

COMBROKE PARISH COUNCIL

Minutes of the Meeting of the Parish Council held on Monday 16th September 2024 at 7.30pm at the Village Hall, Combroke

Present

Tim Goodhead (TG)
Brenda Rayson (BR)
Jo Price (JP)
Stephanie Connah (SC)
Georgina Lowe (Clk), Clerk

Members of the Public: 3

1. Apologies

Cllr Chris Mills (CM) and DCllr David Johnston (DJ)

2. Acceptance of Apologies

N/A – All Parish Councillors were in attendance

3. Declarations of Interest

BR - Agenda Items 9.1 and 9.2

4. Public Representation

The residents of Quince Corner raised concern about damage to the structure of their property believed to be caused by coaches and other large vehicles mounting the pavement to avoid parked cars. Help requested to find a possible solution.

TG

5. Minutes

The minutes of the meeting held on the 8th July 2024 had been circulated. Proposed TG, seconded JP and

RESOLVED: That the minutes of the meeting be confirmed and signed by the Chairman.

6. Chairman's Report and Other Reports for Information Only

a. Chairman

- i. Attended a workshop Friday 13th Sept: re Local Nature Action Plans presented by Warwickshire, Coventry and Solihull Local Nature Partnership. The Environment Act 2021 introduced a strengthened 'biodiversity duty' which requires all public authorities in England to consider what they can do to conserve and enhance biodiversity. I will add more to this under agenda items 14 and 16.
- ii. At the last meeting I described a new NALC template for Model Financial Regulations. I did recommend the Council should adopt the 2024 version after adjusting to match the financial and accounting requirements of this small authority. Recent further scrutiny and beginning work on the copy we have suggests that there are still some amendments to be completed by NALC. Once we have received the final, final copy the Clerk and I will work through and make suggested amendments, hopefully bringing to the November meeting

BR/
Clk

b. Clerk

- i. No report

7. District Councillor's Report

No report

8. County Councillor's Report

Cllr Mills' Report is attached to these minutes.

9. **Planning**

9.1 Pending The Little House, 31 School Lane 21/03000/FUL
Enlargement of parking area; erection of retaining wall

Item chaired by Cllr Goodhead.

Following the refusal of the LDE at the end of August this application is now awaiting further action.

Councillor Mills has been in contact with a Senior Highways Engineer to ask for clarification from the site meeting on the 16th October 2023 on what both Highways Development Management and County Highways are expecting further details to be submitted on before the application can progress. The email was copied to the Case Officer to make these requirements clear.

9.2 Refused The Little House, 31 School Lane 23/03398/LDE
Enlargement of parking area; erection of retaining wall Note: this is an application for a Certificate of Lawful Development

This refusal was determined on the basis that the proposed ground anchors to assure structural stability of the rear retaining wall, and its drainage, was not yet started. The walling was therefore not complete within the meaning of the LDE requirements

10. **Proposed reforms to the National Planning Policy Framework and other changes to the planning system**

This consultation seeks views on proposed reforms to the National Planning Policy Framework in order to achieve sustainable growth in our planning system. The Ministry of Housing, Communities and Local Government are also seeking views on a series of wider policy proposals in relation to increasing planning fees, local plan intervention criteria and appropriate thresholds for certain Nationally Significant Infrastructure Projects.

After discussion it was agreed Cllr Rayson will lead on a submission on behalf of the Parish Council taking into account the potential impact of proposals on the Stratford Area.

BR

11. **Bonfire / Fireworks Display**

Cllr Goodhead reported that the proposed date looked to be the 2nd November but this together with the timings would be confirmed at the next meeting of the Village Hall Committee. Once agreed the Clerk will notify the relevant authorities

TG/
Clk

12. **Financial Administration – To receive payments made under delegated powers and consider payments to be made**

Invoices were presented and payment approved for:

HMRC £33.40

Georgina Lowe August/September Salary £320.89 (inc. F-Secure Annual Internet Security / ID Protection

Combrook Buildings Ltd £462.00

13. **Flooding**

Cllr Goodhead reported that Combroke's newly formed Working Group had had a successful first outing clearing the ditches between the highway and the properties on Church Hill.

The results of the camera survey had identified a number of structural defects to the remaining gulleys and pipes which were unable to be cleared; 12 of which are regarded as urgent. The Flood Risk Management Team are currently in discussions with County Highways to schedule / agree the works required.

Upon further discussion it was agreed further investigation was required on the improvement of silt traps specifically those below Highfields and under Number 1.

TG

14. **Climate Change**

Cllr Connah spoke about getting inspiration from ‘Sustainable Wellesbourne’ and the fantastic work they were doing to address the Climate Emergency and support the Climate Emergency Statement made by the Wellesbourne and Walton Parish Council in 2022.

Of particular interest the Wellesbourne Repair Café and registering Wellesbourne and Walton as working towards a Plastic Free Community Status.

15. **Lanes and Drainage - County Highways Repair and Improvement**

To note the County Council has carried out temporary repairs to the roads and pavements whilst awaiting road closure notices to be issued.

TG

16. **The Leys**

To note, advice from WWT is still to be sought on the re-introduction of a pond and the possibility of leaving the grass on the Leys as opposed to baling it also cutting the grass twice a year as opposed to once.

Maintenance / clearing of land drain(s) – work in progress

BR/
Clk

17. **Village Working Groups**

Refer to minute item 13 above

18. **Councillors' Reports and Items for Future Agendas**

None.

19. **Date of Next Parish Council Meeting:**

Monday 18th November 2024

The meeting closed at 9:44pm