

Welton Parish Council

Minutes of Meeting held 17th March 2015 at 7:00pm

Present were Councillors Peck (in the chair), Banks, Boyle, Gill, Roberts, Rockett, Walker & Wood. Also in attendance was the Clerk, Ward Cllr. Abraham and three members of the public.

719. Public Forum

Mr Pierce spoke in support of the application at Welton Hall. The Hall is too much for one family to take on as a home and permission has been given to split it into three apartments. This still leaves extensive grounds which take a lot of maintenance and the proposal is to put a house on the footprint of an old glass house. He believed that the new house would be in keeping with the surroundings and barely visible from Dale Road.

720. Apologies

Apologies were received from Cllr. Fairweather.

721. Declarations of interest

None were declared.

722. Dispensation Requests

None had been received.

723. To receive the police report

The police report was noted.

724. To receive the Ward Councillors report

The application opposite the school is still pending a decision and this may not happen until after the election. The A63 junction is being looked at by the Highways Agency and there is no update as yet.

725. To approve the minutes of the previous meetings

Resolved – that the minutes of the meeting held on 17th February 2015 are a true record.
The resolution was proposed by Cllr. Walker and seconded by Cllr. Banks.

Resolved – that the minutes of the meeting held on 26th February 2015 are a true record.
The resolution was proposed by Cllr. Walker and seconded by Cllr. Rockett.

726. Clerks Report – to receive the report and discuss any matters arising not otherwise on the agenda

The report was noted.

727. Finance

a. To review the Risk Assessment

The assessment was reviewed; some actions are going ahead eg regular checks on trees. It was agreed to get a quote to insure the property ie bins, noticeboards etc and then have six monthly reviews of the risk register.

Resolved – that the assessment be accepted and that quotes for insurance of property be sought.
The resolution was proposed by Cllr. Roberts and seconded by Cllr. Gill

b. To agree the internal Auditor

The quote was noted and it was agreed that Rackhams would do the internal audit

Resolved – that Rackhams will do the internal audit
The resolution was proposed by Cllr. Gill and seconded by Cllr. Boyle

- c. To agree whether to allocate any Reserves
It was recognised that the year-end figures will show a large amount in reserves but that a large chunk of this would be used in the Mill Dam refurbishment. It was agreed to allocate £20,000 of reserves to work on the Mill Dam.

Resolved – that £20,000 of reserves be allocated to work on the Mill Dam
The resolution was proposed by Cllr. Boyle and seconded by Cllr. Walker

- d. To consider quotes for Top Green kerbing
One quote had not been forthcoming but it was agreed to avoid further delay and get the work done.

Resolved – that Warcup's install kerbs around the Top Green at a cost of £3579
The resolution was proposed by Cllr. Wood and seconded by Cllr. Walker.

- e. To consider the quote for tree maintenance
Wold Trees had prepared quotes for a variety of work on trees on the common land in the parish, including a quote to do an annual inspection and report. The area of trees to the West of Melton pond appears to be on private land – the Clerk to establish who owns it. It was agreed to go ahead with the quotes for work on common land/village green only.

Resolved – that the quotes for work to trees on Parish Council maintained land be accepted.
The resolution was proposed by Cllr. Rockett and seconded by Cllr. Wood.

- f. To consider the quote for the Mill Dam project (Stage One: getting water quality solutions)
It was felt that the report needed to provide solutions rather than information on the causes of the algae and give the Council the ability to go out to tender on the chosen solution. It was agreed to accept the quote but have a meeting up front to ensure that the output will be what is wanted.

Resolved – to accept the quote from Mason Clark to move forward in finding solutions to the algae & silt problems and to have a meeting before work commences.
The resolution was proposed by Cllr. Gill and seconded by Cllr. Rockett

- g. To approve the payments listed below:

i. £ 566.64	Helena Crutchley	Salary & allowance (Standing order)
ii. £ 11.96	Orange	Phone (Direct Debit)
iii. £ 11.99	G. Latter	Email account annual fee
iv. £ 118.00	The Society of Local Council Clerks	SLCC Membership
v. £ 66.12	Petty Cash	
vi. £ 15.00	Michael Lee	Pond Work

Resolved – that the payments be approved
The resolution was proposed by Cllr. Rockett and seconded by Cllr. Boyle.

- h. To approve the receipts listed below:

i. £ 3.12	Feb Interest (Savings account)
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The receipts were noted.

728. Planning – to agree a response to the following consultations:

- a. 15/00551/PLF Land North East of Welton Hall, Dale Road Erection of a dwelling and associated works
There was a discussion which included an argument for for rejecting the application on the basis that the setting of the Hall within its grounds is intrinsic to the importance of its listing, its place in the conservation area and its positive contribution to Welton. There was concern at the cumulative effect of selling off the lodge, coach house and now this

plot. Others argued that this was a better solution than the prospect of the whole grounds being sold to a developer or the plot returning to a bad state of repair.

Resolved – that the application be supported

The resolution was proposed by Cllr. Walker and seconded by Cllr. Wood

- b. 15/00367/PLF Welton Lodge, 2 Dale Road Erection of 2.3m high gates at front
 - c. 15/00368/PLB Welton Lodge, 2 Dale Road Conversion of roof space to create additional living accommodation and erection of 2.3m high gates at front
- 15/00367/PLF & 15/00368/PLB were considered together. It was agreed to support them.

Resolved – that a response be returned supporting the applications.

The resolution was proposed by Cllr. Gill and seconded by Cllr. Roberts.

- d. 15/00351/PLF Youth Centre South Hunsley School & Sixth Form College, 41 East Dale Road Change of use of existing youth centre (Sui Generis) to a temporary primary school (Class D1) and associated works
- There was some discussion on parking and traffic problems. It was agreed to make the suggestion that the gates are closed at 8:30 to prevent parents parking on the site.

Resolved – that a comment suggesting that the gates are closed at 8:30 to prevent parking on site by parents, be sent.

The resolution was proposed by Cllr. Walker and seconded by Cllr. Peck.

- e. 15/00477/PLF 3 Fairfield View, Welton Erection of first floor extension to side and single storey extension to rear

Resolved – that a response be sent that echoes the request to match bricks and to make good any damage to landscaping.

The resolution was proposed by Cllr. Roberts and seconded by Cllr. Gill

- f. 15/00467/PLF 32 St James Road Erection of single storey extension at rear

Resolved – that a response of 'No comments' be returned.

The resolution was proposed by Cllr. Gill and seconded by Cllr. Rockett

- g. 15/00478/TELCOM Pool Bank Layby, A63 Melton Interchange to Welton Interchange Installation of 1 no. 12m high monopole with 2.7m high omni antenna and 2 no. equipment cabinets
- It was noted that the plans were not using the current layout of the layby so it was agreed to raise no objections but to echo other respondents concerns on actual placement.

Resolved – that a response expressing concern that the position was not clear due to the use of out of date maps, be sent

The resolution was proposed by Cllr. Boyle and seconded by Cllr. Rockett.

729. To consider the proposed change to the Footpath Definitive Map

Resolved – that the proposals be supported.

The resolution was proposed by Cllr. Walker and seconded by Cllr. Banks.

730. To consider the Yorkshire Wolds Management Plan and agree any comments or action

Resolved - that the response be that Council note the plan and appreciate ongoing consultation

The resolution was proposed by Cllr. Gill and seconded by Cllr. Boyle

731. To agree any response to the Flood Risk Consultation

The consultation was noted but it was agreed that no response was necessary.

732. To consider progress of the Community Led Plan

There is an initial meeting of the Chair, Vice Chair, Cllr. Roberts and Dave Hickling tomorrow (18th March) – it was agreed to put the matter on the next agenda.

733. To agree whether to replace, and/or add to, the noticeboards in Melton

The existing board on Reynold Close is falling apart and it was felt that one was also needed south of the A63 on Brickyard Lane. The Clerk to talk to Highways Agency about the possibility of putting one on the NW corner of the roundabout where Brickyard Lane meets Monks Way.

Resolved – that up to two double noticeboards be ordered; one for Reynolds Close and a possible one for Brickyard Lane, if the landowners agree.

The resolution was proposed by Cllr. Rockett and seconded by Cllr. Wood.

734. To agree whether to install a grit bin at St Helens

It was noted that the land belongs to East Riding Council and that the responsibility lies with housing – the Clerk to write to them and point out that a need for a grit bin has been identified.

735. To agree whether to update the website

It was suggested that the website should be something that can be easier to update, a document repository, include use of social media and be more accessible (in line with the DDA). Concerns were expressed on the potential cost and the use of the Clerk's time if all updates were made through her. It was agreed that the requirements need to be understood – Cllr. Roberts will put together an initial proposal for discussion.

736. To note correspondence received

- a. Citizens Advice Bureau contribution request

It was agreed that the Clerk write and advise them to apply through the grant scheme.

737. To receive any other items for note or future agendas

Nothing further

738. To confirm the date of the next full Council meeting as April 21st

It was also noted that the Annual Parish Meeting is on April 1st.

The Chairman declared the meeting closed at 8:50pm