

# WALPOLE PARISH COUNCIL

The Minutes of the Ordinary Meeting of Walpole Parish Council held at the Community Centre, Summer Close, Walpole St Andrew on Thursday 10<sup>th</sup> July 2014 at 6.30pm.

Present – Chairman – Cllr Richard Blunt  
Councillors – Cllrs Andy Bliss, Richard Broden, Richard Cousins, Richard Green, Annie Treen, James Whitaker and Pat Wiseman  
Borough Councillor – Tony Wright  
Emma Bateman – Clerk, Janet and Peter Luck – Village Crier and Website  
Alan Gomm – Local Development Framework (LDF) Manager, KLWNBC  
Mary-Ann Nwosu – Graduate Planner, Local Development Framework (LDF) Team, KLWNBC  
17 parishioners – L Newman, M Jermyn, R Mason, L Stannard-Ward, A Whittington, R Verlander, D Hunt, P Hunt, C Flint, P Cousins, D Henderson, G Henderson, M John, C Jones, S Lyons & 2 others (names not recorded).

112/14 Apologies – to accept apologies and reasons for absence

Apologies were received and accepted from Cllrs Rosa Blunt, Emma Hanslip and Maureen Patrick

113/14 Discussion with Alan Gomm, LDF Manager, KLWNBC regarding the Local Development Framework and its effects on the whole Parish.

Cllr Richard Blunt welcomed Alan Gomm and Mary-Ann Nwosu to the meeting. There was a discussion from 6.30pm to 8.10pm. The notes of this part of the meeting are on separate sheets held with these minutes and form part of the minutes of the meeting. *(AG & M-AN left at 8.10pm.)*

114/14 To discuss and receive a report regarding the Public Consultation by Hereward Services regarding Site 33 and receive related correspondence

A Public Consultation was held by Hereward Services on Thursday 26<sup>th</sup> June in the Parish Hall, Church Rd, WSP. Several people attended. There is a great deal of concern about the allotments. Councillors requested that Cllr Tony Wright monitor the situation at the Borough Council with regard to Site 33.

115/14 Public Participation – to suspend the meeting to allow public participation

Members of public did not wish to participate any further.

116/14 Minutes – to approve the minutes of the Ordinary Parish Council Meeting held on Thursday 12<sup>th</sup> June 2014.

The minutes of the Parish Council Meeting held on Thursday 12<sup>th</sup> June 2014, having been previously circulated were accepted as a true record of the meeting. Proposed by Cllr Broden, seconded by Cllr Cousins. Agreed.

117/14 Declarations of Interest – to record declarations of interest from members on any item to be discussed

There were no declaration of interest.

118/14 Matters Arising – to record matters dealt with arising from the last meeting

1. The Chestnuts – Planning Enforcement has been advised that this need checking to ensure that it is within permitted development.
2. Affordable Housing – there are 89 affordable dwellings in The Walpoles, 49 houses, 40 bungalows, they are all rented and managed by Freebridge Housing Association.
3. VAS Signs – these will be installed at Market Lane and Mill Road soon.
4. School Light, Kirk Road – Westcotec have been asked to quote for bringing this light into the parish lighting scheme.
5. National Grid Balance – Sara Wilcox, the National Grid contact is not available until after 23<sup>rd</sup> July.
6. White lines, Wisbech Rd, adjacent to Princess Victoria – speak to NCC.

119/14 Planning

1. Applications

14/00866/F – Proposed two storey side extension and alterations at Primrose Cottage, The Marsh, WSA. Support.

14/00772/F – Construction of holiday home log cabin at Hawthorne Lodge, Police Road, WSA. Object, outside planning envelope, out of keeping with existing properties.

14/00972/F – Erection of two houses (cottages to be retained) at Beacon Cottage, The Marsh, WSA. Support.

SHDC H18-0723-12 Renewable Energy Park at Sutton Bridge. Object, contrary to SHDC policies, not enough information on renewable fuel source, too little time for consultation, too much technical information that is not understood thoroughly, objection also in support of Sutton Bridge Parish Council.

2. Borough Council Decisions  
14/00283/FM – Erection of 30MW Solar Photovoltaic facility with associated landscaping and construction of temporary access. Permission refused.
3. Other information  
14/00242/O – Elm House, Chalk Rd, WSP – construction of vehicular access to be in accordance with NCC highway specification –light industrial access.

#### 120/14 Finance

- I. To consider any request for grants and donations if received
- II. to approve payments
 

Cheques				
i.	WPFRT	Hall Hire	20.00	20.00
ii.	MHB Services	Streetlight Maintenance	48.31	57.97
iii.	CGM Ltd	Grass Cutting	153.75	184.50
iv.	Towlers Coaches	Coach hire Village Games	145.00	145.00
v.	Mrs E Bateman	Salary and Expenses	266.54	266.54
Direct Debit				
vi.	E.ON	Energy charge	66.32	69.64
- III. to record receipts
 

Village Crier	Adverts	260.00	260.00
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- IV. To view the Books of Account  
Cllr Broden looked at the Books of Account

#### 121/14 Correspondence – to receive items for information

1. WNVCA - Funding Information
2. Clerks and Councils Direct - Newsletter
3. Henry Bellingham - Correspondence Cemetery, BMX Track, LDF
4. Sutton Bridge Power Station - Liaison Group Committee
5. NRCC - NHS Complaints advocacy service
6. Eastern Inshore Fisheries - Call for evidence – research process for parliamentary report
7. George Johnson - Email correspondence - accounts
8. Gill Henderson - Copy of email sent to Henry Bellingham re LDF and Site 33 & Preferred sites
9. Lynne Newman - LDF Infrastructure queries re Site 33
10. West Norfolk Community Transport – information re community transport that should have been sent in February but due to staff leaving was overlooked. Next Agenda
11. Walpole Sports and Leisure Club – thank you for support with coach hire
12. NCC Highway and Community Ranger visit
13. Iain Miller – request for an electronic copy of signed accounts. To send.
14. Clerks and Councils Direct magazine
15. Interprint – new printing service from Norse Commercial Services

#### 122/14 To review the Publication Scheme and Website

1. Councillors discussed the website and comments forum.
2. It was agreed to post the Annual Return on the website.
3. Sub- committee to meet before next Parish Council meeting.

#### 123/14 Townsend Estate - Unused Allotments & Right of Way

A response has been received from Michael Walsh, Property Service, KLWNBC, regarding the Allotments and Track. Property Services are unable to answer the questions at present due to current talks with the proposed developer of Site 33 and a response from the LDF Team. Councillors were dissatisfied with the response as the questions asked do not bear any relevance to the LDF. Clerk to request that the original questions are answered.

#### 124/14 Noticeboards – to approve a questionnaire for residents of The Marsh regarding a noticeboard

1. A flyer has been produced to go to all residents on The Marsh for their feedback on the siting of a noticeboard.
2. Cllr Broden will co-ordinate the distribution of the flyers.

#### 125/14 Swingfield – to discuss whether the Parish Council is interested in purchase

Councillors discussed and require confirmation that the Church Wardens have the right to sell the land and that Diocese is in agreement with a sale of the land and the Diocese is prepared to sell the Swingfield before there can be any further discussion by the Parish Council.

126/14 To discuss the War Memorial in St Peter's Churchyard

1. Councillors discussed the War Memorial and it was agreed to maintain the War Memorial in St Peter's Churchyard. It was agreed to contact Rev Batcock to request permission to arrange for any remedial works to be quoted for and carried out.
2. Walpole St Andrew Churchyard - War Memorial and ancient wall. It was discussed that these items are covered by public liability insurance but need extra cover for any malicious damage or theft. Councillors agreed for the extra cover to be obtained from the current insurance provider.

127/14 Walpole St Andrew Cemetery – to discuss the findings of the site meeting on 26<sup>th</sup> June

Councillors met with Sandra Mott & Bev Mitchell from Mintlyn Crematorium and Chris Durham from KLWNBC. The cemetery is owned by the Borough Council and managed and maintained by KLWNBC Leisure and Public Spaces Department and Mintlyn Crematorium.

1. Chris Durham advised that the cemetery grass is cut every 3 weeks, by KLWNBC, from February to November depending upon weather conditions and advised that there had been a few issues which had caused a delay in the grass cutting at Walpole Cemetery. On the day of the site visit, the cemetery grass had recently been cut.
2. Mintlyn Crematorium are responsible for the railings and have asked for the trees to be trimmed so that they can be maintained, and will arrange for quotes.
3. Mintlyn have asked the Tree Officer for advice on the leylandii on the northern side of the cemetery.
4. KLWNBC will empty the bins more frequently.
5. KLWNBC have fitted spikes to the signs to deter birds.
6. The metal bench owned by a local family is in good order.
7. Two wooden benches need replacing, the parish council will get some quotes for replacements.
8. The Clean-up team can be contacted on 0500 253 2687 or [cleanup@west-norfolk.gov.uk](mailto:cleanup@west-norfolk.gov.uk) if there are any issues that need attention.

128/14 Play Park - to receive an update on the project for new equipment

1. Cllr Whitaker has arranged for a location map for the lease document and will send it WPFRT.
2. The Solicitor will send an amended lease document.

129/14 WPFRT Sports Field – update on the proposed access

Deferred to next meeting

130/14 To discuss parish projects

Deferred to next meeting

131/14 County and Borough Councillors Reports

The Borough Councillor had nothing to report

132/14 Village Crier and Website - to receive any reports from the Editors

The distribution list is still ongoing.

133/14 To receive councillors' reports of villagers' concerns

The Chase footpath – tree roots will be sorted out and path re-surfaced by NCC.

134/14 Highways - To receive reports of road and footpath faults

1. Chalk Rd/Walnut Rd junction – pothole
2. West Drove North – pothole opp Lions Services.
3. Mill Rd – bend by The Chestnuts, edge of road in poor state.

135/14 Streetlighting – to receive reports of faulty lighting columns

None reported

136/14 To receive items for the next agenda

The Chase bushes, Play Park hedge – to ask School to cut back their hedge, Community Transport

137/14 Date and Time of Next Meeting – Thursday 14<sup>th</sup> August at 7.00pm in the Community Centre.

Meeting closed at 9.50pm

# WALPOLE PARISH COUNCIL

113/14 Discussion with Alan Gomm, LDF Manager, KLWNBC regarding the Local Development Framework and its effects on the whole Parish.

Cllr Richard Blunt welcomed Alan Gomm and Mary-Ann Nwosu to the meeting. Alan Gomm explained the principle of the LDF as a plan for housing, retail etc. The Core Strategy sets out strategic principles until 2026, this is general and not directed at individual sites. The next stage was a Site Specific Allocations Document in 2010. The BC asked for sites to be put forward for consideration for housing, employment, retail and open spaces etc. There are 1300 housing sites under consideration in the Issues and Options Document 2011, which sets out potential sites for consultation. In July 2013, the Preferred Options Document Consultation was issued with two sites identified in The Walpoles. (The LDF Team received 2600 sites for consideration in total.) All comments are being considered by the LDF Team and a group of Borough Councillors. The comments have been under consideration since Oct/Nov 2013. On 10<sup>th</sup> September 2014 it is intended to take a report to the Cabinet, who will be asked to endorse the document and then on 25<sup>th</sup> September, the whole Borough Council will decide if this is the plan they would like to take forward for independent inspection, a six-week consultation period will follow in mid-October to end of November for representations to be made by the public. Following that period, the document will go to an Independent Inspector for examination of the LDF Plan by Christmas. The Inspector will scrutinise the plan and hear any evidence etc. The public have a right to state their opinion of the LDF. The comments submitted by the public will be aimed at the Inspector about the Borough Council's Document. The Inspector will adjudicate on the Borough Council's choices in the light of public representation.

Cllr Richard Blunt advised Mr Gomm that The Walpoles will struggle with the identified sites and stated that the Parish Council has made representations for individual plots to be developed as it has been over the last 10 years.

Mr Gomm replied that the plan is catering for 6,000 homes to be built from 2013 to 2026, in the period 2000 to 2013 there were 10,000 home built within the Borough. Infill and small plots are not a good idea as they cannot be guaranteed and the Borough Council cannot rely on this. KLWNBC's interpretation of the Government Policy is to positively allocate sites. The BC does acknowledge that infill will come along too.

Cllr Richard Blunt asked if there can be a "trade off" of sites between parishes?

Mr Gomm replied that some parishes have joined together and one particular area has taken all the allocation for development. Also, some parishes have indicated that they would like more development and the BC has found that allocations depend on the services and location of the parish.

Mr Gomm advised that Site 33 was analysed by the Borough Council and the BC didn't want to take it forward (highways issues, form and character etc). The BC took the Parish Council endorsed sites through to the preferred stage. Mr Gomm acknowledged that the developer has asked for Site 33 to be reviewed, Mr Gomm advised that it is not as good a site as the two preferred sites. Mr Gomm advised that the Borough Council will stand by its decisions on the preferred sites.

Cllr Richard Blunt advised that the Parish Council has had a Public Meeting in the Parish and the residents have made their feelings clear about development. The Parish Council and residents do not want the scale of development proposed by the BC. There are concerns that the parish will become overdeveloped and urbanised. The residents and the Parish Council would prefer to see individual and very small developments as larger scale developments put a strain on the existing poor infrastructure all at once. There are concerns about the quality of housing and size of sites allowed. The parish would like to see housing that is well set back from the road with plenty of off road parking. There are concerns that The Walpoles are rural villages with no bus route to the nearest town of Wisbech and an intermittent bus service to King's Lynn, only two small shops, limited infrastructure. Development should reflect the rural village.

Mr Gomm advised that the BC is trying to differentiate between urban and rural and has a tiered approach to the distribution of housing and has a responsibility to prepare a plan to 2026.

Cllr Richard Blunt asked why land on Chalk Road had been taken out of the proposed LDF that has existing planning permissions.

Mr Gomm advised that the land has existing planning permission and can be developed now. The development boundary has changed for the new LDF which has tried to reflect the form and character of the village. The Parish Council will have another opportunity to make representations and ask for Chalk Rd to be re-instated.

Cllr P Wiseman asked why does the LDF Team think that the village facilities can support the type of development they suggest?

Mr Gomm advised that the primary school has a big bearing on the development, not having a bus service is the be all and end all of development.

Cllr Richard Blunt advised that the bus service is a big factor for the older age range.

Mr Gomm stated that the Parish Council disagrees with the Borough Council's recommendations.

Cllr Blunt asked is there is any provision within the Document to improve village infrastructure.

Mr Gomm advised that the Document is Borough wide and not area specific. People will be encouraged to set up businesses in rural areas to provide employment etc.

Cllr J Whitaker asked how had the allocation of housing been made?

Mr Gomm advised that 230 houses had been allocated to rural villages and the figure had been divided broadly between the rural village categories. 16,000 homes are to be built across the Borough from the East Anglian Regional share. The Government abolished the regional plan and advised Borough Councils to look at population increase as a whole.

Cllr Richard Blunt asked why other villages with better infrastructure and classified as Key Service Centres have been given a similar allocation of development.

Mr Gomm advised that other agencies are involved in agreeing the development numbers for villages i.e. Highways, Education Authority etc. Mr Gomm also advised that there had been development figure of 680 per year in the Borough as a whole, so allocations need to be made to continue the same development.

Cllr Richard Blunt invited questions from members of the public.

Mr S Dyer – Moved to the Village for its ruralness, Government Policy did not take into account infill, can the Borough Council's interpretation be challenged? And what is the Cabinet?

AG – There will be an opportunity for representation in the Autumn, which will be submitted to the Inspector for investigation. The Cabinet's role is to consider the report and decide if the Borough Council should follow the officer's recommendations or not.

Mr P Hunt – Did the Borough Council consider empty properties for the Document?

AG – Empty property has been taken into account.

Mr P Hunt – Who appoints the Independent Inspector and who pays them?

AG – The Inspector is appointed by the Government and paid by the Borough Council.

Mrs D Hunt – Do not understand the viewpoint of putting a block of housing in one area of a village as it impacts on services, form and character, parking etc. There are few buses so all working people will need a car, also young families will need their own transport. Affordable homes do not have enough parking provision and there is frequent turnover of tenants which changes the nature of the village.

Mrs G Henderson – Would like the village to stay rural and keep rural life. No one is listening to the residents, the Government blame the Borough Council and the Borough Council blame the Government.

Mrs L Newman – It seems like the buck is passed all the time.

AG – The Borough Council is trying to balance the peoples' view with the Government requirements.

Cllr Richard Blunt – Is the Borough Council ignoring the residents and Parish Council's views?

AG – The Borough Council disagrees with the Parish views and there are reasons why the LDF has been carried out in this way and there is opportunity to make representations in the Autumn.

Cllr J Whitaker – there is an overwhelming opinion that the Parish does not want the development as preferred by the LDF. The BC is not allowing the Parish to find individual sites, it is allocating blocks of housing on two sites. Will the BC refuse individual development as the allocations have been made?

AG – If development is within the development boundary, it will be allowed.

Cllr R Cousins – Farm buildings can be developed (as long as it is no more than 3 in a row)?

AG – The Government has relaxed the rules on conversion of farm buildings to provide more housing. There are permitted developments i.e. offices into housing but glasshouses would still be considered as employment areas.

Mr M Jermyn – Please explain how development must not be detrimental to neighbours in respect of Site 33.

AG – Site 33 is not in the development boundary and the LDF states that Site 33 is not suitable.

Mr C Jones – The BC owns the majority of land on Site 33 and a landowner is buying more land to widen the access. There was general discussion regarding Site 33.

Mrs L Newman presented two petitions to Mr Gomm. Mr Gomm advised that the petitions and any representations should be submitted in the consultation period and do lobby your Borough Councillor in the meantime.

Ms S Lyons – Is the LDF Team prepared to listen to the community to use Site 33 as a community area such as allotments etc.

AG – There are policies in the LDF for land for community use/interest.

Mrs D Hunt – What happens in 2027?

AG – The process for a new LDF will start again in 2016, work starts on the next plan as soon as each plan is adopted.

Cllr Richard Blunt thanked Alan Gomm and Mary-Ann Nwosu for coming to the meeting.

*(AG & M-AN left at 8.10pm.)*