

## Welford-on-Avon Parish Council

### Minutes of the Meeting held on Tuesday 2<sup>nd</sup> April 2019 at 7:15 p.m. Memorial Hall, Welford-on-Avon

**Present:** Cllr S Carter, Cllr J Hockaday, Cllr J Kimpton, Cllr C Barbour,  
Cllr M Lake, Cllr D Jones, Cllr B Stanford

**In attendance:** County Councillor Mike Brain, District Councillor P Barnes,  
Clerk Mrs A Street

Public: 5

Public Participation:

Ian Edwards and Jeremy Mansfield both gave valuable contributes to the discussion regarding Welford on Avon Traffic and Road Safety (See details in section 9. AOB)

Item		Action
1.	<b>Apologies</b> None	
2.	<b>Declarations of Interest</b> None	
3.	<b>Approval of Minutes</b> The minutes were accepted as a true record of the meeting of 5 <sup>th</sup> March 2019 and signed by the Chairman.  <i>Proposed Cllr Carter                  Seconded Cllr Barbour</i>	
4.	<b>Matters arising not covered elsewhere on the agenda:</b> Report of Welford on Avon Traffic and Road Safety – Cllr B Stanford. See details in section 9. AOB	
5.	<b>County and District Councillor's reports</b> <b>5.1 District Councillors Report</b> Cllr Barnes reported: <ul style="list-style-type: none"> <li>• <b>Lychgate Cottage</b> – application went to Committee (13<sup>th</sup> March 19). Planning permission was refused.</li> <li>• <b>Gladman / Land North of Milcote Rd</b> – Cllr Barnes expressed his concern by the delay in Stratford District Council determining this application for 35 houses. Cllr Barnes and Welford PC have been liaising with SDC to ensure that the list of all key reasons for refusal is accurate and complete.</li> <li>• Cllr Barnes reported that construction work on the new traffic island at Bordon Hill has been postponed for 1 year to allow for more detailed traffic analysis.</li> <li>• Cllr Barnes reported that the Planning Application for the <b>Land</b></li> </ul>	

	<p><b>South of Barton Rd</b> was going to Planning Committee on Wed 3<sup>rd</sup> April. The PC are still in objection to the application due to an incomplete S106 agreement on the original application. Cllr Barnes reported that further to discussions with SDC, should the planning application gain approval, the S106 funds (approx £24,000) will be available for the use of ecological / biodiversity matters within Welford Village.</p> <ul style="list-style-type: none"> <li>• Cllr Barnes confirmed that he would be standing for election at the District Council Elections which will take place 2<sup>nd</sup> May 2019.</li> </ul> <p><b>5.2 County Councillors Report</b></p> <ul style="list-style-type: none"> <li>• Cllr Brain reported on the recent site visit held with the PC and residents of Welford Hill Cottages, concerned by speeding traffic approaching the access to their property at the brow of the hill. It was agreed that Cllr Brain would investigate remedial action to improve safe access to these properties.</li> <li>• Cllr Brain reported that some of the remedial work needed at Milcote Road had been done, but not to a satisfactory level. He has requested the work to be re-done. Further remedial works to the roads in Welford will follow after the Milcote Road work is completed satisfactorily.</li> <li>• Cllr Brain confirmed his support to help improve traffic and road safety in the village and requested feedback from the PC and village residents on preferred possible solutions.</li> </ul> <p>The meeting was adjourned at this point to hear from Cllr Brian Stanford and Ian Edwards regarding Traffic and Road Safety in the village. See details in section 9. AOB</p>																
6.	<p><b>Planning</b></p> <p><b>6.1 Report of Planning Notices received from Stratford DC</b></p> <table border="1" data-bbox="272 1406 1292 1518"> <tr> <td data-bbox="272 1406 517 1518"><a href="#">19/00212/TPO</a></td> <td data-bbox="517 1406 1102 1518"><b>West View House Barton Rd - T1 -</b> weeping willow – Fell</td> <td data-bbox="1102 1406 1292 1518">Consent with Conditions</td> </tr> </table> <p><b>6.2 Report of Planning Applications Previously Considered</b></p> <table border="1" data-bbox="272 1559 1292 2036"> <tr> <td data-bbox="272 1559 517 1742"><a href="#">19/00445/FUL</a></td> <td data-bbox="517 1559 1102 1742"><b>Rosegarth, Church St -</b> Alterations to existing property including loft conversion with new dormers and roof lights and internal/external alterations to dwelling</td> <td data-bbox="1102 1559 1292 1742">Object</td> </tr> <tr> <td data-bbox="272 1742 517 1854"><a href="#">19/00468/ADV</a></td> <td data-bbox="517 1742 1102 1854"><b>Four Alls Inn, Binton Rd -</b> Replacement non-illuminated and illuminated signage</td> <td data-bbox="1102 1742 1292 1854">Object</td> </tr> <tr> <td data-bbox="272 1854 517 1966"><a href="#">19/00504/FUL</a></td> <td data-bbox="517 1854 1102 1966"><b>ChurchBank House, Church Bank, Binton Rd -</b> Extension to existing outbuilding</td> <td data-bbox="1102 1854 1292 1966">Support with Conditions</td> </tr> <tr> <td data-bbox="272 1966 517 2036"><a href="#">19/00498/FUL</a></td> <td data-bbox="517 1966 1102 2036"><b>Weston Close, Frog Lane -</b> Resitting of garage to allow for the erection of a</td> <td data-bbox="1102 1966 1292 2036">Support with</td> </tr> </table>	<a href="#">19/00212/TPO</a>	<b>West View House Barton Rd - T1 -</b> weeping willow – Fell	Consent with Conditions	<a href="#">19/00445/FUL</a>	<b>Rosegarth, Church St -</b> Alterations to existing property including loft conversion with new dormers and roof lights and internal/external alterations to dwelling	Object	<a href="#">19/00468/ADV</a>	<b>Four Alls Inn, Binton Rd -</b> Replacement non-illuminated and illuminated signage	Object	<a href="#">19/00504/FUL</a>	<b>ChurchBank House, Church Bank, Binton Rd -</b> Extension to existing outbuilding	Support with Conditions	<a href="#">19/00498/FUL</a>	<b>Weston Close, Frog Lane -</b> Resitting of garage to allow for the erection of a	Support with	
<a href="#">19/00212/TPO</a>	<b>West View House Barton Rd - T1 -</b> weeping willow – Fell	Consent with Conditions															
<a href="#">19/00445/FUL</a>	<b>Rosegarth, Church St -</b> Alterations to existing property including loft conversion with new dormers and roof lights and internal/external alterations to dwelling	Object															
<a href="#">19/00468/ADV</a>	<b>Four Alls Inn, Binton Rd -</b> Replacement non-illuminated and illuminated signage	Object															
<a href="#">19/00504/FUL</a>	<b>ChurchBank House, Church Bank, Binton Rd -</b> Extension to existing outbuilding	Support with Conditions															
<a href="#">19/00498/FUL</a>	<b>Weston Close, Frog Lane -</b> Resitting of garage to allow for the erection of a	Support with															

	new dwelling and associated works (amended scheme to 18/02894/FUL)	Conditions
<a href="#">19/00601/FUL</a>	<b>Meadow View Cottage, Pool Close, Chapel St</b> - Single storey side extension	Support with Conditions
<b>6.3 Consideration of Planning Applications received from Stratford District Council</b>		
<a href="#">19/00634/FUL</a>	<b>The Spinney, Church Street</b> - Installation of timer front entrance gates and rear garden pergola structures (retrospective)	Object
<a href="#">19/00359/FUL</a>	<b>The White House Chapel Street</b> - Proposed two storey side and rear extension with juliet balconies, pitched roof to existing garage, removal of existing canopy (loggia)	Support
<a href="#">19/00577/LBC</a>	<b>Bridges Cottage Church Street</b> - Replacement of single-storey rear extension, replacement of windows and door to rear and associated works (amendment of LB Consent 17/01886/LBC to change finishes of extension and windows)	Support *
<a href="#">19/00556/FUL</a>	<b>21 Chapel Close</b> - Replacement single storey rear extension	Support
<a href="#">19/00445/FUL</a>	<b>Rosegarth Church Street – Amendment</b> to change dormer balconies to dormer windows	Object
<a href="#">18/03299/FUL</a>	<b>Avon Bridge, Binton Rd</b> - Demolition of existing single storey dwelling and construction of two new dwellings with associated works including flooding and surface water management and new landscaping.	Object
* subject to LBC officer comments		
<b>6.4 Other Planning Matters</b>		
<p><b>Lychgate Cottage</b> – The Parish Council attended the committee meeting on 13<sup>th</sup> March in support of the Listed Building / Conservation Officer’s recommendation to refuse the application. Planning permission was refused.</p> <p><b>Land South of Barton Rd</b> - the PC will attend the Planning Committee Meeting on Wed 3<sup>rd</sup> April. The PC are still in objection to the application due to an incomplete S106 agreement on the original application. Further to discussions with SDC, it has been agreed that should the planning application gain approval, the S106 funds (approx £24,000) will be available for the use of ecological / biodiversity matters within Welford Village.</p>		

	<p><b>6.5 Enforcement Issues</b></p> <p><b>Four Alls Flags</b> – the flags have now been removed</p> <p><b>Old Tea Shop Porch</b> – Further to a site visit on 5<sup>th</sup> Feb, SDC have advised that the Councils Conservation Team have assisted the owners with new design ideas. SDC anticipate a new application will be submitted w/c 18<sup>th</sup> Feb seeking approval for a new porch.</p>					
7.	<p><b>Finance</b></p> <p><b>7.1 Approval of items requiring payment</b></p>					
	Item	Base	VAT	Total	Bdgt.	
	Clerk's Salary	£404.80		£404.80	7	
	Clerks Mobile	£27.32	£5.46	£32.78	8	
	Office Supplies	£15.13	£3.05	£18.18	8	
	Clerk Training Exp			£21.60	8	
	Clerk Training	£30.00		£30.00	19	
	Synder Meadow surface drainage	£500.00	£100.00	£600.00	21	
	WALC Annual Subscription	£515.00		£515.00	14	
	<p><b>Receipts</b></p> <p>WSC contribution to mowing costs                      £500.00</p> <p><b>Transfer</b></p> <p>To cover March bills – £1,200</p> <p><i>Proposed Cllr Kimpton                      Seconded Cllr Jones</i></p>					
<p><b>7.2 Any other finance matters</b></p> <p>It was agreed that the PC would use DM Payroll Services to manage Clerk monthly payroll.</p> <p>Year End Accounts to be completed for sign-off at May PC Meeting.</p> <p>Cllr Lake will develop and share a new Finance Spreadsheet to be used to report WPC Accounts for 2019/20.</p> <p>Internal Audit to be conducted once 2018/19 Accounts are closed and signed-off</p>					AS  AS /ML  ML  AS	
8.	<p><b>Projects Updates from Councilors</b></p> <p>Cllr Kimpton agreed to source a new PC notice board for Bell Green as the current one has warped and the doors no longer close. Cllr Kimpton will also arrange for necessary maintenance work to the wooden seat around the tree on Maypole Green.</p>					JK



	<ul style="list-style-type: none"> <li>- The question of Welford Dark Skies Policy should be re-visited with local residents within the context of road safety.</li> <li>- The PC will investigate further one of the preferred solutions presented in Cllr Stanford's report – PC to purchase, tax, MOT a number of vehicles to be positioned as mobile chicanes on key roads / traffic spots. Costs and regulations / legislation to be further investigated.</li> </ul> <p>Ian Edwards from Welford Community Speed Watch Group also commented on the extent and severity of the speeding seen in the village. This was supported by Jeremy Mansfield (member of public present for the discussion) who gave examples of dangerous driving and aggressive behavior witnessed by him and the Speed Watch team. It was noted that the presence of the Speed Watch team in yellow jackets has a marked effect on slowing down the traffic. The question was raised as to whether having prominent Community Speed Watch signs could help to reduce speeds.</p> <p>The Parish Council, County Cllr Brain and members of the public present thanked Cllr Stanford for such a thorough report of the issues and possible solutions.</p> <p>Cllr Carter shared the Action list for this year's Annual Parish Council Meeting to be held on Tues 21<sup>st</sup> May.</p> <p>Before the meeting was closed, Cllr Carter also took the opportunity to thank Cllr Stanford on behalf of the Parish Council for his work and valuable contribution in his role as Councillor. Cllr Stanford will be stepping down at the end of April 2019.</p>	
10.	<p><b>Dates of Future Meetings</b></p> <ul style="list-style-type: none"> <li>• 23<sup>rd</sup> April Planning Committee Meeting</li> <li>• 14<sup>th</sup> May Parish Council Meeting</li> </ul>	

Meeting closed at: 9:55pm