



# WHITTINGHAM PARISH COUNCIL

## MINUTES OF THE REMOTE MEETING

### Monday 9<sup>th</sup> November 2020

#### MEMBERS PRESENT

Cllr Dave Hall – Chairman

Cllr Barbara Clarke

Cllr Alex Meades

Cllr Michelle Woodburn

#### PUBLIC PRESENT

Mr D Entwistle

Due to the remote nature of the meeting, the Chairman checked everyone could be seen and heard and reminded people to raise their hand when speaking and voting.

#### APOLOGIES FOR ABSENCE

Apologies were received from Cllr M Rigby and Cllr B Huggon who experienced difficulties logging on to the Zoom connection.

**APPROVAL OF THE MINUTES** held on **12<sup>th</sup> October 2020**. The Clerk amended a typing error to show that the anticipated cost of the Scout hut would be £50 - £60,000.

**MIN 20/67** Members RESOLVED to approve the Minutes with the amendment. They will be signed at the next Council meeting in accordance with LGA 1972 Sch. 12 Part VI para 41 (1)

#### DECLARATIONS OF INTERESTS / WRITTEN DISPENSATIONS

Cllr M Woodburn declared a personal interest in application **06/2020/1095** at Sand Bank Estate as she knows someone operating out of the existing business units.

#### PUBLIC PARTICIPATION

**MIN 20/68** It was RESOLVED that the meeting be adjourned for public participation.

Cllr Woodburn advised that LCC and UU have been out to investigate the flooding concerns around the Holme Fell area and also stated that the Bushells application diverts the route of the PROW. It was questioned if they should have submitted a separate planning application to divert the route as occurred at Holme Fell. It was explained that the Holme Fell application was a detailed submission but Bushells is only in outline. If the outline is approved, the diversion of the PROW and the final layout of the site will be considered at the reserved matters stage.

Mr Entwistle attended the meeting to ask for an update on the Motion of no Confidence in Preston City Council but confirmed he was satisfied with the Clerk's written reply confirming that whilst the Motion of no Confidence was never withdrawn, no further action is proposed in relation to the City Council's withdrawal from the Memorandum of Understanding as the withdrawal strengthens the 5 year supply position and due to the proposed refresh of the Local Plan, it is in the Parish Council's interests to maintain a good working relationship with the City Council.

#### PLANNING APPEALS / 5 YEAR SUPPLY UPDATE

The Clerk provided a status update on the Goosnargh Village applications which confirms that 5 appeal consultation letters have been received for the 2 applications near Goosnargh Cottage (80 & 65 homes) 140 homes at Bushells Farm and the 2 applications at Swainson House Farm (87 & 40 homes). Written representations need to be submitted by the 8<sup>th</sup> December. The appeals will be dealt with by a public inquiry the date of which is yet to be confirmed.

**MIN 20/69** Members noted that the original objections would be forwarded to the Planning Inspector and RESOLVED that the Clerk should submit written representations supporting the City Council decision to determine the applications in accordance with the Policies in the Local Plan.

In addition to the appeal update, Members were informed that 2 of the appeal applications have been resubmitted.

06/2018/0867 – 145 homes north of Whittingham Lane – resubmitted as **06/2020/1136**

06/2018/0884 - 140 dwellings at Bushells Farm, Mill Lane – resubmitted as **06/2020/1141**

The applicants are stating that as the City Council is using the Government's Standard Method to determine its housing supply – not the figure in Core Strategy - the tilted balance in favour of development should still apply. The City Council disagrees with that stance but must reconsider the applications with that specific point in mind. **MIN 20/70** Members RESOLVED to approve the 2 objection letters which the Clerk circulated in advance of the meeting.

The Clerk informed Members that an application in Woodplumpton had recently been approved with no affordable housing. As this is contrary to Policy 7 of the Core Strategy, the Clerk is checking whether this will impact on other parishes who may be required to accept any shortfall.

### **PLANNING APPLICATIONS CONSIDERED UNDER DELEGATED AUTHORITY**

Due to the time constraints of a remote meeting, the Clerk is dealing with routine planning matters under delegated authority in accordance with Standing Order 2020 (15 xiv).

**MIN 20/71** Members RESOLVED to approve the representations for October.

### **PLANNING APPLICATIONS FOR MEMBERS TO CONSIDER**

Members were requested to make representations on the following applications which were not considered to be routine. Copies of the plans were emailed in advance of the meeting and Members were informed further details can be viewed at [www.preston.gov.uk](http://www.preston.gov.uk)

**06/2020/1095** Hybrid Planning Application seeking

1. Full planning permission for erection of new Industrial units following demolition of existing Industrial units and residential property; and
2. Outline planning permission for development of up to 10no. self-build dwellings access applied for only (all other matters reserved) at Sand Bank Estate, Cumeragh Lane.

**MIN 20/72** Members RESOLVED to object to both aspects of the application. (1) The applicant has not submitted any evidence to confirm the current buildings are not suitable for renovation, neither has he submitted a viability appraisal supporting the need for smaller units. The proposal which includes additional traffic and parking would be an unwelcome expansion in to the open countryside. (2) The applicant has not submitted any evidence to support the need for self-build homes in the open countryside which would be located next to the proposed industrial units. Ashley Lane is a rural lane in an unsustainable location and cannot accommodate the additional traffic to be generated.

**06/2020/1118** Reserved matters application (namely appearance, landscaping, layout and scale) pursuant to outline permission 06/2019/0365 for 250no. dwellings at the former Whittingham Hospital site. Prior to the meeting, the Clerk circulated a summary of the application's key points. At the outline stage, Members expressed concern that the site would no longer provide employment opportunities but the principle of development was supported as it is a strategic site in the Local Plan and provides support for any local housing need. Members noted that the application proposes a variety of house types, including bungalows with 75 of the homes being affordable in accordance with policy. The site access was approved at the outline stage and includes a crossing point at Bleasdale Road, however it is worth reiterating the concern that the development will lead to an increase in traffic and it is disappointing that measures have not been taken to improve safety at the junction of Whittingham Lane and Cumeragh Lane. Members stated they were satisfied with the pre-application replies in relation to the bus stops and play areas. Members requested that the Clerk check that the application complies with the S106 and conditions attached to the outline consent in addition to the Parish Council's previous views regarding the development of the site such as allotments and paths being suitable for wheelchair use.

**MIN 20/73** Members RESOLVED to support the application in principle, in the hope that the outstanding concerns will be addressed.

### **FINANCE STATEMENT**

Members confirmed that the emailed accounts and bank statements had been reconciled.

### **FINANCE TRAINING COURSE**

Members noted that Cllr Clarke expressed an interest to attend the LALC finance training course but all the places had been allocated. **MIN 20/74** Members RESOLVED to approve the £25 course fee so that payment can be made without delay when a place becomes available.

### **ACCOUNTS FOR PAYMENT**

**MIN 20/75** Members RESOLVED to approve the following invoices already paid in accordance with Standing Order 2020 15 (xii)

Hedge Cutting	M Hayes	£220.00	CQ 1493
Delivery of Nov newsletter	J P P Media	£85.00	BACS

Members RESOLVED to approve the following accounts for payment

Nov salary	Mrs J Buttle	£551.07	CQ 1494
Nov PAYE	HMRC	£137.60	CQ 1495
Ink cartridge and poly pockets	Woodplumpton (1/2)	£20.99	BACS
Goosnargh Village Greenspace	Preston City Council	£990.00	CQ 1496
Nov E-ON electric	E-On	£12.38	DD

### **BUDGET REQUIREMENTS FOR 2021/2022**

Members considered the DRAFT budget which included a comparison between existing and proposed expenditure and NOTED that a final version will be brought to the January meeting where Members will be required to set the 2021/22 Precept.

Members considered the estimated cost of delivering the Newsletter to less densely populated areas but felt it would be more cost effective to 'promote' the publication via social media and the provision of additional hard copies in the Post Office. The Clerk suggested that Members may wish to consider funding a contractor to help maintain the Public Rights of Way and do odd jobs and repairs around the Parish.

Goosnargh Village Hall advised that they may be eligible for an environmental grant to replace some windows but the grant will only cover 75% of the costs leaving a shortfall of approx. £2,000. Enquiries are being made to establish if there is an appropriate statute for the expense. Members stated that whilst a contribution may be acceptable (subject to the appropriate statute) it should not be for the full amount as an approach should also be made to Goosnargh Parish Council.

**MIN 20/76** Members approved the draft budget and RESOLVED that the Clerk check if there is an appropriate statute for the Village Hall request and look into the costs of engaging a contractor so that both matters can be considered further at the January meeting.

### **GRANT ALLOCATIONS**

At the October meeting, it was suggested that a grant could be awarded to Bushell's care home to acknowledge the difficulties experienced during Covid 19. Members were reminded that the grant policy requires the recipient to submit a supporting letter to the Council, clearly stating the amount needed and how it will be spent. As Policy 1 of the grant criteria has not been met, the suggestion was not taken forward.

Members NOTED that further information to clean and repair the plaques at the Whittingham Hospital cemetery has not been received.

The Autumn Newsletter requested that community groups apply for funding and Cllr Woodburn confirmed she had received a request from the litter picking group for a donation towards hi-vis jackets. Members requested that the Clerk contact the group to establish how many jackets are needed so that an amount can be confirmed at the January meeting.

Information has been received from a charity wishing to donate billboards to primary schools to help young people learn how to save a life in an emergency. Members supported the principle of the donation which will be subject to confirmation that the Billboard would be located locally at Goosnargh Oliverson's or St Francis Catholic primary school and the agreement of the respective head teachers.

**MIN 20/77** Members NOTED a request for £500 from Goosnargh & Whittingham Festival from the 2021/22 budget and RESOLVED to increase the grants budget to £1,500

### **CIL MASTERPLAN INCOME / EXPENDITURE**

Members NOTED the CIL masterplan which includes items for expenditure this financial year and confirms that a CIL payment was not received in October. The Clerk has established that the City Council have agreed to defer the payment from Anwyl homes until December – which means the amount won't be received until April 2021.

At a Preston Area Committee meeting, it was agreed that rather than the Clerk querying payments, the City Council would notify Clerks of the CIL amount and the payment procedures upon receipt of the Commencement Notice – however, since the new procedures were introduced, the Clerk has not received any Notices. **MIN 20/78** Members **resolved** that rather than wait for the Commencement Notice, they would prefer the Clerk to request an update on all applications generating CIL on a quarterly basis

**NOTE NEW CORRESPONDENCE**

There were no new items of correspondence as updates on the appeals and housing supply were discussed under the Agenda items.

**DATE OF NEXT MEETING**

**MIN 20/79** Members RESOLVED that the date of the next meeting will be **Monday 11<sup>th</sup> January at 7.15pm**. Unless things change significantly or an update is received from the National Association of Local Councils, this will still be by ZOOM.