This heritage assessment follows the process set out in Historic England’s Historic Environment Good Practice Advice in Planning Note 3: The

Setting of Heritage Assets (2015) (GPA 3) in order to assess the potential impact of proposed development on the setting and significance of the heritage assets identified. Where relevant, additional guidance, such as Seeing the History in the View (Historic England, 2012), and Supplementary Planning Guidance are utilised as part of the appraisal:

- Step 1: Identification of built heritage assets and their settings.
- Step 2: Assess whether, how and to what degree these settings make a contribution to the significance of the heritage assets.
- Step 3: Assess the effect of the proposed development on the significance of the heritage assets.
- Step 4: Maximising enhancement and minimising harm.

1.2. Legislation and national policy

The following Legislations and Policy Frameworks are relevant to this application:

- Central to the National Planning Policy Framework (NPPF) is a presumption in favour of sustainable development (paragraph 14).
- Planning (Listed Buildings and Conservation Areas) Act 1990 (the 1990 Act). Section 66(1) of the 1990 Act states that, in exercising their role as decision-makers on planning applications which affects a statutorily listed building or its setting, a LPA should have

special regard to the desirability of preserving the building or its setting.

- Section 72(1): Planning (Listed Buildings and Conservation Areas) Act 1990 notes that attention shall be paid to the desirability of preserving or enhancing the character or appearance of conservation areas.
- Paragraphs 126-141 of the National Planning Policy Framework (the NPPF) relate to the conservation of the historic environment. These paragraphs set out an approach for decision-making, taking into account both harm to the significance of a heritage asset, the extent of such harm, and, in the case of designated heritage assets, the need to weigh harm against public benefit.

1.3. Planning Context

The wall is part of the original curtilage to the Grade:II listed St. Mary’s House. The site was subdivided in the early 1980’s. The site and boundary to St Mary’s were first listed 26-Mar-1987. Both St Mary’s house and St Mary’s Lodge are now owned by the applicant.

The wall is a retaining structure of masonry construction, which appears to be two bricks solid wall with a small cavity then a further skin of bricks on the southern elevation. The wall is 2600mm tall when viewed from the southern side, and 1400mm tall when viewed from the northern side. The wall is therefore retaining 1200mm of earth. The wall is circa 400mm thick with a stone

copied. There are trees of considerable size and age located at the retained (northern) side of the wall and any works that would involve removal of the all for rebuilding would de-stabilise these mature trees.

There is no evidence of a drainage channel to the rear of the wall, or weep holes in the front of the wall.

1.4. Planning History for the site

The site has two minor and recent planning applications both are associated with the boundary to the site:

- 18/03221/PLF - Rebuilding of existing unsafe wall.
- 18/01792/PLF - Installation of new fence and entrance gates.

2. Site and context

St Mary's Lodge is located to the far west of Etton. The North wall forms the site boundary with High Hall.

2.1. Historical context

2.2. Etton

Etton is a small linear village set at the bottom of a narrow, shallow valley. The site is located within the Etton Conservation Area and also within the



Etton Conservation Area Boundary from the Etton Conservation Area Appraisal (2007)

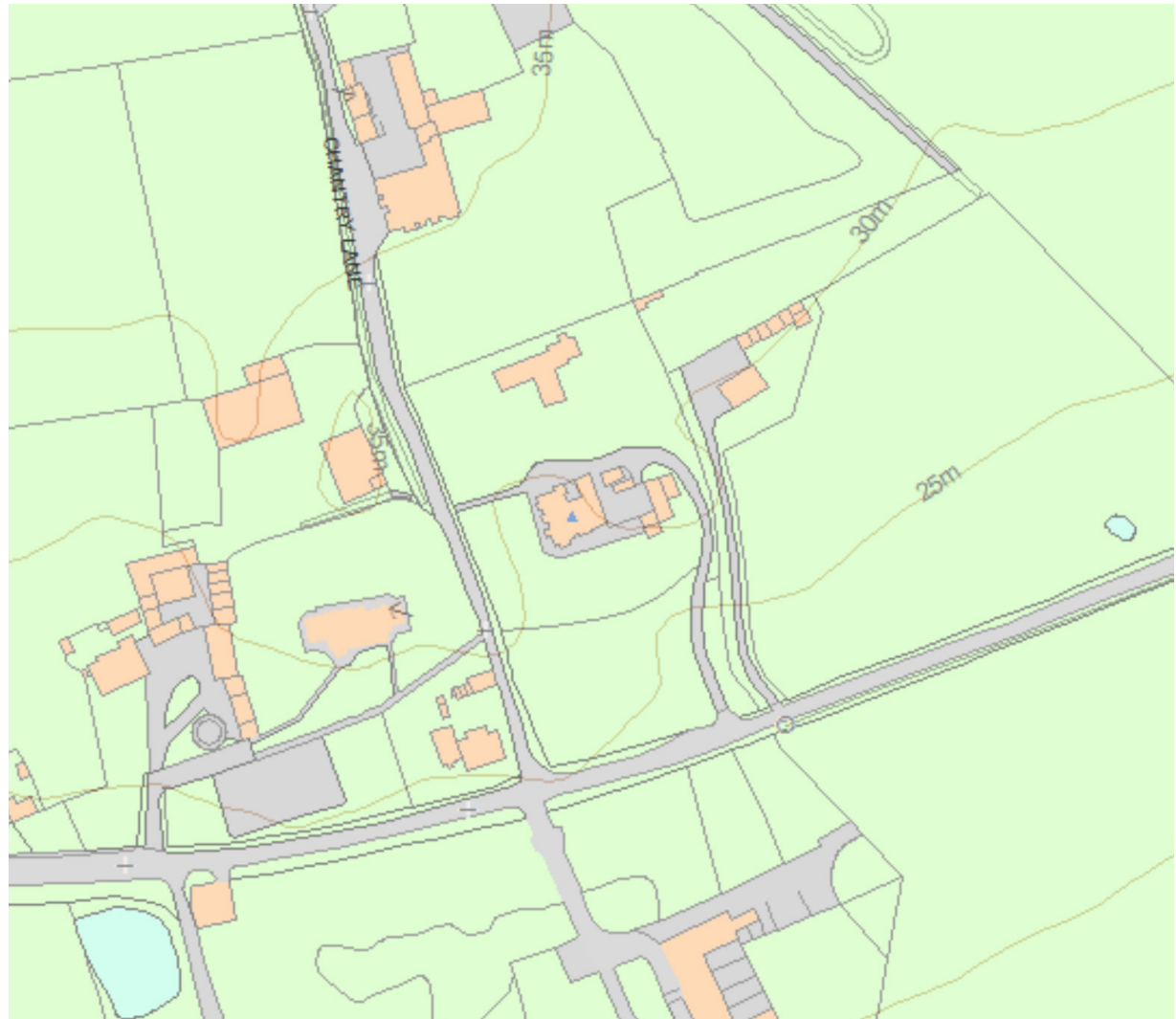
defined settlement limits for Etton as set out in both the Beverley Borough Local Plan (BBLP) and the emerging East Riding Local Plan (ERLP).

The following development plan policies are considered to be relevant:

- Hull and East Riding of Yorkshire Joint Structure Plan (JSP): Policies ENV 6 and SP5 (design and character)
- Beverley Borough Local Plan: Policies D1, (design and character), E21, and E25 (conservation areas).

In addition, the following policies of the emerging East Riding Local Plan are also considered to be relevant to the application:

- S4, (development in villages), ENV1, and ENV3 (design and heritage).
- Section 7 of the National Planning Policy Framework (NPPF) requires all development to achieve high standards of design through good
- architecture and appropriate landscaping to produce visually attractive development. Section 12 of the NPPF requires all identified “Heritage Assets” (including their setting) to be considered.



Site location plan.

- The identified heritage assets in this case are the Etton Conservation Area together with the settings of a number of Listed Buildings situated within the village, in particular, St Marys House (the site), in addition to, St Marys Church, Church Farmhouse and The former Stable Block to Low Hall, which are all close to the site.

2.3. Conservation area character

From the Etton Conservation Area Appraisal (2007) the following aspects are of particular relevance to the site:

- The character and appearance of the Conservation Area at Etton is not uniform.
- There are two distinctive parts, with very different character, which demonstrate the sociological divide of English society in the past centuries.
- The western part consists mainly of 18th and 19th century village houses, farm-steads and outbuildings with a noticeable unity of form and materials.
- The eastern part is dominated by detached buildings around the church, such as High and Low Hall and St Mary's
- There is an "overall uniformity" within the



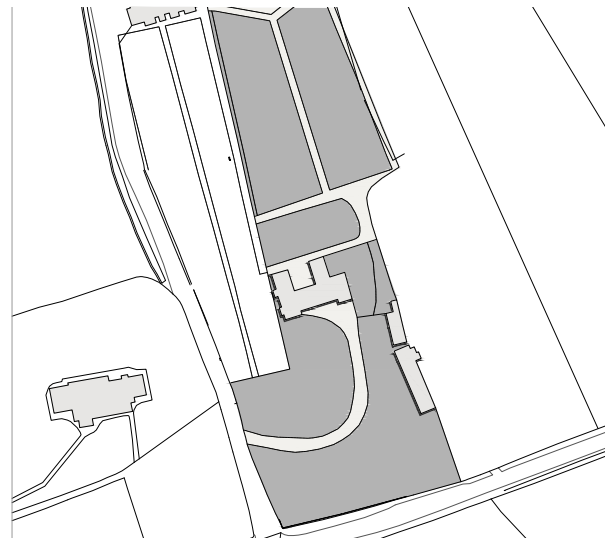
Aerial view of the site

western part of Etton where red / brown bricks and red clay roof tiles predominate and most of the older properties are situated at the pavement edge.

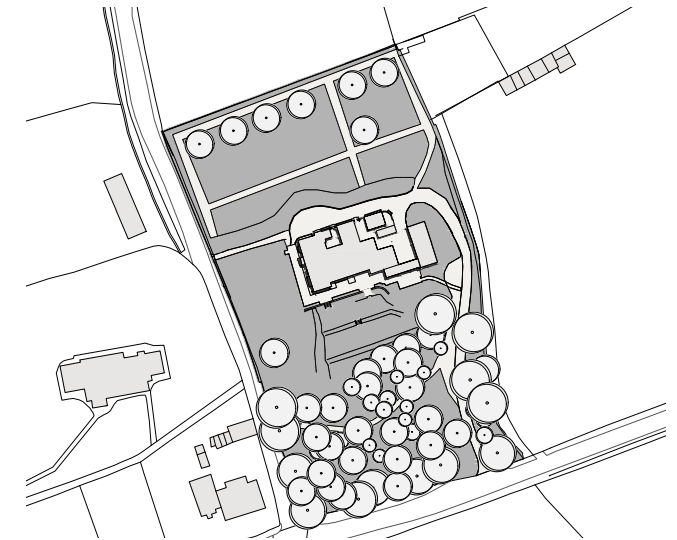
2.4. History of the site

The diagrams to the right are based upon historic maps of Etton. They illustrate the key stages in development for the site. Notably:

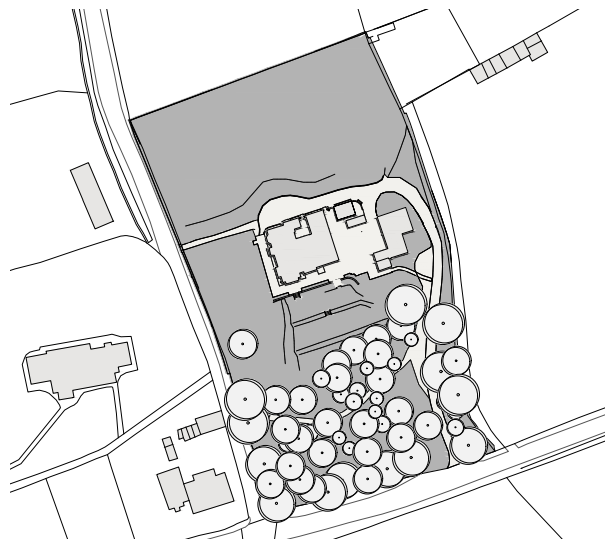
- The original boundary of the site was very different to the current arrangement.
- The main access to the site was originally from Chantry Lane.
- St Marys House and its associated outbuildings have undergone a number of changes over the years.
- The north portion of the site previously consisted of relatively formal garden areas prior to the construction of St Marys Lodge.
- The site was subdivided into two plots in 1980's following the construction of St Marys Lodge.



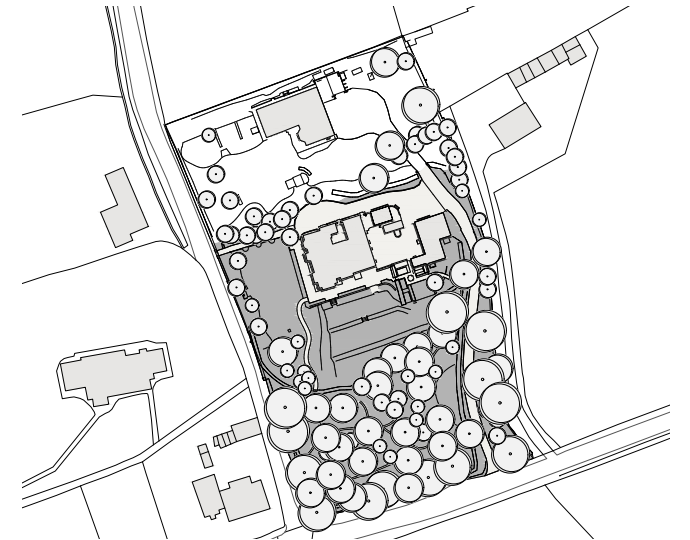
Site plan c.17th Century



Site plan 1870



Site plan 1970



Site plan 2017

3. Site photos - North Wall: Condition survey



4. Significance of the heritage asset

This section of the report seeks to consider the significance of heritage assets at the site. As defined by English Heritage, a heritage asset can include: a building, monument, site, place, area or landscape identified as having a degree of significance meriting consideration in planning decisions, because of its heritage interest.

Heritage assets include designated heritage assets and assets identified by the local planning authority (including local listing). The significance of a heritage asset relates to its archaeological, architectural, artistic and historic interest. It is possible to ascertain archaeological significance based on period, rarity, documentation, group value, vulnerability and diversity.

The listing of the site relates to St Mary's House. St Marys House (formally Etton Rectory) is Grade: II listed. It was first listed: 26-Mar-1987. The details of the listing from Historic England describes the house as being:

“C16 or earlier origins, altered and enlarged in late C18 and again c1854 by Ewan Christian. Red brick, pantiled roofs. It features an Irregular L-shaped plan. The elevation is dominated by a pair of massive external stacks, with offsets, raised in the mid C19. These contained much late medieval brick, a large area of which also survives in the wall immediately to the south of the southern stack.”

The wall itself is c.90m long and is a retaining structure of masonry construction, which appears to be two bricks solid wall with a small cavity then a further skin of bricks on the southern elevation. The wall is 2600mm tall when viewed from the southern side, and 1400mm tall when viewed from the northern side. The wall is therefore retaining 1200mm of earth. The wall is circa 400mm thick with a stone coping. There are trees of considerable size and age located at the retained (northern) side of the wall and any works that would involve removal of the wall for rebuilding would destabilise these mature trees.

There is no evidence of a drainage channel to the rear of the wall, or weep holes in the front of the wall.

5. Scheme proposals

5.1. Reasons for development

The reasons for development are:

The existing wall is in an increasingly poor state of repair. There is a clear visible point from which the outer skin of the wall has suffered deterioration. The top of this band corresponds roughly with the retained ground height on the northern side of the wall. The cause of the deterioration to the southern elevation is anticipated to be caused by a combination of:

- Water ingress from the ground behind being drawn out through the wall via the lime mortar,

- Freeze/thaw affect generated by the presence of the water mentioned at (a) above causes expansion of the moisture in the wall occurring when freezing conditions arise. This expansion of the moisture behind the surface cause the face of the brick to be blown off and causes the spalling affect witnessed,
- In windy conditions the southern elevation is in the direction of the prominent wind. This means when elements of the elevation become brittle due to the freeze thaw affect mentioned (b), the loose sections of facing brick and mortar are eroded due to the wind,
- In hot/sunny conditions the southern elevation is then completely exposed to the sun from the south. This means thermal expansion and contraction will occur and this moment will also result in potential loss of loose sections of the bricks,
- Previous ivy growth on sections of the southern elevation, which has now been cleared and removed, will have also caused damage to the wall

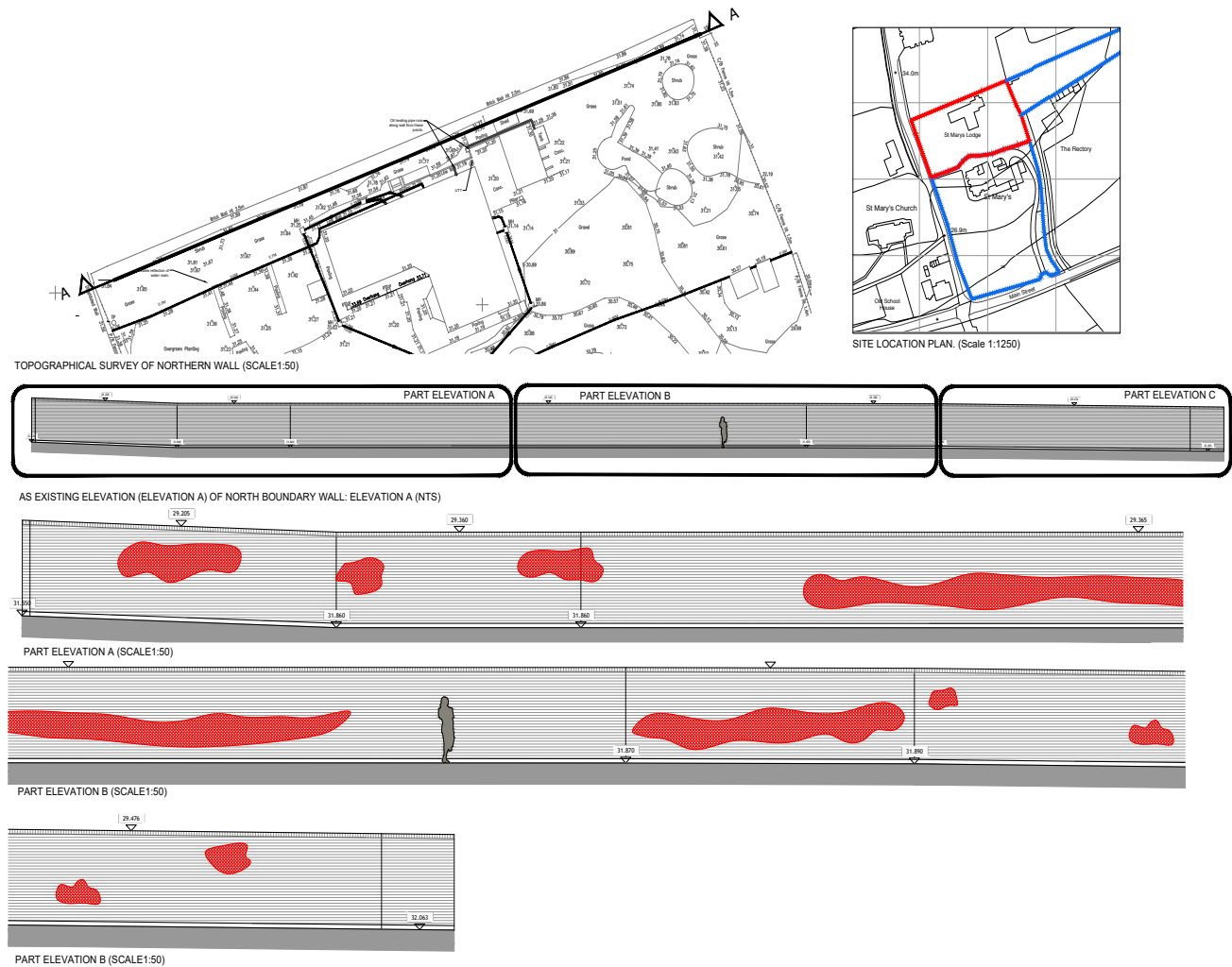
The southern side has circa 30% of perished bricks that have spalled and blown.

The northern side appears to be in good condition and free of defects.

5.2. Description of the proposed works

The owner would like to repair the wall to maintain the value of the heritage asset and prevent it from become unsafe in the near future. The proposals include:

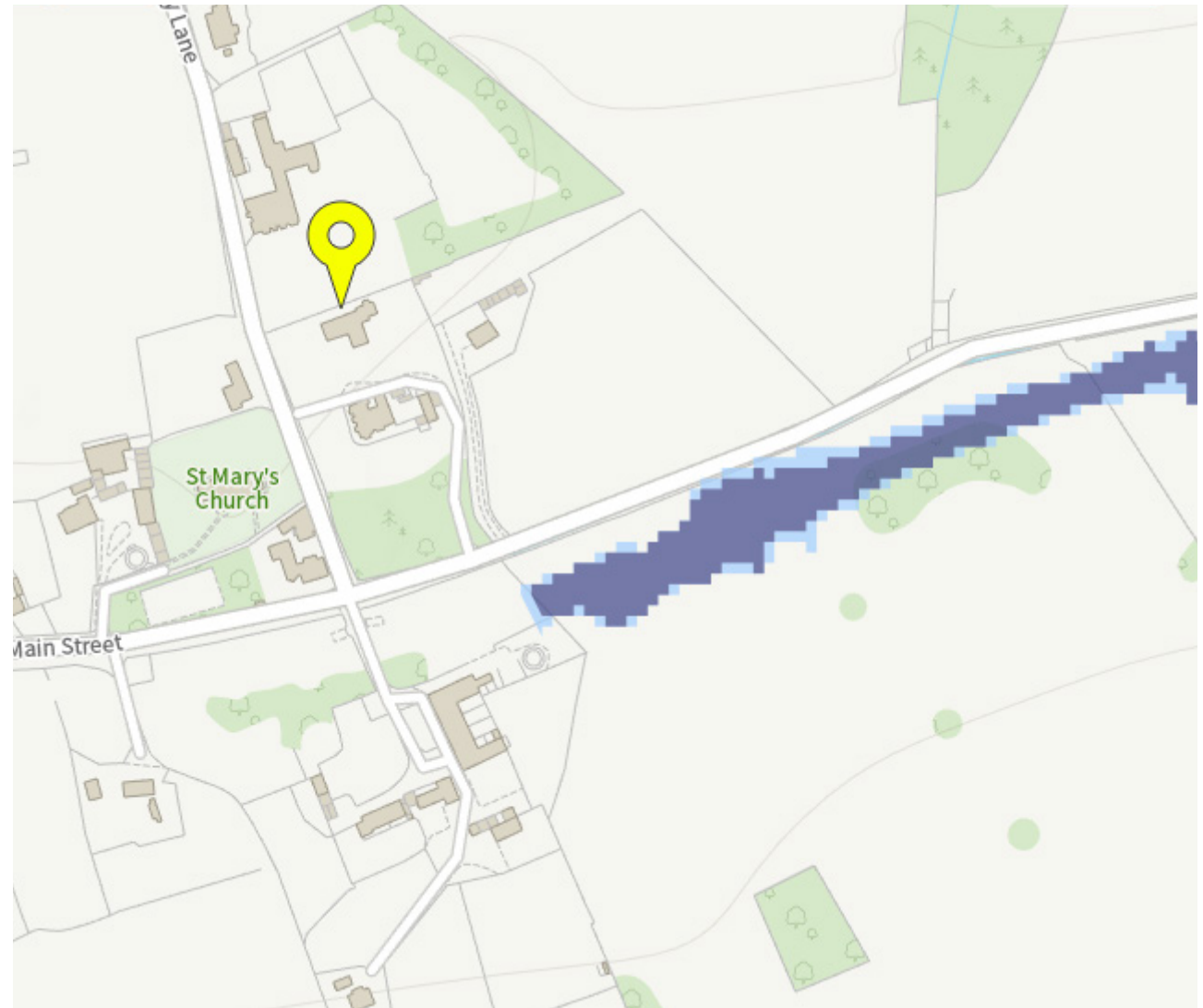
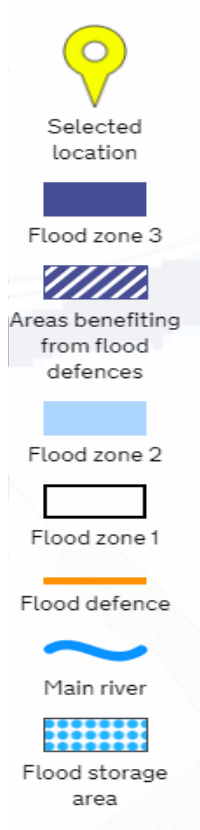
- Repointing of the entire north wall with a compatible lime based mortar. All existing remnants of cement repointing will be removed
- The southern side has circa 30% of perished bricks that have spalled and blown and need to be cut out and replaced with hand cut colour match bricks subject to agreement with the local authority, and reinstated with a lime-based colour match mortar.
- Without either a drainage channel at the rear of the wall, or weep holes in the face, there is potential for the observations made to reoccur in the future, but due to the mature trees at the northern face, and listed building nature of the wall there is limited scope to introduce either.



As proposed drawings. Areas of specific repair noted in red.

6. Flood risk

The site and garden sit outside any flood risk zones as indicated on the EA map to the right.



7. Impact assessment and key findings.

This design statement has been prepared in connection with the proposed amendments to the site known as St Marys Lodge, Etton, HU17 7PQ. The document has noted.

In regards to the conservation area, The Building as a whole contributes to the overall character in the following ways

- The Wall forms part of the historic curtilage to the site of St Mary's House.

With regards to the listing

- Repairs to the wall will not affect in anyway the setting or appearance of St Marys House.

8. Assessment

- The proposals seek to make simple amendments to ensure the future stability of the heritage asset.
- The works need to be undertaken to ensure the safety of the wall and maintain the heritage asset.
- The wall cannot be viewed from any public place.
- The proposed repair works will be undertaken in line with current best practice. Using materials and techniques compatible and appropriate to the wall.

It is, therefore, considered that the proposed development is in accordance with guidance

on Cultural Heritage within the NPPF, and the requirement set out at Section 66 (1) and Section 72(1) of the Planning (Listed Buildings and Conservation Areas) Act

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August / September 2021

Expenditure Authorised outside of the meeting for Noting

Item	Description	Total (£)	VAT (£)
Councillor Holmes	Contribution to Church Way Resurfacing (agreed at last PC meeting)	773	
Councillor Holmes	Repainting of Village Benches	480	
Ford Framing	Framing WW2 Roll Call Picture	71.78	
Mr Smith	Piper Deposit for Queens Jubilee Celebrations	50	

Schedule of Accounts for Payment

Item	Description	Total (£)	VAT (£)
1) Alan Bravey	August and September Salary	£107.92	
2) HMRC	August and September PAYE	£71.20	

SLA ETON PC AGENCY

Current account

Account details

*****109 | 60-02-23

From

07/06/2021

To

07/09/2021

Date of creation

07/09/2021

Your transactions

Date	Description	Type	Paid in (£)	Paid out (£)
01 Sep	TO 64551776	-		£2,770.00
	E. RIDING OF YORKS	Automated Credit	£2,770.00	
31 Aug	JOHN HOLMES	Mobile/Online Transacti...		£480.00
	FROM 64551776	-	£480.00	
26 Aug	KENNETH SMITH	Mobile/Online Transacti...		£50.00
	FROM 64551776	-	£50.00	
12 Aug	FORD FRAMING	Mobile/Online Transacti...		£71.78
	FROM 64551776	-	£71.78	
10 Aug	JOHN HOLMES	Mobile/Online Transacti...		£773.00
	FROM 64551776	-	£773.00	
05 Jul	CLERK	Mobile/Online Transacti...		£107.92
	HMRC CUMBERNAULD	Mobile/Online Transacti...		£106.80
	FROM 64551776	-	£214.72	
01 Jul	RACKHAMS	Mobile/Online Transacti...		£240.00
	FROM 64551776	-	£240.00	