

COMBROKE PARISH COUNCIL

Minutes of the Meeting of the Parish Council held on Monday 5 September 2016 at 8.00pm at the Village Hall, Combroke

Present

Stephanie Connah (SC)

CCllr Chris Williams (CW)

Tim Goodhead (TG)

Jo Price (JP)

Brenda Rayson (BR), Chairman

Georgina Lowe (Clk), Clerk

Members of the Public 3

1. Apologies

DCllr Chris Mills (CM)

2. Acceptance of Apologies from Parish Councillors

None.

3. Declaration of Interests

None.

4. Public Representation

None.

5. Minutes

The minutes of the meeting held on the 11th July 2016 had been circulated. Proposed SC, seconded TG 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: The Chairman explained that after the meeting on 11th July, TG had asked about Neighbourhood Plans and whether the Council should consider one - the Chairman apologized for omitting this item from the agenda and suggested Neighbourhood Planning be put on the agenda for the next meeting.

Clk

b. Clerk:
No report.

7. Planning Update

7.1 Granted Red House 16/01642/FUL & 16/01673/FUL

7.2 Granted 26 Combroke 16/01992/TREE

7.3 Pending Quince Corner, 11 Combroke 16/02030/FUL & 16/02031/LBC

Fences, gates & replacement shed (part retrospective)

This application was received in July and given the holiday period, a representation was prepared by the Clerk on behalf of the Council drawing upon previous discussions and comments from individual Members.

The previously circulated and agreed Representation for this application was formally approved.

The SDC Conservation Officer has undertaken an appraisal of the scheme and raised concern about the new fencing erected to the South of the property. As a result the applicant has submitted a revised drawing omitting the fencing.

7.4 Pending 9 Combrook 16/02438/TREE - H1: Conifer: remove. – T2: Lilac: reduce height by 2.5m and reduce back from access and road by 0.5m. – T3: Cotoneaster: reduce crown by 2m

7.5 C E Gilbert Site Update

The Clerk reported that Enforcement have made no further progress on the fencing issues as reported at the last meeting and also no changes have been made to the splay at the lane.

The Chairman tabled a paper previously circulated to Members, (paper attached to these minutes) describing the lack of any progress regarding the flooding incident on the 9th of March which was reported at the Council's March meeting. Building Control have been contacted seven times about this matter without any apparent impact. Contact has been made with DCLG to enquire what further action can be taken. There is no external monitoring or inspection of Building Control Services. DCLG have invited the Chairman to write directly to the Department describing the issue.

As the properties continue to be marketed and potential purchasers might not be made aware of the fencing, splay and drainage issues, it was agreed the Council should write to Knight Frank and Strutt & Parker copying in SDC; all agreed.

It was also agreed to write to the DCLG to seek clarification on the role of Building Control in approving and inspecting drainage proposals within a new development.

*BR /
Cik*

7.6 14 Combrook Update

The Clerk advised she had spoken with Enforcement who had confirmed they had invited an application. This was expected in the coming weeks.

8. To consider the appointment of a Snow Warden for 2016/17

TG was thanked for volunteering to take on this role. It was proposed BR, seconded JP and

Cik

RESOLVED: That Cllr Goodhead be appointed snow ward

9. Financial Administration

To consider payments to be made:

Current Account: £583.54 Deposit Account: £5,063.47

Invoices were presented , approved and cheques signed for :

Clerk's Aug / Sept Salary £191.38

WALC Annual Subscription £80.00

10. Village Hall and Green

The notice board has now been fixed to the wall between the new gate and post box. This was felt to be an ideal location and thanks were recorded to Jim Blenkinsop for carrying out the work on this project.

11. The Leys Project Update

BR reported that contact was made with Gary Webb Head of Landscape and Gardens at Compton Verney who explained they have a contract with Nick Gasson at Hampton House Farm to cut, bale and dispose of the grass from the smaller conservation meadow at Compton Verney. Nick Gasson has agreed to include the Leys at the same time at a price of £120 to cut and £12 a bale to bale and dispose. After discussion it was proposed TG, seconded JP and

BR

RESOLVED: To approve the costs

12. Lanes and Drainage:

12.1 County Highways Repair and Improvement

BR reported that WCC Highways Locality Officer had confirmed that further defects had been raised for road edge infilling both on the road to the Fosse and on the road to the B4086. TG confirmed some of the edges had already been completed but with a loose fill, some of which had washed out. After discussion it was agreed to get Patch to do a walk round of the village with TG.

*BR /
Cik*

12.2 Leys Drainage Flood Grant

The Clerk reported that WCC offered a small scale flood alleviation grant of up to £5k. After discussion it was agreed that works also be added to the funding request to address the deflection of water away from the ditch by the roots of a large tree at the top of the Leys. Clk to contact Ruth Rose for advice.

*Clk,
BR &
TG*

13. Village Lanes Update

The Chairman tabled a detailed report which had been previously circulated to Members following a response to a query made to Ordnance Survey. The Report is attached to these minutes. After a short discussion it was agreed to:

- a) Accept the offer to engage with OS to identify which mapping details can be corrected and to make the corrections; i.e. not introducing any 'new' street naming at this stage but first trying to correct the errors in mapping which are causing additional confusion.
- b) Clarify with OS the advantages /disadvantages as well as procedures for introducing any new street naming to OS mapping as a mechanism to solve the navigation /delivery issue.
- c) Delay the promotion of a village open meeting on this issue until there is greater clarity about:
 - which mapping systems the PC can correct;
 - the plethora of navigation systems which are currently on the market; how this may pan out over the next few years; which mapping systems they utilise and whether any improvements in mapping will impact on their effective location/navigation to properties in Combrook.

BR

14. Website Re-development Project

No report.

BR

15. Village Broadband

BR reported that Coventry, Solihull and Warwickshire Broadband Project is unable to be more precise about a date for upgrading Combrook area - it remains in the second wave 'at investigation stage'. After discussion it was therefore agreed to continue to pursue BT Openreach regarding the drop in service that has been reported at some properties this summer.

BR

16. District Councillor's Report

No report.

17. County Councillor's Report

No report.

18. Councillors' Reports and Items for Future Agendas:

None.

19. Date of Next Parish Council Meeting:

Monday 21st November 8.00pm Village Hall

The meeting closed at 9.14 pm