

Lighthorne Parish Council

Draft Minutes of an Ordinary Meeting of the Parish Council held at the Pavilion Café on Tuesday, 4th September 2018 at 8pm

Present: Cllrs. A. Archer (Chairman), H. Archer, A. Smith, L. Steele, District Cllr. C. Mills, 8 members of the public.

1. Apologies for absence

County Cllr. Williams (illness).

**2. Mr. Chris Hall and Mr. Andrew Wintersgill from David Lock Associates
Re. land at Old School Lane**

Mr. Hall and Mr. Wintersgill briefly updated the meeting on ideas for this piece of land. They are looking at custom self build homes which would be high quality architect designed homes. They believe there is currently a demand for self build properties. There would be between 5 and 10 plots available. Cllr. Smith emphasised that local support from affected residents was vital for the success of any planning application for new houses in the village. Councillors emphasised that smaller, reasonably priced homes are required as the village currently has many large homes on the market. It was further explained that Lighthorne Parish has met the quota on new homes of 32 new properties. The developer said that they believed this figure was 28.

3. To take any questions from the floor

A resident asked what the long term plan would be for the paddock behind the development mentioned above. Mr. Wintersgill explained that the paddock could be sold with one of the plots. The resident asked if they would be willing to sell to a resident. It was explained that the person offering the best price would be able to buy it.

The Chairman thanked Mr. Wintersgill and Mr. Hall for attending the meeting. They both left.

A resident asked about dog fouling notices. District Cllr. Mills said that he would deliver some to the village.

Complaints were received about the number of overhead cables. District Cllr. Mills said that he would follow up on this.

A resident asked for an update on the footway to the Village Hall. Cllr. Smith explained that the footway would have to go on land that is owned by a resident. Cllr. Steele agreed to try and contact the resident. A resident further explained that there is a disabled resident who is unable to get to the village hall because of the lack of a footway and the speed of cars travelling through the village. Cllr. Smith asked if this resident could please send him an email explaining this. He also explained that the Parish Council were in discussions with a developer regarding funding for extending the 30mph speed limit. This could assist with this speeding issue.

The Oak tree which was planted in the spring is not looking well. Cllr. Steele said that she was trying to contact the company that planted the tree for us.

In response to concerns raised about evening functions at the Café a resident reported that they have now spoken to those with concerns and believes that all issues have been resolved.

4. Declarations of interest

Cllr. Steele declared a pecuniary interest in item 10(v) as a family member is a recipient.

5. Acceptance of the minutes of the previous meeting

The Clerk had circulated prior to the meeting draft minutes. Cllr. Smith requested an amendment on the questions from the public as it related to a business and might be misinterpreted, seconded Cllr. Steele and carried unanimously. The Chairman amended the minutes and they were signed.

6. To consider the following planning applications

(i) 18/01968/FUL - 1 Old School Lane

Councillors agreed to raise no comments or objections.

(ii) 18/02144/TREE - Wishing Well House, Post Office Lane

No comments or concerns.

(iii) 18/02182/TPO - between Smithy Cottage and Stepping Stones

This application was not discussed as the applicant is the Parish Council.

Planning notice 18/01524/VARY - The Beeches, Lighthorne Rough; granted

Planning notice 18/01388/VARY - Obery Fields; granted

7. District Council Matters

(i) To receive report

District Cllr. Mills reported that the District Council was spending £315,000 on modernising the land charges register. A 5 year housing land supply has been published. 1295 new homes were built in 2017 which is more than the previous years. Jeremy Wright MP has a surgery in Kineton on Saturday from 11am to 12pm.

(ii) Planning enforcement investigation update - Home Farm (17/00558/CRIT)

ACTION: District Cllr. Mills to follow up on this.

(iii) Enforcement issues; Hill Farm update

ACTION: District Cllr. Mills to follow up on this.

(iv) Community Governance Review update

Cllr. Steele explained that letters from the Parish Council have been circulated. A letter from the District Council will be sent shortly.

(v) GLH local village traffic survey update

Cllr. Smith reported that WCC are conducting a traffic survey during September with the intent that a further comparative survey be carried out once GLH houses start to be occupied. However, this survey does not include the Chesterton Road/B4100 junction. WCC say that they conducted a survey at this junction about 2 years ago. Cllr. Smith said that he has asked that WCC undertake another survey at this junction at the same time that they conduct the comparative survey to assess changes due to GLH. He said that he has received no confirmation that they will.

(vi) GLH Bellway Homes update

Cllr. Steele has met with the District Council and the developers. The housing has been redesigned following concerns expressed by residents and Parish Councils. The houses facing the quarry will have limestone cladding. Some houses will have balconies to make them look different. We have asked for tree lined routes. The sports field on this side of the B4100 could be removed and the funding directed towards the sports field on the other side of the road.

(vii) Strategic Housing Land Availability Assessment

Cllr. Smith said that this has been publicised on the website and the facebook page. 4 of the 5 sites are considered undeliverable by the District Council. The Parish Council agreed that the fifth site was unacceptable to this Parish Council.

ACTION: Cllr. Smith agreed to respond to the District Council.

(viii) Draft Tree Management Protocol

No comments.

8. Matters arising from previous meetings

(i) Defibrillator; update

Cllr. Steele explained that an electrician, recommended by the Ambulance Service, would be looking at fitting the defibrillator into the telephone box.

(ii) Benches; update

The bench on the Broadwell has been fixed by a resident. The Parish Council thanked the resident. A concrete bench needs removing.

9. Parish Maintenance

(i) Sports Pavilion/Sports Ground; update

A new water treatment plant will be installed shortly, along with repairs to the land drain running through the allotments.

10. Contracts and Finance

(i) Bank balance

The treasurer account bank balance was reported as £13,102.49 with the business bank account at £10,919.95.

A resident asked for details of income and expenditure. The Clerk explained that the expenditure is listed on the agenda and minutes. The income is shown at the end of year on the website.

(ii) Café lease update

Cllr. Smith said that he has spoken to our solicitor regarding the delay in signing the lease. Our solicitor confirms that there is minimal exposure to the Parish Council in not having a lease in place while rent is being paid in full and on time. The exposure is with the tenant who is operating without the protection of a lease.

(iii) Grass maintenance contract map

ACTION: October agenda item.

(iv) Data Protection Act update

The Clerk said that she has written to the Information Commissioner's Office asking if councillors need to register individually.

Cllr. Steele did not take part in the next item.

A resident asked if the Parish Council could delay making payments to the Village Hall until they have received advice relating to VAT.

(v) To authorise the signing of orders for payment

Cllr. Archer proposed that the following accounts be approved for payment, seconded Cllr. Smith and carried unanimously.

Payee	Amount
Mrs. C. Hill - Salary (July)	£189.85
Mr. N. Jenvey - grass maintenance	£270.00
e.on - street lighting	£194.05
Mr. J. Newberry - printing of community governance letter	£150.00
Cardiac Science - defibrillator	£1662.00
Information Commissioner's Office - data protection	£40.00

11. Correspondence

(i) Village Hall

Cllr. Smith explained that there is a clause in the agreement requesting that the Parish Council pays for the removal of play equipment, on village hall land, if the committee requests that it is removed. Councillors agreed unanimously to request that this clause is removed. A representative from the Village Hall Committee said that he would suggest this to the committee.

(ii) Wellesbourne/Kineton Community Forum - 13th September; attendees

Cllr. Smith said that he would try to attend.

(iii) Green tree works

ACTION: October agenda item.

12. Date of next meeting

9th October 2018.

The Chairman closed the meeting at 9.55pm.