

Welford-on-Avon Parish Council

Minutes of the Meeting held on Tuesday 3rd July 2018 at 6:30 p.m. Memorial Hall, Welford-on-Avon

Present: Cllr S Carter, Cllr J Kimpton, Cllr J Hockaday,
Cllr C Barbour, Cllr B Stanford and Cllr D Jones

In attendance: County Councillor M Brain, District Councillor P Barnes,
Clerk Mrs C Price

Public: 4

Public Participation:

- Emma Vergette – Rose Cottage, High Street
Emma Vergette kindly agreed to relinquish her 3 minutes speaking time and instead just answer questions from Councillors on her planning application.

- James Mant – Rosegarth, Church Street
James Mant outlined his provisional plans for additional windows in a property he is interested in buying and asked the Parish Council for their opinion. The Chair explained that, while decisions couldn't be made with out a formal application, there was unlikely to be an objection in principle to new windows however key areas to consider would be the privacy of neighbouring properties and the appearance in relation to the conservation area and nearby listed buildings. Any increase in ridge height would likely be hard for the Parish Council to support.

- Andy Wilkins – Station Works
Andy Wilkins kindly agreed to relinquish his 3 minutes speaking time and instead just answer questions from Councillors on his planning application.

Item		Action
1.	Apologies Apologies were received from Cllr Lake.	
2.	Declarations of Interest None	
3.	Approval of Minutes The minutes were accepted as a true record of the meeting of 5 th June 2018 and signed by the Chairman. <i>Proposed Cllr Carter</i> <i>Seconded Cllr Kimpton</i>	
4.	Matters arising not covered elsewhere on the agenda None	

5.	<p>County and District Councillor's reports</p> <p>5.1 District Councillors Report</p> <p>Cllr Barnes reported:</p> <ul style="list-style-type: none"> • Garden Town – SDC Planning Committee have agreed that a rural site is not a viable option unless supported by more major roads. Other sites will be considered, possibly Wellesbourne Airfield. • Station Rd signage – Signs are now up discouraging HGVs from using the cut through but this does have the effect of bring them up to Welford. <p>5.2 County Councillors Report</p> <p>Cllr Brain reported:</p> <ul style="list-style-type: none"> • Bus Shelter – The bus shelter has now been reinstated. • Station Rd Signage – Signs have been installed and seem to be effective. • Councillors Grant Scheme – The scheme is now accepting applications. • Bollards – Damaged bollards have been replaced but more damage has been noted. It was noted that the metalwork opposite Milcote Rd also needed attention after being damaged by a car. • Changes to Cabinet – Under the new leader, Cllr Brain has been given the Community Service portfolio. 											
6.	<p>Planning</p> <p>6.1 Report of Planning Notices received from Stratford DC</p> <table border="1" data-bbox="284 1200 1295 1496"> <tr> <td data-bbox="284 1200 533 1496">17/03416/REM</td> <td data-bbox="533 1200 1102 1496">Long Marston Storage Depot Campden Road - Phase 3B comprising erection of 110 residential dwellings. Approval sought for reserved matters of internal access arrangements, appearance, landscaping, layout and scale.</td> <td data-bbox="1102 1200 1295 1496">Approval of Reserved Matters</td> </tr> </table> <p>6.2 Report of Planning Applications Previously Considered</p> <table border="1" data-bbox="284 1496 1295 2007"> <tr> <td data-bbox="284 1496 533 1865">18/01523/LBC 18/01522/FUL</td> <td data-bbox="533 1496 1102 1865">Manor Farm Duck Lane - Change of use, Conversion, Alterations and improvements to agricultural barn to create two dwellings at Manor Farm; creation of new access following removal of wall and trees for Manor Farm House (re-submission following refused application 17/03793/LBC)</td> <td data-bbox="1102 1496 1295 1865">Support</td> </tr> <tr> <td data-bbox="284 1865 533 2007">18/01448/FUL</td> <td data-bbox="533 1865 1102 2007">Apple Grove Binton Road - Proposed erection of single dwelling on land to rear of Apple Grove (re-submission of withdrawn application 17/03413/FUL)</td> <td data-bbox="1102 1865 1295 2007">Object</td> </tr> </table>		17/03416/REM	Long Marston Storage Depot Campden Road - Phase 3B comprising erection of 110 residential dwellings. Approval sought for reserved matters of internal access arrangements, appearance, landscaping, layout and scale.	Approval of Reserved Matters	18/01523/LBC 18/01522/FUL	Manor Farm Duck Lane - Change of use, Conversion, Alterations and improvements to agricultural barn to create two dwellings at Manor Farm; creation of new access following removal of wall and trees for Manor Farm House (re-submission following refused application 17/03793/LBC)	Support	18/01448/FUL	Apple Grove Binton Road - Proposed erection of single dwelling on land to rear of Apple Grove (re-submission of withdrawn application 17/03413/FUL)	Object	
17/03416/REM	Long Marston Storage Depot Campden Road - Phase 3B comprising erection of 110 residential dwellings. Approval sought for reserved matters of internal access arrangements, appearance, landscaping, layout and scale.	Approval of Reserved Matters										
18/01523/LBC 18/01522/FUL	Manor Farm Duck Lane - Change of use, Conversion, Alterations and improvements to agricultural barn to create two dwellings at Manor Farm; creation of new access following removal of wall and trees for Manor Farm House (re-submission following refused application 17/03793/LBC)	Support										
18/01448/FUL	Apple Grove Binton Road - Proposed erection of single dwelling on land to rear of Apple Grove (re-submission of withdrawn application 17/03413/FUL)	Object										

	18/01355/FUL 18/01360/LBC	Thorn Cottage And Thornette Cottage High Street - The refurbishment and repair of the existing timber frame cottages known as Thorn and Thornette Cottages and a 2 storey extension to Thornette Cottage. Externally, works to include the erection of a summerhouse within each rear garden area and the siting of 2x oil tanks along the northern boundary to the front of Thorn Cottage.	Object		
6.3 Consideration of Planning Applications received from Stratford District Council					
	18/00945/FUL	Rose Cottage High Street - Demolition of existing dwelling and onstruction of single replacement dwelling and amendment to existing vehicular access.	Object		
	18/01258/REM	Flogas Direct Ltd Station Works Binton - Reserved Matters application for the approval of the details of Layout, Scale, Appearance and Landscaping (Access approved under application 17/00620/REM) for the erection of up 24 dwellings Please note that the original application did not contain an environmental impact assessment.	Object		
	18/01578/FUL 18/01579/LBC	The Old Tea Shop Church Street - Retrospective application for replacement porch and erection of summerhouse	Object		
7.	Finance				
	7.1 Approval of items requiring payment				
	Item	Base	VAT	Total	Bdgt. Line
	Clerk's Salary	£446.37		£446.37	7
	Mowing	£838.75	£167.75	£1006.50	21-23
	Clerks Mobile	£22.95	£4.59	£27.54	8
	Building Supplies	£13.50	£2.70	£16.20	27
	Building Supplies	£45.79		£45.79	27
	Catering for AGM	£12.47	£0.41	£12.88	8
	Noticeboards	£350.00		£350.00	27
	Defib Batteries	£470.00	£94.00	£564.00	DF
	Receipts				
	Interest - £0.87				
	Fee for use of ICT equipment from NPAPC - £30.00				

