

## Wanborough Parish Council

Minutes of the meeting of Wanborough Parish Council held on **21<sup>st</sup> January 2019** in Wanborough Village Hall, High Street, Wanborough at 19.30.

**PRESENT:** Mr Bob Biggs (Chairperson), Mr Roger Whitfield (Vice-Chairperson), Mr James Naylor, Mr Colin Hayes, Mrs Donna Stalker, Mr David Hayward, Mr John Emmins and Mr Joe Smith

**In Attendance:** Mrs A Raymond (Clerk), Mr Gary Sumner (Ward Councillor), 7 members of public.

1. Apologies: Mr Colin Offer, Mr Mark Simpson, Mr Jon Beeden
2. Declaration of interest:  
David Hayward and Colin Hayes declared an interest in item 8.4 as they both rent an allotment. Donna Stalker declared an interest in item 8.3.1.
3. Minutes:  
**Resolved** the minutes of the full council meeting held on 17<sup>th</sup> December 2018 were approved and signed by the Chairperson as a true record.

### ***Meeting was adjourned for Public Questions***

*A resident and member of the newly formed South Swindon Protection Group (SSPG) attended the meeting to outline their grant application proposal. Bob Biggs confirmed that this is on the agenda and he will bring the item forward to after Parish Council's discussion of the planning application. The resident raised his concerns in relation to the Inlands Farm application stating that there are a considerable number of documents online for this application and it was felt that if Parish Council were minded they could request an extension to the deadline of 31<sup>st</sup> January; other statutory bodies have already requested extensions and these have been accepted.*

4. Report from Ward Councillor  
Gary Sumner reported that the Key Point enquiry opens on 22<sup>nd</sup> January 2019. It is expected to last about 7-10 days and he confirmed that he will be attending.  
Gary Sumner confirmed that he has chased SBC Highways in relation to the Highways Technician. The Officer involved has been prioritised for other work so there will be a wait with regard to this, priority items could be highlighted to him in the meantime. Bob Biggs confirmed that Parish Council's letter raised concerns about parking in the village as a whole.  
Gary Sumner stated that in relation to the Inlands Farm planning application he has been copied into many objections. Highways England have put a three-month hold on the application so it is unlikely for the application to reach Planning Committee until June 2019 at the earliest.  
Gary Sumner confirmed that the revised SHELAA is due to be published at the end of next week. He indicated that there are new sites that have been added for Wanborough and he is expecting good news for the site next to the school.  
A question was raised as to whether Parish Council could request an extension for the Inlands Farm application. Gary Sumner confirmed that Liddington PC have an extension until 8<sup>th</sup> February so it is therefore possible. He confirmed that there is no overall extension; SBC are stating all comments should be sent in by the end of January but there is no reason why an extension can't be requested.

5. Planning
  - 5.1 To consider Planning Applications received:  
**S/OUT/18/1943** - Inlands Farm The Marsh - A Hybrid Planning Application for a Science Park and associated works to include full details of 33,507 sqm (GIA) of Use Class B1c (light industrial), with associated access, parking, landscaping and drainage and an outline proposal for up to 32,281 sqm (GIA) of Use Class B1b

(research and development) and up to 16,400 sqm (GIA) B1c (light industrial), with associated access, parking, landscaping and drainage (all matter reserved).

**Resolved:** Parish Council strongly objected to the application on the grounds that it does not comply with SBC's Local Plan 2026 Policy NC3, SD2, EN5, EN10, EN11, TR1, TR2 and National Planning Policy Framework paragraphs 109, 111, 127, 170 and 172. A copy of the detailed letter would be available on Parish Council's website.

**S/HOU/18/2003 & S/LBC/18/2004** Magdalen Cottage Rotten Row - Erection of a conservatory to rear.

**Resolved:** Parish Council raised no objection

**S/18/2036** - Badgers Way, Ham Road - Demolition of existing bungalow and erection of 1no. dwelling and double garage, plus a new vehicular access. (Variation of conditions 4, 6 & 7 of consent S/18/0052).

**Resolved:** Parish Council objected to the application for the following reasons:

- This application is a retrospective application, the applicant has already built the garage in the incorrect position as per planning consent S/18/0052 2.
- Parish Council previously objected to the location of the garage as this is not in keeping with the linear development line of Ham Road. The applicant has now built the garage further forward without consent. This clearly should not have happened and Parish Council strongly object to the revised location.
- The actions of the applicant has a detrimental impact on the AONB and neighbouring properties and should not be allowed to change what they were previously granted.

**S/18/2057** - 3 Church Road - Demolition of existing dwelling and erection of 1no. replacement dwelling, refurbishment of existing barn to form a garage and associated works.

**Resolved:** Parish Council objected for the following reasons:

- The site falls within Upper Wanborough Conservation Area, it is a "key building of interest" within this area and is within close proximity of a number of listed buildings. The position of the site within the Conservation Area is in a prime location and will be viewed clearly as you drive up Kite Hill.
- The roof of the "old ship" building was removed several years ago, plastic was used for cover it for a period of time but this was never sufficient and as a result the building has been left in a near derelict condition.
- The site has looked extremely unsightly for a number of years and clearly something needs to be done to improve it. However the proposed design and layout of the new dwelling isn't in keeping with the Conservation Area. Parish Council would like to see a more original design for this new dwelling, taking into consideration the "key building of interest" that is currently there and taking into consideration the surrounding area. There is an opportunity to build something with a better design that will enhance the Conservation Area.

Bob Biggs suggested moving item 8.7 forward so that residents who have attended the meeting can hear the outcome, Parish Council agreed.

## 8.7 Grant Request

8.7.1 Parish Council discussed the request received from South Swindon Protection Group (SSPG) for a grant, confirming that Parish Council cannot financially support publicity through S137. There is currently only £400 remaining in the budget for "grants", therefore anything above this amount would have to come out of reserves. SSPG provided a quote for 3D images which will aid everyone's understanding of the proposed plans totalling £1,160. Roger Whitfield proposed, John Emmins seconded that Parish Council pay for this, Parish Council voted 6 in favour 2 against.

**Resolved** Parish Council agreed to pay for the planning consultant to produce 3D images of the proposed development site at a cost of £1,160.

## 6. To review and discuss Parish Council's Action Points

Parish Council had nothing further to report on the action points.

7. To receive Clerk's Report

Clerk's report was circulated to all councillors and a copy can be viewed in the appendix to the minutes. Clerk confirmed that in addition to this report she has today received a message from the agents acting on behalf of the Lotmead development site to say that they would like to meet with Parish Council. Parish Council agreed to meet, Clerk to arrange.

8. Committee and Representatives

8.1 Hooper's Field and Recreation

8.1.1 Nothing further to report

8.2 Hooper's Field Project

8.2.1 Parish Council discussed the Tender for Project Manager to decide whether to proceed with "Feasibility Report" or "Feasibility Study". Parish Council have met with Sports and Play Consulting to discuss the difference between the "Report" and "Study", and the conclusion was that a "Study" would be more appropriate for this project.

**Resolved:** John Emmins proposed and Colin Hayes seconded to accept the Feasibility Study at the agreed cost of £15,000; Parish Council unanimously agreed.

8.3 Footpaths and Village Maintenance

8.3.1 Notice of Public Inquiry for Footpath 44. Inspector has been appointed and the public inquiry will be held in July 2019. Parish Council have met with applicant to discuss Parish Council's evidence. He has asked for a copy of the aerial photos and confirmed he will come back to Parish Council within 10 days. Parish Council agreed to follow this up if no response.

8.4 Allotments

8.4.1 No meeting

8.5 Wanborough Village Hall Management Committee

8.5.1 Nothing to report

8.6 Planning and Finance

8.6.1 **Resolved:** Parish Council unanimously agreed to ratify the minutes of the committee meeting held on 14<sup>th</sup> January 2019

8.6.2 To confirm and agree Parish Council's Financial Risk Assessment

**Resolved:** Colin Hayes proposed and Roger Whitfield seconded, Parish Council unanimously agreed the financial risk assessment.

8.6.3 Parish Council discussed the Budget and Precept for Financial Year 2019/20.

**Total budget for 2019/20 as follows:**

Total Budget	109,411.22
Funded by:	
Precept	72,543.16
CTS Grant	1,278.00
Allotment Income	1,450.00
Interest	200.00
Release of Reserves:	
CiL – Storyboard	4,911.87
HF – Project Manager	15,000.00
Allotment	765.00
Village Maintenance	2,500.00
Contingency / general reserves	10,763.19

**Resolved:** Parish Council unanimously agreed to increase the precept by 10% to £72,543.16 which is equivalent to £77.46 per Band D, an increase from £70.42 per band D.

8.8 Swindon Borough Council's Codes & Protocols

8.8.1 To review and discuss SBC's Codes & Protocols. After a discussion it was agreed that a suggestion should be put forward that SBC should have a "social media" policy, similar to what other Councils have.

9. Finance

9.1 Payment Schedule for January 2019

Colin Hayes proposed and Roger Whitfield seconded; Parish Council unanimously approved the payment schedule for January 2019.

10. Correspondence

*A list of all other correspondence received since the last meeting on 17<sup>th</sup> December 2018 was read out by the Chairperson and was available at the meeting.*

*Meeting closed at 21.40*

*Date of next meeting: Monday 25<sup>th</sup> February 2019*

CLERK'S REPORT  
to 21<sup>st</sup> January 2019

1. Hooper's field
  - a. Water leak in the plant room, Clerk called out a plumber to look at this, the actual part needed to repair it could not be sourced quickly therefore a patched repair until a new part can be found.
  - b. Sewage pump service has been carried out.
  - c. Wanborough Cricket Club have confirmed and agreed Parish Council's decision in relation to Heras fencing and will continue to monitor the situation.
  - d. Wanborough Primary School has asked if they can hold their "Green Day" at Hooper's Field on 5<sup>th</sup> June 2019.
  - e. Committee meeting due to be held on 4<sup>th</sup> February 2019.
  
2. Lower Rec and Church Meadow
  - a. A booking of Church Meadow for a wedding reception on 7<sup>th</sup> September 2019 has been agreed. Clerk has informed Wanborough JFC.
  
3. Footpaths and Village Maintenance
  - a. SBC have agreed to change the small stretch of footpath from the end of Stacey's Lane from shingle to tarmac after PC raised concerns. The matter of the green fencing along the wall on Church Road is due to be surveyed.
  - b. A Litter pick of Pack Hill has been carried out today with a group of volunteers and the Handyman.
  - c. Next committee meeting due to be held on 11<sup>th</sup> February 2019.
  
4. Wanborough Village Hall
  - a. The meeting due to be held in January was cancelled and the next meeting is now due to be held on 11<sup>th</sup> March 2019.
  - b. Annual Charity Commission return has been completed for year to March 2018.
  - c. Government Business Rate Valuation has been completed online.
  
5. Planning and Finance:
  - a. Letter received from Wanborough Doctors Surgery asking if a meeting can be arranged to discuss the effect of future development and the concern with parking.
  
6. South Swindon Community Forum
  - a. A Councillor from Chiseldon has contacted Parish Council in relation to this meeting confirming the next meeting is due to be held on 31<sup>st</sup> January at Broadgreen centre on 31<sup>st</sup> January, Clerk is currently trying to gain a copy of the agenda for this meeting.
  
7. Newsletter
  - a. Newsletter has been sent out to all residents. Resident has contacted Clerk stating they want to "opt-out" of receiving newsletter as they do not wish to be kept informed by a paper copy of the newsletter.

### Correspondence

1. SBC Member's Bulletin
2. WALC Newsletter
3. SBC Highway news
4. NALC Newsletter
5. E-mails from residents in relation to the problem of dog fouling around village open spaces where children play – clerk has added a reminder to residents in the next Lyden.
6. E-mails from residents confirming their objections to Inlands Farm
7. E-mail from resident in relation to a container that has been put in their neighbours garden – To be dealt with by the Ward Councillor
8. E-mail from resident in relation to Planning Application S/18/2036 - Badgers Way, Ham Road, raising her concerns.
9. Wiltshire Housing Site Allocations Plan - Targeted consultation on the Schedule of Proposed Changes and associated evidence documents – consultation ends 22<sup>nd</sup> January 2019.
10. E-mail from residents raising concerns about litter on Pack Hill.

**Wanborough Parish Council****Action Points**

<b>PC meeting and minute no</b>	<b>Action</b>	<b>Owner</b>	<b>Status</b>	<b>Date completed</b>
July 18 9.3.1	To review parking problems around the village for further discussion	All Councillors	Add to agenda once on-site meeting with SBC Highways has taken place.	Completed
July 18 9.3.1	To request SBC Highways to carry out a review of parking in the village	Clerk	Ward Councillor to confirm date of onsite meeting with SBC Highways.  Update from Ward Cllr provided a meeting held on 22/10/18.	
3 <sup>rd</sup> September 18 Minute no 5	To send a letter to Ward Councillor listing parking ideas for the village	Clerk	Letter agreed by Parish Councillors and sent to Ward Councillor	15 <sup>th</sup> Oct
22 <sup>nd</sup> October 18	Ward Councillor and SBC to review Highways proposals put forward by PC	Ward Councillor	SBC will be recruiting a Highways Technician who will discuss Highways project with PC	
	Springlines Meadow ditch, to chase SBC for confirmation of maintenance contract	Ward Councillor	Copy of SBC letter to Taylor Wimpey, response deadline of 11 <sup>th</sup> Oct.  Letter received from Gateley Plc, SBC due to meet with them to discuss content of letter and will report back to PC after meeting	
26 <sup>th</sup> November 18 Minute no 8.3.1	Storyboard & trail	Clerk	Submission of grant application to Community First	Completed
26 <sup>th</sup> November 18	Mirror next to the entrance to the allotment site	Clerk	Request made to SBC Highways	
17 <sup>th</sup> December 18	To arrange meeting with Project Manager to discuss "feasibility Study" vs "feasibility Report"	Clerk	Meeting held on 9 <sup>th</sup> January 19	Completed

**January 2019**

Payment to	Reason	Amount	VAT Included
Mrs A J Raymond	Salary	**	
Wiltshire Pension	Pension	400.01	
Mr F Frankland	Lengthsman Salary	**	
Mrs A J Raymond	Expenses	735.55	Yes
R J Carter	Strimming FP9 & FP29	220.00	
Allbuid	Waste Collection	300.00	Yes
Mark Woodman	Extra Storage Wanborough.info website	22.78	Yes
Mr F Frankland	Expenses	33.20	Yes
Mr D Clay	WiFi - Village Hall	25.00	Yes
Community Hearbeat	Defib Pads	147.60	Yes
Swindon Area Committee	Subs	41.00	
Castle Water	Allotment Water	95.98	Yes
Wanborough Village Hall	Capital - Grant	1,000.00	
ID Mobile	Mobile Phone	15.99	Yes
SWARD	Bowls Green	753.90	Yes
Castle Water	Water	23.01	Yes
Solutions Contract Cleaning	Cleaning	271.25	
Affleck Electrical	Tennis Club flood light service	734.16	Yes

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