**Broughton Parish Council**

A meeting of Broughton Parish Council was held at Little Broughton Village Hall on Tuesday 26th July 2016 at 19:00

Present: Cllr Sue Hannah(In the Chair), Cllr Steve Hannah, Cllr John Wilson, Cllr S Anderson, Cllr M Weir, Cllr J Sewell, Cllr M Bradley, Cllr A Carruthers, Cllr B Smith, Cllr R Gildert,, Cllr R Mawdsley.

Attendance: B Carter (Clerk), A/BC Cllr N Cockburn, C/CC Cllr A Clark, A/BC Cllr J Farebrother, Mr D Barnes (member of the public)

**132/16 Apologies for absence**

Received and noted from PCSO A Ostle.

**133/16 Chairman’s Announcements**

Cllr Sue Hannah updated the meeting on a number of matters:

*Carnival-* It was noted that this had taken place and had been a great success with a significant amount of money raised. **Resolved** that it be noted that Broughton Parish Council thank everyone involved for their work.

*Fingerposts-* The application to Awards for All for the Fingerpost refurbishment has unfortunately been unsuccessful.

**Action: Cllr Sue Hannah to seek alternative funding at a time convenient to her.**

*Drainage at Welfare Field Play area-* Cllr Sue Hannah informed the meeting she has received a quote for the expansion of the current drainage at Welfare Field to include the play area area (£2565 plus VAT).

**Action: Cllr Sue Hannah to research possible funding opportunities for these works.**

*Welfare Field Vehicles-* **Resolved** that it be noted that one of the vehicles that had been parked on the children’s hard play area has now been removed but the other van and now two cars remain.

Further updates on this matter will be provided later in the meeting.

**134/16 Requests for dispensations & declaration of interests**

1. *Requests for dispensation & declarations of interest.*

None received.

**135/16 Minutes of the last meeting (28th June 2016)**

All councillors present were in favour of the minutes of the meeting of the 28th June 2016 being accepted as a true and accurate record. **Resolved** by all present that the minutes be approved. The chair signed the minutes accordingly.

**Action: Clerk to upload minutes to the website & post to those responsible for noticeboards.**

**136/16 Public Participation**

Mr D Barnes attended the meeting to speak to the matter of the consultation currently taking place on a revised allotment tenancy agreement. Mr D Barnes informed the meeting that he has tenanted a number of plots on the Nook site (currently 6) for over 3 decades, these plots have been inherited by him from previous original tenants including the historic legacy of keeping dogs kennelled on the site. Mr D Barnes acknowledged the proposed clause allowing dogs currently kennelled on the site to remain there (subject to ID being provided) for the remainder of their natural life, but Mr D Barnes requested that it be noted it feels like tenants who for many years have complied with the current tenancy agreement and not caused any problems are being punished for the behaviour of the minority. His legacy of keeping dogs on the site is being removed through no fault of his own.

**Resolved** that Mr D Barnes comments be noted and included in the review of comments when it takes place later in the year.

Cllr Sue Hannah thanked Mr D Barnes for his comments, and responded to clarify that the reason this process is taking place is to allow all tenants to have their say on the proposed draft tenancy agreement. The draft tenancy agreement has been prepared due to the increasing number of complaints being received by the Council regarding the condition & visual appearance of the allotment site, and an increasing number of abuses by some tenants.

**137/16 Applications for Co-option (1 vacancies)**

No Applications were received.

**138/16 Police Report**

**Resolved** that the report noting 3 incidents be received.

**139/16 Update on matters arising from the minutes of the meeting 28th June 2016.**

1. **Broughton Lodge/Soddy Gap**.

Cllr S Hannah handed one more completed form to the Clerk for submission to the CCC.

**Action: Clerk to submit this form.**

The Clerk informed the meeting that CCC have confirmed they won’t take a final decision regarding this application until all information has been received from the Parish Council (and until a formal objection is received).

The Clerk informed the meeting that she had been undertaking research on old maps which don’t appear to show any registered R of W in the locations of the footpaths being claimed as part of this process.

It was noted by the meeting that the R of W across the land have deviated due to the Open Cast works taking place on the site (they were moved/diverted for safety).

Following a discussion, it was **resolved** that the below issues be noted/researched:

* There were R of W across the site (including a road) prior to the Open Cast taking place, these were listed in the original Coal Board Planning Application and again in a later planning application for wind turbines to be installed on the site.

**Action: Cllr Steve Hannah to try and locate previous research regarding the original planning application**

**Action: Clerk if necessary to submit a request to the National Coal Board for a copy of this application.**

**Action: Research be undertaken to try and locate the Wind Turbine application form which also mentions R of W’s on the site.**

* It was a condition of the Planning Application that the R of W be reinstated- Also mentioned in the Management Plan for post Open Cast working, but this never took place and the CCC/ABC never enforced these conditions.

**Action: Clerk to try and obtain copies of the original planning application conditions**

**Action: Clerk to seek guidance from CCC on how/where to look for copies of the OLD definitive R of W maps**

**Action: Clerk to seek assistance from CCC on obtaining/viewing copies of R of W diversion/removal orders for the locality.**

* The original survey documents for the land e.g. aerial photos may show the original R of W

**Action: Clerk to try and obtain copies of the original open cast survey documents.**

**Action: Clerk to submit an FOI request to CCC when the formal objection from Harworths arrives.**

**ii) Parish Land Registration**

**Action: Clerk to agenda prioritisation of other land areas for registration for the next Meeting.**

**iii) Cemetery Extension at Christchurch**

The Clerk informed the meeting that contact had now been established between Persimmon, ABC & the Church. ABC have informed the Clerk that they need to speak to the Church regarding capacity of the existing graveyard prior to commencing discussions with Persimmon.

**Action: A/BC Cllr N Cockburn & the Clerk to continue liaising with all parties to progress this issue during August.**

**140/16 Clerks Matters**

A Clerks report had been received by all councillors in advance of the meeting, **resolved** that this report be noted as received.

*192.10 Access at corner entrance to Welfare Field Play Area-*

Cllr Steve Hannah & Cllr S Anderson have met with Mr I Black who has agreed to resolve these issues on return from his holiday.

**Action: Cllr S Anderson to supervise these works and confirm to the Parish Council when the invoice can be paid.**

*Vehicles on Welfare Field-* The Clerk informed the meeting that ABC were undertaking any necessary notices/enforcement they could on vehicles that were not taxed/MOT. One vehicle has been removed.

ABC have offered that if Broughton Parish Council wished the ‘children’s hard play area’ could be put under a Car Parking Order’ which would then enable ABC to issue fixed penalties to unauthorised vehicles. The Parish Council would be responsible for issuing a permit to those eligible to be present, as long as ABC were aware of the authorised vehicles this could then be enforced.

**Resolved** by all present that something needs to be done to deter/prevent vehicles parking on this area on a permanent/regular basis.It was recognised that temporary parking needs to be available on the site for those attending church/graves etc.

**Action: Clerk to consider options with ABC around a short term ‘disc’ parking area on this site that could be readily enforced but would also allow for access to the church/football matches etc.**

**141/16 Play area**

*Play area Inspection Results-* **Resolved** that the result of the Play area Inspection be noted as received, the Clerk informed the meeting that no moderate risks were identified but a number of area’s ‘to watch’ were identified.

These matters to be monitored during the twice monthly visual inspections that need to be undertaken to comply with insurance. Cllr S Anderson volunteered to undertake these checks.

**Action: Clerk to provide a copy of the play area inspection form to Cllr S Anderson for completion. Completed forms to be passed to the Clerk at each Council meeting.**

**Action: Cllr S Anderson to undertake the inspections every 2 week, and monitor the issues identified in the report.**

*Damage to play area surface*

The Clerk informed the meeting that a quote had been requested for these works, and a quote for necessary works to re-level the area under the right hand set of swings to improve the drainage (water currently pools in this location during periods of wet weather).

**Action: Clerk to agenda the quote/s for the next meeting.**

*Welfare Field Gates/Fencing*

**Resolved** that it be noted that the gates at Welfare Field are in a bad condition and no longer close.

**Action; Clerk to seek a quote for replacement gates, it was suggested that there maybe a company based at Florence Mine who could provide a quote.**

**142/16 Reports from visiting councillors**

*C/CC Cllr A Clarke-* Requested to speak to items under Highways Matters (145/16) this request was granted by Cllr Sue Hannah as the Chair.

*A/BC Cllr J Farebrother*

Dog Fouling- It is possible for Parish Councils to request and have stores of dog fouling bags held within the parish to try and alleviate the issue.

**Action: Clerk to contact ABC regarding this with a delivery address of Cllr J Wilson who will organise distribution locally.**

*A/BC Cllr N Cockburn-*

*Storey Homes Consultation* Cllr N Cockburn attended a meeting between ABC Planners & CCC education department & the school. The school have raised concerns that when the Church Meadows estate was planned/approved the ‘models’ only showed that 10-13 extra children were likely to require places at the school, in actuality this was closer to 25. Once again there appear to be issues with what the planning ‘models’ say versus what would materialise in ‘reality’. As a result of what the models are suggesting it is unlikely that any form of S.106 agreement would be attached to this development relating investment in the school if it were to go ahead. The school are planning to object to this initial consultation based on the lack of capacity at the school for additional children, and the lack of any proposed ‘safe route to school’ from the development site.

It was noted by the meeting that in addition to any increase in capacity required as part of this ‘proposed’ development, there is also the issue that children from the new Brigham development are being taxi’d across to Broughton School (paid for by the developer for a period of time).

**Resolved** that Broughton Parish Council are very disappointed to hear that the same mistakes may occur regarding highways/education etc as on the Church Meadows estate due to the lack of accuracy of the ‘models’.

**Action: Clerk to seek guidance from ABC on how Broughton PC should go about ensuring something is included in a S.106 agreement on a planning development.**

**Action: Clerk to seek guidance from ABC regarding the planning ‘models’ how they are calculated/process for review/revision/derogation from the models.**

**Action: Clerk to send an email to C/CC A Clarke raising the Parish Councils concerns regarding the ‘proposed’ development and concerns regarding the planning models/school capacity.**

**143/16 Allotments**

1. Clearance of Asbestos

The Clerk informed the meeting that West Coast Thermal had attended the sites and provided a quote of £800 (plus VAT) for the removal of the asbestos from the roofs of the two sheds.

An additional quote of £1850 (plus VAT) has been received for the clearance of the additional asbestos, sofa, non asbestos material, old appliances etc identified on Nook Plot 1 after the vegetation was cleared.

**Resolved** that this quote be approved (proposed by Cllr M Bradley, Seconded by Cllr J Wilson all present in favour).

**Action: Clerk to proceed with organising this (including if necessary the strimming of the site prior to the clearance date).**

**Action: Clerk to table a quote for the sub-division of Nook 1 & Coldgill 1 at the Sept meeting for approval.**

1. Allotment Management Training Course

Cllr M Bradley & Cllr S Anderson confirmed that the course syllabus appeared to be comprehensive and useful.

**Resolved** by all present that the Clerk book herself to attend this course on behalf of Broughton Parish Council. The course cost of £149 plus VAT and associated expenses were authorised by the Council.

**Action: Clerk to action the above.**

1. Termination of Allotment Agreements.

**Resolved** that Broughton Parish Council note that tenancy agreements 1b, di & I at Coldgill be terminated due to lack of cultivation.

**Resolved** that Broughton Parish Council note that tenancy agreement 11 Nook site be terminated due to lack of cultivation.

**Action: Clerk to continue to work on this matter & reallocation of the appropriate tenancies.**

**144/16 Parish Maintenance**

*Bins*

**Resolved** that ABC be asked to empty the bin at the bottom of Meeting House Lane which is over flowing and hasn’t been emptied for some time.

**Action: Clerk to report this.**

*Trees*

**Resolved** that it be noted that concerns have been raised regarding trees overgrowing around the light near the Bus Shelter at Millenium Gardens.

**Action: Clerk to report this matter**

*1 The Entrance Sign*

**Resolved** that it be noted that this sign has once again disappeared.

**Action: Clerk to raise this matter with the relevant department again.**

*Footpath Parallel to Meeting House Lane*

**Resolved** that it be noted that this footpath is in a very poor condition both due to over growth and damage to the surface caused by water damage/water run off.

**Action: Clerk to report this to the footpaths team.**

*Broughton Bridge*

**Resolved** that it be noted that this bridge still hasn’t been replaced since the floods and the footpath remains impassable.

**Action: Clerk to report this matter to the footpaths team.**

**145/16 Highways Matters**

1. Loose Dog

**Resolved** by all present that it be noted that Fudge has been reported as being loose on the road on a number of occasions. These matters have been reported to ABC.

1. Road Safety in the Village

A proposal was placed before the council as prepared by Mr P Groom of CCC for a red surface to be installed with white dots on either side, and supplementation of this with school warning triangles on the road surface on the approaches.

**Resolved** that this proposal be FULLY supported by Broughton PC and CCC be asked to install these measures prior to the commencement of the new school term.

**Action: Clerk to submit these comments to CCC.**

1. 20mph Speed Limit for Great Broughton.

C/Cllr A Clarke informed the meeting that this has now been approved by the relevant committee and should be installed in the near future.

**Action: Clerk to pursue CCC for a date for the installation of this revised speed limit.**

1. FOI Request re Great/Little Broughton Main Street Junction

**Resolved** that it be noted that CCC had contacted Broughton PC to ask for permission to disclose a series of emails sent in 2014/2015 regarding concerns relating to speeding on Great Broughton Main Street, and the vegetation at Millennium Gardens, this information has been approved to be shared as part of the FOI submitted to CCC regarding this matter.

**146/16 Correspondence**

Unless otherwise noted below the council **resolved** that no response was necessary.

**147/16 Planning Applications for consideration.**

**Ref: 7/2016/0469**

Location: Land adjacent to Briery Meadows, Great Broughton, Cockermouth

Proposal: Outline application for four dormer bungalows, with paired access points and landscaping to the North.

**Resolved** by the majority of those present that the council had object to this proposal on the following grounds:

* That traffic passes the proposed entrance/exit to this development at high speeds (speed de-restriction signs are very closed to this access/egress point)
* That this appears to be ribbon development and the Council are keen to discourage precedent for Ribbon Development along this road
* That the increased traffic accesing these new properties will put additional pressure on the already stretched infrastructure of Great Broughton, especially the A66 junction.
* Broughton Parish Council would like clarification from ABC on if the proposed development fits with ABC Local Plan

**Action: Clerk to submit these comments**

Concern was raised regarding letters that have recently been sent to residents of Pear Tree Gardens regarding a possible multiple unit development to the rear of the area.

**Action; Clerk to make enquiries with ABC about this matter.**

**148/16 Planning Decisions**

None received.

**149/16 Finance**

1. *Payments of accounts*

|  |  |  |
| --- | --- | --- |
| **From** | **Reason** | **Amount** |
| Becx Carter | Expenses | £183.61 |
| Becx Carter | Salary (Via SO) –Juy | £307.28 |
| HMRC | PAYE- July | £76.80 |
| ABCSam Anderson | Play area Inspection Expenses for installation of noticeboards at Allotments | £67.20£67.49 |
|  |  |  |

**Resolved** by all present that the above accounts be paid, they were signed by two signatories (Cllr J Wilson & Cllr M Bradley)

**Action: Clerk to process the above payments**

1. *£6000 Transfer from 90 Day Notice Cumberland Account*

**Resolved** by all present that a further £6000 be moved from the 90 Day Notice Cumberland Account to cover the additional ‘one off’ expenses associated with the Allotments e.g. Asbestos removal. The transfer order was signed by Cllr J Wilson & Cllr A Carruthers.

**Action; Clerk to process this transfer request with the Building Society.**

**Resolved** that the issue of Allotment Costs be tabled for the next meeting, including an approximate apportionment of the Clerks time.

**Action: Clerk to add the attached issue to the next agenda.**

**Resolved** that when the Annual Budget & Precept forecast is prepared for 16/17 that the cost of Allotments are ring fenced (via a separate bank account) and any necessary funding required for these are raised via tenancy fee raises. Precept demand to be prepared without the added benefit of the Allotment income to keep the two separate.

**Action; Clerk to bare these issues in mind in preparation of the budget.**

1. *Approval of Bank Reconciliation and spend against budget reports*

**Resolved** by all present that these reports be received as true and accurate record, Cllr J Wilson signed the Bank Reconciliation as a true & accurate record.

**150/16 Councillor Matters**

None raised

**151/16 Date of next meeting**

**Resolved** by all present that the meeting scheduled for the 23rd August be held in abyence unless required for Planning. Clerk to confirm either way to all 1 week prior to the event.

**Action: Clerk to confirm/cancel the meeting as required.**

Tuesday 20th September 2016 19:00

**Signed ………………………………………………………………………………………………..Chairman**