

Welford-on-Avon Parish Council

Minutes of the Meeting held on Tuesday 2nd Feb 2021 at 7:15 p.m.

For the health and well-being of our community, as a result of the Covid-19 crisis and following the instruction of the Prime Minister's address on 23rd March 2020, all Parish Council meetings will be held remotely until further notice. Welford on Avon Parish Council will be using Zoom software to facilitate the holding of meetings. All meetings will be recorded using the Zoom software.

Present: Cllr S Carter, Cllr Hockaday, Cllr M Lake, Cllr C Barbour, Clerk Mrs A Street

In attendance: Cllr M Brain, Cllr M Perteghella

Public: 1

Public Participation:

Resident joined the meeting to raise their concerns regarding traffic and speeding through the village. They wished to understand what measures have been considered, which are still planned to be implemented and those which may have been discounted due to neighbourhood planning policies such as 'Dark Skies'. A constructive discussion followed between the resident, Parish and County Councillors, all of whom are keen to continue to make meaningful improvements to road safety in the village. The following actions were agreed:

Clerk to investigate with SDC Neighbourhood Development Plan group:

- what road safety improvements can be made under the existing NDP Dark Skies policy (can limited changes be made for safety reasons)?
- If a formal amendment is required for specific road safety features, obtain clarification on process & timings.

PC to revisit some of the alternative traffic calming measures that may not require lighting, eg white lines for road narrowing, rumble strips, mannequins, 20mph zone.

PC to complete the remaining approved traffic improvement features (incl new village gateways). Enlist support of Welford CSW and WCC Highways for traffic speed surveys to monitor their impact prior to instigating further work.

Cllr Brain to liaise with WCC Highways experts to assess feasibility of chicanes in Welford. Where would optimum location be taking into account the existing 2/3 chicanes (Binton Bridge, The Bell, Maypole Stores) and the Conservation Area setting? Request virtual meeting with PC to discuss.

Monitor the impact on traffic in Long Marston pre/post installation of chicanes.

Item	
1.	Apologies – Cllr N Kennedy
2.	Declarations of Interest – Cllr Neal Appleton (3, Blundells Croft)
3.	Approval of Minutes – The minutes were accepted as a true record of the meeting of 5 th Jan 2021 and electronically signed by the Chairman. Proposed – Cllr Barbour Seconded – Cllr Lake

4	<p>Co-option of New Councillors The Parish Council are delighted to co-opt Neal Appleton and Debbie Jones to fill the two current vacancies on the Council. Declaration of Acceptance of Office forms were completed and signed by the new Councillors, witnessed by Proper Officer (via Zoom video conferencing).</p>
5.	<p>Matters arising not covered elsewhere on the agenda - None</p>
6.	<p>County Councillor's Report –</p> <p>Station Works, Duchy Homes – Highways approval for Duchy to re-plant hedge so long as it doesn't obstruct visibility of road of signage.</p> <p>Flooding – despite the heavy rain Welford appears to have suffered minimal impact on roads and homes. Clearance of debris at Binton bridges has helped. It was noted that surface water run-off from the fields into Pool Close is still a problem. Speak to land owner about clearing ditches.</p> <p>Highways: Barton Rd footpath restructuring work is completed. High Street will be next. First, High St residents need to cut back hedges where they have encroached over path. Action – PC to put notice to residents in Welford Matters.</p> <p><u>Damaged grass verges</u> – Cllr Brain to follow up with the Localities Officer to action repairs on the following reported areas: Chapel St / Chapel Close – damage from refuse trucks. Cllr Brain to discuss with Biffa Church St / Church Lane – as well as damage from HGV's, the verges in this area have been significantly eroded in parts from heavy use and parking, over a foot of verge has been lost in places. Once the verges have been re-established, Cllr Hockaday suggested using stone sets like those surrounding the churchyard to protect the verges opposite the church. Duck Lane – Cllr Carter to contact Severn Trent as they cause damage. It was noted that the Parish Council have received complaints from residents about the damage being done to the village verges which are protected green spaces.</p> <p>Milcote Lane – lifted manhole cover, STW to address. Cllr Brain to look into 30mph repeater signs and/or roundel markings by the new development.</p> <p>WCC have launched a £1mn Green Shoots Fund to support Climate Change. The scheme is open to local communities for a wide variety of projects.</p> <p>District Councillor's Report –</p> <p>A dedicated Covid recovery post has been proposed by my group to help bid for and manage the use of government funding to help re-build our local economy.</p> <p>Climate Change fund has been proposed to help our communities meet carbon reduction goals.</p> <p>Green bin collection – from 1st April there will be a £40 annual charge for this service. Food waste collection will remain a free of charge statutory service every 2 weeks, even if you don't subscribe to green bin collection. Free food caddies available from SDC.</p> <p>The Parish Council would like to invite Cllr Susan Junad to join a future PC meeting to discuss the topic of carbon costing / evaluation.</p>

	<p>Planning: SDC Draft Gypsy and Traveller and Travelling Showpeople Supplementary Planning Document - Public Consultation open until 19th Feb. <i>Point of clarification from the January 2021 minutes, which referred to 'sites'. There are no specific sites included or proposed in this SDP, only broad locations. There are 2 broad locations in the district where the council would favour sites.</i></p> <p>20/02074/FUL Land off Millers Close – pleased that this application was refused. 20/03477/FUL Blundells Croft – many residents have expressed their concerns regarding this application. Cllr Perteghella will be making a formal objection. 20/03525/FUL Vine Cottage – Cllr Perteghella to look into why the enforcement case against the fence has not been opened, this may be considered in this application. 20/01132/OUT Rainbow Nurseries – Planning Committee, disappointed to see that 4 out of 8 District Councillors abstained despite having said they disagree with refusal.</p>																																																		
7.	<p>Planning 7.1 Report of Planning Notices received from Stratford DC</p> <table border="1"> <thead> <tr> <th>REFERENCE</th> <th>ADDRESS – PROPOSAL</th> <th>SDC DECISION</th> </tr> </thead> <tbody> <tr> <td>20/02074/FUL</td> <td>Land off Millers Close - Construction of 2no. detached dwellings with associated landscaping.</td> <td>Refused</td> </tr> <tr> <td>20/02353/FUL</td> <td>3, Montagues Corner, Chapel St - Single storey replacement rear extension and first floor rear extension above</td> <td>Permission with Conditions</td> </tr> <tr> <td>20/02426/VARY</td> <td>Rose Cottage, High St - Variation of condition 4 (Aboricultural works) to planning permission 18/03127/FUL (18/12/2018) to remove T11 (Larch Tree) and replace it with a Rowan.</td> <td>Permission with Conditions</td> </tr> <tr> <td>20/03535/TREE</td> <td>Willow Vale, Church Lane - Attachment A - Schedule of Work for trees E01-E43 to east of property. Attachment B - Schedule of Work for trees GE01, S01-S15 (Leylandii) to southern boundary.</td> <td>Consent with Conditions</td> </tr> <tr> <td>20/01132/OUT</td> <td>Land off Long Marston Rd - Proposed Site for Office use, General Industrial Use, Storage or Distribution Use (Classes E (Previously B1, B1a,) B2 and B8)</td> <td>Refused</td> </tr> <tr> <td></td> <td></td> <td></td> </tr> </tbody> </table> <p>7.2 Report of Planning Applications Previously Considered</p> <table border="1"> <thead> <tr> <th>REFERENCE</th> <th>ADDRESS – PROPOSAL</th> <th>PC RESPONSE</th> </tr> </thead> <tbody> <tr> <td>20/03444/VARY</td> <td>Long Orchard Farm Binton Rd - Removal of condition 4 of planning permission 80/01070/FUL (Dec 1980).</td> <td>OBJECT</td> </tr> <tr> <td>20/03478/FUL</td> <td>Mere Barn Milcote Rd - Ground floor extension to dwelling house</td> <td>SUPPORT</td> </tr> <tr> <td></td> <td></td> <td></td> </tr> </tbody> </table> <p>7.3 Consideration of Planning Applications received from Stratford District Council</p> <table border="1"> <thead> <tr> <th>REFERENCE</th> <th>ADDRESS – PROPOSAL</th> <th>PC RESPONSE</th> </tr> </thead> <tbody> <tr> <td>20/03525/FUL</td> <td>Vine Cottage, High St - Erect open sided timber gazebo - Thatched or cedar shingle roof. Replace existing dwarf brick wall, with oak sleepers, increasing patio size (height less than 2ft)</td> <td>OBJECT</td> </tr> <tr> <td>20/03526/LBC</td> <td>Vine Cottage High St - As above</td> <td></td> </tr> <tr> <td>20/03477/FUL</td> <td>3 Blundells Croft - Construction of 5 single storey dwellings with associated access, turning facilities and landscaping</td> <td>OBJECT</td> </tr> <tr> <td>20/03571/FUL</td> <td>Welford Pastures, The Field House Barton Road - Proposed single storey side extension and first floor over existing garage</td> <td>OBJECT</td> </tr> </tbody> </table>			REFERENCE	ADDRESS – PROPOSAL	SDC DECISION	20/02074/FUL	Land off Millers Close - Construction of 2no. detached dwellings with associated landscaping.	Refused	20/02353/FUL	3, Montagues Corner, Chapel St - Single storey replacement rear extension and first floor rear extension above	Permission with Conditions	20/02426/VARY	Rose Cottage, High St - Variation of condition 4 (Aboricultural works) to planning permission 18/03127/FUL (18/12/2018) to remove T11 (Larch Tree) and replace it with a Rowan.	Permission with Conditions	20/03535/TREE	Willow Vale, Church Lane - Attachment A - Schedule of Work for trees E01-E43 to east of property. Attachment B - Schedule of Work for trees GE01, S01-S15 (Leylandii) to southern boundary.	Consent with Conditions	20/01132/OUT	Land off Long Marston Rd - Proposed Site for Office use, General Industrial Use, Storage or Distribution Use (Classes E (Previously B1, B1a,) B2 and B8)	Refused				REFERENCE	ADDRESS – PROPOSAL	PC RESPONSE	20/03444/VARY	Long Orchard Farm Binton Rd - Removal of condition 4 of planning permission 80/01070/FUL (Dec 1980).	OBJECT	20/03478/FUL	Mere Barn Milcote Rd - Ground floor extension to dwelling house	SUPPORT				REFERENCE	ADDRESS – PROPOSAL	PC RESPONSE	20/03525/FUL	Vine Cottage, High St - Erect open sided timber gazebo - Thatched or cedar shingle roof. Replace existing dwarf brick wall, with oak sleepers, increasing patio size (height less than 2ft)	OBJECT	20/03526/LBC	Vine Cottage High St - As above		20/03477/FUL	3 Blundells Croft - Construction of 5 single storey dwellings with associated access, turning facilities and landscaping	OBJECT	20/03571/FUL	Welford Pastures, The Field House Barton Road - Proposed single storey side extension and first floor over existing garage	OBJECT
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	20/03714/COUQ	Nissoria Binton Road - Change of use of an agricultural building to a dwelling house	OBJECT																																			
	20/03268/FUL	The Camellias 85 Headland Road - Roof Space Extension including Front & Rear Dormers Single Storey Rear & Front Extension	SUPPORT																																			
	20/03572/LDE	The Ridge House Bunkers Hill Barton Road - certificate of lawful development for home office.	SUPPORT																																			
	<p>* subject to LBC Officer comments ** subject to Tree Officer comments</p> <p>7.4 Enforcement Issues</p> <p>7.5 Other Planning Matters</p> <p>SDC Draft Gypsy and Traveller and Travelling Showpeople Supplementary Planning Document - Public Consultation PC to submit formal response.</p> <p>SDC Call for land for new Gypsy and Traveller and Travelling Showpeople sites - deadline for submitting sites Mon 1st March 2021.</p> <p>20/01132/OUT - Land Off Long Marston Road – Refused at Planning Committee 20th Jan. Very Disappointing to see so many of the Cllrs abstaining from this decision.</p> <p>14/02662/OUT – Weston House, Milcote Rd (Spitfire Development) £5307 of S106 funds to be paid to PC for Offsite Children’s and Youth / Adult Active Equipment.</p> <p>18/01338/FUL - Land South of Barton Rd – local market sale in accordance with S106 conditions.</p>																																					
8.	<p>Finance</p> <p>8.1 Approval of items requiring payment</p> <table border="1"> <thead> <tr> <th>Item</th> <th>Base</th> <th>VAT</th> <th>Total</th> <th>Bdgt.</th> </tr> </thead> <tbody> <tr> <td>Clerk Salary</td> <td>£486.20</td> <td>£0</td> <td>£486.20</td> <td>7</td> </tr> <tr> <td>Clerks Phone</td> <td>£12.00</td> <td>£2.00</td> <td>£10.00</td> <td>8</td> </tr> <tr> <td>Parish On-line subscription</td> <td>£48.00</td> <td>£8.00</td> <td>£40.00</td> <td>14</td> </tr> <tr> <td>WALC Good Councillor Guide -</td> <td>£5.00</td> <td>£0.00</td> <td>£5.00</td> <td>19</td> </tr> <tr> <td>Millenium Trust Contribution</td> <td>£400.00</td> <td>£0.00</td> <td>£400.00</td> <td>15</td> </tr> <tr> <td>TOTAL</td> <td>£941.20</td> <td>£10.00</td> <td>£951.20</td> <td></td> </tr> </tbody> </table> <p>Receipts – none Transfer - £900 Proposed – Cllr Hockaday Seconded – Cllr Lake</p> <p>8.2 Any other finance matters</p> <ul style="list-style-type: none"> - Precept request for £24,320 for 2021/22 has been submitted. - Footpath from Bell to Duck Lane to be resurfaced before end of March. 			Item	Base	VAT	Total	Bdgt.	Clerk Salary	£486.20	£0	£486.20	7	Clerks Phone	£12.00	£2.00	£10.00	8	Parish On-line subscription	£48.00	£8.00	£40.00	14	WALC Good Councillor Guide -	£5.00	£0.00	£5.00	19	Millenium Trust Contribution	£400.00	£0.00	£400.00	15	TOTAL	£941.20	£10.00	£951.20	
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9.	<p>Project Updates from Councillors</p> <ul style="list-style-type: none"> - Footpath SD39 to Long Marston is overgrown and needs clearing. PC to write to the landowner. - Several wayposts identified as needing repair and / or replacement. Now ordered. 																																					

10.	Review Previous Actions
11.	Any Other Business – None
12.	Dates of Future Meetings <ul style="list-style-type: none">• 16th Feb 2021 - Planning Committee Meeting.• 2nd March 2021 - Parish Council Meeting

Meeting closed at: 9.46pm