

NETHER WYRESDALE PARISH COUNCIL

Minutes for the PC meeting of 16th Jan 2014, 7PM @ Scorton Primary School

**Present: Cllrs Babbs, Gorst, Collinson, Atkinson, Anderton, Lancashire County
Cllr Sandra Perkins, Wyre Councillor Val Wilson, the clerk and 9 members
of the public**

1. Apologies for absence:

Cllr Cottle and Luke Godden (ML Planning)

2. Declarations of Interest:

Cllr Anderton (item 11, caravan park application 13/00875/FULMAJ)

Cllr Atkinson (item 11, caravan park application 13/00875/FULMAJ)

3. Dispensation:

Having studied the application, Cllr Babbs stated that a dispensation was not required re plan 13/00875/FULMAJ. Cllrs Babbs, Gorst and Collinson will be able to vote on the application.

4. Minutes from last meeting:

Signed as a correct record.

5. Matters arising:

Lower Dolphinhholme speed limit

Lancashire County Cllr Sandra Perkins stated that she has met with Karen Cassar from Highways. The outcome was negative and Highways is insistent that the law of the land is being followed. They have also carried out a survey. Karen has said that drivers do not always adhere to signs so their effectiveness can be limited.

Sandra believes that the best course of action is that as the Parish Council has done everything it can and if the resident's association wish to take this further, she is quite willing to arrange a meeting between the association and Karen Cassar to discuss this further. The clerk said she would pass on Sandra's contact details to the Dolphinhholme Resident's Association and update them with the current position.

Notice board

The clerk circulated the pamphlet from the Michael Grant Workshop. Cllr Collinson stated it was preferable if a local person was used. She perused the pamphlet and agreed to make enquires.

TPO request

The clerk updated the PC regarding the response from Alan Walbank on 17th December 2013:

“Mark Billington has signed an authority to make a TPO, and I know from Lydia Harper (Development Manager) that we now have an application in for the proposed caravan site. I now need to make a site visit and actually plot the location of the trees I want to protect – I tried to do this last Friday afternoon but the rain came on so heavily I couldn’t work with a paper map and clipboard and had to give up – and then prepare a draft Order which the Legal team have to serve for me.

I have the site owner’s addresses in both Forton and New Zealand. It looks as if I won’t now get to issue the Order until after Christmas, though if it seemed probable the trees might be felled I could try to get it done as an emergency one.”

The clerk was requested to ask for a progress report from Alan.

Puddle on Highway (Station Lane)

The clerk reported that she had spoken to Highways (Karen Cassar) regarding the build up of water in the dip on Station Lane (Nr Carthouse Cottage). Karen states that the engineers have been unable to find anything. For this to be addressed, the depth of the depression needs to be ascertained. This is done by putting wood along the top and measuring down. The depression must be 40 mls before action is taken as resources have to be carefully targeted. Karen has been asked to copy in Cllr Babbs with any updates.

Bowgreave Rise Care home

The clerk reported the responses from Cllrs Tony Martin and Geoff Driver (respectively) as follows:

“You make a number of interesting points, some of which I would agree with, and some I would not, however, before embarking on a comprehensive answer myself, I have asked my officers to provide me with some information you might find helpful in your deliberations. When I have this information to hand I will send it to the Parish Council for them to consider well before their next meeting on the 16th January 2014.”

The clerk stated that she has sent Cllr Martin a reminder but has received no further update.

Cllr Driver's reply:

"You are absolutely correct in your analysis of why the Bowgreave Rise site is ideal for development of a Centre of Excellence for Dementia Care. You are also correct that the site could easily accommodate some Sheltered and Very Sheltered Housing as well as some general Housing.

However, so far as I am aware, there are no plans to close the existing Home for the Elderly, although the Officers did recommend closure which is what alerted me to the opportunity to demolish the existing Home and build a new Home for the specialist care of people suffering from Dementia.

As you recognise, the County Council faces serious financial pressures but I can assure you that we allocated £5m (plus the land) as LCC's contribution towards the cost of a joint development with the Health Authority, a Housing Association and possibly a private House Builder. That £5m (and of course the value of the land) remains available.

However, last week, the current Labour Administration (with the support of the Liberal Democrats) voted against the Conservative's proposal to reinstate the Bowgreave Rise Development and instead resolved to build (at an unspecified date!) a home for the care of people suffering from dementia somewhere "in the north of the county".

Your Parish Councillors might also be interested to note that CC Perkins, who as you know represents the Garstang area, voted NOT to proceed with the construction of a Centre of Excellence for Dementia Care at Bowgreave Rise."

Sandra Perkins explained her stance on this issue and stated that for care provision provided by LCC, it has been suggested that the Ormskirk model should be used. Cllr Perkins does not know what this model is. Five million pounds has been allocated for care provision in this area.

6. Open forum:

Various matters:

A member of the public raised the following:

There was an item in the courier about cash for Community Building Projects, website:

www.mycommunityrights.org.uk

Plans are to be announced for a "Garden City" development in NW Preston. While this shouldn't affect the parish directly, the effect of 5000 new houses will have a serious effect on access to the M6 at Broughton. This should be monitored and a request should be made for a new junction north of Barton.

13/00875/FULMAJ (Proposed caravan site):

The following comments were made by the public regarding the above:

- ❖ **Neil Anderton, (Blands Cottage)** - The location is a Greenfield site and it is in the middle of the AONB. He feels the proposed site is in the completely wrong location.
- ❖ **Matt Hodges, (Wyreside, Gubberford Lane)** - He is unconvinced by the economic justification referred to in the documents. He believes it is a scheme to introduce residents in a location where they would not normally be allowed.
- ❖ **Ian Stewart, (The Byre)** - He stated that his neighbour sent his apologies as well as Mr Neil Ward. He believes that the proposal is an intrusion of privacy. He stated that the business plan is not viable financially in terms of capital outlay etc, as there are no facilities and he has checked with other sites in the area. There are a total of 12 other sites within a four and a half mile radius of this site. He also queried the proposed position of the vans on a narrow 40 metre strip, instead of where better screening can be provided lower down. He fears that this proposal is phase 1 of a larger development and the remainder of the site will be phase 2 and subject to a further application. According to the proposal, only the building will be screened and not the vans.
- ❖ **Bill Gornall – developer, (2 Walmsley Close, Garstang)** - He stated that the main costs are supply of electricity and septic system. The pitches would make money in very little time. Screening will be in place so there is no visibility issue (another member of the public disagreed with this).
- ❖ **Mark Houghton - Cabus Parish Councillor, (Greaves Farm, Cabus Nook Lane)** - He confirmed that this was on the agenda for Monday and invited interested parties to attend.

Wyre Councillor Val Wilson stated that she would call it before the planning committee so that residents could voice their concerns.

The parish council responded as follows:

Cllr Babbs read the comments received in brief, including visibility splays and width of site entrance. He also stated that the RSPB had been contacted and they had confirmed that the site was unsuitable for Lapwing and Curlew, although the ecology survey had been done at the wrong time of year. Cllr Gorst stated that a caveat should be included in the event the application is passed, preventing conversion of the building to a house for a minimum of two years. Cllr Collinson stated that the visual impact was unacceptable due to it being in the AONB. Cllr Babbs instructed the clerk to formulate the response including these additional comments and send via email to Cllrs Babbs, Collinson and Gorst for approval.

The parish council voted on this application and it was unanimously decided (3 against) to object to the application in accordance with the points raised (as read by Cllr Babbs as stated above and including the additional comments)

7. Playing field:

Progress report

No update

Dog signs

Cllr Babbs has sourced a 68cm x 45cm sign costing £17.00. He suggested that one should be bought (once he has come up with a design) and mounted on an aluminium post.

8. Bikes & Barrows:

Cllr Collinson reported the following events:

21st March – Spot on rural touring

5th April – Auction

First weekend in May - Bikes and Barrows

9. Correspondence/circulated items:

Refer appendix 1. Items to discuss are:

LALC – Training programme 2014

The clerk stated this was available for anyone interested.

LCC – Subsidised bus service consultation (deadline 17th Jan)

No comments. Cllr Babbs will recheck the information to see if a response is required.

LCC- Flood risk management strategy consultation (to 21st Feb)

No comments.

10. Borough Council & Lancashire County Council matters:

Lancashire County Council matters

Sandra Perkins reported that a Task Group will make recommendations for reinstating the household waste centre (various options put forward) and a decision will be made on 24th Feb.

Wyre Borough Council matters

Val Wilson reported that the budget meeting will take place in February.

11. Planning:

13/00850/FUL - Rear ext @ Broadacre, Gubberford Lane, Scorton

Notification of no objection sent on 17/12/13 re above.

13/00875/FULMAJ – Change of use to create a caravan site with 28 pitches @ Land at Lea Green Farm, Long Lane, Scorton

The Parish Council object to the above (refer item 6).

13/00887/FUL - Agricultural access and associated engineering operations @ Stonehead Farm, Trough Rd, Scorton

The PC has no objections to the above application.

13/00892/FUL - Conv of existing redundant buildings to create a double GG and 1 unit of holiday accommodation and siting of 1 timber chalet for holiday accommodation @ Slean End Farm, Higher Lane, Scorton

The PC has no objections to the garage and unit but object to the timber chalet as there is no access or parking facilities. The PC do not want a precedent set for additional chalets.

14/00028/LBC - Listed building consent for replacement of boiler flue to rear @ 10 Wagon Rd, Dolphinholme

The PC has no objections to the above application.

12. Decision notices:

13/00714/FUL – (SS side ext @ Snow Hill Cottage) **Granted**

13/00769/FUL – (SS rear ext, @ Oaktree Cottage, 37 Factory Brow) **Granted**

13/00850/FUL – (Rear ext @ Broadacre, Gubberford Lane) **Granted**

13/00591/FUL – (2 storey rear ext @ Pear Tree Cottage) **Granted**

13. Highways:

Puddle on highway (opposite Aschcroft, Gubberford Lane)

Following a report by a member of the public, the clerk had reported this to Highways (Karen Cassar). She has responded to say that a gully is blocked. Arrangements have been made for this to be jetted and cleared.

Highways updates re speed limits & hatched markings (opposite Tithebarn Lane)

The clerk has received an email from Chandra Dholakia (Highways) today as follows:

Gubberford Ln - 30mph - The new speed signs and poles for Gubberford Lane are in the process of being ordered. Arrangements will be made for their installation when they come in but I will inform you know beforehand. A plan showing the extent of the 30mph limit is attached for your information.

Station Lane - 30mph - A new set of 30mph signs to replace the ones at the main junction that have gone missing are also in the process of being ordered.

Gubberford Lane (hatched marking) - The marking opposite Tithebarn Lane junction is still outstanding but is not forgotten."

14. Lengthsman:

Jobs undertaken

The clerk reported that Josh has emailed jobs as follows:

***Wk Com. 25th Nov** - Litter pick on Station Lane, Gubberford, Tithebarn, Top of Snow Hill Lanes & Mil-Way. Also check fence on Mil-Way. Rubbish to The Barn bins.*

***Wk Com. 2nd Dec** – Pruning & trimming round all road signs as directed by Parish Council.*

***Wk Com. 9th Dec** - Litter Picking and clearing gulley tops all round.*

***Wk Com 16th Dec** – Same as above.*

Off for two weeks over Christmas & New Year

***Wk Com 6th Jan 2014** - Clear Ford at Throstle Nest, clearing gulleys up to Harrisend from cross roads and near Tinkers Lane.*

***Wk Com 13th Jan** - Cut back fallen shrub on play area and clear away, L.P. Tithebarn Ln as directed, clear gullies at end of Cleveley Bank Lane, checking all round."*

Jobs to do

The PC agreed to Cllr Atkinson's suggestion that Josh should concentrate on litter picking, particularly on Long Lane due to rubbish blowing out of a recycling bin (nr Park Gate).

15. Village Hall:

Update

The clerk reported village hall news as sent by Joanne Golton via email as follows:

"I put on a New Year's Eve party which seems to have been well received. The event had a good turnout and I think people would like another event next year too. It has cost the hall about £200 to put on but we used some of our B&B monies to cover it.

The main issue for us is manpower. We need a couple more committee members to help. It's little jobs or chasing up that needs doing, so if the PC can assist with a suggested volunteer or two I would be grateful. We need to do a lottery application to upgrade the flooring and improve other areas and I'd also like to get a mobile cinema in regularly but I don't have the capacity to do this without support from elsewhere.

We've recently agreed to host afternoon tea dances on a Friday afternoon so spread the word. There was some tricky negotiation required to fit in user groups but this regular event should be a good addition to village activity. Adult College is holding an emergency first aid for children and babies course on 29th Jan."

16. Finance:

account update

The clerk confirmed remaining funds as £8014.97

Website hosting fee (J Golton) - £72.00 agreed for payment.

Precept confirmation & tax base letter

The clerk confirmed that the precept will be received in April and that the tax base has now been set. The 2014/15 band D equivalent for Nether Wyresdale Parish is £42.90 (precept of £12,970 divided by the tax base of £302.33).

17. Health & Safety:

None

18. Points of interest:

Mill yard hedge

A resident has complained to Cllr Collinson that the trees are diminishing and not being replaced. Cllr Babbs stated that as this was as a result of the development and approved by planning, there is little the PC can do. Cllr Collinson has requested that this item remains on the agenda as she is expecting more information.

19. Date of next meeting: **27th March 2014**

As there was no further business, the meeting concluded at 8.55PM

APPENDIX 1 – CORRESPONDENCE (EMAILED)

WC – Full council 28th Nov agenda link & items 6 & 7 links

Lancs PCC – one year roundup, weekly roundup, Christmas roundup, roundup special & weekly roundup 10th Jan 2014

WC – Engagement network (parking in Wyre 7th Dec)

LALC – Wyre Area meeting dates 2014

WC – Planning committee 4th Dec agenda link

WC – Cabinet agenda 4th Dec link

WC – Portfolio holder report review of fees and charges 2014/15

LALC – Future of local audit draft regulation consultation

WC – Licensing committee minutes 21st Nov link

LALC – Adderbury PC letter to Prime Minister re local plan

Superfast Lancashire – E- Newsletter re broadband

NALC – Council tax benefit support grant

Police – Crime figures (Oct & Nov)

WC – Community E – Newsletter Dec

WC – Schedule of executive decisions 2nd & 13th Dec links & 7th & 16th Jan 2014 links

LCR magazine

Community Futures – E-bulletin

LALC – NALC council tax benefit support

WC – Cabinet minutes 4th Dec link

WC – Full council minutes 28th Nov link

WC – Portfolio holder decision (review of fees and charges 2014/15)

WC – Overview & scrutiny committee agenda 16th Dec link

**LALC – Dec newsletter, Annual report, spring conference and training programme
2014 see item 9**

WC – Planning committee minutes 4th Dec link

Eric Ollerenshaw – Dec newsletter

Regenda – property advert 11/12 – 18/12

WC – Modernising Garstang Post Office

Blackburn Cathedral – invite (to chairman) to civic carol service 2nd Feb Posted to
Cllr Babbs

Lancs Fire & Rescue – consultation (deadline 6th Jan)

LCC – Jan bus service changes leaflet

LCC – Subsidised bus service consultation x 3 see item 9

WC – Wyre Voice Christmas community E-newsletter

LCC – Parish Champion newsletter

WC – Planning committee agenda 8th Jan link

LCC – Environment bulletin Wyre Jan 2014 & supplementary article

WC – Overview & scrutiny committee minutes 16th Dec link

WC – Wyre fulfilling lives survey

LALC – Buckingham Palace garden Party 10th June, invite to chairman

LALC – Jan 21st agenda and last minutes

WC – Cabinet agenda 15th Jan link & revised appendix 7 link

Clerks & Councils Direct magazine

Police – Crime summary Dec 2012/13 comparison

LCC – Cleveley Bridge diversion 3-7th March

LCC – Flood risk management strategy consultation (to 21st Feb) see item 9

WC – Wyre Voice community E-newsletter Jan 2014

Lancs Fire & Rescue – Consultation outcomes

LALC (Wyre Area Committee) – Agenda 21st Jan item, bus service cuts

WC – Mayor charity ball 21st March invite

LALC – Chairmanship workshop 6th March

WC – Wyre fulfilling lives aging better consultation (deadline 23rd Jan)

WC – Planning committee minutes 8th Jan link

WC – Full council agenda 23rd Jan link

Bowland Bulletin – January

LCC – Feb bus service changes

WC – Cabinet 15th Jan link

WC – Resources portfolio holder report 16th Jan (repairs & maintenance, Fleetwood) & neighbourhood services portfolio holder report (sales of possessions policy)