

**MINUTES OF PARISH COUNCIL MEETING HELD AT  
LOWSONFORD VILLAGE HALL ON THURSDAY 11 NOVEMBER 2010**

Present: P.Cllr. G Cooper  
P.Cllr.P Lickorish  
P.Cllr. C Bevins  
P.Cllr. Mrs. D Swain  
P.Cllr. Mrs. N Clarke  
P.Cllr. R Browett  
P.Cllr. Mrs. A Jarvis  
C.Cllr.Mrs Compton  
The Clerk  
Four members of the public

**86 Apologies**

Cllr Caborn on holiday.

**87 Changes to Published Agenda**

Addition due to time limits under Minute 99 Circulation File – WCC Highways Consultation Response on Lawsonford Marina application.

**88 Declarations of Interest**

None

**89 Minutes of Meeting held on 14 October 2010**

Resolved that the minutes of 14 October 2010 were accepted as a true record. (CB/NC)

**90 Questions / Observations from members of the public (limited to 15 minutes)**

Mr. M North spoke on the matter of Cumsey Lodge Stables – application for a Lawful Development Certificate W09/1218. The applicant is endeavoring to demonstrate continuous occupation of The Stables as a dwelling for four years. The PC had originally objected to this application in December 2009 on the basis that the information/evidence provided by the applicant appeared insufficient to support any claim for a LDC. Resolved that the PC would write a letter to WDC expressing their concern at the recent submission of further evidence which again appeared weak and unsubstantiated. Clerk to draft appropriate letter.

Mr. T Evans gave an update on the Lawsonford Marina planning application and confirmed that it had been fifteen months since the application was originally submitted. WDC had been waiting for the latest traffic report and as this had now been completed LAMAG had requested that WDC progress the application as soon as possible. Mr. Evans further reported on the formation of Lawsonford Conservation Society (LCS) which had developed following the formation of LAMAG. It had become apparent that there was a need for mobilisation of residents on large planning issues such as the Marina and latterly, Sandall House Farm. An inaugural meeting of LCS was scheduled for Wednesday 24 November at Lawsonford Village Hall with a guest speaker from the Knowle Society. Support from the PC at that meeting would be appreciated.

Mr. M Trigg (LCS) reported on the matter of Sandall House Farm and the longstanding planning issues. Mr. Trigg confirmed that after almost twelve months of communication with WDC, LCS had found it necessary to submit a formal complaint to WDC based on their handling of various planning applications at this site, lack of regard by WDC to a material change of use of the site (Club Equus) from private to commercial, and the fact that the enforcement investigation had still not been concluded despite being raised initially with WDC in September 2009. LCS not satisfied with the responses received from WDC to date and having given notice to WDC, were about to refer matters to the Local Government Ombudsmen.

Councillors thanked residents for their contributions and agreed that the PC had experienced the same problems with lack of information, responses from WDC etc. and the frustration of continually bringing up the same issues month after month at PC meetings which had finally exhausted the patience of the PC. Clerk confirmed that she had sent an email on 01 November 2010 asking WDC for an update on several planning matters but had not received a response or acknowledgment at the date of the PC meeting. Resolved that letter should be sent to WDC giving 14 days notice of their intention to submit a formal complaint/referral to the LG Ombudsmen in the absence of a satisfactory response from WDC.

## **91 Reports from District and County Councillors**

Cllr. Mrs Compton provided the following report:

- WCC were asking whether there were any more roads in the area which required speed reduction reviews. Cllrs were unanimous in their request that the C25 be put forward for consideration and Cllr. Mrs. Compton confirmed that she would also be asking for Five Ways Road to be looked at.
- WCC would have to make a saving of £60m over the next four years and as a result would become a much leaner organisation with many cuts taking place.
- "Facing the Challenge" document launched on WCC website and copy placed in circulation file. Comments requested.
- New scheme put forward by WCC – Snow Wardens to be appointed in parishes to provide information to locals and communicate with WCC on problems during bad weather. All agreed this was a very good idea. PC to put forward nomination for Snow Warden in Rowington Parish.

## **92 Planning Matters**

**92.a Considered by WDC:**

**Badgers Holt, Rookery Lane, Lawsonford** – retrospective application for a rear extension and balcony. **GRANTED**  
**Foxbrook Farm, Old Warwick Road, Rowington** - Construction of 25m x 40m ménage for riding purposes. **GRANTED WITH CONDITIONS**

**The Old Vicarage, Old Warwick Road** – Erection of glazed link on coach house/garage complex and erection of detached garage store/block. **GRANTED**

**Lower Rookery, Rookery Lane, Lawsonford** – Erection of replacement garage block with service entrance hall leading to a boot room and to the basement accommodation comprising a gymnasium, plant room, general store and secure wine store. **GRANTED**

**92.b To be considered by RPC:**

**Lot 13 Oldfield Farm, Quarry Lane** – Erection of stable yard comprising 3 boxes, 2 foaling boxes, 1 tack room and 1 hay/feed/rug room. Construction of surfaced access and stable yard/parking area. **No objections**

**Crossways, Rowington Green** – Erection of replacement garage building including play room with home office/study over, to be linked to existing pool room building. **No objections**

**The Gate House, Shrewley** – Proposed internal alterations and reinstate existing removed staircase + LB. **No objections**

Planning Items deferred at WDC Planning Committee 27 April 2010 for further investigation by WDC Enforcement Team. (For Information)

**Sandall House Farm, Narrow Lane, Lawsonford** – Construction of horse exercise pen

**Sandall House Farm, Narrow Lane, Lawsonford** - Variation and deletion of conditions on planning permission W98/1384 (construction of exercise track) Condition 2 to read "the use of the exercise track shall be carried on only by the owners of Sandall House Farm and shall be restricted to horses permanently stabled at the premises". Condition 3 to be deleted (the use of the track shall be for private purposes only and not related to any commercial activity)" Condition 4 to read "the use of the exercise track for the purposes hereby permitted shall be restricted to the hours of 0800 to 1900 Monday to Saturday and at no time on Sundays" No further details received from WDC at issue of agenda. **See Minute 90 above.**

**92.c Other Planning and/or enforcement matters:**

**Grange Farm, Pinley** – Update from Cllr. Mrs Clarke /WDC on continued planning breaches. WDC had confirmed that they would be issuing a Planning Contravention Notice in respect of the continued breach of planning conditions regarding traffic movements outside permitted hours. Clerk to continue to monitor.

**Oaktree Wharf, Lapworth Street, Lawsonford** – Mobile home moved on to site. WDC Enforcement have carried out site visit and issued Planning Contravention Notice requiring occupiers to explain the situation on site (21 day notice).

**Update from WDC 03 Sept 2010. Update requested 01 November 2010. No response received at date of agenda.**

**Cumsey Lodge Stables.** LDC Application. Concerns regarding progress and time constraints. Letter sent to WDC expressing concerns 17 February 2010. Second letter sent 17 March 2010 and 17 April 2010. Email received from Mr Gary Fisher WDC dated 16 June 2010. **No update at issue of agenda. See Minute 90 above.**

**Brookfurlong Farm, Lawsonford** – ENF/150/18/10. Planning Contravention Notice to be issued.

**Brookfurlong Farm, Lowsonford.** Concerns regarding split of site and p.p. for new dwelling – Letter sent to WDC as above. Follow up letter sent as above 17 March 2010 and 17 April 2010. Email received from Mr Gary Fisher WDC dated 16 June 2010.

**Brookfurlong Farm, Lowsonford** – Queries received from residents regarding Show Jumping League to take place every weekend from 1<sup>st</sup> May until end October and on Wednesday evenings. Referred to WDC Enforcement Team for investigation of planning situation. Email received from Mr Gary Fisher WDC dated 16 June 2010. No update at issue of agenda.

### **93 Parish Plan**

93.a Update to include :

- Playing Field access – **Cllr. Browett to report on final meeting with Contractor.** Cllr. Browett confirmed that he had met with Steve's Industries on site to establish details of work (including the use of a metal gate instead of wood to match the kissing gate) Cllr. Browett reported that work was scheduled to be carried out at the end of November and that he had also spoken to Mr. John Caldwell (adjacent neighbor) and confirmed that Mr. Caldwell was happy with the plans. Clerk confirmed that she had spoken to Mr. Peter Fish Rowington PCC and that he had confirmed that he was happy for the work to proceed. Cllr. Browett to investigate possibility of erecting a highway mirror near to the Old Vicarage to help vehicles leaving the church car park.
- Bus shelter at West of St Laurence. **Cllr. Lickorish to report on meeting with Mr. Peter Hallam WCC.** Cllr. Lickorish reported that following discussions with Mr. Hallam it had been suggested that Cllr. Lickorish speak to the bus company and establish which locations for a shelter would be acceptable to them. Further details to be discussed at next meeting and quotes to be obtained for hardstanding base bat that time.

### **94 Localities Forum**

94. a Meeting 28 October 2010 at Committee Room 2, Shire Hall, Warwick (**Cllr. Bevins / Cllr.Lickorish**). Report on Action

Points in Circulation File.

94.b Warwick Rural West Community Forum – Extraordinary Meeting 02 December 2010. Committee Room 2 Shire Hall,

Warwick at 7.30pm. Noted.

95.c WCC Details on change of staff for Community Forum (Copy in Circulation File). Details noted. New contact Ali Williams on 01926 456683 [alisonwilliams@warwickshire.gov.uk](mailto:alisonwilliams@warwickshire.gov.uk)

### **96 Rowington and Lowsonford Village Halls**

96.a Report if any (**Cllr. Cooper**). Cllr. Cooper reported that a decision had now been agreed on the erection of a storage unit and work was to go ahead on storage facilities for the Computer Class within the hall. Clerk confirmed that she had made contact with Mr Stephen Williams and asked him to make contact as soon as required funding as offered by the PC. (£500). Cllr. Cooper also reported that mention had been made of approaching the PC for further funding in connection with the BT Broadband facility at the village hall. Agreed that this should be considered under forthcoming budget discussions.

### **97 Highways, Footpaths and Transport**

97.a Matters reported and arising

- Footpath SD169 reported to WCC and response received confirming that they would address problems
- Lying water outside Penwood, Lowsonford reported to WCC. WCC Jetter had come across tree roots in the drain run and it had been necessary to carry out excavations under the driveway and replace pipework. Work had been carried out successfully and Cllr. Mrs. Swain confirmed that it had been an excellent job.
- Wooden posts at Pinley Green triangle (Cllr. Browett). Cllr. Browett reported that he had carried out a repair to one of the rotted wooden posts at Pinley Green Triangle.
- New Grit Bins required. Clerk to order.

### **97 Playing Field**

97.a. Playing Field Inspection Reports (**Mr R Morton / Cllr.Bevins / Cllr. Cooper**) to include details of damage to notice

board and fencing week commencing 25 Oct 2010. Clerk confirmed that Mr Richard Morton had repaired the notice board whilst on site. Clerk to speak to Steve's Industries about clearing of algae from surfaces under the swings and blowing the rubber crumb back into position.

97.b RoSPA Annual Inspection Report dated 13 September 2010. No issues raised by RoSPA other than need to clear green algae off the surface under the swings. Clerk to ask Steve's Industries to carry out this work.

**98 Meetings/Training Days attended/forthcoming**

- 98.a 29 Oct 2010 WDC Supper for Chairmen and Clerks (or Deputies) of Parish and Town Councils in Warwick District. Town Hall, Leamington Spa at 6.45pm. Chairman and Mrs. Cooper Attended. Chairman reported that there had been an informative discussion on the Sustainable Communities Paper as referred to by Chairman of WDC Cllr. Bertie MacKay during his visit to the PC last month.
- 98.b 04 Dec 2010 WDC Chairman of WDC Councillor Bertie MacKay. Chairman's Christmas Concert. Town Hall, Leamington Spa 7.30pm. To raise funds for the Chairman's two charities – the 2<sup>nd</sup> Warwick Sea Scouts and the Rural Stress Helpline.

**99 Correspondence**

- 99.a 15 Oct 2010 WDC Details of Travel Tokens Scheme (Details on notice boards and in circulation file )Noted
- 99.b 19 Oct 2010 WDC Deputy Chief Executive. Andrew Jones. Letter confirming appointment of Andrew Jones as Monitoring Officer and Graham Leach as Deputy Monitoring Officer following the retirement of Robert Inman (details in Circulation File). Noted.
- 99.c 04 Nov 2010 Copy of letter from Lawsonford Conservation Society to WDC regarding formal complaint – Sandall House Farm planning matters. Noted – copy in Circulation File.
- 99.d Circulation Envelope:  
CAVA Connect Oct 2010; Rural Housing Alliance – Affordable Rural Housing; WALC Newsletter ADH\91; Details of Rural Action West Midlands meeting 22 Oct 2010 – Big Society Concept (WALC); Copy correspondence from Lawsonford Conservation Society to WDC.

**100 Finance**

100.a. Paid during the month:

Severn Trent Water (Allotments)	20.05
Wrenco Limited – War Memorial Cleaning	235.00

100.b To be paid:

Clerk – salary and allowance	629.66	
Photocopying and Postage		c/f
Playsafety Ltd (RoSPA Inspection)		84.61
Richard Morton – Playing Field Inspections/repairs	110.00	

100.c Received:

Warwick District Council – Precept 2 <sup>nd</sup> payment	9,853.00
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Resolved that the above items of finance be approved. (NC/RB)

100.d Items for Consideration / Information.

- Budget 2011/2012 – items for consideration/inclusion. Working Party to meet on Friday 03 December at 3.00pm to discuss budget. Village Hall broadband and purchase of new grit bins put forward as items to discuss at that meeting.

101. Items for Future Agendas/Information

None

There being no further business the meeting closed at 9.55pm

**Next Meeting:  
Thursday 09 December 2010 at Rowington Village Hall**

Signed.....

Date.....