

**MINUTES OF AN ORDINARY MEETING OF HARBURY PARISH
COUNCIL**

Held in the Tom Hauley Room, All Saints Church, Harbury on Thursday 22
November 2012 at 7.30pm.

Present: Cllrs Lockley (Chairman), Hancock, Knowles, Lewis (from 7.35pm),
Ekins, Thompson, Mancell, Summers

In Attendance: Mrs A Biddle (Clerk to the Council), County Cllr Stevens, District
Cllr Hamburger, Mrs L Ridgley (Harbury News) and 22 members of
the public.

12/166 APOLOGIES: Cllr Patrick; Cllr Thornley; District Cllr Mann

12/167 DECLARATIONS OF INTEREST ON ITEMS ON THE AGENDA
None declared.

12/168 PUBLIC PARTICIPATION

The following matters were raised:

Proposed Solar Farm, Deppers Bridge

A number of residents from Deppers Bridge were present to express their deep concern about the proposal to build a solar farm on farmland at Deppers Bridge. It was explained that the current consultation refers to a scoping report and is not a planning application. Residents were asked to identify key issues for inclusion in the Environmental Impact Assessment which the developer must prepare, and to forward their ideas to the clerk who would send them to SDC.

Cllr Lewis arrived at the end of this item.

Planning Application: 43, South Parade

Residents living close to this address were in attendance to make their objections to this planning application known to the parish council. They raised a number of concerns as follows:

- Size
- Access
- Insufficient detail on plans
- Impact on neighbouring gardens
- Noise from workshop
- Impact on street scene
- Inconsistencies with parish plan and village design statement
- Over development of site

The applicant was also present and explained that although the application was for a workshop/garage, he actually intended to use it as a playroom and storage space for his children and their toys. This is why he has not applied for access across the verge as it is not required. He has removed part of the hedge and installed a hard standing area and posts to make space for the skip. He will re-install the boundary on completion of the work. He also explained that he intended to replace the leaking glass on the car port with concrete tiles and that any discrepancy in the height of the

structure is owing to the gradient of the land. He assured councillors that he was not running a car business and would not be using the workshop as a garage.

12/169 MINUTES

It was **RESOLVED** to approve the minutes of the parish council meeting which took place on 25 October 2102 as a true and complete record of that meeting.

12/170 HARBURY LIBRARY

1. Draft Lease

The council is still waiting to hear further from its solicitor.

2. Draft Agreement between Parish Council and Library Group

There has been no further progress on this. Possibly a local solicitor might be able to help or Wright Hassall could prepare a draft.

3. Update Report

Everything is going well. There are some minor works such as plumbing to be carried out. There is a need to install a security light both outside the library and in the car park.

12/171 REPORTS FROM OTHER BODIES

1. Harbury School Governors

None received.

2. Public Safety

None received.

3. Southam College

None received.

4. Twinning Association

The AGM took place on 9.11.12 and was well attended. Andrew Patrick is the new chairman. Plans are in hand for the French visit next May.

5. Village Hall

The last rural cinema event was very well attended. The pantomime is on at the moment. Tickets are going well for the "Gold Ball" to be held on 29 December 2012 to celebrate the village hall's 50th anniversary.

6. WALC/NALC

It was noted that NALC is recommending that councillors request a personal dispensation to allow them to discuss and vote on the precept but that this advice is disputed by other interpretations of the law, including that of the DCLG. It was not proposed that Harbury's councillors would apply for dispensations.

7. SDC & WCC Reports

Cllr Hamburger reported the following:

- SDC is still working hard on the Draft Core Strategy. The district is vulnerable to developers at the moment. There are currently several planning applications for housing developments in nearby villages.

Cllr Stevens reported the following:

- WCC is still discussing its budget. It needs to save £60 million over 3 years. There is an emphasis on working with Coventry to promote growth and WCC is also supporting apprentices.
- More money is to be put towards the broadband initiative
- A small business loans scheme is to be introduced
- Improvements to J12 of the M40 are to be given priority to alleviate the current congestion problems. It is hoped that it will be possible to obtain the necessary funding.
- The judicial review on HS2 takes place on 3 December 2012
- WCC's take-over of public health is going ahead
- School funding is to be announced at Christmas
- The next Community Forum takes place on 12 December 2012 at the Dallas Burston Polo Club in Southam. It is hoped that both the police and WCC Highways will attend.
- The new police commissioner, Ron Ball, started work today.

The consultation on the proposal to alter the cycle of elections at SDC was discussed. Members were in favour of electing councillors every 4 years which would save money. The clerk was asked to respond along these lines.

12/172 DEPPERS BRIDGE

1. Sewer Problem

There was no news on the possible adoption of the sewer.

2. Correspondence

None

3. Members Items

None

12/173 PLANNING

1. Planning Applications

1. 12/02380/FUL

Proposed erection of oak framed porch and single storey extension to rear/side of property. Erection of detached brick built carport/garage and erection of detached brick built workshop/garage

43, South Parade

It was agreed to object to this application on the following grounds:

- Over-development of the site
- Impact on neighbouring properties in terms of noise and light
- Discrepancies in the height of the buildings and lack of information shown on plans
- Negative impact on street scene
- Inconsistent with parish plan and village design statement
- Potential access problems

It was agreed that the clerk would prepare a response and circulate it to members before sending to SDC.

2. 12/0030/FUL (Amended)

Proposed erection of 4 wind turbines, up to maximum tip height of 125m and other ancillary development, including a new vehicular access off the B4451 (Gaydon Road), access tracks, vehicular accesses, crane hard standing areas, a control building, underground cabling, construction compound and meteorological mast.

Land between Bishop's Itchington, Gaydon and Knightcote

It was agreed that the amendment to this application did not remove the previous objections raised by the parish council and therefore the council's previous comments should stand. The clerk was asked to respond accordingly.

3. SCOPE/00007

Proposed Solar Farm

Request for Scoping Opinion under Regulation 10 of Town & Country Planning (Environmental Impact Assessment) (England and Wales) Regulations 1999.

Land at Deppers Bridge

A number of issues were identified which included:

- Flooding
- Traffic
- Ecology
- Health and well-being

Local residents were asked to send any comments they might have to the clerk who would prepare a response to SDC.

4. Parish Council Responses

The following application required a response before the next scheduled parish council meeting and has therefore been dealt with using delegated powers, in consultation with the parish council's planning group.

12/02226/FUL

Demolition of existing prefabricated garages and erection of single bungalow

Land adjacent to car park at Old New Inn, Farm Street

No representation but there may be asbestos in the old garages which the parish council would expect to be removed in accordance with the current regulations.

5. SDC Decisions

The following were noted:

1. 12/02115/FUL

Proposed construction of first floor extension to side above existing ground floor garage and utility room

9, Wagstaffe Close

Permission with conditions

2. 12/01661/FUL

Proposed addition of first floor extension above existing ground floor extension to rear elevation. Proposed addition of porch to front elevation.

47, Deppers Bridge

Permission with conditions

6. Appeals

1. 12/00275/FUL

Change of use of land for the stationing of a mobile security accommodation unit (temporary mobile home) at existing equestrian training and horse sanctuary

Davis Equestrian Centre, Bull Ring Farm Road

This application was refused by SDC on 21/09/12. The applicant has now appealed. The parish council had not previously made any representations and it was agreed not to make any representations to the Planning Inspectorate.

2. **Other Planning Matters**

None

3. **Correspondence**

None

4. **Members Items**

None

12/174 PROPERTIES

1. **BMX Track** – the order for refurbishment has been placed.
2. **Skate Park** - the repairs have been carried out.
3. **Play Areas** - The repairs to the multi-play unit and the rocking horse have been completed.
4. **Playing Fields**
 - a) Junior Goal Posts – the old ones have been removed and the new ones have been ordered. Harbury Junior FC has agreed that any grant from WCC can be paid direct to the parish council. The new goals are aluminium and can be locked into position.

There was concern about how wet the playing fields are at the moment and also with regard to the damage as a result of bonfire night. The clerk had spoken to the organisers who have said they will repair the ground in the spring.

5. **Car Park**

- a) Key Box for Emergency Access

It was agreed to allow the football club to install a key box in the changing

rooms for emergency use only. This is subject to obtaining permission from the village hall committee and all the work, including provision of the key, being at the expense of the football club.

The white lining of the car park has been carried out and members reported that parking has improved.

6. Cemetery

Nothing to report

7. Allotments

a) Access Road

Further repairs have been carried out by Cllr Summers. She has also visited the resident who is having problems with flooding in her garden. She has agreed with the resident that the council would look at this again in the spring. There is a problem with speeding vehicles along the track.

b) Hedge Cutting

It was agreed that the clerk should organize the cutting of the hedge along the track but further investigation is needed in respect of the other hedges as access is a problem.

8. Correspondence

None.

9. Members Items

- The clerk was asked to find out who has keys to the chapel.
- The oak tree has been planted this week
- The clerk has sent an article about dog fouling on the playing field to the Harbury News. Cllr Lockley has spoken to the junior football club about this problem. He suggested that, although it would involve a lot of work, it might be possible to police the playing field at a weekend and hand out a leaflet to everyone. Cllr Summers volunteered to help with this if required. The clerk was asked to find out the cost of installing a bag dispenser for dog walkers to use.

12/175 ENVIRONMENT

1. Street Lighting

The clerk is still waiting for a reply from BT about their policy of replacing telegraph poles which support street lights.

It is very dark between the junctions of Hall Lane and Pirie Close. The clerk was asked to consult the map and find out if WCC might be able to extend their network and install an additional light.

It was noted that the street light at the bottom of Percival Drive is not working.

2. Village Improvements

There has been a request for a safety barrier to be installed outside the library gate. Cllr Lockley will ask the library group's handyman if he could make the gate self-closing.

3. Traffic Calming

Crocodile teeth are to be installed in Bush Heath Lane.

4. Energy Group

The AGM will take place on 11 December 2012. All councillors will receive an invitation.

5. Correspondence

- a) Request for safety barrier – discussed at 12/175 Item 2 above
- b) Request for additional lighting in Hall Lane – It was agreed to trim back the trees which are obscuring the street lights

6. Members Items

- The hedge between Manor Road and Bush Heath Lane is hanging over the footpath and needs to be cut back. The clerk was asked to contact SDC.
- The Dog Inn is falling into a poor state or repair and is worse now that it is empty. The clerk was asked to write to the owners.

12/176 FINANCE AND GENERAL PURPOSES**1. Financial Matters**

- a) F & GP Group Meeting – agreed that the first meeting will take place on 5 December at 9.15am followed by a second meeting on 9 January at 9.15am.
- b) Sec 137 Payments – the following payments were noted as having been made under Sec 137
 - i. Grant to Harbury Pre-School £500 paid 28 June 2012
 - ii. Grant to Windmills Nursery £1000 paid 25 October 2012
 - iii. Donation to RBL Poppy Appeal £75 paid 22 November 2012
- c) Digital Mapping – agreed to subscribe to digital mapping at an initial start-up cost of £50 followed by £30 pa in subsequent years.

2. Correspondence

It was **RESOLVED** (proposed by Cllr Lockley, seconded by Cllr Summers) to pay a grant of £200 to Harbury Village Show to cover the cost of cup engraving. However, this is to be a one off payment. The organisers of the show need to find a way to make it viable.

3. Members Items

- It is time for the Christmas lights to be put up. The clerk was authorised to pay up to £500 towards the cost of this.

12/177 ACCOUNTS FOR PAYMENT

It was **RESOLVED** (proposed by Cllr Lockley, seconded by Cllr Knowles) to pay the following accounts:

Accounts for payment 22 November 2012				
Urgent accounts paid since the last meeting and requiring formal approval of the council				
Payee	Cheque no	Net	Vat	Gross
Land Registry (registration of Fields in Trust deeds)	101648	130.00	-	130.00
Adams & Munson (office rent - payable 01.11.12)	s/order	305.00	-	305.00
				-
	Sub-totals	435.00	-	435.00
Accounts for payment this week				
				-
Payee	Cheque no	Net	Vat	Gross
				-
				-
Salaries	101649 to 10	891.58	-	891.58
Mark Harrod Ltd (junior goals)	101651	850.00	152.00	1,002.00
Monster Play Systems Ltd (skate park repairs)	101652	2,245.00	449.00	2,694.00
Wicksteed Leisure Ltd (multi-play unit repairs)	101653	1,753.00	350.60	2,103.60
MFM Services (grass cutting October)	101654	147.00	-	147.00
E.ON (Streetlight electricity)	101655	335.19	67.04	402.23
Harbury Church (room hire)	101656	21.00	-	21.00
Tstar Solutions Ltd (car park marking)	101657	500.00	100.00	600.00
RBL Poppy Appeal (wreath & donation)	101658	75.00	-	75.00
PAC Ltd (grounds maintenance - payable 30.11.12)	s/order	849.66	169.93	1,019.59
				-
				-
	Sub-totals	7,667.43	1,288.57	8,956.00
	TOTALS	8,102.43	1,288.57	9,391.00

12/178 ANY OTHER BUSINESS

None

12/179 ITEMS FOR INCLUSION ON THE NEXT AGENDA

None

12/180 DATE OF THE NEXT MEETING

The next ordinary meeting will take place on **Thursday, 24 January 2013 at 7.30pm at Harbury Village Hall.**

The meeting closed at 9.31pm.

Signed.....Date.....