

# EVERTON PARISH COUNCIL

## Minutes of a Meeting of the Council held in the Village Hall on Monday 7<sup>th</sup> January, 2008

**Present:** Councillor D. J. Bardsley (Chairman). Councillors Bacon, de Bel, Dunn, Jefferies, Maclagan, Martin and Woods, together with District Councillor Simpson

**07/08/279 APOLOGIES**

An apology for absence was submitted by Councillor Ferrar (unwell).

**07/08/280 DECLARATIONS OF INTEREST**

Councillor Bardsley declared a prejudicial interest at agenda item 28 (Planning Applications – Corner Farm, High Street, Everton – revised application), being a close neighbour, and left the meeting during consideration of that item, as did Councillor Bacon (not present at consideration of original application).

Councillors Bardsley and Bacon also left the meeting at agenda item 5 (Public Discussion) when the applicant in respect of the Corner Farm planning application addressed the meeting.

**07/08/281 MINUTES OF A MEETING OF THE COUNCIL**

The Minutes of a meeting of the Council, held on 3<sup>rd</sup> December, 2007, were approved as a correct record.

**07/08/282 MATTERS ARISING**

There were no matters arising.

**07/08/283 PUBLIC DISCUSSION**

*Councillor Bardsley vacated the chair at this point in favour of Councillor Maclagan, and left the meeting.*

Mr. R. G. Troop asked the Parish Council to consider positive aspects of the proposals for Corner Farm which he said far outweighed any perceived negative aspects of the proposed development:

- The layout, character and historical relevance of the farmyard would be retained.

- The 18th Century Georgian farmhouse would be retained
- A good range of dwelling sizes would be created, in particular a number of smaller (2 and 3 bedroom) properties for which there had been little recent provision of in Everton.
- The County Council would adopt a 2 metre wide strip of land along the entire frontage of High Street with provision of a footpath. This would allow for safer passage of pedestrians and vehicles, particularly large, wide vehicles such as buses and lorries.
- Relocation of the farming operation would reduce the hazards of large farm machinery and lorries entering and exiting the site.
- Visibility for vehicles exiting the site on to High Street would be significantly improved (the whole High Street frontage moving back 2 metres, including the cart sheds looking towards Bawtry Road), resulting in unhindered views.
- No on-street parking would be created by this development as sufficient parking and turning space had been provided on-site.

A discussion followed, when Members made it clear that their main concern related to the possibility of an obstruction of High Street near the A631, because the proposed southern access was not of a two-vehicle width. Mr. Troop said he considered this to be a fair point. Comment was also made that the 2-metre strip of land to be adopted was actually 2.4 metres on the original application, and concern was expressed at the reduction, although Mr. Troop said that County Highways were happy with it.

During the discussion, Mr. Troop acknowledged the fact that his application could not be made to meet the full criteria required by County Highways.

**07/08/284      ACCOUNTS**

*Councillor Bardsley once more assumed the chair at this point.*

Resolved:      That the January Accounts be approved for payment.

**07/08/285      BANK RECONCILIATION**

Members received the bank reconciliation statement to 30<sup>th</sup> November, 2007, which showed a balance of £12,523.51 (before deduction of unrepresented cheques of £307.50).

**07/08/286      NEW BANK ACCOUNT AT NATIONAL WESTMINSTER BANK Plc**

Resolved:      That the resolutions set out at Forms NWB50047 (Club, Society or Unincorporated Body Mandate) and NWB45103 (Community Organisation Current Account Application Form) be incorporated into these Minutes.

**07/08/287 RISK REVIEW AND ASSET INSPECTION**

There were no matters to report.

**07/08/288 COMMUNITY SPEEDWATCH**

Pursuant to Minute No. 07/08/262 of December, 2007, the Clerk reported that, whilst Nottinghamshire Police were prepared to insure volunteers for employer's and public liability, they were not prepared to provide personal accident cover.

Councillor Bardsley reported that the situation was different in other parts of the country, e.g. Cheshire, where the County Council provided such cover.

It was accepted that the Parish Council was unable to promote Community Speedwatch in Everton whilst the above situation remained unaltered.

The Clerk would inform current volunteers of the position.

**07/08/289 PARISH COUNCILS LIAISON GROUP**

Notice was received of the next meeting, to take place on 30<sup>th</sup> January, 2008.

The Clerk would request that the latest information regarding Community Speedwatch insurance be discussed at the meeting.

District Councillor Simpson reported that an exercise was taking place at the District Council to co-ordinate matters relating to the areas of the various drainage authorities. She would request the attendance of Mr. J. Bowler, Principal Engineering Services Manager, at the meeting to explain the situation.

**07/08/290 AFFORDABLE HOUSING IN EVERTON**

Pursuant to Minute No. 07/08/264 of December, 2007, email correspondence was submitted from Ms. Jayne Wilson, of ACIS Group Ltd. She had met Mr. Graham Jackson (Bassetlaw District Council Housing) as planned, and ascertained that his main concern was that the survey report needed to demonstrate housing need. Her next meeting was with Ms. Jackie Colquitt, Head of Rural Service at Nottinghamshire Rural Community Council, on 9<sup>th</sup> January, 2008. Following that a further meeting would be arranged with Mr. Jackson, at which Councillor Bardsley and the Clerk would be invited to attend.

**07/08/291 VILLAGE CHARITIES**

Councillor de Bel was still awaiting information from the Charity Commission.

Councillor Bardsley expressed the view that, as the Clerk had experience of such matters at Misterton, he may be able to help in moving things forward. The Clerk said that he would be happy to try.

Councillor de Bel and the Clerk would meet to discuss the matter.

**07/08/292 PARISH PATHS PARTNERSHIP**

There was nothing to report.

**07/08/293 HIGHWAY MATTERS**

Pursuant to Minute No. 07/08/267(b) of December, 2008, Councillor Bardsley enquired as to whether any progress had been made with regard to the provision of a school crossing point. The Clerk confirmed that the Head Teacher was still dealing with the matter. He would check on the situation immediately prior to the February meeting.

**07/08/294 TUNNEL TECH NORTH**

Councillor Bardsley reported that he was still trying to communicate with the District Council over the necessity for a liaison meeting.

District Councillor Simpson added that Misson Parish Council was continuing to communicate with Mr. John Mann, MP regarding environmental concerns related to the recent grant of planning permission for an increase in the scale of the operation.

**07/08/295 PARISH PLAN**

Pursuant to Minute No. 07/08/253(b) of December, 2007, Councillor Bardsley confirmed that a public meeting would take place at the Village Hall on Thursday 28<sup>th</sup> February, 2008. He would publicise the meeting in HEDS Together.

**07/08/296 PARISH COUNCIL EMERGENCY PLAN**

Pursuant to Minute No. 07/08/260 of December, 2007, Members agreed that the best way forward would be for the Parish Plan Working Group to meet key stakeholders informally. The stakeholders would include the Church, School, Metcalfe Recreation Committee and Women's Institute.

**07/08/297 PROPOSED FLOWERBED AT CARR VIEW**

Pursuant to Minute No. 07/08/263 of December, 2007, Councillor Maclagan reported that Everton Garden Holders had agreed to help with the establishment and maintenance of the proposed flowerbed. He was also in the process of ascertaining the prospect of sponsorship.

Resolved: That, should sponsorship not be forthcoming, Councillor Maclagan be authorised to purchase a stock of plants.

**07/08/298 LOCAL COMMUNITY EMPOWERMENT FUND**

Pursuant to Minute No. 07/08/232 of November, 2007, the Clerk reported that he had, in consultation with Councillor Bardsley, furnished Miss Jenny Lane, Head Teacher at Everton Primary School, with a copy of the application form necessary to make a grant application under the above. Unfortunately there had been a misunderstanding at the school, with the result that the form had been partially completed by the school and submitted direct to Nottinghamshire Association of Local Councils.

The Association had since written to Miss Lane, returning the form, and asking her to discuss the matter with the Clerk.

**07/08/299 FLOOD RECOVERY**

Letter was submitted from Mr. John Mann, MP, enclosing a copy of the Minister for Floods' update letter on the Government's response to the summer floods. The Government had recognised that there needed to be a more integrated approach to the matter. It had, therefore, established a project called "Making Space for Water" that would liaise with local authorities, water companies, Ofwat, the Environment Agency and the Highways Agency, to examine and determine best practice for the future.

**07/08/300 DANESHILL HOUSEHOLD WASTE RECYCLING CENTRE**

Pursuant to Minute No. 07/08/235 of November, 2007, a letter was submitted from the County Council, stating that it was unable to comment on the matter further, whilst stressing the point that the decision to pursue a replacement site for Daneshill was not taken lightly and took into account many factors and competing priorities.

A copy of the report presented to the Cabinet Member for Environment, dated 13<sup>th</sup> March, 2007, was submitted for the information of Members.

District Councillor Simpson reported that the District Council was still trying to ascertain the reasoning behind the County Council's decision.

A discussion ensued about the matter, including the fact that the Worksop facility had been relocated to a site even further away from Everton.

Resolved: That the County Council be informed that the Parish Council remained dissatisfied with the decision to close Daneshill, it being pointed out that the case was unconvincing and that the decision paid no regard to environmental considerations, including the carbon footprint.

**07/08/301 PARISH COUNCIL CHARTER FOR BASSETLAW**

Letter was submitted from the District Council, enclosing a copy of the above, which had been produced following consultation with parish councils. The Charter had the support of both NALC and the Parish Council Liaison Group, and parish councils were encouraged to sign it.

Resolved: That an official copy be requested for signature.

**07/08/302 NOTTINGHAMSHIRE AND NOTTINGHAM WASTE CORE STRATEGY AND DEVELOPMENT CONTROL POLICIES UPDATE**

Letter was submitted from the County Council, providing an update, and stating that, following receipt of further guidance from the Government and Planning Inspectorate, aspects of the matter relating to the inclusion of 'strategic sites' within the Waste Core Strategy, as opposed to within a separate document, were now being considered. This would not, however, affect the Parish Council's earlier comments at draft stage.

**07/08/303 FORMER TENANCY OF PARISH LANDS**

Letter was submitted from John H. Pickup & Co., confirming that, following the finalisation of a Farm Business Tenancy, the former application to succeed to the prior tenancy had been withdrawn by the applicants.

**07/08/304 ENVIRONMENTAL PROTOCOL**

The Clerk referred to Minutes Nos. 07/08/237 of November, 2007 and 07/08/251(b) of December, 2007, and reported that Nottinghamshire Association of Local Councils did not have an environmental protocol.

Resolved: That the Clerk make enquiries as to whether Nottinghamshire Rural Community Council could give guidance on environmental sustainability measures appropriate at parish level.

**07/08/305 CONSULTATION**

The Clerk referred to Minute No. 07/08/188 of October, 2007, and reported that, despite writing to the Leader of the County Council, Councillor David Kirkham, in October, with a reminder in December, he had received no reply.

Resolved: That the Clerk continue to press Councillor Kirkham for a reply, and furnish Councillor Bullivant with copy correspondence.

**07/08/306      MAINS DRAINAGE AT DRAKEHOLES**

Pursuant to Minute No. 06/07/256 of December, 2006, a letter was submitted from the Chairman of Wiseton Parish Meeting, confirming that there was interest in properties at Drakeholes converting to mains drainage, as well as properties at Wiseton. The Parish Meeting was to write directly to Severn Trent Water Ltd. to enquire as to the possibility of a feasibility study. The views of the Parish Council were requested.

The matter would be considered at the February meeting in view of the fact that the letter had arrived after the agenda was produced.

**07/08/307      PREVENTIVE ADAPTATIONS SERVICE (PAS)**

Letter was submitted from the District Council, enclosing a number of leaflets about the above, and asking the Parish Council to publicise the service.

The Clerk would request the District Council to provide a supply of leaflets sufficient to circulate to every household via HEDS Together.

**07/08/308      BASSETLAW DISTRICT COUNCIL'S SCRUTINY REVIEW OF ANTI-SOCIAL BEHAVIOUR AND SCRUTINY REVIEW OF SERVICES FOR YOUNG PEOPLE**

Letter was submitted from the District Council, requesting the Parish Council's views on aspects of the above.

Resolved:      That Councillor Bardsley be authorised to respond.

**07/08/309      PLANNING DETERMINATIONS**

**19/04/42**

Ms. S. E. Kyriakidis

Erect replacement pigeoncote to create a garage and ancillary domestic accommodation, alter existing and construct new access at Manor Farm, Sluice Lane, Harwell

Application Withdrawn

**19/07/34**

Mr. & Mrs. G. Fairclough

Retain detached dwelling and erect triple garage at Barrow Cragg, Nutcroft Way, Harwell

Permission Refused

**19/07/41**

Mr. & Mrs. G. Horsepool  
Erect single-storey extensions and detached garage at Orchard View Cottage,  
Gainsborough Road, Everton

Permission Granted

**07/08/310      MANOR FARM, HARWELL**

Pursuant to Minute No. 07/08/205 of October, 2007, the Clerk reported receipt of an email from the District Council, confirming that demolition of the pigeoncote remained unauthorised until a successful planning application for retrospective demolition was submitted.

The Clerk was asked to further press Bassetlaw Planning Department for details of progress into enquiries about the presence of a certain garage at this address, the construction of which was now complete.

**07/08/311      BUDGET 2008-09**

The Clerk furnished Members with a set of draft Budget proposals.

Resolved:

- (c) That the Budget be approved in accordance with the statement to be circulated.
- (d) That the precept be set at £9,700.

**07/08/312      ANNUAL AUDIT REQUIREMENTS**

- (a) Members were satisfied that the Parish Council's Risk Assessment Policy was working efficiently, and required no amendment.
- (b) Members were satisfied that the Parish Council's internal controls (including internal audit), financial systems, financial regulations and standing orders were all satisfactory.
- (c) Members were satisfied that the Parish Council always endeavoured to ensure compliance with legislative requirements.
- (d) Members were satisfied that the Protocol on Communications and Delegated Powers was working satisfactorily.

**07/08/313      CLERK'S CONTRACT OF EMPLOYMENT**

The Clerk's contract was reviewed and found to be satisfactory.

**07/08/314 THE CLERK'S SALARY**

A review took place of the work carried out by the Clerk to the Council.

Resolved: That the Clerk's salary remain unaltered.

**07/08/315 CLERK TO THE COUNCIL'S ANNUAL APPRAISAL**

An appraisal took place, when both the Parish Council and the Clerk to the Council indicated their satisfaction with matters.

**07/08/316 PLANNING APPLICATIONS**

**19/07/35**

Mr. & Mrs. M. Anderson

Conversion of barn into B & B holiday letting units at Pear Tree Farm, Gainsborough Road, Everton

Resolved: That no adverse comment be made, subject to (a) the proposed visibility splay being provided before development commenced and (b) the County Council Highways Department being satisfied with access arrangements.

**19/07/45R & 19/07/47L**

Mr. & Mrs. N. Torr

Renewal of existing permission for conversion of former farm buildings to a dwelling at Pear Tree Farm, Gainsborough Road, Everton, granted on 13<sup>th</sup> January, 2003 under 19/01/24

Resolved: That no adverse comment be made.

*Councillor Bardsley vacated the chair at this point in favour of Councillor Maclagan, and left the meeting.*

**19/07/32**

R. Troop & Son

Erection of 7 new dwellings, garages and associated driveways along with alterations and extensions to the two dwellinghouses arising from the approved consent of the former farmhouse, at Corner Farm, High Street, Everton – amended application

Resolved: That the District Council be informed that the Parish Council still objected to the application on the ground that the intensification of traffic at this location would exacerbate the existing road safety problem at the junction of High Street and the A631. However, if the southern access was altered to provide sufficient width to accommodate two vehicle widths, then the objection would be removed. This was because there would be less possibility of a vehicle egressing the A631 encountering an obstruction on High Street. The Parish Council would also prefer the proposed 2m wide strip of land along the frontage to revert to 2.4m, as in the original application.

