

RAVENSTHORPE PARISH COUNCIL

MINUTES OF MEETING HELD AT RAVENSTHORPE VILLAGE HALL ON Wednesday, 18 September 2019 at 8.00 pm

1 OPENING PROCEDURES

- 1.1 **Present:** Cllr R Marsh (Chairman) Cllr D Herbert, Cllr J Matts, and Mrs C Holifield (Clerk) and 7 members of the public
- 1.2 **Apologies:** Apologies were received and accepted from Councillors P Hawkins, M Bishop, M Worthington, J Hewison, J Jones and E Connor
- 1.3 **Declarations of Interest:**
Personal: None
Personal and Prejudicial: Cllr Matts declared an interest in item 5.4 as far as it related to agricultural grain lorries passing through the village.

2 MINUTES

- 2.1 The Minutes of the ordinary meeting of the Parish Council held on 17 July 2019 were approved and signed by Cllr D Herbert who acted as Chairman at that meeting.

3 PUBLIC TIME

It was established that all members of the public had attended in respect of the planning application for Lingles Farm, West Haddon Road.

The Chairman allowed Mr K Waller and Mr M Waller (of Kingston Real Estate) to provide further details of the revised planning application and to subsequently answer questions raised by the members of public present and Councillors.

Of the members of public present, some felt that the development was too large for a village with no amenities and that it was in an isolated position from the rest of the village. It was also questioned whether the site was actually designated as a 'brownfield' site. Others felt that perhaps the site should be used for commercial purposes to try and encourage more employment in the village. However, others expressed support for the scheme stating that there was an existing need in the village for smaller 3 bedroomed rental and starter homes (for young families) and smaller bungalows (for existing residents who wished to downsize) rather than large detached houses.

The Chairman thanked those present for their comments which he stated would be taken into account when the Council considered the item later in the meeting.

(5 members of the public left the meeting at this point)

4. MATTERS ARISING - UPDATES

- 4.1 In the absence of Cllr Connor no update available. However, the spare can of fluorescent paint had been given to the Clerk to pass to Cllr Worthington to monitor any dog poo not cleaned up on the footpaths/verges in the centre of the village.

5 BUSINESS

- 5.1 **Consideration and Approval of Replacement Lantern for Light number 9, Gulsborough Road, Ravensthorpe**
The Clerk stated that E-on had been unable to repair the light and had provided a quotation for a replacement LED lantern at a cost of £350 (excluding VAT). It was unanimously resolved to approve the replacement. Clerk to action.
- 5.2 **Approval of payment of donation of £7,500 from easement monies to Ravensthorpe Memorial Playing Field to assist with cost of installing new playground equipment**
It was unanimously resolved that the payment of £7,500 as previously agreed should be paid now that the work had been completed. Clerk to action.
- 5.3 **Consideration of any further action to be taken regarding parked vehicles obstructing footpaths**
It was agreed that the Chairman would approach the residents of the two houses on the Teeton Road who had no parking facilities to see whether a solution to the current situation of vehicles being parked over the footpath could be found. The Chairman stated that he believed he had some signs that could be used at the Village Hall to remind users not to park their vehicles on the pavement outside the Hall. It was further agreed that Cllr Worthington should be asked to word an article for inclusion in the next edition of the Village Newsletter.
- 5.4 **Consideration of any action to be taken in respect of speeding traffic**
The Clerk stated that she had consulted with Highways and had been informed that although the change of priority at the junction of Teeton Road/High Street/Church Hill was still on the waiting list due to a lack of funding, there was no indication as to when this could be actioned and it would not be treated as a priority. The Clerk stated that in the absence of any assistance from Highways, a possible solution would be to erect one or more speed awareness cameras as had been done by a number of other local Parishes in recent times. She stated that she had requested a quotation from Coeval for a solar operated camera which could be moved from one location to another. It was unanimously agreed that this should be an agenda item for consideration at the October meeting.
- 5.5 **Consideration and approval of payment of SSE Swalec Electricity bill by direct debit**
The Clerk stated that SSE invoiced for the street light electricity on a monthly basis and the preferred method of payment was by direct debit. Given the Council had signed up for a 5 year fixed rate contract, it was unanimously resolved to complete the direct debit mandate.



5.6 Consideration and approval of payment of Data Protection Fee by Direct Debit

The Clerk stated that she had received the request for payment of the annual data protection fee from the Information Commissioner and that there was a £5 reduction (£35 rather than £40) if paid by direct debit. Given that the fee was a mandatory payment it was unanimously resolved to complete the direct debit mandate.

6 PLANNING

6.1 Planning applications

DA/2018/0549 (amended) – Lingles Farm, West Haddon Road, Ravensthorpe

Demolition of existing commercial buildings. Construction of 13 dwellings
Associated access and landscaping works

The Council objected to the application and made the following observations:

- *Ravensthorpe has no bus service and no longer has a Post Office and shop. It is classified as an 'Other' village in the submitted Daventry Settlement & Countryside Local Plan (Part 2) 2011-29 which recommends in para 5.2.25 that in 'Other' villages "development should be limited to being small scale within the confines and only outside the confines where it would clearly meet an identified local need". The proposed development is outside the village confines and would be the largest in Ravensthorpe for more than 30 years increasing the number of houses in the village by more than 5%.*
- *The housing requirements within rural areas of Daventry District have already been exceeded and both West Northamptonshire Joint Core Strategy 2014 (WNJCS) and Daventry Settlement & Countryside Local Plan discourage large scale developments such as this proposal in rural areas*
- *The need for additional housing within Ravensthorpe should be confirmed by a Housing Needs Survey before considering such a large development.*
- *The proposed layout of the site with only a single access road and no separate pedestrian access would tend to isolate it from the remainder of the village and thus conflicts with Settlement Guideline S6 of the Ravensthorpe Village Design Statement 2016 (RVDS)*
- *The proposals include a number of parking bays and hard standing in front of buildings contrary to Guideline B5 in the RVDS*
- *The narrow access road and limited off road parking provision for visitors is considered unsatisfactory.*
- *Although the proposed site is currently unused it could potentially provide additional employment opportunities with the village which would be of greater value to the community than additional housing.*
- *If, despite all the above, this is considered as a brown field site and suitable for development we would prefer this type of development rather than large 5*

bedroom houses as there is demand for affordable 3 bedroom houses from residents.

(Mr K Waller and Mr M Waller left the meeting at this point)

6.2 Planning Decisions

DA/2019/0539 – Lime Tree House, 19 Guilsborough Road, Ravensthorpe

Front porch and new driveway and dormer extension (revised scheme)

Permission refused

7 FINANCE

7.1 Payments

The following invoices/items were approved by the Council for payment.

Payee	Amount £	Cheque Number
Mrs C Holifield – August/September Salary	544.40	Online
Clerk's Administration Expenses (August/September)	50.39	Online
HMRC - PAYE (July to September 2019)	204.00	001304
Stephen Hartwell – village mowing (2 cuts)	941.00	Online
Stephen Hartwell – cutting trees on village green	156.00	Online
Stephen Hartwell – VAT on previously paid invoices	599.10	Online
Michael Reader – Repairs to Parish Noticeboard	95.00	Online
SSE Swalec – Street Light Electricity (July/August 2019)	477.29	Direct Debit
WAVE – Allotment Water (June to August)	0.40	Direct Debit
Information Commissioner – Annual Data Protection Fee	35.00	Direct Debit
Ravensthorpe Memorial Playing Field – Donation	7,500.00	Online

7.2 Income Received

The Clerk stated that she had completed the annual VAT return and a refund of £1,878.48 had been received into the bank account

7.3 Balances at Bank

The Chairman signed the bank reconciliation statement for the period ended 31 August 2019. Balance at bank was £27,676.96.



8 CORRESPONDENCE (for information only)

- 8.1 Email from Northamptonshire Highways confirming proposal to lower speed limit from 60mph to 40mph between Coton and Guilsborough – noted Clerk to respond to confirm Council's support.
- 8.2 Email from Long Buckby Library and Hub requesting consideration of a funding contribution for 2020/21.

9 COUNCILLORS' REPORTS AND RISK ASSESSMENTS

- 9.1 **Pocket Park** – No report available.
- 9.2 **Allotments** – In the absence of Cllr Bishop no report was available, however Cllr Herbert stated that he had walked through the allotments recently and all was in order.
- 9.3 **Highways** – Cllr Matts stated that he had nothing new to report.
- 9.4 **Trees** – Cllr Herbert provided his report on the village trees. He stated that a tree at 19 Guilsborough Road had been removed but that this was not subject to a TPO. He further stated that the tree stump at the entrance to the Pocket Park was being monitored but no movement had been detected. He stated that there were some dead branches on oak trees on the Teeton Road but they were not a cause for concern currently but would be monitored. With regard to a query raised in respect of the sycamore self-sets in Dairy Field, the Clerk stated she had responded to Mark Boon of DDC to state that these were not Parish trees.
- 9.5 **Street Lights** – The Clerk stated that as well as street light number 9 in Guilsborough Road (agenda item above), she had also reported street light number 44 in Dairy Field.
- 9.6 **Village Hall/Playing Field** – in the absence of Cllr Worthington no report was available

10 ITEMS FOR NEXT MEETING'S AGENDA (16 October 2019 at 8.00 pm)

- Consideration of contribution towards Long Buckby Library Hub
- Consideration of provision of speed awareness camera(s)
- Councillor Vacancy following resignation of Cllr Bishop
- Internal Financial Checks
- Provision of additional noticeboard space

Meeting closed at 9.30 pm.

