

## WANBOROUGH PARISH COUNCIL

Minutes of the meeting of Wanborough Parish Council held on **Monday 24<sup>th</sup> January 2011** in Wanborough Village Hall, High Street, Wanborough at 19:30.

**PRESENT:** Mr G Sumner (Chairman), Mr C Offer, Mr A Bennett, Mr B Biggs, Mr C Hayes, Mr D Hayward, Mr W J Smith, Mr W Suter, Mr R Whitfield

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

1 Apologies: None.

2 Declaration of interest:

Mr C Hayes and 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 W J Smith declared a personal interest in agenda item, 8.7 Core Strategy.

3 Minutes:

The minutes of the previous meeting held on 20<sup>th</sup> December 2010 had been circulated to all Parish Councillors. Andrew Bennett objected to the wording of agenda item 7.3 – Precept 2011/2012 and asked that the minutes detail the names of who was in favour/against the Precept. Clerk will amend prior to the next meeting.

***Richard Bell, Head of Planning at Swindon Borough Council and Phil Smith, Strategic Planning Policy Manager at Swindon Borough Council attended the meeting in order to discuss Core Strategy and Strategic Planning. Phil Smith gave an outline of the proposed Core Strategy and their expansion plans for the next 15 years; up to 2026.***

***A large part of their expansion falls within the ‘Eastern Expansion’ of Swindon; in the countryside between Wanborough in the South and South Marston to the North reaching as far East as Bourton. This is now described as the ‘Eastern Villages’ but essentially forms large housing blocks with areas of development separated by areas of high flood risk and a large industrial area to the North of The Marsh and Burycroft.***

***This was originally proposed as 12,000 homes but has now been reduced to***

**7,500 homes; the proposed new plan also includes schools, shopping centres and industrial uses.**

**New roads are planned including one from the development area to Commonhead and this will run by 'The Marsh'. Access to Swindon will still be through the same routes but with the added pressure of another 16,000 residents plus businesses and associated road users. Unless substantial early investment takes place in funding new infrastructure it will take longer to travel to Swindon or access the M4 motorway. Concerns were raised to Richard Bell about the bus routes to/from Wanborough being reduced in frequency; surely the reduction in buses will further increase congestion to Swindon. It was indicated at the meeting that substantial development could take place before infrastructure goes in.**

**The Commonhead Development is going to Planning Committee on 8<sup>th</sup> March 2011. If this goes ahead, the development of 900 homes and a business park is likely to commence by the hospital in late 2011.**

**There have been numerous problems with flooding in the areas proposed for expansion; the land is particularly vulnerable. It was suggested at the meeting that a detailed flood risk assessment is carried out by someone other than the Developers prior to any development taking place.**

**Members of the Parish Council stated that there is sufficient industrial land elsewhere within the Borough and it is strongly felt that Swindon Borough Council should look at alternative development sites. Even within the Eastern Development area there are more sustainable locations closer to the Road/Rail link at South Marston. Blunsdon and Kingsdown areas both have sites served by better access to the A419.**

**Richard Bell did confirm that each area will be an individual community, all with their own identity and a "village feel", separated by fields.**

**There will be an 8 week consultation period which is likely to be from the middle of March onwards. Gary Sumner stated that a Public Meeting would be held in order to discuss the Core Strategy with the residents. Members of the Planning Team will be invited to the Public Meeting. Clerk to arrange this.**

**4 Report from Ward Councillor:**

Andrew Bennett confirmed he is taking a holistic approach to the proposed Core Strategy.

**5 PLANNING**

**5.1 To consider Planning Applications Received:**

**S/10/0824/IH – Outline application for the erection of up to 890. residential dwellings, employment classes (B1, B2) local centre, community uses, primary school, extension to hospital site – Land at Commonhead to the south of Marlborough Road (A4259) and adjoining Great Western Hospital, Swindon, Wiltshire.**

Wanborough Parish Council considered the plans and do object to the proposal based on the following comments:

- Wanborough Parish Council objects to the application on the basis that the additional traffic generated from the development is not fully reflected in the Transport Plan which assumes many innovative schemes such as car sharing (which we feel is not a proven and credible alternative), subsidised bus transport (which will only last for a limited period) and access to Dorcan Technology College as the Secondary School which is more likely to be accessed by car than walking. The school is some 2 miles from the nearest edge of the development
- Wanborough Parish Council are unhappy that only the Commonhead Roundabout is to have improvements in terms of traffic control as traffic regularly queues back several miles to the White Hart Junction at Stratton St Margaret (this is prior to any development). Currently the Council's Core Strategy proposes 7,500 homes to the East of the A419 in the Parish of Wanborough with an access to Commonhead Roundabout. No improvements are suggested to Junction 15 which is heavily congested at present
- Wanborough Parish Council are concerned that if the above is not properly addressed that 'rat running' will result in additional traffic using the rural roads of Wanborough and Liddington to gain access to Junction 14 (M4) via Foxhill staggered crossroads; to bypass an already severely congested junction 15 (M4). Wanborough are already self funding traffic control measures including VAS and any additional pressure which will undoubtedly be expected upon our roads should result in measures including financial contributions to mitigate
- Bus services to and from Wanborough are currently being reduced due to a lack of funding from the Borough and it is inconceivable that a development adjoining the Parish will benefit from subsidised transport in association with the hospital service at a time when our facilities are being reduced. Provision for the short additional journey to Wanborough should be considered within the travel plans
- We are concerned that if the proposed primary school is not immediately available residents will seek places for children at Wanborough Primary School which already has insufficient places for village residents' children in some year groups. Reception Year children have been housed in a mobile classroom for at least the last decade. Restrictions must be placed upon access to our village school from residents of the proposed development unless Section 106 funding is allocated to Wanborough Primary School
- Although just outside the village boundary the construction of the Great Western Hospital and Commonhead flyover are believed to have caused flooding problems within the areas of the village off The Marsh due to increased 'run off'. We would ask that a detailed assessment is made taking this into account
- 'Sustainable Urban Drainage' is often proposed but has not to our knowledge

or that of the Head of Planning been used in the Borough to date. If this is proposed as part of the scheme then it should not later be permitted to be altered due to cost and account should be taken of greater pressure on local watercourses particularly the Dorcan Brook as a result of the development

- Impact upon the AONB will be substantial to include light pollution which is already considerable from Swindon and the hospital site. Measures should be taken to reduce this
- Land to the West of Day House land (between the development and Coate Water Park should be protected by allowing an extension to the public park to ensure future development is restricted and that the natural setting of the park is maintained.

**S/10/1881/CLMC** – Erection of single storey and two storey side, single storey rear extensions, porch to front and detached garage – Praeters House, High Street, Wanborough, Swindon, SN4 0AD – The Clerk was asked to clarify with the Planning Officer that the proposed new buildings will be in keeping with the existing building.

**S/10/1977/JABU** – Erection of two storey side extension and alterations – Trigfa, 6 Southdown, Wanborough, SN4 0DB – Clerk to clarify if this is in AONB. (Area of Outstanding Natural Beauty). If so, request protection.

## **6 COMMITTEE AND REPRESENTATIVES**

### **6.1 Hooper's Field and Recreation:**

A Hooper's Field Management Committee meeting was held on 10<sup>th</sup> January 2011. Colin Offer confirmed that the pitches were spiked before Christmas and that they will be done again before the end of January. Swindon Borough Council will also chain harrow the grass/moss outfield prior to the start of the cricket season.

The Grounds Maintenance Contract for Hooper's Field will remain fixed for the next two years; until April 2013.

Ray Pethick has drawn up further plans in relation to the siting of a MUGA at Hooper's Field.

### **6.2 Footpaths, Village Maintenance and Allotments:**

There has been some recent damage to the wire fencing within the play area at the Lower Rec. Allbuild submitted a quote in respect of replacing the strip of wire fencing with wood posts. Due to the costs involved the Parish Council agreed they would like the wire to continue to be fixed rather than replacing with wood posts.

Gary Sumner is meeting with the Village Lengthsman in order to check the measurements for a Bus Shelter on the High Street (opposite the Brewers Arms). The Clerk is also going to speak to Emily Sykes at Swindon Borough Council about

this as the hedge will need to be cut back; this will be discussed with Swindon Borough Council before any further work is done.

Bob Biggs is to suggest an alternative date for the Allotment Committee meeting as the January 2011 meeting was cancelled.

6.3 Wanborough Village Hall Management Committee:

Colin Hayes has the Trust Deed/Lease and is trying to establish what year the Village Hall actually became a "Village Hall".

6.4 Planning and Finance:

The Parish Council confirmed that they do not want the houses on the former Bells garage site in the High Street to be named "1 – 5 Bell Cottages" and that they should be individually named. Clerk to feed this back to Trisha Davies at Swindon Borough Council.

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 Bill Suter and seconded by Colin Hayes 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 January 2011 be endorsed and the transfers to cover January 2011 expenditure be approved."

7.2 Monthly Cash Flow Statement:

The monthly cash flow statement was circulated. It was proposed by Colin Hayes and seconded by Colin Offer that the Statement be accepted.

Bob Biggs suggested that it would be useful to see a budget breakdown for Hooper's Field, as there is for Parish Council. The Clerk is to raise this with the Book-keeper.

## 8. OTHERS

8.1 Transport:

The transport article regarding possible bus routes for Wanborough has been published in the Lyden. The article is also going in the Newsletter, which is due to be published at the end of February 2011. The Clerk will then collate all the responses.

8.2 Wiltshire Association of Local Councils:

Nothing to report.

8.3 Neighbourhood Crime:

Rory Draper from the Neighbourhood Policing Team will attend the February Parish Council meeting.

8.4 Grants:

Nothing to report.

8.5 VAS:

The VAS have been ordered with Swindon Borough Council and we are awaiting an installation date, this is likely to be the middle of March.

8.6 Flooding:

Carl Collins has been given the comments/questions following the draft report. Once he has completed this, the Parish Council will meet with him in order to finalise the report. It is hoped that this will be within the next month.

8.7 Core Strategy:

Wanborough Parish Council will submit some initial comments to Swindon Borough Council based on discussions that took place at this meeting.

8.8 Local Boundary Commission:

Nothing to report.

8.9 Village Flag:

Nothing to report.

8.10 Vacancy for Parish Councillor:

The vacancies are to be advertised in the Parish Council Newsletter.

8.11 Newsletter:

This will be issued at the beginning of March 2011.

9. **CORRESPONDENCE:**

**Item 9** – Buckingham Palace Garden Parties – July 2011 – Bill Suter (plus partner), Andrew Bennett (plus partner) & Colin Offer (plus partner) are to be nominated to attend.

**Item 10** – E-mail from Enforcements, Re; Land at The Marsh owned by Mr Stalker. Update given to the Parish Council in relation to this matter.

**The meeting closed at 21.35.**

***Date of next meeting is Monday 28<sup>th</sup> February 2011.***