

PIXLEY & DISTRICT PARISH COUNCIL

Parish Clerk: Mrs J Chester, Mapleside, Ashperton, Ledbury, Herefordshire, HR8 2RZ Tel: 01531 670036
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Minutes of the Parish Council meeting held on Monday 22nd July 2019

Present:

Councillors K Bray (KB), Mrs J Cowell (JC), J Davenport (JD), K Davies (KD), P Hawker (PH), A Mawby (AM), M Skittery (MS), E Thompson (ET), Mrs M Thwaites and M Tristram (MTr)

In Attendance

Three Crosses Ward Councillor Jonathan Lester
Janet Chester – Parish Clerk

Members of the Public: 3

The Chairman Cllr Bray welcomed everyone to the meeting

1. Apologies for Absence

None

2. Declarations of Interest and Requests for Dispensations

Cllr Skittery declared a DPI relating to agenda item 8 planning application 192043 Alderbrook Farm and a non DPI relating to agenda item 8 planning application 191923 Laddin Farm

Cllr Thwaites declared a DPI relating to agenda item 8 planning application 192043 Alderbrook Farm

Cllr Hawker declared a non DPI relating to agenda item 8 planning application 192043 Alderbrook Farm and a non DPI relating to agenda item 8 planning application 191923 Laddin Farm

Cllr Tristram declared a non DPI relating to agenda item 8 planning application 192043 Alderbrook Farm and a non DPI relating to agenda item 8 planning application 191923 Laddin Farm and also declared an interest in agenda item 12a.

3. Councillor Vacancies

The clerk advised councillors that there are three vacancies on the parish council, one for Aylton, one for Munsley and one for Pixley.

4. To Remind Councillors that all Election Expenses and Register of Interests Forms should have been returned to Herefordshire Council.

The clerk reminded councillors that it was their responsibility to keep their register of interests up to date and to return their election expenses form to Herefordshire Council or they could be liable to prosecution and would also not be able to take part in parish council meetings.

Having checked Herefordshire Councils website a number of forms did not appear to have been uploaded. Cllrs Bray, Cowell and Hawker forms were already showing on the website. Cllrs Davies, Mawby, Swaites, Thwaites and Tristram declared that they had returned their forms to Herefordshire Council so assuming Herefordshire Council were still to upload them to the website they were allowed to take part in the meeting. Cllrs Davenport and Thompson advised that they had not yet sent their forms in so were unable to take part in this meeting.

5. Approval of Minutes of Parish Council meeting held on 13th May 2019

RESOLVED: The minutes of the parish council meeting held on 13th May 2019 having previously been circulated were APPROVED as true and accurate and duly signed by the Chairman.

6. To Receive a Brief Report from Three Crosses Ward Councillor, Mr Jonathan Lester

Ward Councillor Lester advised that this was the first Pixley & District PC meeting he had attended since the elections in May. Herefordshire Council administration is now made up of three parties, Hereford Independents, Green Party and Its Our County. Ward Cllr Lester has been appointed chairman of General Scrutiny. A full council meeting on 12th July discussed Childrens Services and the next cabinet meeting is on 25th July.

7. Public Participation Session for Local Residents to raise matters relevant to the Parish Council

A local resident asked for any updates on Ashperton Railway Bridge. It was agreed to chase Network Rail and Herefordshire Council for news.

8. Planning:

a) Planning Applications Considered for Comment: (to be viewed online prior to the meeting)

192043 – Barn at Alderbrook Farm, Little Marcle HR8 2LB – (Prior Approval)

Notification for prior approval for a proposed change of use of an agricultural building to a dwelling house (Class 3) and for associated operational development. Creation of a one smaller and three larger dwelling houses.

PC Comment: The Parish Council have no comments to make.

191923 – The Laddin Farm, Little Marcle, HR8 2LB (Retrospective Application)

The installation of exhaust flue associated with the operation of a biomass boiler.

PC Comment: The Parish Council have no objections to this application.

191962 – Tompion, Munsley, HR8 2SH

Proposed ancillary annex accommodation

PC Comment: The Parish Council support this application.

192311 – Holly Dene, Baregains Lane, Little Marcle, HR8 2JU

Removal of condition 2 of Outline application 1760/77 (bungalow) and condition 1 of Reserved matters application 0891/79 (Construction of bungalow and garage). To allow removal of agricultural occupancy restriction.

PC Comment: The Parish Council have no objections to this application.

b) Details of Decision Notices Received from Herefordshire Council – noted as per planning record

9. Pixley and District Neighbourhood Development Plan

The NDP has been approved at Referendum stage and has been adopted by Herefordshire Council and has become a statutory legal document to be referred to when deciding planning applications.

10. Finance:

a) To Note Finance Report and Bank Balances

Noted. Bank Balances as at 1st July 2019 current account £8834.84 reserve account £2813.60

b) To Consider Payments of Outstanding Accounts

000481: Munsley WI Hall – annual hall hire - £73.35

000482: Autela Group Ltd – Payroll Services Q1 - £39.23

000483: SLCC – Annual Subscription - £122.00

000484: J Chester – clerk salary June/July as agreed plus £6 expenses

All the above invoices were APPROVED for payment and the cheques signed

11. Highways/Footpaths:

a) To Receive Update on A4172 from the Highways Working Group

Cllrs Tristram, Swaithe and Thompson had met with Clive Hall, Assistant Head of Highways of Herefordshire Council. Various options were discussed none of which met the parish councils requirements. Speed Monitoring during a "litter pick" was the best option but more information was required before it could be agreed. It was felt that litter pickers would be required to wear hi-vis clothing which would automatically slow down the speed of motorists and so data collected would not be a true reflection.

RESOLUTION: It was AGREED that the clerk would obtain more information about the litter pick and that the clerk would invite the new cabinet member for highways to a future parish council meeting. The clerk will also arrange for all of the email correspondence in relation to the A4172 Speed Reduction item to be collated and provided to the working group.

b) To Decide Date for Parish Litter Pick

Deferred.

c) To Note any new Highway and Footpath Defects and work for the Lengthsman

The lengthman has cleared the brambles from footpath AL2. A gate is to be installed on LM8 to replace a broken stile. The landowner of the field that the Hereford Trail passes through (LM4) is to be contacted regarding cutting of the maize blocking the path. A number of road signs have vegetation growing over them that needs cutting.

RESOLUTION: The clerk will contact the landowner and arrange for the vegetation to be cut from around the road signs.

12. Information Section / Correspondence / Discussion:

a) To Discuss Putley Press magazine

Representatives of the Putley Press explained to councillors that the publication is to be renamed the Cider Press in September. It is a quarterly, not for profit, magazine currently distributed to residents of Putley but the representatives proposed to also in future distribute to Aylton, Little Marcle and Pixley. The magazines current income comes from advertising. It was proposed by the representatives of the magazine that for a cost of £75 per quarter the parish council would have one A5 page in each edition to contribute articles or news. A place on the management committee was also offered.

RESOLUTION: The clerk will ask that Munsley parish is also included in the circulation and ask if the cost can be reduced as the parish councils budget has already been set. If this can be agreed the parish council would trial the magazine for twelve months,

b) To Discuss Purchase of new Notice Board

Cllr Ken Bray has repaired the lock of the existing notice board so purchase of a new board is not required. Thanks were expressed to Cllr Bray. It is to be installed either back at the Nest or at Trumpet Corner.

RESOLUTION: The clerk will contact the owners at The Nest and if not successful Trumpet Corner.

c) To Discuss Trumpet Bus Shelter

The Bus shelter at the Trumpet Crossroads is in need of repair but the ownership of it is not clear. It is known that in 1968 Herefordshire Council purchased land to alter the crossroads and that the shelter was

erected at the same time.

RESOLUTION: The clerk will send Herefordshire Council a Freedom of Information request asking for copies of the Risk Assessment Reports they should have undertaken on the bus shelter.

d) To Discuss Old Pickling Plant

There was no new information to be discussed.

e) To Consider General Power of Competence

Deferred.

f) To Discuss new driveway at Oasis Lodges

A new drive being built to Oasis Lodges has been observed.

RESOLUTION: The clerk is to ask Herefordshire Council what was agreed with previous planning applications to ascertain if this is being lawfully installed.

g) To Clarify GDPR rules on intercommunication between councillors

All councillors verbally consented to their email addresses being shared with other parish councillors to make email correspondence easier.

RESOLUTION: The clerk will produce a form for all councillors to sign at the next meeting. She will also ask Ward Cllr Lester if he is happy for parish councillors to include his email address in relevant communications.

h) To Review Information and Outstanding Actions

RESOLVED reviewed and updated

13. Reports: To receive any reports from meetings attended

None.

14. Training: To note any forthcoming training dates

The latest HALC training diary had been circulated and any interested councilors will ask the clerk to book them a place.

15. To Raise items for next scheduled Parish Council Meeting (no discussion)

- GPOC
- Litter Pick
- Highway Speed
- Putley Press

16. To Confirm Dates and Time of Ordinary Meetings for the ensuing year

RESOLVED All meetings to be held at Munsley WI Hall at 7.30pm unless otherwise advised
2019 - Monday 30th September, Monday 25th November
2020 – Monday 27th January, Monday 30th March, Monday 25th May

The chairman declared the meeting closed at 10.05pm

Signed:.....

Dated:

INFORMATION SHEET

DATES OF SCHEDULED MEETINGS – (all held at Munsley WI Hall at 7.30pm unless advised otherwise)
 2019 - Monday 30th September, Monday 25th November
 2020 – Monday 27th January, Monday 30th March, Monday 25th May

PARISH CLERK UPDATE

- Road defects reported to Locality Steward / Herefordshire Council via website
- NDP Support work undertaken and Referendum Notices displayed
- Website updated
- A4172 correspondence received, circulated and responded to
- Lengthsman Insurance Certificate received
- Insurance renewed
- Finance Working Group meeting arranged for Monday 2d September
- End of Year Accounts completed and Certificate of Exemption sent to External Auditor
- Freedom of Information Request received and responded to

GENERAL CORRESPONDENCE RECEIVED (* Circulated to Cllrs.)

- Balfour Beatty – Weekly Locality briefings *
- Balfour Beatty – Herefordshire Road Closures June & July *
- Herefordshire Rural Hub – June & July newsletters *
- Herefordshire Council – Clive Hall – various emails about A4172
- Herefordshire Council – Notice of Referendum Result (NDP) *
- HALC – Training Diary *

OUTSTANDING ACTIONS - These are the consolidated actions outstanding after the last meeting:-

| | | | | |
|--------|------|-------|----------|--|
| Oct 18 | 7.2 | Clerk | ongoing | Monitor Condition applied to 182203 Newbridge Farm for footpath diversion |
| Oct 18 | 9.4 | Clerk | ongoing | Keep Old Pickling Plant on agenda every six months |
| Nov 18 | 10.5 | Clerk | Complete | Re report drains at Little Marcle Xroads and request verge markers for Munsley Lane and outside Munsey WI Hall |
| Jan 19 | 10.2 | Clerk | Complete | Arrange Annual Maintenance Contract for Defibrillator |
| Jan 19 | 11.5 | Clerk | Complete | Ask Balfour Beatty to pursue landowner of rough bramble ground by AL2. |
| Mar 19 | 10.5 | Clerk | ongoing | Report inadequate road signs at Falcon Lane / A438 |
| Mar 19 | 10.6 | Clerk | ongoing | report blocked drains / flooding near The Verzons and The Nest |
| Mar 19 | 16b | Clerk | complete | Instruct lengthman to clear brambles from AL2 |
| Mar 19 | 16b | Clerk | complete | report flooding on bends between Falcon Lane and Lily Hall Lane |

PLANNING RECORD – (last six months)

184082 Green Gables, Ledbury, HR8 2PZ Certificate of lawfulness for existing use of land for the keeping of animals namely: horses, and rare breed poultry, duck, geese, turkey **PC Comment:** The Parish Council have concerns over the environmental and welfare conditions the animals are kept in and believe that Herefordshire Council should seek advice from DEFRA and make a site visit. The field is an eyesore visible from the A438 and is having a detrimental effect on adjacent properties. Maintenance of hedges and the use of agricultural fencing rather than high metal barrier fencing would be more appealing. The field access is often churned up resulting in damaged verges and effecting drainage with the result of water pooling on the A438 during heavy storms endangering road users.

HEREFORDSHIRE COUNCIL DECISION – REFUSED 9.5.19

184486- Land off Roman Road, Newbridge, Aylton, Ledbury, Herefordshire Proposed 6 holiday lodges with new access **PC Comment:** Although Pixley and District Parish Council would normally encourage this type of diversity and tourism we OBJECT to this planning application for the following reasons:-

ACCESS - The Parish Council have already made Herefordshire Council aware of their concerns regarding speed and road safety along the A4172 and another new entrance onto this road would only increase these concerns. There are a number of property entrances very near to the proposed new entrance and more slow vehicle movements would increase congestion and the likelihood of accidents. The applicant states that there is an existing gate between the site access drive and the verge on the A4172. This new gateway was actually installed in Spring 2018, without planning permission, by removing an existing full hedgerow, there was never an existing entrance onto the A4172, and this would be evidenced by Google Maps photos of the site and by many local residents witnessing it being installed last year.

LOCATION OF LODGES - The Parish Council have concerns over the location of the proposed lodges as they will be on the boundary of the site and within close proximity of livestock buildings and lodges on an existing holiday park resulting in a negative impact on these businesses. The Parish Council also feel that the density of the lodges on the proposed site is too intense.

TENURE

In the event that the planning approval is granted the Parish Council would like to see robust conditions regarding the future running of the site to ensure that it is used solely for the purpose as set out in the application.

1. No letting to exceed 4 weeks in any eight week period

2. Lodges not to be disposed of individually only as a complete site.

3. No permanent occupation for management reasons.

The conditions are intended to preserve the intended holiday use and to prevent "back door development "

HEREFORDSHIRE COUNCIL DECISION – GRANTED 13.6.19

192114/AM Haygrove Falcon Lane Ledbury Herefordshire HR8 2PY Proposed non-material amendment to planning permission DCNE2009/0425/F(Retention of polytunnels upon fields H, M, P, Q, R, W, X and Z together with the partial removal of polytunnels from Fields F, G, I, K, L, M, Q, X and Z; and a comprehensive landscaping scheme for the whole site) - to add a condition which relates to the approved plans (as listed in informative no. 4 of DCNE2009/0425/F)

HEREFORDSHIRE COUNCIL DECISION – GRANTED 11.7.19

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