

WANBOROUGH PARISH COUNCIL

Minutes of the meeting of Wanborough Parish Council held on **21st June 2010** in Wanborough Village Hall, High Street, Wanborough at 19:30.

PRESENT: Mr G Sumner (Chairman), Mr C Offer (Vice-Chairman), Mr A Bennett, Mr B Biggs, Mr D Hayward, Mr C Hayes, Mr W Suter, Mr R Whitfield.

IN ATTENDANCE: Mrs H Craven-Jones (Clerk).

1 Apologies: Mrs K Pearson, Dr Phillipson, Mr W J Smith.

2 Declaration of interest:

Mr C Hayes & Mr D Hayward declared a personal interest in agenda items 6.2, Footpaths, Village Maintenance and Allotments, if any discussion were to take place relating to the allotments, as they rent an allotment.

Mr R Whitfield declared a personal interest in item 8.6, Eastern Development Area, as he is a member of the East of Swindon Communities Group.

Mr G Sumner declared a personal interest in agenda item 8.6, Eastern Development Area, as he is a Western Vale Villages (WVV) Steering Group committee member, Wanborough Action Group Chairman and Chairman of the East of Swindon Communities Group.

3 Minutes:

The minutes of the previous meeting held on 24th May 2010 had been circulated to all Parish Councillors. The minutes were signed by the Chairman as a true record.

The meeting was adjourned for public questions:

Chris Beaver from GL Hearn and Stuart Morgan and Keith Dole from Ashford Homes attended the meeting in order to give a brief presentation to the Parish Council in relation to the revised planning application for S/10/0761/ROBI – Marsh Farm, The Marsh, Wanborough.

The revised planning application is for two modest yet substantial detached homes. The proposed access to the plots will also be shared with an adjoining dwelling. A substantial Developer Contribution will be obtained with the consent of this planning

application and the applicants support the use of their Developer Contribution being made available for village based projects which will clearly benefit residents of this development.

4 Report from Ward Councillor:

A Bennett reported that a new local budget will be published soon. There are a great deal of financial cutbacks taking place within Swindon Borough Council. One of the Parish Councillors commented that the grass verges within the village are not being cut so regularly, which could possibly be another cutback by Swindon Borough Council. Andrew Bennett informed the Parish Council that SHLAA will be revisited but was not able to give any further information on the matter. Mr C Hayes raised the matter of the fly tipping at Foxhill, which the Clerk has already reported to Swindon Borough Council. Mr B Biggs informed the Parish Council that a court summons has been issued to the owner of the land so the rubbish should be cleared soon.

5 PLANNING

5.1 To consider Planning Applications Received:

S/10/0813/KIWA – The Lodge, Horpit, Wanborough, SN4 0AT – Erection of 1 no. dwelling and double garage. No objections.

S/10/0761/ROBI – Marsh Farm, The Marsh, Wanborough, SN4 0AR – Erection of 2 no. dwellings (to replace Plot 4 of planning permission S/07/1651) and construction of new access. The Parish Council made the following comments:

- The original planning permission for this site was supported by the Parish Council because of its high quality and attention to detail, a feature of which was the extensive and sympathetic creation of a high specification drainage system including grey water re-use and flood alleviation measures. There are concerns that the new applicants may seek to alter this important aspect in an area which has been the subject of extensive flooding in 2007 and 2008. Adjoining dwellings have been uninhabitable for two years as a result of these floods. The Borough has been obliged to carry out extensive works in the area as has the Environment Agency
- The Parish Council has commissioned an extensive Surface Water Flood Risk report as a result of this flooding and we would not like to see innovative drainage plans watered down to a soak-away in an area known as 'The Marsh' and historically know to flood

- If Swindon Borough Council allow any alteration to the drainage plans for this site we would like an early written explanation together with reasons and detailed reports to support such a change
- The Parish Council support the applicants substitution of the largest dwelling for two more modest yet still substantial detached homes and are supportive of the style and siting of the plots including closing one vehicular access to The Marsh in order to share a new access with an adjoining dwelling
- The Parish Council are aware that a substantial developer contribution was obtained with the original consent and we would ask that contributions be made towards refurbishment of a run down play area at Church Meadow (the cost of this is supported by estimates to be in the region of £24,000) and a planned provision of an all weather Multi Use Games Area at the nearby Hoopers Field Sports Facility to enable a wider range of sports for local users incorporating a new surfaced footpath through the adjoining Woodland Trust Area to encourage use between Burycroft/The Marsh and Rotten Row (cost approximately £150,000)
- Swindon Borough Council are also aware that funding is required for two speed limiting safety signs (cost of some £5,000) which may have to be funded by the Parish Council due to a lack of available funds from the Borough
- A contribution to education (in the village specifically) is required due to the fact that many new residents are now unable to obtain a place in the village school for their children
- It should be noted that the applicants support the use of their Developer Contributions being made for village based projects which will benefit residents of the development

S/LBC/10/0797/HECO – Somerset Farm, High Street, Wanborough, Swindon, SN4 0AE – Various internal applications. Wanborough Parish Council have no objection to the plans, but as the building is listed, the Parish Council have asked for confirmation that the Conservation Officer has given their approval to the plans.

5.2 To notify the Schedule to the Permission/Consent received:

S/10/0462/ROBI – The Ballroom Barn, Great Moorleaze Farm, The Marsh, Wanborough, SN4 0SW – Retrospective change of use of barn (Class B8) & surrounding buildings (shop, workshop & storage) to dance studio (Class D2).

S/10/0394/RM – Coombe End, Ham Road, Liddington, Swindon, SN4 0HH – Erection of a two storey rear extension, new roof, extension of first floor balcony to front, double garage, associated landscaping, remodelling of facade and associated works.

5.3 To notify the Schedule to the Refusal of Planning Permission/Consent:

S/10/0491/JABU – Pond Farm, Church Road, Wanborough, SN4 0DQ – Outline application for the erection of 2 no. dwellings and associated works – Access and Layout not reserved.

S/10/0466/ROBI – 4 The Maltings, Wanborough, SN4 0AF – Extension of front storage building.

5.4 To notify Conservation Area Consent received:

S/CAC/10/0490/JABU – Pond Farm, Church Road, Wanborough, SN4 0DQ – Demolition of single storey concrete storage building to rear of farmhouse.

5.5 Planning Inspectorate Appeal:

None received.

C Offer commented on the development at the Bell's Garage site in Wanborough. Five new homes are being built, and several of the Parish Council commented on the poor quality of the development, that it is not in keeping with the village, and there were also concerns raised about the height of the houses. The Clerk has been asked to send a letter to Swindon Borough Council and the Planning Inspectorate detailing these concerns.

6 COMMITTEE AND REPRESENTATIVES

6.1 Hooper's Field and Recreation:

G Sumner and C Offer had a meeting with the Woodland Trust in relation to the provision of a Multi Use Games Area at Hooper's Field. The Woodland Trust were very supportive of the proposal. It was suggested at the meeting that the MUGA would be built adjacent to the existing football field. A few trees may possibly have to be removed from the bottom area. There would be a footpath built which would lead from the central area of Hooper's Field straight to the MUGA. The MUGA itself

would have lighting and there would be low level lighting on the footpath that leads down to it. The Woodland Trust have requested some plans which Ray Pethick is drafting. If the plans are not acceptable to the Woodland Trust, there is the option of putting the MUGA over the pond area and moving the pond into the Woodland Trust land. It is strongly felt that a multi use games area would be a very positive move forward for Hooper's Field, as it would generate further income. Once the plans are drafted and the Woodland Trust approve them, the Parish Council will speak to Swindon Borough Council.

6.2 Footpaths, Village Maintenance and Allotments:

Dr A Philipson had prepared a document on the management of the Wanborough allotments, the Parish Council agreed they were happy for the document to be issued to Covingham Parish Council. B Biggs asked the Clerk to check the waiting list and confirm numbers.

The people managing Plot E6 have been given notice and to date have not paid their rent for their notice period. With this in mind, the Clerk has been asked to notify them that Wanborough Council will take possession within 14 days. It was confirmed that the whole of this plot would be offered to the next person on the waiting list and not split in two. Another plot is due to be inspected again at the beginning of July, following a first warning letter sent at the beginning of June. Mr Adams who lives in Yonder Way contacted the Clerk with regard to the trees at the back of his garden. The trees are part of the hedge that border the Lower Recreation field. Some of the trees are diseased and some are so high they are blocking out the light. The Chairman has asked the Clerk to contact Richard Hyatt at Swindon Borough Council in order to carry out an inspection.

6.3 Wanborough Village Hall Management Committee:

C Hayes confirmed that Rachel Chevis is the new Chair for Wanborough Village Hall Management Committee and Sarah Ingram is Vice-Chair. Wanborough Parish Council loaned £5,000.00 to Wanborough Village Hall, to be paid back within 2 years from 1st January 2010. They hope to be able to pay 50% of the loan back once the final figures are in following the May Day Fayre.

It was suggested at the last meeting that Wanborough Parish Council continue to support the village hall financially on an annual basis, although nothing further has been discussed.

6.4 Planning and Finance:

Nothing to report.

6.5 Civil Protection Emergency Group:

Nothing to report.

7 FINANCE

7.1 Financial Statement:

The monthly financial statement was circulated. It was proposed by Mr B Suter and seconded by Mr R Whitfield that "The Financial Statement be accepted, the payment of accounts be endorsed and the bills for payment be accepted and paid, the petty cash expenditure for June 2010 be endorsed and the transfers to cover June 2010 expenditure be approved."

7.2 Monthly Cash Flow Statement:

The monthly cash flow statement was circulated. It was proposed by Mr B Suter and seconded by Mr C Hayes that the Statement be accepted.

Mr D Hayward raised a question in relation to the cash flow statement. The Clerk is going to e-mail the answer to Wanborough Parish Council in relation to this.

7.3 2009/2010 Accounts:

The accounts for 2009/2010 were circulated. They were proposed by Mr B Suter and seconded by Mr C Offer. The accounts were signed off by the Chairman.

7.4 Annual return 2009/2010:

This was approved and signed by the Chairman.

7.5 Internal auditor:

It was agreed that Banks Chartered Accountants would carry out the internal audit again this year. (Formally Allford Bryant).

8. OTHERS

8.1 Transport:

Nothing to report.

8.2 Wiltshire Association of Local Councils:

Nothing to report.

8.3 Neighbourhood Tasking Group:

Dog waste bins are in place, however a couple of youths have been spotted throwing the dog mess out of the waste bin at the Lower Rec. Clerk is to mention this to Rory Draper from the Neighbourhood Policing Team.

8.4 Grants:

Nothing to report.

8.5 Parish Plan:

The Parish Plan meetings took place at Wanborough Primary School on 18th/19th June. B Suter informed the Council that there was a good turn out to the meeting on 19th June 2010. Clerk is to contact Shaun Egan to see if he is able to provide an update at the next Parish Council meeting in July.

8.6 Eastern Development Area:

Nothing to report.

8.7. Vehicle activated signs:

Details of the proposed location for the VAS have been put in the July edition of the Lyden. As long as there are no objections by the residents, the installation of the VAS will be confirmed.

8.8 Governance:

A Bennett is going to provide some guidance on this for the next meeting in July. This will enable the Sub Committee's to have more control.

It was agreed that Wanborough Parish Council would pay for the Clerk to attend the Clerk's networking event later in the year.

A Bennett is going to speak to Robert Buckland, MP for South Swindon to see if he is able to attend the Parish Council meeting on Monday 6th September 2010. He will update us on this at the next meeting.

9. **CORRESPONDENCE:**

Following an e-mail from Paul Lewis about the gated entrance at the Church car park, the Clerk is to ask the Village Lengthsman to provide a quote for this work.

The meeting closed at 21.32.

Date of next meeting is Monday 26th July 2010.