

MINUTES OF YARDLEY GOBION PARISH COUNCIL MEETING HELD 1st November 2005

- Present** Cllrs G Crisp (Chair), Ms L Stephenson, C Turl, Mrs M Benge, L Potter, R Westlake, Mr A Hutchin, Mrs J Sharp, Mrs J Chatham, Mr P Allen.
- 2756** 1. **Apologies for Absence:** Cllr C King.
- 2757** 2. **Council Matters:**
- a) Declaration of Interest: None.
- 2758** 3. **Previous Meeting :**
- 3.1** Minutes of Meeting held 4 10 05 were agreed/signed as a correct record.
- 3.2** **Matters arising:**
- a) Cllr Mrs Benge noted the correct use of the new name (Warwickshire & Northamptonshire Air Ambulance) for the Diana, POW Air Ambulance. (See Minute No 2748 7.4 (c).)
- 2759** 4. **Open Forum:** Comments attached.
- Mr Hutchin arrives 8.07 pm.
Mrs Chatham arrives 8.20 pm.
Mr Allen leaves 8.45 pm.
- 2760** 5. **Planning:**
- 5.1** APPLICATIONS RECEIVED:
- a) S/2005/1194/P, Prospect House, 28 High Street – Single storey extension to rear elevation and replacement porch to side elevation. Cllrs had ‘no observations’.
- b) S/2005/1195/LB, Prospect House, 28 High Street – Single storey extension to rear elevation, opening created through end elevation of existing thatched rear extension, removal of existing side porch and erection of replacement porch. Cllrs had ‘no observations’.
- c) S/2005/1228/P, 13 Orchard Close – Lounge, kitchen and utility room rear extension and alterations to existing garage and stores. Cllrs observed that they would request that any concerns raised by nearby property owners be satisfactorily addressed and/or resolved.
- d) S/2005/1248/P, Yardley House – Demolition of single storey kitchen and garage and replace with a two storey extension. Erection of detached triple garage and alteration to boundary walls. Cllrs discussed this application at length and eventually voted on their response. The following observations were proposed by Cllr Westlake and seconded by Cllr Mrs Benge. Cllrs Potter and Crisp also voted in favour, whilst Cllrs Turl and Ms Stephenson voted against. ‘This is an important character building in a conservation area. Councillors consider that the proposed modern two storey extension is out of keeping with, and detracts from, the architectural merit of the building, but have no objections to the erection of a detached triple garage and alterations to COURTYARD walls’.
- e) S/2005/1252/P, The Meadows Nursing Home, Moored Road – Single storey extension to form three bedrooms and extended lounge (renewal of S/2000/0963/P). After discussion, Cllrs agreed the following response ‘Notwithstanding the fact that the original proposal was allowed on Appeal in 1999 prior to application S/2000/0963/P which is being renewed, Councillors would like to re-iterate their concerns, which are as follows –
1. Over development of site: building is ‘over-extended’ for size of site.
 2. Unreasonable proximity to neighbouring properties.
 3. Noise and smell nuisance to neighbours, resulting from 2.
 4. Possible village envelope infringement/change of use, arising from use of garden at rear encroaching onto adjoining agricultural land.
- Councillors would hope that any conditions imposed will be strictly adhered to as previously it has been noted that there has been non-compliance, resulting in applications for retrospective planning permission. We also understand that the building now falls into the village conservation area, and that trees at the front are protected by TPO’s’.
- f) S/2005/1264/PR, Manor Farm Barns, A2 and A3 High Street – Change of use of two barns into 2 dwellings, renewal of S/2000/0988/PO). Cllrs had ‘no observations’.
- g) S/2005/1265/LB, Manor Farm Barns, A2 and A3 High Street – Conversion of 2 barns to dwellings. Cllrs had ‘no observations’.
- 5.2** AMENDMENTS:
- a) S/2005/1194/P, Prospect House, 28 High Street – See above details.
- b) S/2005/1195/LB, Prospect House, 28 High Street – See above details.
- 5.3** APPLICATIONS GRANTED:
- a) S/2005/1028/PT, 93 Hesketh Road – Fell one tree TPO T14. 4 conditions. Paperwork placed on circulation.
- b) S/2005/1063/P, 9 Lime Road – Single storey extension to side to create enlarged hall for wheelchair access (retrospective). 2 conditions. Paperwork placed on circulation.
- 5.4** APPLICATIONS REFUSED: None.
- 5.5** APPLICATIONS WITHDRAWN: None.
- 5.6** OTHER:
- a) Land at corner of A5 and Moored Road - Appeal against refusal of Planning permission. Cllrs had previously seen copies of relevant paperwork and agreed that the following comments be made to the Planning Inspectorate – ‘Prior to any planning applications for an agricultural building or polytunnels on the site in question, there was an unauthorised volume of dumping in the location far in excess of what would be required for the polytunnels, car park or access. There is clear evidence of disturbance of a mature oak tree and damage to a second oak tree on

the site. The creation of unauthorised access has resulted in the damage to, and destruction of, a mature roadside hedge, and there is no justification for enlarged agricultural access as the land parcel is well served by two other wide, usable gateways. The excessive dumping of waste is in a highly visible location, bounded on two sides by a public highway, and is also well visible from public footpath SH19. Furthermore, the drainage from the spoil is overflowing into an important highway drainage system’.

- 2761 **6. PROPOSED CLOSURE OF VILLAGE POST OFFICE.**
- a) No further news.
- 2762 **7. Finance:**
- 7.1 ACCOUNTS APPROVED FOR PAYMENT:**
- a) Clerk’s salary Oct 05 £295.78 (001333).
- b) Clerk’s expenses Oct 05 £9.72 + £0.44 VAT (001334).
- c) A H Contracts – dog bin emptying service Oct 05 £55.00 + £9.62 VAT (001335).
- d) N J Blackwell Garden Services – mowing Oct 05 & seat refurbishment £475.65 + £83.24 VAT (001336).
- e) ABB – Repair of PL54 (sited on land off Woodville Crescent) £65.96 + £11.54 VAT (001337).
- f) Powergen Energy plc – street lighting to 19th September £519.96 + £90.99 VAT (001338).
- g) Mr L Potter for Felford Supplies – Litterpicking equipment £25.50 + £4.46 VAT (001339).
- h) Mrs A M Ratcliffe – contribution for use of telephone 15/7/05 – 16/10/05 £26.33 (001340).
- i) Mr D Saxton – caretaking duties for play areas Sept/October £20.00 (001341).
- 7.2 PAYMENTS RECEIVED:**
- a) A & L Henson – Horse Field rent - £40.00 (Oct).
- b) SNC - Second half of precept £11,000.00.
- c) H M Customs & Excise – VAT Refund £1,066.29.
- d) Scottish Widows interest to 1/7/05 - £296.36.
- e) Scottish Widows interest to 1/10/05 - £279.45.
- 7.3 TRANSFERS:**
- a) Nat West to Scottish Widows - £9,000.00 (001342).
- 7.4 OTHER:**
- a) Donations - ‘Old Mail’ £400.00 (001343); Citizen’s Advice Bureau – Towcester branch £100.00 (001344); British Legion £100.00 (001345); Towcester Area Door to Door £250.00 (001346); Victim Support – Northampton branch £100.00 (001347); Macmillan Cancer Relief £100.00 (001348); Warwickshire & Northamptonshire Air Ambulance £250.00 (001349).
- 2763 **8. Committee Reports**
- 8.1 HIGHWAYS/RIGHTS OF WAY/MOWING:**
- a) Reports to The Street Doctor: The Clerk reported that problems were still outstanding and they had been chased as follows -
- 1) 208306 being the damaged pavement and kerb outside 27 Moorend Road. This had been inspected and the contractors were unable to locate the problem. Closed 13th September. Re-opened 1st October. Work now completed.
 - 2) 215781 being the footpath of Vicarage Close alongside no 11 and right through to Woodville Crescent which needed looking at with a view to repairs.
 - 3) 215782 being the Brownsfield Rd/Hesketh Rd path which was breaking up.
 - 4) 215783 being the Budge Road path opposite nos 1 & 3 Eastfield Crescent.
- b) Cllr Crisp mentioned that he had not heard further from Anglian Water re reference 2325632, a stopcock sunk in the pavement outside 36 Hesketh Road.
- c) Overhanging Vegetation - Cllr Crisp had not yet dealt with the TPO tree outside 101 Hesketh Road which was obscuring the public light. Cllr Westlake had spoken to Mr R Weston about the street light on the corner of Grafton Road which was also obscured by vegetation. **GC**
- d) Moorend Road pavement – Cllrs agreed to inspect the length of pavement in question. **ALL**
- e) Budge Road/Eastfield Crescent garages – as this land belongs to SNC it was agreed that the Clerk contact them regarding the unsightly trailer which had been parked there for some time.
- f) Resignation of Parish path warden – Following the incident described by Cllr Crisp last month he felt that he had no option but to resign due to the lack of support from NCC R.O.W. dept. His letter to the R.O.W. dept was placed on circulation.
- g) A letter had been received from Mr Paine at Old Wharf Farm concerning problems experienced along the tow path and on moored boats. The Clerk was asked to acknowledge the letter and confirm that his comments had been noted.
- 8.2 PLAYING FIELDS/POCKET PARK/VILLAGE TREES:**
- a) Mr Saxton’s play area inspection report was read out.
- b) Play Area Improvements – Kidzone were still awaiting their charity number. The Chairperson had advised she planned to attend the next PC meeting.
- 8.3 ALLOTMENTS:**
- a) Cllr Mrs Benge said she had yet not carried out an inspection of the plots, but noted that the rubbish had still not been removed. The Clerk advised that this was in hand.
- 2764 **9. Special projects:**
- a) Details of walk around village to view suitable sites for affordable housing. Cllrs Westlake and Ms Stephenson, together with Mr Hutchin (YG Resident), Ms McCall & Ms Hay (SNC Strategic Housing) and Mr Krause (Northants Rural Housing Assoc) walked around the village on 27th October. It was evident that there were no obvious sites suitable for affordable housing.

- However, a new village housing needs survey is to be carried out shortly.
- 2765 b) Free computer course in Yardley Gobion. Cllr Crisp advised that 8 people attended the first week and confirmed that this was adequate enough support for the course to continue.
10. **Y G Recreation Centre and Y G Village Hall.**
- 2766 a) Report from PC representative (YGRC). Cllr Turl reported that the AGM, which was well attended, was held on 28th October. A new Committee was elected.
- b) Report from PC representative (YGVH). No report.
11. **Neighbourhood Watch.**
- a) Cllr Mrs Benge advised that correspondence had been sent to the co-ordinators by the Police and it was hoped to publish this in The Old Mail.
- 2767 12. **Correspondence.**
- a) NCC/Atkins – Parish Highway Representatives Annual Meeting 8th December 9.30am – 3.30pm at Nene Whitewater Centre, Bedford Road, Northampton. Interested Cllrs were asked to contact the Clerk.
- b) NCC – Northamptonshire Provisional Local Transport Plan 2006/7 – 2010/11 Consultation - paperwork placed on circulation. Unfortunately Cllr Crisp had been unable to complete a response on behalf of the PC.
- c) Northamptonshire Police – Involvement in organisation and publicity of meetings where community issues are discussed. This was read to the meeting and Councillors considered that what was proposed with regard to a new consultation process with the local community was a very positive initiative, and the Clerk was asked to respond confirming that the PC would be happy to help with the provision of a venue or with displaying literature, or in any other way they can.
- d) NCC – Comprehensive Performance Assessment details. (See item e) below.)
- e) Audit Commission – Corporate Assessment Stakeholder Survey of NCC. Cllr Crisp agreed to complete this on behalf of the PC. **GC**
- f) CPRE – Invitation to Carols, Wine & Mince Pies at Chartlands, Great Houghton, on 8th December at 7.30pm. Interested Cllrs were asked to contact the Clerk. Cllr Crisp emphasised that Cllrs would have to cover any costs incurred themselves.
- g) Central Networks – details of grant to fund Christmas lights and decorations. Interested Cllrs were asked to contact the Clerk.
- 2768 13. **Any other business:** None.
- 2769 14. **Date of next meeting:**
- a) 6th December 2005, 8.00pm in the Village Hall.

Meeting closed 10.15 pm.

Open Forum

Mr Allen gave details of the National Playing Fields Association and spoke about the Deed of Dedication, which provides long term protection for playing fields. Operational control of the land and its budget remain totally in local hands and always will, but the land is held charitably, resulting in additional benefits of security and funding.