

DRAFT
GREAT EASTON PARISH COUNCIL
Minutes of the Parish Council Meeting
held on the 4TH December 2017
in the Village Hall
at 7.30 pm

Present: Cllrs: P Long (Chairman), P Brittain, A Murdock, and D Gibley (Clerk).

In attendance: Mr and Mrs R Pocock, Mr and Mrs N McKay and Mr D Stewart.

163/17. Apologies for absence

D Cllr M Rickman, Cllrs Vizma, Walsh and Johnston.

164/17. Welcome.

The Chairman welcomed all to the meeting, noting he would take those items of public interest first.

165/17. Declarations of Interest for agenda items.

Cllr Murdock declared an interest concerning the planning application 17/01161/OUT.

166/17. Minutes of Previous Meeting

The minutes of the 13th November were approved without amendment and signed by the Chairman.

167/17. Matters Arising

- **Road junction with A6003.** Nothing further to report

- **Defibrillator.** Cllr Brittain reported that the listed building consent application for the telephone box to house the defibrillator had been approved, though HDC have requested additional information on the proposed signage. **Action: Cllr Brittain**

Mrs McKay said the defibrillator will be installed on 11 December and she has requested confirmation from Community Heartbeat that the Agreement includes all aspects of insurance. Mrs McKay added that she would be publicising a training course in January, date to be advised, and the intervening period would be covered by previously qualified volunteers. **Action: Mrs McKay**

-168/17. Planning Matters.

Cllr Brittain reported on the following planning matters:

-17/01050/FUL – Barnsdale – 6 dwellings, access and stable block. Pending.

Mr Cripps, owner of Barnsdale House, had provided a comprehensive tree report following the concerns raised at potential root damage to the ash tree at the new entrance to Barnsdale House and he would be attending the January meeting.

-17/01051/LBC – Barnsdale House – new access off Barnsdale. Approved.

-17/01240/VAC – 28 Broadgate – change of Housing Assn name. Remains pending

-17/01318/NMA,17/01228/PCD, 17/01641/FUL,17/01654/NMA–Brookside House, Brook Lane - minor amdts /disch of conditions,traffic plan. Approved.

-17/01161/FUL – Land to rear of 28 Caldecott Road – new dwelling. Pending

Cllr Brittain said that the request to “call in” the previous outline application had been too late but a full planning application has since been submitted and invited the McKays to speak. Mrs McKay said that HDC, whilst acknowledging the application for a dwelling would be outside the LTD, have agreed to consider an application because the 5 year land supply is not yet in place. She added that they have amended the plans to take into account local concerns and have provided flood risk , archaeological and visual impact surveys. Mr R Pocock, a neighbour, repeated his earlier concerns

at the potential detrimental impact, adding that for the LTD to be disregarded would have major negative implications for the emerging Neighbourhood Plan. After further discussion the Chairman summarised by reaffirming the PC position to support the NP policy for infill developments to be within the LTD, which would require the PC to oppose the application. There was a general consensus that the fairest process for all parties would be for the application to be considered by the full planning committee and that D Cllr Rickman should be requested to call in this application. This was agreed. **Action: Cllr Brittain**

-17/01530/FUL – 4/6 Deepdale – demolish garage, new dwelling. Pending.

Cllr Brittain said that the application is being considered by the Planning Committee on 6 December and that the Planning Officer was recommending approval. Cllr Brittain added that the objections of both the PC and local residents had been addressed in the comprehensive Planning Officer's report, which had also noted the lack of a 5 year land supply in reaching the approval recommendation. Cllr Brittain concluded that in the event of approval, he considered that the PC interventions had contributed to achieving a better outcome in terms of parking and visual impact.

Afternote. The Planning Committee approved the application at its meeting on 6 December.

-17/01635/PCD- 48 High Street. Disch of Conds 3,4 and 5. Remains pending.

-17/01696/PCD – Barnsdale House. Disch of Conds 3 and 4. Approved.

-17/01697/PCD – Land at Gatehouse Lane. Disch of Conds 2,3,6,7 and 8. Remains pending.

-17/01264/LBC – BT Kiosk. Installation of defibrillator. Approved.

-17/01689/FUL – Sun Inn – replace porch, external staircase, internal works. Approved.

-17/01801/FUL/17/01802/LBC – 8 High Street. Replace extension and internal works. Pending.

- Flood Alleviation.

The Chairman said that he had recently met with Mr Christie and Mr Yates to clarify the immediate way ahead. LLFA have confirmed that a draft brief will be forwarded in the next 2 weeks and the PC position remained that contact with landowners will not happen prior to meeting with LLFA and potentially the Environment Agency to define and agree any future actions.

The Chairman added that the proposal to initiate a local working party to regularly clear the Brook and drains had received a very encouraging response. There would be a need to agree any work with the Environment Agency beforehand and to clarify any insurance and H&S implications.

169/17. Financial Matters

The Clerk/RFO reported on the following financial matters:

- Payments. The following payments, inclusive of VAT where applicable, were authorised:

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| On Line | £440.00 | Clerk's salary – Oct-Dec |
| On Line | £110.00 | PAYE |
| On Line | £4,771.20 | ACE Furniture - Village Hall chairs |
| On Line | £945.00 | Valentine Goodman Charity – 3 years rental |
| On Line | £96.00 | Church floodlighting – annual donation |

-Precept/Budget 2018/19. The draft budget for 2018/19, previously circulated, was discussed. It was agreed to increase the amount for village working party materials to £750 and the Clerk's salary by 3%, with the contingency amount adjusted accordingly. This would require a precept of £8,880 for 2018/19, a 5.02% increase, which was agreed. The RFO was thanked for his presentation.

170/17. Arboreal matters.

- Pruning works to tree applications:

- 17/01289/TCA – The Paddocks, High Street. Approved.
- 17/01701/TCA – 4 Broadgate. Approved.
- 17/01762/TCA – Lane End Cottage, Little London. Approved.
- 17/01862/TPO and 17/01865/TCA – Yew Tree Cottage, Little London. Pending
- 17/01918/TCA – 8 Deepdale. Pending.
- 17/01947/TCA – The Old byre, Brook Lane. Pending.
- 17/01994/TCA – Brookside House – Pending.

Cllr Murdock noted that all the above pending tree applications were likely to be approved, noting that the work at 8 Deepdale was quite extensive..

- The Paddock. Several villagers had raised concerns following the recent introduction of pigs into the paddock. After discussion it was agreed to seek clarification from the landowner, including DEFRA compliance , protection for the ash tree and boundary protection measures.

Action: Clerk

171/17. Police, Community and Heritage Matters

Nothing further to report. Outstanding actions include:

- Police Liaison. Cllr Johnston is planning to attend a neighbourhood Police event in January and will report back.

-Policing Priorities. Cllr Johnston had previously circulated a consultation document listing the current Police Aims and Objectives for 2017-18 and Cllrs have forwarded their three priority objectives.

172/17. Reports

- Website. Nothing further to report.

- Neighbourhood Plan. The referendum date is now confirmed as 25 January 2018- Burns night! Copies of the Referendum Version of the Neighbourhood Plan will be available in the V Shop and Hall and on the website. The referendum will be wholly organised by HDC and will be run on similar lines to a local election.

- Archive Centre. Nothing further to report.

173/17. AOB

- “Meet the PC” Event. Nothing further to report. This will remain on the agenda until finalised.

- Centenary Commemoration – 2018. Nothing further to report

- Village Gateways. It was agreed to form a sub committee to investigate the provision of Village Gateways at the three main entrances to the village, including design options and associated costs.

Action: Clerk

174/17. Date of next meeting: Mon 8th January 2018 at 7.30 in the Village Hall.

DAC Gibley
(Clerk)

Cllr P Long
(Chairman)