

MINUTES OF THE PARISH COUNCIL MEETING HELD WEDNESDAY 6TH FEBRUARY 2013 IN THE MEETING ROOM PUCKLECHURCH COMMUNITY CENTRE, ABSON ROAD.

PRESENT. R. Symons Chairman, Mrs. G. Boyle Chairwoman, E. Aze, Mrs. L. English, P.J. Green, Ms. Lori-Anne Scantlebury, M.C. Smith, M.S. Watson.

NO 1. APOLOGIES FOR ABSENCE. Mrs. J. Hawkins.

Ben Stokes Councillor for Boyd Valley.

NO 2. MINUTES OF THE PREVIOUS MEETING. The minutes of the meeting dated 16th January 2013 previously circulated were agreed a true record and signed.

NO 3. PUBLIC PARTICIPATION. Mr. Daren Packer was invited to speak. Mr Packer reported on behalf of residents of Lansdown Road: ‘Lansdown Road consists of 26 dwellings where less than 1/3rd of these have off street parking. This no-through road is always congested especially during daily school runs and from 4pm through to 8am with residents parking. Many residents in Lansdown Road are not able to park outside their own property due to a lack availability. At present Lansdown Road has 8 garage plots which are rented from Merlin Housing Society to local residents providing additional car parking and storage.

On the 18th January a 3month notice was served to the 8 garage tenants by Merlin Housing Association to terminate the minor lease agreement for these garages. Residents have contacted Merlin Housing Association in regard to the served letter. The reason given for the notice is: “that the garages have to be removed on the grounds of health and safety” no further information on the future purpose of the land was disclosed except that there might be an opportunity for a temporary parking solution.

Contrary to Merlin Housing Association Strategy no consultation with residents has taken place and residents are concerned that removing the garages will have a negative impact on the local area.

The Chairman asked Mr Packer if there was something the residents would like the Parish Council to do to support them. Mr Packer suggested they would like the Council to arrange and facilitate a meeting with Merlin Housing Association.

The Chairman thanked Mr Packer for attending the meeting and confirmed the concerns would be included on the agenda for discussion at the meeting on the 20th February.

Mr Lewis, First Step Homes was invited to speak. Mr Lewis said his company specialised in affordable housing and has had for some time an interest in land locally. He was grateful for the opportunity to engage with the Parish Council. He said First Step Homes has been looking at a development of affordable housing etc on land on Marsh Farm for some time. They are aware that development in the green belt is a thorny issue but wonder if there is a desire for development as there appears to be a need.

Councillors asked if First Step Homes were aware that S.G.C. had decided to sell the residual land at Oaktree Avenue on the open market and suggested S.G.C. would be unlikely to accept development on green belt land where there is an opportunity to build on housing land. They asked if they knew what percentage of affordable housing was planned for Emerson’s Green and if they were aware that part of it is in Pucklechurch parish. Mr Lewis was unable to answer the questions raised. There were questions around the cost of affordable housing and

density. Mr Lewis suggested the number of properties built was driven by need but typically was 15 per acre. The Chairman thanked Mr Lewis for attending confirming the questions he had raised in his letter had been included in correspondence so that he would receive a reply.

NO 4. PLANNING APPLICATIONS FOR CONSIDERATION. PK13/0185/F erection of detached dwelling and associated works to include repairs to boundary wall. Demolition of existing chapel and conversion to garage/store. Pucklechurch Congregational Church. (Re-submission of PK12/0665/F). Councillors had previously raised concerns about the dormer windows, the use of natural stone and the retention of the boundary wall and gate. The proposed new dwelling has been changed to an 'L' shape and the porch will be demolished to allow the remaining part of the chapel to be converted to a garage/store. Councillors were concerned the proposed dwelling was not in keeping with the existing mainly flat fronted stone buildings, no detail regarding finishes, colour etc have been provided for the refurbishment of the Chapel remains. Councillors would like the boundary wall and gates to be retained by condition. Councillors agreed to object to the application on the grounds of inappropriate scale and lack of detail. Cllr Boyle to draft comments.

PK11/3976/F 85a Parkfield Road change of use of land to gypsy and traveller caravan site to facilitate the retention of 1no existing mobile home and 1no amenity unit. Councillors expressed concern that formerly consent for this site was granted on condition of one person living there. A new caravan has been installed on the site and following multiple objections S.G.C. made repeated requests for further information. No information has been provided and according to the S.G.C. website the agent has been told to either submit the information or withdraw the application. Councillors are concerned that people are living there without planning consent. It was agreed clerk should contact Planning Enforcement.

Action: Clerk to contact Planning Enforcement.

Cllr. Boyle expressed concern that several applications the Council has been notified about have not been available to view ten days later.

Action: Clerk to write to Planning expressing concern.

NO 5. FINANCE.

A review of the months spend had been circulated.

To agree how the Accounts should be presented and by whom. Following discussion it was agreed that Cllr Symons, Cllr English and the Clerk would continue to prepare and present the finance. Cllr Watson reminded the Council that the incoming clerk may as the R.F.O. wish to take over the presentation.

To consider request for renewal of grant. A request for the renewal of the annual grant towards the upkeep of the churchyard was received from St. Thomas a Becket Church. Following discussion it was agreed to defer this item until the next meeting.

To accept the offer of the services of Iain Selkirk FCA. A letter was received from Iain Selkirk offering his services to act as independent internal auditor. Councillors agreed to accept.

Action: Clerk to send letter of acceptance.

NO 6. REPORTS. Cllr Symons had circulated a written report containing a suggestion for an application for the New Homes Bonus Grant Scheme. The proposal is to create a path from the Village Hall Car Park to the Burial Ground and across the recreation field to the existing entrance on Lansdown Road. This proposal would provide a firm path for the lorry

changing over the skip for the Burial Ground, a path for children walking to Pucklechurch School and help to ease congestion on Castle Road.

Boyd Valley Councillors Report. Steve Reade confirmed the New Homes Bonus Grant Scheme was a levy on building new homes and the money had been rolled over from 2011/12. S.G.C. has agreed that the pot of money (£100,000.) should be distributed by the Area Forums, the next Kings Forest Area Forum is 25th February and applications should be submitted by 11th February to allow them to be included on the agenda. Councillors discussed the possibility of requesting funding for the items identified in the Community Plan plus the need for a footpath on Oaktree Avenue. Cllr Reade confirmed he was pursuing the provision of a footway on Oaktree Avenue separately and he is trying to get the no waiting extended by the School to help improve congestion on Castle Road. It was agreed that Cllr Symons would contact S.G.C's Officer to discuss and identify which items would meet the criteria.

Action: Cllr Symons to contact S.G.C.

Cllr Reade said he attended the next stage of the Community Governance Review S.G.C. was well aware of the Parish Council representations and he had suggested S.G.C. attend a Parish Council Meeting. Councillors confirmed S.G.C. had been touch but due to time scale had not attended. S.G.C. sent a letter to which the Parish Council had replied asking to receive a copy of the proposed consultation leaflet so that they could comment before it went out. It was agreed clerk would send Cllr Reade a copy of the letters.

Action: Clerk to send letters to Cllr Reade.

Positive Activity Fund Cllr Reade advised the 1st round of funding was for Youth Clubs previously funded by S.G.C. Councillors expressed concern that they did not know how to apply for funding neither was it clear who could apply. Clerk confirmed the date of the meeting when the P.A. funding was discussed had been passed to the Youth Leader. Cllr Reade suggested the Youth Leader be asked to contact him for help.

Regarding HMP & YOI Ashfield Cllr Reade advised there was still no further news or action.

NO 7. AGENDA ITEMS. To consider supporting request that S.G.C. provide a Salt Bin at bottom of Redford Lane. Councillors were unable to support the request.

NO 8. CORRESPONDENCE. A letter was received from S.G.C. advising they no longer include the "buses towards" destination on new bus stop flags. They agree the destination can be useful when correct but they have little control over a bus operators decision to change the direction of bus routes, and this has left them with a number of relatively new flags displaying incorrect information. S.G.C. offered to blank out the "buses towards" panel on the three bus stop flags. Councillors could see no reason why instead of blanking the panel the information could not be printed onto a vinyl sticker.

Action: Clerk to request that the correct information is placed on a vinyl sticker.

A request was received from a local resident asking if the Parish Council would support a Heritage Lottery bid being submitted by the Aero Collection Museum for housing archive items and a new Concorde/Education Building. Councillors were happy to support the bid.

Action: Clerk to send letter of support.

The letter from First Step Homes was discussed and it was agreed Cllr Boyle would draft and circulate a reply.

Action: Cllr Boyle to draft and circulate reply.

A letter was received and noted confirming that the Mangotsfield SPDO has closed and that employees were given financial compensation for their relocation to the Fishponds office.

Replies to the Councils concern raised about the Growth & Infrastructure Bill and the possible consequences for the Green Belt were received and noted from Steve Webb MP, South Gloucestershire Council and C.P.R.E.

Cllr Watson reported that at a meeting of Safer Stronger Chair and Vice Chairpersons S.G.C. had given a presentation about localism and how it communicated locally. S.G.C. is also looking at the boundaries of the Safer Stronger Community Groups and may explore new arrangements so that the boundaries are in line with parishes and similarly Forums.

Cllr Boyle reported that at the Parish Council Surgery a resident had raised concern about the multiple angles of the pavement on Hill View Road/Castle Road junction. Mrs Anna Sharpe had asked about the Youth Club and invited the P.C. Representative to attend the C.A. Meeting. It was suggested that the 'Surgery' be changed to a 'Drop In'.

There being no further business the Chairman declared the meeting closed.

Date of next meeting 20th February at 7.30pm.