

MINUTES OF A MEETING OF SNITTERFIELD PARISH COUNCIL HELD IN THE VILLAGE HALL ON MONDAY 14th NOVEMBER, 2011, COMMENCING AT 7-30 P.M.

PRESENT

Councillor Mrs. M. Rendell (Chairman)
Councillor R.J. Fitchford
Councillor Miss C. Kimberley
Councillor Mrs. S. Morlidge
Councillor G. Norris
Councillor G.J. Stammers

District Councillor Mrs. H. Hayter
Clerk 5 Members of Public

PUBLIC PARTICIPATION

Mr. Steve Taylor

Spoke of a proposed housing development at Jago Green. He submitted plans which showed a development for 10 houses. He said that submission of a planning application was not imminent and he was open to suggestions regarding the layout. He explained the overall planning environment and a way forward which would be to spread housing development across the district, instead of vast housing estates. The Chairman thanked Mr. Taylor for his interesting presentation.

Ms. Carol Evans

Raised the issue of the pending Planning Application for holiday homes at The Armouries, Gospel Oak Lane. She drew attention to the amendment to the original Application which had been submitted by Mr. Wigington. The Chairman said that the Council was aware of the amendment, which would be considered at item 8 on the Agenda.

Mr. Peter Turner

Raised the matter of road safety on the A46 at the junction of Gospel Oak Lane. The Chairman said that the matter had been pursued by County Councillor Hobbs and she anticipated that he would report during the Meeting.

Affordable Housing

The Clerk gave a response to the matter raised by Mrs. Linda Mazey at the October Meeting. Phil Ward, Rural Housing Enabler, had been contacted and asked about the progress of the Scheme. He had said that discussions with the Housing Association, which was successful in its funding bid to the Homes & Community Agency, about delivering the Scheme were continuing. Also, discussions about additional funding were underway with Stratford on Avon District Council. Mr. Ward was cautiously optimistic that the Scheme would prove to be deliverable.

1. APOLOGIES FOR ABSENCE

County Councillor R.G. Hobbs for late arrival

2. DECLARATIONS OF INTEREST

Councillor Mrs. Rendell Item 8 Planning Matters
Prejudicial Interest Tree Tops, Cedar Drive

3. MINUTES

The Minutes of the Meeting held on 10th October, 2011, having been previously circulated, were agreed and signed by the Chairman

4. MATTERS ARISING

(a) Repairs to Street Light – Bell Lane

The Clerk reported that E.ON had now confirmed the terms and cost of the original quotation.

Delivery of the lantern would take 4 – 6 weeks

He added that he was in the process of making application to Central Networks to disconnect and re-connect the Supply on the date of work

(b) Public Footpath Issues

Deferred until the arrival of Councillor Hobbs

(c) Road Safety – A46

Deferred until the arrival of Councillor Hobbs

(d) Ash Trees – Bell Lane

Deferred until the arrival of Councillor Hobbs

(e) Prejudicial Interest – Procedure at Meetings

The Clerk said that the issue was raised in consideration of a Planning Application Councillor Miss Kimberley had declared a Prejudicial Interest. She had made her representation and had immediately left the room whilst the Application was being considered by the Council

During her absence, the consultant for the applicant had spoken on behalf of the applicant. Councillor Miss Kimberley had taken issue with the procedure and said that she should have remained at the meeting whilst third parties were allowed to speak on the matter

The Clerk said that he had sought guidance from the Monitoring Officer, who had referred him paragraph 12 of the Local Authorities (Model Code of Conduct) Order, 2007, wherein it is stated that a Councillor, who has a Prejudicial Interest, must withdraw from the room immediately after making a representation

Councillor Miss Kimberley said that she accepted the guidance, but made the point that the procedure depended on the order in which presentations were made

It was agreed that this was a matter for the Chairman to decide and that future rulings would be made on an individual basis

5. TO RECEIVE COMMENTS/OBSERVATIONS FROM DISTRICT COUNCILLOR

- (a) Councillor Mrs. Hayter reported that she was a member of the Local Development Framework Green Belt Group. The task of the Group was to monitor current policies and to see if they are still relevant, e.g. the 30% rule. The Group would welcome input from interested parties
- (b) Referred to the Gliding Club Planning Application, which had been recommended for Permission by the Planning Committee, but had not yet received Planning Permission
She said that a local group had engaged Eversheds, Solicitors to write to the District Council asking that Planning Permission be withheld on the following grounds
 - 1) Amendments to the Planning Application were submitted on the day of the Committee hearing
 - 2) Section 106 Agreement was not enforceable
 - 3) Certain Councillors had not declared an Interest
- (c) Said that Snitterfield Nursery School was now a Community Enterprise, a not-for profit company
The long term future aim was to secure a site for the School

County Councillor Hobbs arrived at the Meeting

6. TO RECEIVE COMMENTS/OBSERVATIONS FROM COUNTY COUNCILLOR

- (a) Councillor Hobbs reported on the issue of Road Safety on the A46 at the junction of Gospel Oak Lane
Warwickshire Police records had been checked and, of the six accidents Mr. Turner claimed to have occurred, there was no trace of four and the other two were damage only
The Highways Agency had responded that the signing for the junction was in reasonable condition and adequate. Also, the lining was in a reasonable condition. The conclusion was that there was no significant safety concern at this junction
After discussion, Councillor Hobbs undertook to follow up by re-iterating the safety concerns and suggesting measures to include solid white lining and red tarmac instead of hatch markings
- (b) Reported that he had arranged for a tree officer from the County Council to inspect the ash tree in Bell Lane. He would also survey overhanging trees in Gospel Oak Lane
- (c) Referred to the increased number of metal thefts, including drain covers. He said that anyone witnessing anything suspicious should telephone 999
- (d) Said that the Transport Minister had been impressed with the Stratford Parkway Scheme. An application had been made for further funding for disability access
- (e) Said that the Deputy Chief Constable, Andy Parker, had been appointed Chief Constable on a short term contract
- (f) Referred to the issue of Old Kings Lane and said that he had confirmed that it was a Permissive Right of Way. He undertook to liaise with the owners to replace the signs
- (g) Said that, after a Public Consultation, the proposal to upgrade the Public Footpath to a Bridleway on the Welcombe Hills had been rejected

7. FINANCE

Receipts

(a) Village Hall Management Committee	Refund of energy supply costs	£2,254-26
(b) Geo. Clifford & Sons	Cemetery Fee (SMART)	£65-00
(c) Geo. Clifford & Sons	Cemetery Fee (CORSER)	£25-00

Payments to be authorized

(a) Snitterfield Cricket Club	Grass cutting contract	£850-00
(b) British Legion	Purchase of wreath for Remembrance Day Ceremony	£18-00
(c) British Gas Business	Gas supply to Village Hall (Direct Debit)	£93-00
(d) Good Energy Ltd.	Electricity supply to Village Hall (Direct Debit)	£38-00
(e) Talk Talk Business	Broadband supply (Direct Debit)	£20-41

Proposed Councillor Stammers, Seconded Councillor Fitchford
'That the items be authorized for payment'
So resolved, nem con

8. PLANNING MATTERS

Applications

(a) Mr. Nick Rendell Tree Tops Cedar Drive No Representation	Proposed erection of free standing solar array 11/02032/FUL
(b) Mr. D. Taylor Oaklands Gospel Oak Lane Pathlow <u>Submission</u>	Demolish attached outbuilding and replace with conservatory, utility and wc/shower room 11/01984/FUL Support provided that it does not conflict with the 30% rule within the Green Belt
(c) David King Electronics Ltd. Meadow View Farm Heath End <u>Submission</u>	Demolition of existing agricultural storage building and erection of new workshop 11/02074/FUL Support. There will be a significant improvement to the building, which will not be materially larger than the one which it replaces. There will be no change in the openness of the Green Belt. There are special business/economic reasons to justify this development

- (d) Mr. P. and Mrs. K. Lewis
Broad Leaf Stud Farm
The Green
Submission
- Erection of new-build 4 bedroom detached house
11/01876/FUL
- Objection. Inappropriate development_obtrusive in the landscape. No special reason put forward_to overcome harm to the openness of the Green Belt
My Council would still object if this is considered to be a replacement dwelling (despite Policy COM12 with reference to caravan/mobile homes). The proposed house would be materially larger than the mobile home to be replaced, thus infringing the 30% rule. It would be obtrusive in the landscape and again, no special reason has been advanced by the applicant to overcome the harm arising from the disproportionate development
- (e) Mr. Adrian Byton
(Elec. Contractors Ltd.)
Rossmore
Smiths Lane
No Representation
- T1 hornbeam ; thin crown by 50%
11/02166/TREE
- (f) Mr. M. Taylor
The Round House Farm
Kings Lane
Submission
- Proposed erection of garden room to the rear
11/02325/FUL
- Support. A much better design and in keeping with the house
- Decisions
- (a) Mr. and Mrs. Burden
Wayside
The Green
Withdrawn
- Proposed single storey rear extension
11/01816/FUL
- (b) Mr. D. Brown
Blossom Cottage
The Green
Refusal
- Proposed conservatory to rear
11/01515/FUL
- (c) Mr. P. and Mrs. K. Lewis
Broad Leaf Stud Farm
Withdrawn
- Erection of new-build 4 bedroom detached house
11/01876/FUL

9. CORRESPONDENCE

Warwickshire Lieutenancy Office

Invitation to County Service to celebrate
Diamond Jubilee 12th February, 2012

Negative response

Warwickshire Association of Local Councils

(a) Proposal for Active Partnering Scheme
(b) Planning System Seminar

No further action

No further action

Stratford on Avon District Council

Independent Inspection of Play Areas
Insurers

To contact Council
and arrange

10. FUTURE USE OF TELEPHONE KIOSK – SMITHS LANE

The Clerk reported that, as the result of an agreement with British Telecom, ownership of the telephone kiosk passed to the Parish Council on 4th October
Options for the future use of the telephone kiosk were discussed and it was agreed that the exchange of books was the preferred option
It was further agreed that the conversion of the kiosk should be a Community Project with publicity in the next issue of 'Snipe Magazine'

11. COMMUNITY LINKS TRANSPORT SCHEME

The Clerk reported that, since the issue had been introduced at the last Meeting, he had spoken to Dave Webb, Head of Business, Housing and Revenues
He had been told that 15 residents of Snitterfield had used the Scheme so far this year
Mr. Webb said that, when the views of Parish Councils in the District had been collated, a pro rata system of funding will be published
It was agreed to offer support in principle, but to reconsider the issue when the amount of funding required was known

12. GRASS CUTTING SCHEDULE

Councillor Stammers reported that certain amendments had been suggested to the draft schedule
These would be incorporated and the revised draft would be circulated to members for information
The Clerk said that quotations could be invited in the New Year

13. LEGAL COSTS OF GLIDING CLUB PLANNING APPLICATION

Councillor Stammers introduced the item and said that it arose from a meeting with members of Bearley Parish Council to consider action to be taken with regard to the Planning Application by the Gliding Club
He said that there was no discussion about employing a solicitor for the Planning Committee hearing and that he had, at no time, promised financial support
Councillor Fitchford said that he had also attended the meeting and confirmed the statement made by Councillor Stammers
After discussion, it was agreed that no contribution should be made

14. TO RECEIVE COMMENTS/OBSERVATIONS FROM COUNCILLORS

Councillor Mrs. Morlidge

- a) Said that she had received a complaint about the amount of dead leaves on the pavement in White Horse Hill
It was agreed that this was a problem generally and parishioners were urged to deal accordingly
- b) Said that the Environment Agency were undertaking a Flood Mapping Study in the Snitterfield catchment and their Consulting Engineer was making good progress on the construction of the catchment model
Members assisted with information to certain queries which had arisen

Councillor Stammers

- a) Commented on a proposal by the Wayleaves Surveyor to rebuild the electricity overhead line in the area of Wolverton Road. He saw no significant problem
- b) Submitted a revised drawing of the proposed development of the Fox Hunter Public House site. He said that there was basically no change to the original 3 houses, but the road layout had been amended

Councillor Miss Kimberley

Raised the issue of work required to cut back trees growing in the hedge bordering the Allotments

It was agreed to make enquiries to ascertain the owner of the trees

Councillor Mrs. Rendell

- a) Introduced a letter from Joan Wilkinson inviting a reader to the Carol Service on 18th December
- b) Raised the matter of a British Standard for Arboricultural Work relating to safety requirements
It was agreed to make further enquiries

PUBLIC PARTICIPATION

Mrs. Meryl Rice

Said that she had a young beech tree and asked for suggestions of a suitable location to replant it

There being no further business, the Chairman declared the Meeting closed at 9-45 p.m.