

TEMPLE SOWERBY PARISH COUNCIL

A meeting of the Parish Council was held on Monday 18th September 2017 in the Victory Hall. This commenced at 7pm

Present were Councillors Kevin Overs (KO) (Chairman), Angela Mathers (AM), Jonathan Richardson (JR) and Caryl Varty (CV). Also present was Caroline Fennell (Clerk) together with seven parishioners.

Item 1 – Apologies – Martyn Cannon, District Councillor Major JHC Sawrey-Cookson, County Councillor David Whipp

Item 2 – Minutes

It was resolved that the minutes of the meetings held on 18th May and 4th July be confirmed as a true record and signed by the Chairman.

A parishioner present at the meeting raised a number of issues regarding the minutes of the extraordinary meeting held on 18th May and also those of 4th July. The parishioner had previously queried the minutes of the extraordinary meeting held on the 18th May at the last Parish Council meeting. These queries were highlighted in the minutes of 4th July and amendments made to the extraordinary minutes of 18th May. The parishioner queried the following points:

1. regarding comments made at the extraordinary meeting about the building materials used, the parishioner stated that JR had not read the plans. JR stated that he had read the plans he found the building materials used on the plans difficult to make out
2. that AM stated on three occasions that parishioners can make their own objections to EDC, which he felt could sway people. Both AM and CV disputed that the word 'objections' was used.

In summary, the Parish Council having already amended the extraordinary minutes of 18th May to address some of the parishioners concerns regarding the use of his name, believe that the minutes of both 18th May and 4th July are a true record of events. The parishioners concerns have been noted regarding the above points, however councillors unanimously agree that the minutes are correct and will remain unaltered.

Item 3 – Requests for Dispensation – None

Declarations of Interests – None

Item 4 – Adjournment of Meeting

No items raised

Item 5 – Chairman will report on matters from last minutes, not listed on agenda.

CF has contacted Highways regarding traffic calming within the village and has been told this will be discussed at a multi-disciplinary meeting in October. In the meantime, further information has been requested from Karen Dakin, PCSO regarding the location/frequency of the issues. Councillors agreed that there is an issue in speed on the approach to the village from either side whereby motorists do not slow to a 30mph speed limit on entering the village. It was also raised that there are issues with HGV's driving through the village, in particular those from Frank Birds. Discussion was held about whether a weight limit could be imposed as it is unnecessary for HGV's to use the village as a cut through. It was agreed that speeding in the village is a problem throughout the day/night. CF to pass this information back to Karen Dakin.

It was noted that the bus service is now up and running and that timetables have been delivered throughout the village. The new service has been well publicised.

Item 6 – Parish Houses – Rent Reviews

The change to rent for 3 Crossfell View was briefly discussed as this can be amended from November in line with the Fair Rent Agreement. CF to complete relevant paperwork.

Contact was made with Cumbria Fire Brigade regarding fire safety checks on the parish houses and the Parish Councils obligation as landlord. The fire service informed CF that they would be happy to visit the parish houses and perform checks but that this must be at the request of tenants not the Parish Council. As landlords, the Parish Council must ensure that smoke alarms/CO2 alarms are in place and working when fitted. This was discussed and agreed that CF will contact tenants to let them know the availability of Cumbria Fire service to perform checks if they so wish, and also to invite tenants to contact the Parish Council should they need their smoke alarms checking/changing or would like any further assistance.

KO to chase up Steve Bradley regarding status of repairs to the chimney of 2 Crossfell View.

Item 7 – Planning Matters

Planning Application No 17/0588 for Mr & Mrs Bywater, Site adjacent to Red Brows, Temple Sowerby –outline application for residential development with approval sought for access and layout - no objection, observations submitted

Planning Application No 17/0519 for Mr JP & Mr WH Terry – Barn adjacent to Counting House, Temple Sowerby – proposed demolition of stone barn and construction of four 3 bedroom, two storey dwellings on footprint of barn, with associated carports, parking and private gardens – letter of objection submitted to EDC

A parishioner informed the parish Council that she had spoken with Paula Smith, Conservation Officer for the area who has had a meeting with David Cox, Planning Officer. The parishioner also stated that she believed this application was due to go before the committee for review on 19th October. CF has not had any confirmation of this through from EDC as yet.

It was confirmed that the Parish Council had submitted a letter of objection to EDC regarding this planning application. The parishioner stated that it is greenfield site and not been used for anything other than agriculture in the 14yrs that the parishioner had lived there. CV queried whether it was in fact a brown field site due to the barn, but the parishioner stated the proposed

site is larger than just the barn. The parishioner also went on the state that EDC supporting planning documentation states that windows shouldn't be less than 21m from habitable rooms, however as evident on the plans, the windows on the proposed properties are 12.8m away from Tendot Barn.

Regarding access over the Village Green to the proposed development, a response from Highways seems to suggest that the access drive should be tarmac or cement based and completed prior to the development. As such, an area of Village Green, belonging to the Parish Council, would need to be hard surfaced. JR suggested that this cannot be done without seeking agreement from the Parish Council. However, that in itself will not stop EDC granting planning permission. AM confirmed that a point had been made in the letter of objection that the Parish Council own the Village Green.

Further discussion arose regarding the design of the development and whether it is in keeping with the village. Another parishioner made the point that at the last EDC planning committee meeting, the planning officer stated that detrimental effects on a conservation area would be such things as the demolition of listed building, not the building of a new property. CV pointed out that it is now out of the Parish Council's hands and advised any concerned parishioners to contact the planning committee and ask to speak at the meeting. The parishioner asked if the Parish Council is likely to speak to which JR stated that this has not yet been discussed.

A further discussion was held regarding the move by EDC to paperless planning applications. CF confirmed receipt of a projector to view the plans, and it was discussed how these plans could be shared with parishioners at meetings, using the laptop/projector. CF suggested a large white sheet could be used, this will be looked in to further.

Feedback was gained from the EDC Public Consultation Meeting regarding the Local Plan. It was stated that the Local Plan is aiming to be adopted around November 2017. Temple Sowerby was initially considered a Key Hub. The planning inspector wanted to reduce the number of these and based it on a points system, resulting in Temple Sowerby losing its status as a Key Hub. This could be challenged on legal grounds or if a mistake had been made for example with the points calculation, or if the proposed plan was not in line with national policy.

Affordable housing was discussed. With regards to houses that become available, affordable rent is approximately 80% of the market rate, and social rent is 60% of the market rate. A parishioner queried the difference between affordable and social, to which AM replied that she understood social to refer to existing council stock, whereby affordable relates to new developments, although she is not certain on this.

Planning Officers for the South Team under which Temple Sowerby falls are Ian Irwin, David Cox, Matt Wilson and Tony Ryniejski.

Item 8 – Village Greens, Play area, Trees, etc.

It was noted the area of hardcore placed on the Village Green to allow for car parking close to Sunnybank was still in situ. CF confirmed contact had been received from two of the properties to which letters were sent out. These were made available for councillors to read. Councillors agree that parking cannot be made available in that area, as people are simply not allowed to park on Village Green. Feedback from the Village Green Meeting suggested that this could amount to fly tipping, which AM confirmed with EDC. As such the Parish Council could, take action to report this to EDC as fly tipping.

CV made that point that this was in relation to parking and is an issue that won't simply go away. Whilst in agreement that this shouldn't have been done, it was probably done in good faith. AM made the point that it is illegal to put parking spaces down on the Village Green. CV queried how the area close to the school had had a parking matting area placed on the Village Green. AM confirmed that permission had to be gained from the Secretary of State.

JR made the point that letters were sent to 5 properties, but only 2 have responded. It was suggested that a further letter should be sent asking for the Village Green to be put back and suggest that EDC advises this is fly tipping and can be actionable as such.

It is noted that a well opened up on the Village Green. This was discussed and it was suggested by a parishioner that this was adjacent to the old Roman Road to allow horses to be let out on the green. It was confirmed that this is now filled in and works completed. Invoice has now been received.

Feedback received from the Common Land & Village Green course. It is feasible to grant rights of way over Village Green but this is difficult as it restricts the rights of villagers in using the Village Green for recreations. If Parish Council were to grant this then payment should be requested, a starting point of which is the difference between the value of the land for agricultural use or with planning permission. The Parish Council has rights as a council regarding the Village Green lying between the road and a suggested development. The previously discussed planning application 17/0519 was further discussed in relation to Access required over the Village Green and it was suggested a letter should be sent to the owner making clear that the Parish Council owns the land and that any access needs to be sought from the Parish Council. A right of way exists for a particular purpose, – in this case for agricultural access. Residential access is different and should be requested by making contact with the land owner, which the applicants have as yet not done. JR suggested that if a right of way was granted by the Parish Council it would be preferable to have cobbles reinstated rather than tarmac. CF to contact applicants.

CF awaiting a date from Rob Sim, Tree Preservation Officer regarding a review of the trees in the village.

It was noted that a parishioner has contacted the Parish Council on a number of occasions regarding parking at the entrance to his driveway. CF wrote to both Highways and Karen Dakin, PCSO to make them aware of the problem and contacted the parishioner directly informing him of this and that there was little more the Parish Council could do. One issue that arose was the lack of road markings around junctions on the old A66 in the middle of the village compared to those up near Eden Meadows. This was highlighted to Highways which we were informed was to be passed to the relevant department. CF to chase this up with Highways. Karen Dakin, PCSO has visited the parishioner to discuss his parking concerns.

Item 9 – Accounts and Financial Report

Income:	1 Crossfell View – July & August	£ 540.00
	2 Crossfell View – July & August	£ 640.00
	3 Crossfell View – July & August	£ 368.32
	TOTAL	£ 1548.32

Expenses:

TSHost Domain Renewal	£	22.18
Countrywide (Grass Cutting) June, July	£	440.00
Clerks expenses	£	131.64
Transfer to Parish Houses Account	£	4000.00

Balances at

30/08/2017: Community Account	£	5,299.96
Business Money Manager Account	£	4,798.11
Penrith Building Society (Maypole Account)	£	1,170.34
Penrith Building Society (Parish Houses Account)	£	7,091.56

Cheques to authorise:

Countrywide (Grass Cutting May & June)	£	440.00
CALC Course Fees	£	150.00
Clerks expenses	£	77.40

It was noted that external auditors had sent correspondence of an Intention to Qualify the Parish Council based on discrepancies within the Annual Return. This related to the amendment of the current years fixed asset figure to include assets as advised by BDO following the last audit. However, because the previous years fixed asset figure was not also amended the BDO deem this to be in breach of Proper Practices. An explanation has been sent to BDO regarding these figures. CF to contact again to see if figures can be amended.

AM raised the point that the Maypole would need to be added to this years asset list and how do we record this? JR suggested it is just to be given a nominal value. CF to query with BDO.

Payment was discussed regarding the hire of the Victory Hall. Last payment was made in November 2016 to end of 2016. Victory Halls year end is 31st December. Decision made to pay from January through to end of December. CF to confirm cost and complete relevant booking form.

Item 10 – Correspondence

All correspondence received since the last meeting has been circulated.

A letter has been received requesting a donation towards the upkeep of the church yard. AM requested a breakdown of costs for this and was informed that there is a cost of £400 per year for grass cutting. AM stated that the parish Council have previously contributed £250, but was not certain on the frequency of this. CF to check dates. JR suggested if this is regular this should be included in the budget as an expense to pass to villagers. For review at the next meeting.

Information has been received regarding a digital inclusion event which promotes the rollout of broadband throughout Cumbria and offers workshops to educate people regarding the benefit of broadband. CF to contact for further information.

How to Invest Parish Funds Seminar to be held 03/10/17. JR planning to attend.

An email had been received from the Bowling Club regarding standing water on the lane adjacent to the bowling green and its effect on entry to the green. CF responded with details of

who to contact at Cumbria County Council as this is a public footpath and out of the parish Councils remit.

CF to chase CALC up regarding Devolution & Transfer of Assets and the scheduling of a meeting for Parish Councils.

The Chairman thanked those present and announced that the next meeting of the Parish Council will be on Tuesday 7th November 2017 at 7 pm.

Meeting closed at 9.30pm

Signed Date