

YELLING PARISH COUNCIL

Minutes of the Meeting of the Parish Council held on 1st February 2023 **in the Village Hall at 7.30 p.m.**

Minute
Ref.

23.00 Apologies for absence:

Mr R. West, District Councillor, Mr S. Ferguson, County Councillor.

23.00.1 Present:

Miss K. Davies (Chair), Mr A. Fusco (Vice-chairman), Mrs S. Ascroft, Mr J. Peal, Mr C. Griffith, Mr T. Race and Mr G. Reilly-Lloyd.

23.01 Declarations of interest:

Mr Reilly-Lloyd declared an interest, (non-pecuniary), in respect of Item 8 and confirmed he would not participate in discussion or vote on the item.

23.02 Agenda Item 3: Public Open Forum

No parishioners present.

23.03 Agenda Item 4: Minutes of the Parish Council meetings of 20th October, 8th November & 22nd November 2022

The minutes of the above meetings were read. It was proposed by Mr Race, seconded by Mrs Ascroft and agreed unanimously that they were an accurate record of the meetings and signed by the Chair.

23.04 Agenda Item 5: Matters arising from the minutes of the previous meetings

23.04.01 Planning Applications: HDC determinations

- Application 22/02092/FREE - Church of the Holy Cross: Approved
- Application 22/01500/FUL - Tower Farm & Stables: Approved at the Development Management Committee meeting of 21st November but conditioned as to use following the Council's representations of 24th November 2022.
- Application 22/02120/HHFILO - 10 Bridle End - Withdrawn
- Application 22/01760/HHFUL - 5 Thatchers Close: Approved
- Application 22/00916 - Pencroft Farm, Bridle End: In progress

23.04.02 The Chair noted that all other matters arising would be covered by items

on the meeting agenda and could be considered accordingly.

23.05 Agenda Item 6: Verbal reports from County and District Councillors (if in attendance)

Neither Mr West or Mr Ferguson were in attendance but Mr West had provided a written report to the Clerk commenting on:

- The judicial review of the A428 Development Consent Order;
- The Oxford to Cambridge Pan Regional Partnership
- NATS/Luton Airport flight path implementation;
- East West Rail
- HDC's service levels in respect of planning applications.

23.06 Agenda Item 7: Planning application 22/01991/FUL - Yelling Baptist Chapel, 59 High Street - Construction of mezzanine floor

The Chair confirmed that the members of the Council had had the opportunity to review the documentation associated with this application for the construction of a mezzanine floor to increase seating capacity for additional church visitors.

It was noted that:

- the Church is not widely used by residents of the village so the members of congregation tend to travel from other areas by private car;
- parking at the site is already at a premium which often leads to overspill into the immediate vicinity;
- the application notes that there are 18 existing car parking spaces and that there is no intention to increase this number.
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After discussion, it was proposed by Mr Fusco, seconded by Mr Peal and carried unanimously to recommend refusal as the limited parking in combination with a vulnerable corner location creates highways safety concerns.

In reaching this recommendation, the Council determined that a number of inaccuracies and inconsistencies in the Design, Access & Heritage Statement provided on behalf of the applicant should be brought to the attention of the District Council's planning officer as they may impinge on the consideration of the proposal.

23.07 Agenda Item 8: Planning application 23/00169/TREE - 176A High Street - Pruning work to protected trees

The Chair confirmed that the members of the Council had had the opportunity to review the documentation associated with this application for works to reduce the height and spread of two protected trees by approximately two metres to previous pruning points.

It was noted that the works are timely maintenance actions both to prevent the spread of the crowns of the trees into each other and to dominate their surroundings.

After discussion, it was proposed by Mr Race, seconded by Mr Griffith and carried unanimously, (Mr Reilly-Lloyd not participating), to recommend approval.

23.08 John Bownass joined the meeting at 19.50 by invitation to present details of traffic statistics under Agenda Item 9.

23.09 Agenda Item 9: Traffic management strategy plan

(a) A428 Highways England Development Consent Order application - Judicial Review & Update

- Construction intended to start in December 2022 has been delayed following an application, (by Transport Action Network), for a judicial review of the decision to grant the Order. This will need to be heard in the High Court.

(b) Toseland crossroads & resurfacing of Toseland Road between A428 and crossroads

- The potholes at the junction with the A428 had been partially attended to but additional works were required. The Chair agreed to make appropriate representations to Mr Ferguson and Cambs CC's Local Highway Officer, Maciej Adamczyk.
- The situation about whether the works to install the countdown markers at the crossroads should have included repainting the white lining still needed to be clarified and followed up as appropriate.

(c) Traffic statistics

- Mr Bownass provided a comprehensive review and analysis of the volume and speed statistics for recent periods.

Before leaving the meeting at 20.15, Mr Bownass also provided an update on the progress of the registration of the Clay Pits land which is recorded under Item 16 below.

23.10 Agenda Item 10: Footpath, footway and carriageway matters

(a) Village drainage maintenance - Update

- Mrs Ascroft advised that a camera survey of the drain had been completed. The contractor had advised that he would recommend

replacement of the drains to Cambs CC's Local Highways Officer. The main problem creating the blockages appears to be the root system of the willow tree adjacent to the entrance to the Equestrian Centre.

- Mr Peal advised that he had spoken to the owner of the stables who was happy to bear the costs of having the tree removed but this would be complicated as it would require the road to be closed but this could be arranged by an appropriate contractor.
- Mrs Ascroft noted that there had been no flooding for some years so it might be more appropriate to monitor the situation for a further period.

(b) Quotation for repairs to bridge and repainting

- Mr Race advised that Mark Tickner, the occupant of 10 Bridle End, was a potential contractor and he would approach him for interest and quotations.

(c) Quotations for repainting of dragon's teeth & white lining at eastern village approach

- It was noted that Cambs CC's Local Highways Officer would need to be consulted and the Clerk would make some initial enquiries.

(d) Replacement of rotten post at cricket field kissing gate

- This has been outstanding since last summer without making much progress with Cambs CC without a Rights of Way Officer in post. The Chair agreed to contact Mr Ferguson for assistance.

(e) Repairs to sections of bridge on footpath from centre of village

- Despite repeated reports to Cambs CC there had been no progress with these so the Chair agreed to also raise this with Mr Ferguson.

23.11 Agenda Item 11: County broadband: Full fibre service - Update

Mr Peal reported that the subscription target of 25% which would enable the provision of the full fibre service throughout the village had been met. There was no indication of the timetable for installing the necessary infrastructure but County Broadband's proposals suggested this might take up to a year.

23.12 Agenda Item 12: Ox-Cam Arc & Oxford-to-Cambridge Pan Regional Partnership (PRP) - Update on developments

It was noted that the Government's had recently announced support for

the establishment of an Oxford to Cambridge Pan Regional Partnership. This unlocks £2.5m of funding to “support its priorities in delivering sustainable growth and environmental enhancements for the region”.

Some concerns have been expressed over whether this could mean a return to the proposals for housing development on the Ox-Cam Arc for which support was withdrawn last year.

It was agreed to monitor developments.

23.13 Agenda Item 13: National Air Traffic Services - Luton Airport stacking pattern

- The Chair agreed to contact Rob Payne of RELAS regarding the terms of hire of the noise monitoring equipment;
- The contents of a report of actual and intended actions by Anthony Browne MP opposing the proposals were noted;
- A public meeting was to be held at Little Gransden Village Hall on 23rd February hosted by Stephen Ferguson, members of RELAS and local MPs. It was agreed that this should be circulated on ‘Your Yelling’ to make parishioners aware and generate support.
- The need for an effective complaint strategy had been previously noted following difficulties residents had experienced in having representations recorded by the relevant authorities at NATS and Luton Airport. It was hoped that this would be covered by RELAS at the above public meeting.

23.14 Agenda Item 14: Coronation of King Charles III

The possibility of holding events to celebrate the coronation was understood to be being considered by the Village Events Committee and Social Club.

It was agreed that the Council would look into whether it could provide all households with a memento to commemorate the event. Mrs Ascroft agreed to look into a range of options and advise further in due course.

23.15 Agenda Item 15: Yelling Cricket Club: Vacation of cricket field - Update

It was noted that as Yelling Cricket Club was no longer active, the lease of the field had formally been terminated

23.16 Agenda Item 16: Registration of Clay Pits land - Update

As noted under Minute 23.09 above, Mr Bownass had provided the following update:

- The Chair thanked Mr Bownass for continuing to progress this on behalf of the Council and his efforts to date

It was proposed by Mr Race, seconded by Mr Griffith and carried unanimously that the following accounts be approved for payment;

- 23.18 Agenda Item 18: Items for future consideration - (for information only)

23.19 The meeting closed at 21.15.