

GEDDINGTON, NEWTON AND LITTLE OAKLEY PARISH COUNCIL
MINUTES OF THE MEETING HELD ON 10th FEBRUARY 2020

MEMBERS PRESENT:

Councillors N Batchelor (Chair), C Buckseall, T Bailey, Sue Wenbourne, P Goode, M Rowley, J Padwick, D Watson

APOLOGIES:

Cllr D Rushton.

79/20: CO-OPTION

Adrian Foulke had expressed an interest in being co-opted on to the Parish Council. The relevant criteria have been met. Cllr Batchelor therefore formally nominated Mr Foulke, Cllr Buckseall seconded the nomination. All cllrs present were in favour of the nomination. The relevant forms were completed and Cllr Foulke joined the other councillors at the table.

80/20: DECLARATIONS OF INTEREST

Cllr Goode – for 83/20 (car park extension) - Parish Council representative on the Village Hall Management Committee.

Cllr Buckseall – for Planning application KET/2020/0008 - 14 Chase View Road. Near neighbour and a client of her partner.

81/20: PUBLIC SESSION.

a) Questions from the public.

Two members of the public were present. It was decided therefore that the issue that they had come to hear updates of or to speak about would be part of the public session (agenda item 83/20 - Parish Plan – Village Car Park Extension).

b) Reports from County and Borough Councillors

Cllr Perry had sent an email as follows:-

“I will give a budget update next month and one on the local government reform if required. Cllr Watson chaired rural forum and there was an update there. I suspect the pot holes will have become worse over the last few days so please report on Street Doctor but also email me. I can usually get them looked at quickly”.

Cllr Rowley reported that as regards to unitary councils, the second reading has taken place in the House of Commons, and it will go to the House of Lords later this week. It is expected that approval will be given by mid-March.

People have not been able to pay for parking passes by cash at the moment, only by card or online. This decision has now been reversed and the option to pay by cash is again available.

Cllr Rowley has met with the officer with responsibility for wild flower meadows. This can be carried out at the entrance to the village (Kettering side) but not under any trees. There are also three further places on the main road where they can be planted. The berm is an unsuitable area to plant (risk of flooding). The dog walking area in the meadows is also unsuitable as there are a lot of brambles –this is a natural habitat and good for nature. Other suitable areas are the triangular area by the village sign, a short stretch in Queen Street and an area by the White Lion. In answer to a question, Cllr Rowley added that none of the proposed areas for seeding were areas where residents cut the grass. The enhanced flower mix will be used which results in a higher level of flowers.

Advice has been given that in the recreation by the woodland area the trees should be allowed to self seed and then thin out.

Cllr Goode asked what was happening as to maintenance of the areas by the village signs. It was stated that if KBC carry out maintenance traffic lights will have to be used and permission will have to be obtained from Highways. If GVFB do it as part of their spring clean (end of February), they could also lay gravel around the entrance areas. They would park the fire engine on the road and volunteers would keep their eye on the traffic.

Cllr Batchelor suggested therefore that the entrances issue was left for a few weeks.

b) Matters arising; progress on agreed actions.

82/20: MINUTES OF THE LAST MEETING

a) Approval of Parish Council monthly meeting Minutes – held 13th January 2020.

Cllr Wenbourne proposed approval of the minutes, seconded by Cllr Goode; all councillors were in favour.

b) Matters arising, progress on agreed actions.

c) *10.12.19: action 7: the clerk to contact the Charity Commission to try to determine the original terms of the trust. The Parish Council also needs to apply for the land to be registered in the name of the Parish Council, by applying to the Land Registry. This should have happened in 1976, and it would mean that the Parish Council would then be registered as title owners.*

The clerk reported that the Charity Commission had replied, confirming that the Parish Council was the trustee of the charity. The land is vested in the trustee and held in trust for the charity.

The Land Registry form has been returned as a request has now been received for the map to be a different scale to that submitted.

ACTION 1: The new scale map to be obtained and the form to be re-submitted.

13.01.20 action 2 – (Gigaclear ground damage) - Cllr Wenbourne will send a photograph of the damage (divots) the Gigaclear lorries have inflicted to areas by the green boxes.

Cllr Wenbourne confirmed that this has been done.

13.1.20- relating to a November 2019 action. Cllr Goode added that an outstanding action from November (repairs needed to the bridge) has been completed: repairs have been scheduled for the new financial year. Historic England has said that there is no significant deterioration from when the last photograph (taken when the water was at a lower level) was sent. However, it appears that the point of one of the arches has deteriorated so much that water was inside the arch structure.

Cllr Goode now has the name of the nominated person who is dealing with this case. He has asked to be kept aware by NCC of the repair details, to try to ensure that the repair is carried out sympathetically.

13.1.20 - item 72/20: Cllr Batchelor then wished to briefly clarify the minutes at item 72/20: "Site Specific Part 2 Local Plan (Publication Plan) – local plan public consultation- to discuss and comment upon". It was stated that there was some confusion in the village as to the contents of the plan. It was explained that there are three designated areas for growth or potential growth in the village. The plan is also about designated green spaces. It states the significant building or development areas that the village may want. However, it does not stop anyone from submitting additional plans for housing or for building on the White Lion car park. (It was noted here that the kitchen and six chalets are classed as part of the pub rather than be an area that can be built upon). The consultation for the Local Plan ends in a few days.

13.1.20 - action 5: Actions to be carried out relating to the gitty between Skeffington Close and New Road

- 1. Land Registry check – the clerk reported that the form has come back – Land Registry is asking if the map can be re-sent in a different scale (to that obtained from the NCC site). The Clerk will sort this out and re-send to Land Registry.*
- 2. NCC footpaths and bridleways to be contacted, not Fix My Street. – This has been done; a chase needs to be carried out if there is no reply.*

3. *Who is responsible for the gittys?* The Clerk asked this question within the email sent (as at point 2).
4. Can local people check their deeds? Cllr Rowley reported that some houses in Skeffington Close have a clause in their lease relating to an area of upkeep of the gitty at the Skeffington Road end. The owner of the house on one corner of the gitty and New Road is adamant that the Parish Council own the gitty.

Cllr Batchelor reported that he will speak to the residents that he knows that live by the gitty, plus he will contact Cllr Rowley. The Skeffington Road end was laid by Ambrose the housebuilders and would have been a right of way. The rest of the gitty would be classed as the New Road right of way.

13.1.20 – *item 76/20: “Completion of website”*. The clerk reported that the agendas and some minutes had been uploaded but she was struggling with how to upload of anything other than these. Cllr Rushton had provided help with the issues but has struggled with time needed to work on the website as he has a lot of work pressures at the present time. Cllr Rowley will spend some time on the website over the next few weeks to simplify the uploading process.

PLANNING

Cllr Rowley did not take part in this section of the agenda.

a) KBC Decision notices

KET/2019/0780 - Mrs W Eady, 1 Priory Court, Geddington.

Single storey rear extensions, reconfigure windows on side elevations and convert part of garage to habitable accommodation. Approved.

KET/2019/0914 8 Chase Farm, Geddington. Renotification. (Noted that this is Householders permitted development. Approved.

b) Planning Applications

KET/2020/0008 - Mr N Freeman, 14 Chase View Road, Geddington.

Single storey rear extension, Full Application

A short discussion did not result in any concerns, and no comments to be conveyed.

Cllr Goode proposed no objection to the application, seconded by Cllr Wenbourne, all councillors present agreed except for two abstentions.

KET/2019/0867: Mr & Mrs Ravenscroft, 20 Corby Road, Little Oakley. (Amendment).

Replacement gate in existing opening. Proposed store/workshop and repointing of all elevations. Full Application

and

KET/2019/0868

Mr & Mrs Ravenscroft, 20 Corby Road, Little Oakley.

Internal alterations - kitchen and bathroom. Replacement gate in existing opening. Proposed store/workshop outbuilding and repointing of all elevations. Listed Building Consent Application

An amendment to the original application has been received. Little Oakley neighbours have wished the following to be raised:

The height of the proposed wooden building has been reduced, but the comment is that the proposed new wooden building is built to the same height as the two wooden sheds that will be demolished (that are in turn higher than the stone building).

It was proposed by Cllr Bailey that comments be sent to Planning that the height does not exceed the existing wooden structure(s), which are higher anyway than the adjacent stone building. Seconded by Cllr Padwick. Five councillors were in favour of the proposal, two abstained, and one councillor was against the proposal.

83/20: PARISH PLAN – VILLAGE CAR PARK EXTENSION: TO VOTE WHETHER TO PROCEED.

This agenda item was classed as part of the public session.

An email had been circulated to councillors which stated the Cricket Club views on what had been discussed at the Parish Council's last few meetings. It stated that the Cricket Club did not take liability for any damages; they will not change the direction of the cricket square and will not pay for the cricket nets.

Councillors were reminded that the proposal that was put to the Parish Council in November, discussed in December, and minuted in the January meeting now had no outstanding issues to be addressed.

Thoughts or views of councillors were as follows:

Re-iteration that the Cricket Club are not against the proposal of a car park extension but are not willing to change the orientation of the cricket square.

Councillors are saying that they would like to see an extended car park, not the Cricket Club. Additionally the cricket nets are less than ten percent of the total project cost.

One councillor did not object to the scheme, but the Cricket Club should be protecting people using the park.

A further councillor was not against the car park, but objected to the nets being installed.

Two further councillors were against paying for the nets, with one also not wishing to see nets installed.

It was pointed out that either a car park was installed with netting, or the extension would not be able to go ahead.

Cllr Batchelor summarised the points raised by saying that an extended car park appeared to be desirable to all councillors present, but there were mixed views regarding the nets. Cllr Watson added that most cricket grounds have nets.

Cllr Wenbourne then wished to propose that councillors accept the proposal as it stands. Seconded by Cllr Watson. Five councillors were in favour of the proposal, three were against and there was one abstention.

The Parish Council therefore need to obtain three quotations.

ACTION 2: Cllr Goode will liaise with the Village Hall Committee to help with the proposal as there is an existing working group. The three quotes that were initially raised as guidelines for a potential extension were drawn from twelve quotations.

Cllr Goode asked if he had approval to launch the process with a planning application, which was given.

84/20: RURAL FORUM HELD 30.1.20 – report.

Cllr Watson summarised the items discussed at the Rural Forum. Sargent Ken Brown gave a presentation and informed of the drink/drive campaign starting in February, drugs awareness, and drones being used in rural areas as they are a quicker and cheaper way to obtain evidence. He also promoted items that can be bought to help to protect your home.

A report was given on the budget for 2020 – 21, and publicity was given for a health festival on the 13th and 14th June.

A paper on homelessness has been written, and the Salvation Army had plans to knock down the back end of their building in Regent Street to house the homeless.

The next Rural Forum meeting will be in June.

85/20: CORRESPONDENCE RECEIVED AND CIRCULATED – to note or comment on.

No correspondence issues were raised

86/20: FINANCE

a) Bank statements.

Community account statement	as at 17.1.20	£36,212.15.
Business Saver account	as at 17.1.20	£10,771.51

b) Accounts received - None

c) Accounts for payment

Anita Curtis	£1077.29	Replacement cheque for 1/4ly salary Oct – Dec 2019. (Cheque returned marked as “withdrawn” see scanned letter from Halifax).
Northants CALC Ltd	£36.00	Email received from Ncalc, apologising for the delay in sending this invoice out for training. I have checked and this invoice was not received and not paid.

Cllr Watson proposed that the above payments were authorized for payment. Seconded by Cllr Padwick; all councillors present were in favour.

87/20. ENVIRONMENTAL & RECREATION

a) Fallen tree in the recreation field – to agree ownership for maintenance

The remaining tree is lopsided. It is also in a conservation area and six weeks have to be allowed for residents to respond.

ACTION 3: The Clerk to write to Rachael G-B and ask if one of the Boughton Estates tree workers could look at it. Orange tape has been put around the tree area as a safety precaution.

b) Speedwatch update

Cllr Foulkes reported that this was progressing, with Geddington being partnered up with All Saints Ward in Kettering. Training dates are being arranged but Speedwatch volunteers will not be operational until end May/June.

Cllr Watson added that Boughton are doing an APNR.

c) Neighbourhood Watch update

Cllr Batchelor said there appears to be little happening as regards to the Neighbourhood Watch Coordinators at the present time.

ACTION 4: The Clerk to email Jane Calcott to ask if anything has changed, and to check who are the present street and village co-ordinators. Councillors also wish to know if the nominated village and street co-coordinators are still active.

ACTION 5: To be added to the March agenda for discussion.

Reference was made to cutting back of trees/ branches/ other greenery by the Youth Club

A photograph was shown to the meeting, to indicate the extent of the damage. The youth Club have said that they cut the boundary greenery down. One councillor stated that this should not have been carried out and that this was criminal damage. A further councillor noted that the hedge/ greenery is an ancient hedge which belongs to Boughton Estates. Additionally, the lease states that the Parish Council maintain and carry out work when needed to the boundary except the front boundary which is the responsibility of GVFB and the Youth Club. One councillor asked what the Parish Council was trying to achieve by pursuing this issue.

ACTION 6: The Clerk to contact Rachael Gladstone-Brown to clarify between the Parish Council and Boughton Estates what permission was given and by whom.

ACTION 7: The Clerk to convey to the Youth Club that no more trees/hedging/greenery of the boundary are to be chopped down.

Councillors were reminded that a response has come from Rachael G-B and the Youth Club concerning this issue.

Also noted that the Youth Club have said that they had previously asked the Parish Council to do a tree cut back, but the Parish Council had said that it was not necessary as the branches were only requested to be trimmed back to stop leaf fall. The Parish Council has not been asked to do it since.

88/20: PROCEDURE FOR PARISH COUNCILLORS ELECTION/CO-OPTION.

Councillors were shown the Electoral Commission information that is on the website. They were advised to fill out the form even if they believe that not all 13 places for the Parish Council will be filled.

Cllr Rowley advised that there will be no costs for a parish council election this time, but there may be in the future.

The election forms are pre-printed at KBC.

NEWTON

Cllr Watson reported that there are five or six houses currently empty in Newton.

LITTLE OAKLEY

No issues reported for Little Oakley.

AOB

Cllr Padwick said that the flood bund at the top of Wood Street hasn't been inspected for three years. He went to inspect the area a few months ago after a fair amount of rainfall and the water was within a few inches of the top of the bund. It is the farmer's responsibility to maintain and clear the ditch. Cllr Buckseall added that the last time the ditch was inspected it was full of growth. Boughton Estates said they had asked the farmer to clear it.

ACTION 8: Boughton Estates to be contacted by the Clerk.

ACTION 9: the Clerk to write to KBC to find out when maintenance was last carried out. The bund and ditch should be inspected bi-annually and KBC should be measuring it.

Cllr Wenbourne added that another resident had highlighted the level of water in the River Ise by the bridge.

ACTION 10: The ford /road closure to be added to the March agenda.

Cllr Goode reported that a quotation is needed for a light that is out on the far side of the Village Hall car. It is fixed to a wall, but it is a Parish Council responsibility as the electricity supply cable goes to the village hall.

ACTION 11: The Clerk to arrange a quotation.

ITEMS FOR NEXT MONTH'S AGENDA

Neighbourhood Watch

Lamp in the Village Hall car park.

There being no further business, the meeting finished at 9.50pm.