

# **MINUTES OF THE MEETING OF WHITMINSTER PARISH COUNCIL HELD AT WHITMINSTER VILLAGE HALL AT 6:45PM ON WEDNESDAY 7<sup>th</sup> JULY, 2021.**

## **Public Forum**

The Chairman welcomed everyone to the meeting. There were two members of the public present and Mr Peters raised concern over the 'tree bits' obstructing the walkway near the War Memorial that Cllr Jones said he would look into but ownership of land in the vicinity was not clear cut. Mr Peters also suggested that the Parish Council report could be posted in a way so that it could be downloaded and circulated and he went on to express his disappointment that the planning application concerning Highfield Garden Centre had been approved and Council's comments had not been noted. It was confirmed that this would be picked up on under the planning agenda item.

**00/07**

## **Present**

There were 7 Parish Councillors present for the meeting including Councillors Jones (Chairman), Hay (Vice-Chairman), Braidford, Douglas, Mrs Gilmore, Paynter and Younger. Two members of the public were in attendance.

**01/07**

## **Apologies**

None.

**02/07**

## **Declarations of Interest**

Cllr Paynter once again sought to advise the meeting that the contractor he had been in discussions with concerning a quotation for a replacement skate ramp was engaged in work for him at his property. This was noted but as there was no pecuniary benefit declared it was considered that this did not prevent Cllr Paynter from participating in any discussions on the matter.

**03/07**

## **Minutes**

The Minutes of the meeting of 2<sup>nd</sup> June, 2021, were signed as a true record subject to the following amendments:

05/06 Planning – Local Plan & other Matters – 6<sup>th</sup> line – 'bene' changed to read 'been'.

06/06 Highways & Byways – School Lane – 6<sup>th</sup> line – addition of the wording 'and kerbs'.

**04/07**

## **Discussion with Newland Homes – Land between Parklands House and Whitminster Playing Field**

Tom Sheppard, Planning Director of Newland Homes, set out his firm's latest proposals for development of the site. The affordable homes quota would include a bungalow and 2 no. 2 bed properties with the remainder of the site to comprise of 3/4 bedroom larger family homes. Council raised no particular comments or concerns relating to the layout, design or property types but focused discussion on the treatment of the boundary with the Playing Field and the buffer of open space between the rear of the properties on the Playing Field side and the Playing Field, this being currently a copse much used by local children. Mr Sheppard suggested that a recent survey identified the majority of the larger trees as being in poor condition and requiring removal and hence it was proposed that a new scheme of planning be considered that would be more

manageable in the future. It was proposed that the area in question would be accessible to the wider community with a link through to the Playing Field and that its management and maintenance be undertaken through a management company or possibly the payment of a commuted sum. There remained a number of matters to be refined in this regard that would be of particular concern to the Management Committee responsible for the playing field and it was agreed a dialogue would continue. Cllr Jones advised that he had been informed that the progression of this site before the adoption of revisions to the Local Plan, currently subject to consultation, would not result in a further additional allocation of housing for the village being necessary. Nonetheless, Council remained cautious over its support for the site and any application prior to it being identified as a preferred site for development within the village in the emerging revision. Mr Sheppard left copies of the latest version of the plans for the site for Council's consideration and any subsequent comments.

**05/07**

**Police & Community Safety Issues**

There were no reports received from the Police or Neighbourhood Warden. However, it was noted that Katie Markwick had moved on from her role as Neighbourhood Warden for the area and was being replaced by Simon Jarvis. Cllr Jones picked up on the matter of a potentially hazardous tree adjacent to the Little Holbury play area and was pursuing the matter. There were no other issues discussed under this agenda item.

**06/07**

**Planning**

**Decisions to Note**

It was understood the both Planning and Listed Building Consent had been granted for work proposed to Parklands Farmhouse and formal confirmation has been received.

**Applications to Consider**

S.21/1126/LBC                      Packthorne Farm, Whitminster Lane, Whitminster, Glos.

Listed Building application for restoration and alterations including addition of new front porch and a new gates entrance.

This application also comprised of a planning application as well as the application for Listed Building Consent as above. In respect of both matters Council had no concerns relating to the proposed alterations to the building and left the matter to the discretion of the Conservation and Planning Officers. However, Council was concerned in regard to the appearance of the proposed gates and also the impact on the adjacent public bridleway. There appeared to be insufficient information to detail how this would be treated and appropriate comments were agreed.

**Local Plan & Other Planning Matters**

There had been no response in regard to the various planning enforcement matters that had been recently referred to the District Council but it was noted that the relevant enforcement officer had retired.

There had been no decision in respect of 2 Vaisey Field but permission had been given in regard to Highfield Garden Centre and Council's comments were still yet to be recorded on the planning portal website. A letter had been sent between meetings raising a complaint in this regard. It was noted that subsequent comments had been posted.

On the subject of the Local Plan, it was agreed that a further submission would be made, as part of the consultation process, addressing the proposal that the land identified off of School Lane, adjacent to Schoolfield Close, should increase in the number allocated to 40 units. Council remained of the opinion that on the periphery of the village a lower density of 30 should be appropriate.

**07/07**

**Highways & Byways**

**Footpaths**

Cllr Paynter informed the meeting that he had his meeting with the Public Rights of Way Officer on the 14<sup>th</sup> of June and had worked through the outstanding list of items. She had agreed to look into the issues concerning the footpaths that had not been sprayed out off of Hyde Lane and School Lane as she understood payments had been made for this to be done. The actions promised by the householder of Whitminster Court to reinstate the footpath had not been kept to and he was seeking to claim that alterations to the network that should have arisen from the construction of the motorway had not been put in place. It was likely that further action would be necessary. The matter of the handrail that had come off of Lockham Bridge, after having been replaced, was being investigated. Finally under this item, Cllr Paynter informed the meeting that he was arranging to attend a strimming course after which he would be able to undertake certain work to footpaths within the village under the auspices of the County Council.

**School Lane**

A meeting with the Area Highways Manager, Harriett Osburn, had been requested and a date was awaited but Council has been advised that she was moving into a new role and Yakub Mulla would be appointed to the role. It was agreed that an early meeting would be sought with him to discuss matters including:

Packthorne Corner drain cover.

Hyde Lane road surface.

The Close verge/kerb issues.

School Lane traffic calming measures

Little Holbury area surrounding the play area.

Various hedges around the village

**Other Matters**

Concern had been raised relating to the path leading to Occupation Bridge.

**08/07**

**Skate Ramp**

A further quote had been obtained from Ten Wheeled Sports and this would appear to be compliant in regard to the available space and preferred configuration. Meanwhile, a site meeting had been conducted with the contractor introduced by Cllr Paynter and further information sought.

Details had been received relating to the necessary loan application that would be needed to fund either facility and it was agreed the appropriate public consultation would be entered into on this matter to be considered again at the next meeting.

**09/07**

**Accounts**

**Accounts for Payment**

The following account was approved for payment and a cheque circulated for signature:

T W Hawkins – Grass Cutting & Spraying £1,120.45

Cllr G Braidford – Reimbursement of Playground Inspection Seminar costs £45.00

Cllr Douglas passed on the thanks from community volunteers after Council had agreed, at the last meeting, to fund the cost in full of a lawnmower to be used for cutting amenity and other grassed areas within the village that are considered accessible open spaces but not form part of any highway cutting contract nor sports field mowing contract.

**Other Financial Matters**

The last reported balance at the bank was confirmed as £30,815:04

Paperwork was awaited to enable the Council to move its account to a new on-line based business banking service. Cllrs Braidford and Hay confirmed that already used the services of the provider and hence would be the initial signatories as identity checks would be more straightforward. Audit papers were anticipated.

**10/07**

**Correspondence**

The following items of correspondence were received:

The Trow.

Clerks & Councils Direct.

County Councillors Report – the report submitted by County Councillor Stephen Davies, who was away on holiday, was circulated. It concentrated on County Council appointments, progress being made in several key areas such as roads and children's services and the order of a fleet of new fire engines.

Other correspondence had been received and circulated by email between meetings.

**11/07**

**Chairman's Items & District Councillor's Report**

Most relevant matters were covered elsewhere during the meeting and Cllr Jones had nothing more to add on parish matters. On District Council issues he advised that due to a lack of necessary business and the costs associated with arranging a Covid secure meeting of the full Council, at Stratford Park Leisure Centre as opposed to the Council Chamber, the forthcoming meeting had been cancelled. Meanwhile, although the majority of staff continued to work remotely, the reception at Ebley Mill had reopened for appointments and plans were being put in place for staff to return to normal working.

**12/07**

**Other Business**

**Parish Noticeboards**

Budget costs had been obtained for replacement hardwood noticeboards and posts at £1,200- 1,400 plus VAT. It was agreed that cheaper alternatives in different materials would be looked into.

**13/07**

**Future Agenda Items**

None.

There being no further business the Chairman declared the meeting closed at 8:43 pm.

**CHAIRMAN – Wednesday 4<sup>th</sup> August, 2021.**