

**PAULERSPURY PARISH COUNCIL**

Minutes of the Meeting of the Parish Council

held on Thursday 30 January 2014

commencing at 7:30pm in Paulerspury Village Hall, High Street, Paulerspury

**PRESENT:** Mr Barnes (Chairman), Mr Brice (Vice Chairman), Mrs Sawbridge, Mrs Sawyer, Mrs Thorburn, Mr Lydon, Mr Blackwell, Dr Hooker, Mr Bloomfield, Mrs Bartlett

1/1/14 **APOLOGIES FOR ABSENCE** (reason for absence to be advised)

Mr Batten

2/1/14 **MEMBERS' DECLARATION OF INTEREST** *for items on the agenda and update of Interests where required.*

Mrs Sawbridge                      Item 7/1/14 b)

3/1/14 **TO APPROVE AND SIGN THE MINUTES OF 16 December 2013**

The minutes of the 16 December 2013 were approved and signed as correct.

4/1/14 **MATTERS ARISING**

172/12/13 Hollow Ways – outcome of research.                      Mr Batten and Mr Barnes

Mr Batten had observed that there was some mention of hollow ways in Paulerspury in the Royal Commission on Historic Monuments Inventory of Archaeological Sites in South-West Northamptonshire and some were shown on a map but these were not along lanes that now exist. Mr Barnes said that the more informative document was the Rockingham Forest Trust (RFT) Report. Documentation regarding Paulerspury Parish Hollow Ways had now been lodged by the RFT with the Conservation Officer at SNC.

176/12/13 Oak Tree – destination                      The Clerk

Mrs Susie Gee had given her consent for the tree to be planted within the hedge line of Park Lane, Paulerspury.

177/12/13 Silt removal – Westy Road, Pury End                      Mr Bloomfield

Mr Bloomfield had had assurance from the owner of the quarry that efforts would be made within the next month to remove the grit build-up from Westy Road.

The clerk had contacted a person at NCC but, due to holidays, to date no response had been received.

5/1/14 **MEMBERS OF THE PUBLIC AND PRESS**

District Councillor Mrs Barnes and County Councillor Mr Walker and 19 members of the public attended the meeting.

Mrs Barnes reported that 66 Paulerspury residents (the largest attendance number recorded) had been present at SNC's Development Control Committee meeting to hear the application (S/2013/1496/MAO) for potentially 50 residential properties off Tews End Lane. The application was refused by SNC.

Thanks were extended by the Keep Paulerspury Rural Group to Mr Harvey, Mr Barnes, Mrs Barnes and Mr Walker for their addresses at the above mentioned meeting.

Gamesa Energy UK Ltd had confirmed that they would not now be proceeding with the Tove Windfarm project on the basis that it would not be feasible.

Mr Walker had confirmed a contribution of £500.00 via his Councillor Empowerment Scheme towards the restoration of the parish War Memorial.

Mr Harvey proposed that a National effort be made to protect villages from adverse planning and that a petition should be presented to Parliament affirming this view. The council would consider this proposal at a later date.

In response to a question from the audience Mr Walker confirmed that all responses to Northamptonshire County Council public consultations were fed into the decision making process. Evidence could be seen of this via the NCC website. Mr Walker would furnish the clerk with contact details for those without access to the web.

6/1/14 **PLANNING MATTERS**

a) **S/2013/1496/MAO** David Wilson Homes, Tews End Lane, Paulerspury

Outline planning permission for up to 50 residential properties, public open space, drainage, landscaping and associated development with all matters reserved except for access.

**SNC REFUSED**

b) **S/2014/0006/MAO**

Mr D Richmond Watson Land off Grays Lane  
Paulerspury

Residential development of up to 14 dwellings and estate road (Outline).

Paulerspury Parish Council unanimously agreed to OBJECT to this proposed development. The key reasons for this objection were as follows.

1. The development site was outside the confines of the village, thus was in Open Countryside and was therefore in contravention of saved policy H5 in South Northamptonshire Council's Local Plan and Principle 1 of the Paulerspury and Pury End Village Design Statement.
2. In the Interim Rural Housing Policy document, Paulerspury was specifically identified as a "reasonably sustainable" village (a lower tier designation) where some development may be acceptable but where various constraints, as set out in the formal Policy, continue to apply. These include an "indicative" limit on additional housing in "reasonably sustainable" villages. This would be exceeded if this application were to be approved as Paulerspury had already more than satisfied the requirement [ 17 dwellings instead of the 15 proposed].
3. The Parish Council had concerns with regard to the access - policy G3(B) - to this proposed site. The access was opposite a lay-by which serves bungalows occupied by elderly residents. This raised concerns with regard to manoeuvring of vehicular traffic.
4. Whilst vehicle parking was not a direct matter at this outline stage, the indicative plan suggests that the likely number of parked vehicles could not be accommodated satisfactorily.
5. Residents of Paulerspury already experience great difficulty accessing the A5 at peak times due to heavy volumes of traffic. This development when added to those already built or planned in the parish [currently an extra 13 in Grays Lane vicinity alone] would exacerbate this even further.
6. This application was a material alteration to application S/2013/0964/OUT which currently relates to 3 dwellings, one of which would apparently need to be sacrificed to allow access to the presently proposed site.

8:25 pm Mr Bloomfield left the meeting.

c) **S/2013/1681/FUL**

Abbeymill Homes 43 Lumber Lane,  
Paulerspury

New detached dwelling with detached garage (amended from S/2012/0426/FUL incorporating repositioning of house, garage, bin and cycle store to garage, utility extension to rear of dwelling, changes to window positions, sizes and new windows, addition of a sun tunnel and internal floor rearrangement) (retrospective)

Paulerspury Parish Council unanimously agreed to **OBJECT** to this retrospective application for changes to the buildings' design and footprint. The key reasons for this objection were as follows.

1. The change of footings for the house and garage must have been decided early in the building process. This therefore, in our opinion, showed a blatant disregard of the planning system. If this application succeeds then a dangerous precedent would be set.

2. That this building was allowed to proceed virtually to completion without detection by South Northamptonshire Council building regulation officers, indicates that approval for the design changes was not sought by the applicant nor was construction monitored by SNC at key stages.

Whatever the reason, whether as a result of formal policy, or perhaps shortage of qualified staff, in the event, it caused the members of Paulerspury Parish Council to have given unnecessary time and consideration to the application. It also sent out an inappropriate signal to future applicants for planning approval.

- d) **S/2013/1717/OUT** Mr N Taylor Cuttle Mill Business Park  
Cuttle Mill Lane Paulerspury

Replacement of B2 Engineering Workshop with B1 Serviced Office Building (Outline)

Paulerspury Parish Council **SUPPORTED** this application

- e) **S/2013/1689/FUL** Mr Andrew Thorburn The Gables  
Tews End Lane Paulerspury

Two storey rear extension & new window to front

Paulerspury Parish Council had **NO OBJECTIONS** to this application

- f) **S/2013/1695/FUL** Mr R Fearn 24 Tews End Lane Paulerspury

Single storey rear extension to form a garden room

Paulerspury Parish Council had **NO OBJECTIONS** to this application

- g) **S/2013/1645/TPO** Paulerspury Parish Council Allotment Site  
Plumpton End Paulerspury

Remove ivy and deadwood from ash tree and reduce by 1.5 metre

Paulerspury Parish Council **SUPPORTED** this application

- h) **S/2014/0082/LBC** Creative Interior Barley Mow  
53 High Street Paulerspury

Replacement of the roof tiles over the function room lobby due to existing tiles unsuitable and causing damp issues. Also to replace a failing timber lintel within the gable wall of the function room, which is causing the wall to collapse. Repairs to outbuilding.

Paulerspury Parish Council **SUPPORTED** this application

i) **FOR INFORMATION ONLY**

**S/2014/0053/PC** D A Bird Pury End Quarry and Landfill Paulerspury

Variation of condition 3 of planning permission 08/00021/MIN to change the use of the stone preparation shed to storage shed for bags of cut limestone

j) **S/2013/1644/DM** Kingstons Farm Lumber Lane Paulerspury

Demolition of farm and outbuildings

**SNC GRANT OF PRIOR APPROVAL**

k) **S/2013/1525/OUT** Pury Hill Business Park, Pury Hill, Alderton Road. Paulerspury

Replacement building for B1 office

**SNC APPROVED**

l) South Northamptonshire Local Plan

Mr Barnes

A working party had carried out the research for this consultation A response had been drafted and approved by council members. This response was forwarded to SNC accompanied by an up to date inventory of village facilities.

7/1/14

**FINANCE**

a) To receive December 2013 accounts, budget position and to approve payment of outstanding accounts.

			£
1839	E.ON	Electricity <sup>1</sup>	420.90
1840	Aylesbury Mains	New Lamp Post and lantern <sup>2</sup>	1795.78
1841	Paulerspury Village Hall	Hall Hire	19.00
1842	M Down	Salary/Mileage/Office	469.24
1843	N J Blackwell	Maintenance/Spinalls	398.40

The accounts for December 2013 were approved and the payment of outstanding accounts was also approved.

Cheque no. 1836 N J Blackwell in the sum of £234.00. *Minute 174/12/13a*

Cheque no. 1837 Code Construction and Development in the sum of £420.00<sup>3</sup>. Standing

<sup>1</sup> PCA 1957 s 3(1) and s 7

<sup>2</sup> PCA 1957, s 3(1) (b)

<sup>3</sup> Open Spaces Act 1906

Order 54 b)

Cheque no. 1838 Paulerspury Good Neighbours in the sum of £200.00<sup>4</sup> *Minute 174/12/13 b)*

b) To consider donations to village organisations

Assurances of solvency having been obtained (*Minute 159/11/13 b)* a cheque for £400.00<sup>5</sup> was signed at the meeting in favour of St James the Great Parish Church.

c) To finalise and confirm the budget and precept for 2014 – 2015

The budget requirement was confirmed at £22,014 and the Precept would be set at £22,000. SNC would be precepted upon for this amount.

8/1/14 **CORRESPONDENCE**

None received.

9/1/14 **SPINALLS FIELD**

a) To inform the Council of any issues raised via the inspection reports – see Inspection Reports File

Metal work to the rear of the telephone box in the ownership of the Parish Council would be removed during the restoration programme.

b) To confirm the February 2014 inspection rota. 2/3 JB, 9/10 DB, 16/17 SB, 23/24 BL

Rota confirmed and rubbish bags issued to councillors for rubbish bin collections.

10/1/14 **COMMENTS ON THE NORTHAMPTONSHIRE COUNTY COUNCIL BUDGET PROPOSALS (BY 4 FEBRUARY 2014)**

Mr Barnes

The parish council felt responses if forwarded by the council would not be gainful.

11/1/14 **WEST NORTHAMPTONSHIRE JOINT CORE STRATEGY – PROPOSED MAIN MODIFICATIONS CONSULTATION**

(Closing Date 25 February 2014)

Mr Barnes

The comments required were to ascertain whether this document was sound and legally compliant. Mr Barnes did not feel it was something he or indeed most laymen would be able to answer with any certainty. Mrs Thorburn suggested that, since the large quantity of technical reading matter in consultations such as this, tested the stamina and competence of unpaid volunteer parish councillors, a more useful outcome might be obtained from the process if the key consultation elements were summarised, preferably by a representative of the consulting body in person, for response by parish councils.

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<sup>4</sup> L G & H A 1989 s.36

<sup>5</sup> Open Spaces Act 1906

12/1/14 **'PARISH PLAN' TYPE SURVEY** (by questionnaire) **FOR NEXT STAGE OF THE LOCAL PLAN DEVELOPMENT**

Mr Barnes

Copies of questionnaires already in use by other councils were awaited. Once received these would be tailored to our requirements. To complement the Parish Plan survey a new Traffic Survey would also be carried out.

13/1/14 **ROAD DEFECTS**

a) To record actions taken by the clerk.

The Clerk

Potholes in Lumber Lane re reported also sunken manhole cover, Plumpton End  
Raised ironwork round manhole cover, High Street, Paulerspury – near the Primary  
School reported for repair.

Malfunctioning street light reported – 28, Grays Lane

Excess water at Tews End Lane/Newbolt Close reported to Anglian Water for  
investigation.

Re painting of village road markings requested.

To report blocked ditch opposite Brook Cottage, High Street Paulerspury

Mr Blackwell and Mr Lydon would join forces to erect a hand rail at the Westy Road seat.

14/1/14 **MATTERS FOR URGENT ATTENTION AND FOR THE NEXT MEETING**

- New Homes Bonus
- Damage to pavement opposite Dorkingham House, High Street. Paulerspury
- Mr Blackwell reported that there had been incidents in local villages of a male person inviting young school children to enter his vehicle.
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**7:30 pm THURSDAY 27 FEBRUARY 2014 PAULERSPURY VILLAGE HALL**

The meeting closed at 9:35 pm