

## Great Abington Parish Council

Clerk: Mrs. PM Harper

17 Lewis Crescent, Great Abington, Cambridge CB21 6AG

**A meeting of Great Abington Parish Council was held on Monday 25<sup>th</sup> March 2019, in the meeting room at the Institute, Great Abington.**

**Those present at the meeting were:** Mr Bernie Talbot (Chairman), Mr Tony Orgee, Mrs Jane Bowen, Mrs Gaynor Farrant, Miss Louise Patten, Mrs Liz Sainsbury, Mrs Pennie Zimmern, County and District Councillor Henry Batchelor, the Clerk and nine members of the public.

### **Meeting started at 7.18pm**

#### **98. Open Forum**

Mr Rumble spoke about the policy 2 in the Neighbourhood Plan (NP), which concerns the use of the old piggery building. He explained that his recent planning application to build a new dwelling on North Road had been refused because it was not on the site of his piggery as stated in the NP. Jane Bowen explained that it had been highlighted to the District Council planning policy when the NP was being created that several properties on the estate had piggeries that were not in a suitable location for a new dwelling, but planning control not policy made decisions about applications.

Henry Batchelor explained that as the NP was now part of planning policy the planning officers were tied to the words.

Bernie Talbot suggested that if Mr Rumble took his application to appeal the council would strongly support it. It was suggested that Mr Rumble could put in another planning application for a new dwelling on the piggery site and also appeal the decision on his first planning application and request that the planning inspector visit the site.

**99. Apologies -** District Councillor John Batchelor and Tony Orgee said he would arrive once the meeting had started.

### **Gaynor Farrant had to leave the meeting early so her item was moved forward on the agenda.**

#### **107. Items raised by Councillors**

b) Abington Future Community Event 12<sup>th</sup> January– feedback on the event and suggestions that came out of the meeting. Gaynor explained that one of the suggestions was the updating of the village directory which would be in electronic and paper form; she would be working on this with Richard Smith. She said the final version would be approved by the councils.

Gaynor Farrant was thanked for all the work she had done for the councils over the years she had been a councillor and then she left the meeting.

### **Bernie Talbot said that as several members of the public had attended the meeting to hear the planning applications these would be moved forward on the agenda**

#### **113. Planning**

##### **a) Planning applications and Appeal to be considered at the meeting:**

S/0657/19/FL - Ms E. Paine, 22 South Road – Retention of temporary separate dwelling.

The temporary building was checked against the NP criteria and didn't fulfil them; the design was not in keeping with the M4 (2) standard and the solid fencing compromised the open nature of the site.

Councillors recommended refusal

S/0761/19/LD – Mr S, Broad, Pond Farm & The White Barn, 21a South Road- Certificate of lawful development for continued use of two dwelling houses following conversion of agricultural buildings  
It was agreed that the building containing the two dwellings had existed for more than 4 years and had been used as a dwelling for many years. One councillor was concerned the dwelling was not in keeping with the location.

Tony Orgee explained that certificates of lawful development (LD) are about whether the application meets the conditions of LD; they are legal matters not planning matters. The council can only comment on the facts in the application.

Councillors recommended approval

**S/0744/18/FL** – Mr & Mrs North & Hugo, 50 North Road – two storey side extension & dormer to rear.  
Councillors recommended approval

S/0815/19/FL - Mr & Mrs A. Waddington, 43 North Road – demolish piggery & erect dwelling house  
The application met all the conditions of the NP  
Councillors recommended approval

Liz Sainsbury declared an interest in the next planning application and did not take part in the discussion or decision.

S/0843/18/PA – Mr P. Harding, 49 North Road – prior approval for change of use of agricultural building to dwelling house (class 3) & associated operational development.

Councillors recommended refusal

The application does not represent the agricultural building accurately and is thought to be unsuitable for conversion. The building had been used to store equine equipment and storing hay. If the planning officer is minded to approve the application could it be referred to the planning committee and the council recommends that they visit the site.

**Appeal-** Shelford Properties, Land South of Pampisford Road- full application for 15 dwellings and associated infrastructure, internal access roads, garages and access road. No new comments were made by councillors.

#### **b) Parish Council recommendations:**

S/4808/18/FL - Land adj to 16 Chalky Road – new dwelling  
Parish Council recommended refusal on 11.02.19

S/0560/19 – Mr J. Tilley, 45 North Road – conversion of part of cow shed to dwelling  
Parish Council recommended refusal on 04.03.19

S/0423/19/FL - Mr & Mrs S Johnson, 23 South Road – new dwelling  
Parish Council recommended refusal on 04.03.19

S/433/19/LB /S/432/19/LB – Mr & Mrs Adomeit, Three Tuns – convert and extend outbuilding to staff accommodation & car parking  
Parish Council recommended refusal on 04.03.19

S/0545/19/OL – Mr J Zielinski, 34 South Road – outline permission for dwelling & all matters reserved  
Parish Council recommended refusal on 04.03.19

#### **c) District Council decisions:**

S/4050/18/FL – Ms L.Paine, 22 South Road – retention of temporary dwelling as annex  
Parish Council recommended refusal on 10.12.18  
District Council refused 01.02.19

S/4264/18/FL – Dr P. Adlam, 32A South Road – 34 ground mounted solar panels  
Parish Council recommends approval on 19.12.18.  
District Council approved on 24.01.19

S/4599/18/PA – Mr P. Harding, 44A North Road prior approval change of use of agricultural building to a dwelling.

Parish Council recommended refusal 07.01.19  
District Council refused 30.01.19

S/4713/18/FL – Julia Wallis, land at 16 Chalky Road – demolition of existing piggery and erection of 3 bedroomed bungalow

Parish Council recommended approval on 21.01.19  
Application withdrawn on 07.02.19

S/4623/18/FL – Mr & Mrs O'Farrell & Bowen, 8 Chalky Road- land adjacent to house, new dwelling

Parish Council recommended approval 07.01.19  
District Council approved on 28.02.19

**100. Do any Councillors have interests to declare in the items to be discussed during the meeting? Has the Clerk granted any dispensations** under section 33 (1) of the Localism Act on the basis is set out under section 33(2)? No dispensations were requested and no interests declared.

**101. Approval of the minutes** - the council approved the minutes from the meetings on 21<sup>st</sup> January.

**102. Parish Nurse Scheme Community Worker Steve Jordan** to introduce himself and the work he does. Steve Jordan explained that he was working in tandem with another community worker who was working within other villages that were part of the scheme, supported the Parish Nurse Clare Gibbet and enabling her to focus on her core objectives. His aim was to find out what needs existed within the villages through community groups and to help to coordinate getting the needs met using existing organizations, such as the voluntary network. Feedback from the Abington Futures event was very positive about the work of the Parish Nurse Scheme.

**103. Report from County Councillor and District Councillor Henry Bachelor** - an email report had been circulated to councillors

The Abington Neighbourhood Plan was the first to be adopted by the District Council. Bernie Talbot and the Portfolio Holder would be meeting to discuss how the process could be improved. The meeting agreed that the group had worked hard to get the policy created and adopted.

The Greater Cambridgeshire Partnership had started spending fund to improve safety and movement of traffic along the A1307; the bus lane had been started, the traffic lights outside Linton Village College had been upgraded to smarter ones that took account of traffic and more bike racks had been installed at Babraham Park and Ride.

New Local Plan – a call was open for new sites to be identified for development in the next plan.

The library service had dropped it charges for using their computers, because they had experienced a significant fall in their usage.

Greater Anglian now offered compensation to train users if their train was more than 15 minutes late.

**104. Report from District Councillor John Bachelor** - an email report had been circulated to councillors John was unable to attend the meeting.

**105. Resignation of Councillor, Gaynor Farrant and when a new councillor will be co-opted onto the Council.**

The Clerk explained that a notice was up advertising the vacancy and inviting people to apply to fill the position. One person had said they would like to join the council so far. The vacancy would be filled by co-option at the May meeting.

## **106. Finance**

- a) VAT reclaimed £5070.10, £75.09 Active Saver a/c and £11.32 Business Premium a/c.
- b) Income and Expenditure against budget emailed to councillors. Are there any questions? There were no questions.
- c) Bank balances as at 28<sup>th</sup> February 2019:
  - Community Account - £11,051.06
  - Active Saver Account (s106 funds) – £25,736.90

- Business Premium Account - £ 25,497.56

d) The Council authorised the payments in the table below; **The payments were authorised by a proposal from Bernie Talbot and seconded by Liz Sainsbury, with the support of all councillors.**

**Payment to be authorised by councillors:**

101191	Mrs G Smith	Part of the cost of the Abington Futures event name badge	£11.96
101192	Zurich Municipal	Annual insurance payment	£507.96
101193	Paula Harper	Feb & Mar (no tax/deductions) plus pay increase from April 2018	£534.04
101194	Little Abington Parish Council	Contribution to maintaining the Ford	£45.00

e) Adjustment to Clerk's pay to which increased to £10.301/hr(NALC) which took effect April 2018; the additional payment was £8.00 before tax.

f) Can councillors agree that two new councillors become authorised to sign cheques and transfer funds? **Louise Patten and Tony Orgee volunteered to apply to become authorised to use the bank accounts; this was proposed by Jane Bowen and seconded by Pennie Zimmern, with the support of all councillors.**

g) The insurance policy has been checked by the Chairman and Clerk. Query about the insurance policy funding a temporary Clerk should the Clerk be absent – the policy covers this eventuality.

**107. Items raised by Councillors (part of this item discussed at start of meeting).**

a) Hedge trimmer and shed funds – Suggestion that the council pay the outstanding balance of £901 rather than £1050 if we had matched LAPC 60/40. Can councillors decide how they wish to proceed? **Bernie Talbot proposed the council pay £901 towards the equipment which was seconded by Jane Bowen and Liz Sainsbury, with the support of all councillors.**

b) Abington Future Community Event 12<sup>th</sup> January– feedback on the event and suggestions that came out of the meeting. There were mixed views on whether more housing was needed in the villages and suggestions that more sheltered housing was required from some parishioners. There were positive views expressed about the Recreation Ground, with suggestions that improvements could be made to the hard-court. Improvements were requested to footpaths and a desire for more of them and access once more to Granta Park. The poor condition of the footpath to the church was a concern. At the centre of the village the lack of disabled parking areas was raised and suggestions that there were more yellow lines outside the Institute. Concerns were expressed about speeding buses and requests for a 20mph limit in the village centre. Some wanted more protection of the trees. There were positive comments about the Parish Nurse schemes work and suggestions of systematic support for the elderly. The new initiatives suggested were: more litter picks, recycling days, shopping trips, welcome packs for new residents and a new name for the old Land Settlement area.

Two thirds of the respondents to the questionnaire were aged 64-80, a sixth were over 80 and only a sixth were under 60.

c) The lack of police resources – Police attendance at a Council meeting. A further request for the Police and Crime Commissioner (P & CC) to attend a meeting with a large number of local councillors was declined again and it was suggested councillors attend a meeting at Sawtry. **Action Clerk** to try once more to get the P & CC to attend a meeting locally, once **Jane Bowen** had given her the contact details of senior police to be copied in, on the email.

d) Poo bin at the bus stop near Magna Close. **Action Clerk** to up with Heidi Duffet

e) Suggestion that the council get the Chalky Road verge trimmed in the summer to maintain it. **Action Clerk** to obtain two more quotations.

f) Improving safety crossing the road outside the school and parking opposite Meadow Walk. Tony Orgee explained that the school governors were working with the road safety team to teach children about crossing the road safely. A questionnaire was to be sent to school parents about how to improve road safety outside the school. Reducing the speed limit would cost £3000, plus £6-7000 per sign (probably three would be required. More yellow lines had been suggested for outside the school, although these can speed up traffic as visibility is better for drivers. Speed humps are unpopular with emergency vehicles. And the road is too narrow for a chicane. Councillors agreed to await the outcome of the parent survey by the school.

The damaged road and path at the entrance to Mortlock Gardens and opposite this area was highlighted as resulting from the recent road works by contractors installing additional facilities for the development on Linton Road – **action Clerk** to advise the Highway Dept

g) Can authorise spending on refreshments at meetings for 2019. **Jane Bowen proposed that the council budget to spend up to £100pa on refreshments for meetings which was seconded by Louise Patten with the support of all councillors except Pennie Zimmern who opposed the suggestion.**

h) Trees on the council the A1307 verge adjacent to Abington Lodge; the owner of Abington Lodge showed councillors his concerns about trees leaning over the A1307 covered in ivy; he has alerted the Highway Dept several times as they are on the verge. **Action Clerk** to report to the Highway Dept.

i) Flowerbed maintenance. **Action Bernie Talbot** to thank the volunteers for the work they have done over the past year.

**108. Council to sign section indemnity agreement** for the transfer of open space land to the council at Moorefield

a) Can the council agree how much can be spent to fund legal advice/support with the agreement. The Clerk had made contact with Teeslaw about representing the councils interests over the agreement. Mr Carter of Teeslaw suggested that the costs of the agreement include the council's legal costs could be borne by Hill; this was to be investigated. **Louise Patten proposed that the council engage Teeslaw Saffron Walden as their solicitors for this agreement, which was seconded by Pennie Zimmern with the support of all councillors.**

**109. Councillors to sign section 106 agreement** with SCDC for funds received from the development of Moorefield . £32,215.72 to improve the existing play area, £21,923.70 to improve the hard court area & £9,953.40 to improve facilities at the village hall (storage, flooring, curtains and a new boiler. **The second part of the payment of £18,107.06, £12,322.36 & £5,594.38 is payable as part of this agreement.**

a) Can the council authorise two councillors to sign the agreement on behalf of the council?

**Jane Bown proposed and Louise Patten seconded , Bernie Talbot and Tony Orgee signing the agreement on behalf of the council; the agreement signatures were witnessed by that Pennie Zimmern and the Clerk.**

**110. Actions from the last meeting**

a) Request to the Highway Dept that the developers be approached to repair the section of road that have sunk outside the High Street bungalows and the damage to Pampisford Road near the new development. In February the Clerk met with the Highway Officer Nicola Burden to look at the road, paths and tracks needing attention; at this meeting the Officer took photos of the areas requiring work and agreed work was required.

b) Clerk has highlighted the incomplete soak away near Cutting Road/Pampisford Road and the soak away outside the Krylanders' house, needed improving if the Highway Dept has funds. Nicola Burden, the Highway Officer, agreed to test the soak aways in this location to ensure the correct soak away was worked on.

c) Request that the Highway Dept get the telephone contractors to repair the footpath between Pampisford Road and Chalky Road. The office did not look at this section of path but agreed to look at getting it repaired to a better standard.

d) Request that the Highway Dept repair the footpath leading to the church. The Clerk was advised to contact another officer, who highlighted that as it was a privately-owned road the Highway Dept would not repair it.

e) Notice board quote - update on getting the sign written. The Clerk was struggling to find a sign writer, so it was suggested she contact Glenn Hall in the village.

f) Change of use advice about South Road animal sanctuary. The response received was that advice from the planning dept may require payment.

g) Village Clean up on 30<sup>th</sup> March – what action do we need to take to prepare for the event? As the Clerk was unable to attend, the clean up equipment would be delivered to Louise Patten. The paperwork from Little Abington, including the risk assessment and the list for volunteers to sign was given to Tony Orgee. Another rubbish collection point was agreed between the kennel and Granta Park, **action Clerk** to advise the rubbish collection team. The refreshment would be organised by Gaynor Farrant.

**111. Planning amendment to the Linton Road development** to include smaller tree varieties in the community orchard and a different play surface in the play area

a) Update on correspondence with Hill the developers. **Bernie Talbot had suggested that they reduce the sum from the maintenance they would pay the council, to install the play surface requested by the council; this was proposed by Bernie Talbot and seconded by Tony Orgee, with the support of all councillors.**

#### **112. Correspondence**

a) **SCDC Section 106 officer James Fisher** consulted the council on email asking if the terms of the agreement funding were still relevant as the Strawberry Farm application was going to appeal and the s. 106 needed to be signed by SCDC. **Councillors had been consulted on email and responded that no changes were required; this was formally agreed at the meeting by a proposal from Bernie Talbot which was seconded by Tony Orgee, with the support of all councillors.**

**113. Planning -This item was discussed earlier in the meeting.**

#### **114. Report from the Recreation Ground Committee**

At the last meeting on 11<sup>th</sup> March the committee agreed to use Hiscox insurance for the next three years. All areas of the rec ground were in good order, with new trees planted to replace the ones damaged during the storms. The group were investigating putting shrubs around the container. A contractor has been selected to design the Pump track, which will be funded from their reserves (costing £3,267.50), until the section 106 funds are available for this project.

a) Update and suggestion that poo bags be left by the dog poo bins- Nothing was said about poo Bags.

#### **115. Neighbourhood Plan Update**

**The Abington Neighbourhood Plan was ratified at the Full District Council**

There was a query about whether an annex is a separate dwelling; it was suggested that the resident seek pre-planning advice. It was also highlighted that some plots had piggeries on their boundaries so they were not desirable locations for a new dwelling.

#### **116. Items for the next meeting's agenda** for the AGM and Parish Meeting on

20th May 2019 at earlier time? Co-opt new councillor, grass contractor selection, cost of lithograms

**Meeting closed at 9.35pm**

