



NAPTON PARISH COUNCIL MEETING
Monday 8th August 2016
Napton village hall 7.30pm

1. Present: Napton Parish Councillors, Linda Gooderham, John Veasey, Richard Woodcock, Jackie Alsop. Gordon Clarke. Parish Clerk, Jayne Warman.

2. Apologies for Absence: Cllr John Appleton Cllr Chris William

3. Declaration of Personal or Disclosable Pecuniary Interests: Cllrs Alsop & Gooderham declared an interest in item 7b

4. Comments and Questions from the Public:

It was noted that the footbridge between the Folly and Southam has still not been replaced despite several complaints and the issue having been drawn to the attention of WCC Rights of Way 12 months ago. Cllr Clarke undertook to raise the issue with Patch Byrne again.

A resident provided information relevant to planning application 16/02351/FUL. Detail below.

5. Minutes of the meetings of 4th & 18th July 2016.

These were approved and signed by the Chair

6. Napton Sports Association – refurbishment of tennis courts (the Chair agreed that this item could be taken before the planning applications)

Representatives of NSA attended the meeting and started by thanking the Parish Council for its support in providing and maintaining the sports facilities up to now. However, it also recognises that there would be benefits to both parties if the arrangements for management and maintenance of the site were formalised.

It was agreed that the tennis courts have now reached the point where they require refurbishment. 3 quotes have been received and these were discussed at the meeting on 4th July.

It was therefore proposed by Cllr Woodcock (seconded by Cllr Veasey) that the Parish Council, as owners of the site, place an order for the work required with the preferred contractor Charles Lawrence (£17,225 + VAT). All in favour.

It was also agreed that NSA and the Parish Council would work together to devise a new arrangement which sets out the responsibilities of both parties. NSA stated that their preferred option would be for them to operate and maintain the site for the owners i.e. NPC and that this agreement would involve the payment of a rent which would take account of/reflects NPC's capital investment in the site.

It was suggested that this should take no longer than 3 months and that NPC should explore the possibility of resolving this issue and that of the lease arrangement on Granton Playing Fields at the same time, thus hopefully saving on legal fees.

7. Planning applications and decisions (Stratford District Council)

A. Ref: 16/02188/FUL

Proposed: Conversion of roof above existing garage to create bed sit and en-suite shower.

Location: Hillanhi Farm, Brickyard Road, CV47 8NT

Applicant: Mrs Justine Jordan

Whilst some inconsistencies were noted in the application there were not considered material as they do not impact on the community.

Cllr Woodcock proposed that the application be supported.

Seconded by Cllr Veasey. All in favour.

Planning reason – no negative impact on the environment

B. Ref: 16/02313/FUL – Cllrs Alsop and Gooderham declared an interest in item and both left the room.

Proposed: Demolition of existing garage and erection of garage with office above

Location: Napton Post Office, New Street, CV47 8LR

Applicant: Napton Village Stores

The relocation of the existing garage was perceived as being beneficial to the adjacent property.

Cllr Woodcock proposed that the application be supported

Seconded by Cllr Clarke. All in favour.

Planning reason – support of a local business

C. Ref: 16/02351/FUL

Proposed: Construction of 2 bedroom bungalow in connection with agricultural business to replace existing caravan

Location: Top Tomlow Meadows, Tomlow Road

Applicant: Mr James Potter

A Parishioner provided useful insight into the current and previous use of the site:-

- There are a small numbers of animals on the site and this does not appear to be a long term arrangement despite this being stated in the application.
- There are currently 10/12 skips on the site plus a number of disused vehicles.
- There is no evidence that there has ever been a caravan on the site nor that Mr Potter has slept there during calving.

There is anecdotal evidence that the land has previously been used by the owner as a site for dumping waste.

The application describes the proposed building as a “market house” which implies that it is not planned as a residence for anyone associated with an agricultural business.

Cllr Gooderham proposed that the application be rejected

Seconded by Cllr Veasey. All in favour.

Planning reason – there is insufficient evidence that there is a genuine agricultural need. The proposal does not comply with NPPF 55 (development in open countryside) nor with the core strategy policy AS10

D. Ref: 16/0223/LBC

Proposed: Replace the existing front door (c1988) with one that represents the door that was in situ c1920 and to repair/renovate and paint the existing moulded wood doorcase.

Location: Leeson House, High Street, CV47 8LP

Applicant: Ms Mellonie Ward

Cllr Alsop proposed that the application be supported

Seconded by Cllr Woodcock. All in favour.

Planning reason – the replacement door would enhance the architectural integrity of the village.

E. Ref:16/02300/LDE

Proposed: Confirmation that land has been used as garden for continuous period of 10 years or more

Location: Oakwood Cottage, School Hill, CV47 8NN

Applicant: Mr William Watson

Cllr Woodcock reported that he owns land adjacent to the property in question but as no decision was required it was felt there was no conflict of interest and he remained to take part in the debate.

None of the Councillors nor public could provide any definitive information about how the land had been used over the past 10 years and so it was felt that a response of “no comment” was the only possible course of action.

Proposed – Cllr Veasey

Seconded – Cllr Alsop

All in favour with the exception of Cllr Woodcock who abstained.

8. Dates of Forthcoming Meetings

15th August

5th September

3rd October

The meeting closed at 8.25pm

Signed

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