

# Welton Parish Council

## Minutes of Meeting held 17<sup>th</sup> Sept 2019 at 7:00pm

Present were Councillors Thane (chair), Fairweather, Rockett, Banks, Gill, Boyle, Walker,  
Also in attendance was the Clerk

### 1868. Public Forum

The Chairman welcomed Elaine Skinn who is hoping to become a Parish Councillor. Elaine stated her interest in Conservation and the fact her address is within the 3 mile boundary.

Two residents who entered the meeting 7.27pm reported speeding traffic through the village and in particular Kidd Lane. The 20mph speed limit is regularly broken and in addition the speed limit of 30mph near the school is also regularly broken.

Both residents commented on the untidiness of the footpath on Kidd Lane leading from Hall Walk. Cllr Walker suggested contacting East Riding of Yorkshire Council in terms of speeding on highways and in addition the footpath will be the responsibility of the ERYC. Residents were thanked for bringing it to the attention of the PC.

### 1869. Apologies

Cllr Abraham and Cllr Peck.

### 1870. Declarations of interest

Cllr Fairweather and Cllr Thane expressed a non-pecuniary interest in item 1885 as trustees of the Memorial Hall.

### 1871. Dispensation Requests

None had been received.

### 1872. The meeting was closed to public on the grounds of confidentiality

### 1873. To consider the application of co-option to the Council of Elaine Skinn and decide how to proceed

Cllrs discussed the letter received from Elaine Skinn and welcomed the interest in becoming a Councillor.

**Resolved** – that Elaine Skinn be co-opted as Parish Councillor

The resolution was proposed by Cllr Boyle and seconded by Cllr Walker

### 1874. The meeting was opened to Public

Cllr Skinn re-entered the meeting and signed an acceptance of office Form

### 1875. The meeting was closed to public on the grounds of confidentiality

### 1876. To hear a report from the working group established to appoint a new Clerk and vote to confirm to offer the job to the person recommended

A high number of applications were received and the four interviewed were of a high calibre. The recruitment working group made a recommendation to appoint Catherine Train who has an existing Clerk role and lives locally.

Cllr Fairweather suggested giving feedback to all those unsuccessful applicants that returned applications

**Resolved** – that Catherine Train be offered the position as Parish Clerk subject to references.

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

Authority to offer the role to another suitable candidate was also agreed if Catherine Train does not accept.

## **1877. The meeting was opened to Public**

## **1878. East Riding of Yorkshire Councillor's report**

Cllr Walker reported the following:

Cllr Walker and Cllr Abraham attended the Strategic Planning Meeting and spoke against the 24hour opening retrospect planning application which was refused. The other wood burning application was approved. In regard to the live rentals application the committee was mindful of the noise but this was approved. No statutory bodies have complained in regard to odour levels from Transwaste but the Environmental Agency have a 24 hour helpline for complaints. The Heron Lorries overnight humming noise due to refrigeration has received lots of complaints from residents.

Two residents entered the meeting 7.27pm and were allowed to speak to the meeting. See Item 1868.

## **1879. Approval of the minutes of the previous meeting**

**Resolved** – that the minutes of the meeting held on 20<sup>h</sup> August 2019 were agreed as a true record

The resolution was proposed by Cllr Gill and seconded by Cllr Thane

## **1880. Clerks Report received and matters arising.**

The clerk report was received and all items were noted and accepted.

Cllr Gill discussed Welton Mill Dam and suggestions made from residents and the previously agreed working group to take forward a solution to the Mill Dam issues with Algae. The working party is still to meet with residents, Cllr Gill and Cllr Rocket to form part of the working party and the Clerk to write to the residents who originally wrote to the Council.

## **1881. Finance**

- a. To consider Grant application received from Welton, Melton and Wauldby Memorial Club and agree further action including approval of payment if appropriate.

The PC discussed the grant application received. It was suggested that the club needs to apply to the Trustees first and also the PC wished to ascertain if the railings were part of a bigger plan.

**Resolved** – Reply to the Club asking that a more detailed plan, photos and planting should be submitted and also that they discuss the matter with the Memorial Hall Trustees. Planning permission may also be required.  
The resolution was proposed by Cllr Walker and seconded by Cllr Fairweather

b. The following contractual payments listed below were noted:

i.	£	11.00	Mobile Phone (Direct Debit)	EE
ii.	£	450.12	Clerk September Pay	Catherine Law
iii.	£	155.44	Clerk September Pension	ERYC
iv.	£	116.40	Clerk September Tax	HMRC

c. The following payments listed below were approved:

i.	£	60.00	Clerk recruitment advertising	ERYC
ii.	£	54.00	Planning Training	ERNLLCA
iii.	£	4,074.00	Purchase of land at Gibson Lane, Melton Hamers Solicitors	

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

To note receipts listed below:

£	9.44	August savings Interest	HSBC
---	------	-------------------------	------

## 1882. Planning

a. A response was agreed to the following consultations:

- i. 19/02910/PLF, Apartment 1 Welton Hall Dale Road Welton East Riding Of Yorkshire HU15 1PE, Erection of 2m high boundary fence and retaining wall (retrospective application) and construction of new vehicular access including alterations to fence and retaining wall  
<https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02910/PLF>

**Resolved** –To object to the planning application on the grounds that the proposed development would be detrimental to the safety of the highway posing a safety risk for traffic. The PC also object on the grounds that the proposed development is detrimental to the aesthetic of the conservation area. Kidd Lane is mentioned as an important area in the Welton Conservation Area Appraisal and as such this proposed development would be an urban intrusion and is not in keeping with the conservation area.

The resolution was proposed by Cllr Gill and seconded by Cllr Walker

- ii. 19/02911/PLB, Apartment 1 Welton Hall Dale Road Welton East Riding Of Yorkshire HU15 1PE, Erection of 2m high boundary fence and retaining wall (retrospective application) and construction of new vehicular access including alterations to fence and retaining wall

<https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02911/PLB>

**Resolved** –To object to the planning application on the grounds that the proposed development would be detrimental to the safety of the highway posing a safety risk for

traffic. The PC also object on the grounds that the proposed development is detrimental to the aesthetic of the conservation area. Kidd Lane is mentioned as an important area in the Welton Conservation Area Appraisal and as such this proposed development would be an urban intrusion and is not in keeping with the conservation area.

The resolution was proposed by Cllr Gill and seconded by Cllr Walker

- iii. 19/02769/PLF, Erection of single storey extension to rear, 25 Melton Bottom Melton East Riding Of Yorkshire HU14 3HU

<https://newplanningaccess.eastriding.gov.uk/newplanningaccess/PLAN/19/02769/PLF>

**Resolved** – to agree to planning application

The resolution was proposed by Cllr Banks and seconded by Cllr Gill

- b. To note the following decisions:

- i. 19/01617/PLF Erection of a general purpose farm building, Little Wauldby Farm Swanland Dale Swanland East Riding Of Yorkshire, HU14 3RA

**PC Response:** No objection to planning

**ERYC:** Planning Permission granted

- ii. 19/01797/PLF Erection of single storey extension to side, 42 The Crescent Welton East Riding Of Yorkshire HU15 1NS

**PC Response:** No objection to planning

**ERYC:** Planning Permission granted

- iii. 19/01105/PLB Erection of an extension to rear and alterations of existing outbuilding to create a health and beauty spa (revised scheme of 17/02657/PLB) (retrospective), Barn House 29 Cowgate Welton East Riding Of Yorkshire HU15 1ND

**PC Response:** approve the planning application in principle subject to and in accordance with the conservation officer's recommendations in order to retain the historic character of the building to help preserve the heritage conservation of the local area.

**ERYC:** Planning permission granted

- iv. 19/01949/PLF, Erection of a single storey garage to side of existing garage, conversion of existing garage into additional living accommodation, construction of decked area with glass balustrade to rear and sun canopy over new seating area, Holly Gate 24 Welton Old Road Welton East Riding Of Yorkshire HU15 1NU

**PC Response:** No objection to planning

**ERYC:** Planning Permission granted

- v. 19/01820/PLF, Erection of single storey extension to rear, conversion of existing garage to office space including construction of bay window and erection of detached double garage, Rosewood Lodge 2B Melton Old Road Melton East Riding Of Yorkshire HU14 3HP

**PC Response:** No objection to planning

**ERYC:** Planning Permission granted

- vi. 19/01820/PLF, Erection of an extension to rear and alterations of existing outbuilding to create a health and beauty spa (revised scheme of 17/02657/PLB), Barn House 29 Cowgate Welton East Riding Of Yorkshire HU15 1ND  
**PC Response:** approve the planning application in principle subject to and in accordance with the conservation officer's recommendations in order to retain the historic character of the building to help preserve the heritage conservation of the local area.  
**ERYC:** Planning permission granted
- vii. 19/02008/PLF, Erection of two storey extensions to sides, alterations to roof including increase of ridge height and roof pitch to allow for loft conversion, erection of dormer extensions and juliette balcony to rear, installation of roof lights to the front and rear and alterations to front and rear elevations, 2A Temple Close Welton East Riding Of Yorkshire HU15 1NX  
**PC Response:** No comment  
**ERYC:** Planning Permission granted
- viii. 19/01616/STOUT, Outline - Erection of Qdos Technical College, Qdos Careers Hub, Children's Day Nursery and Residential Development (Access to be considered), Land At Melton Bottom Quarry Welton Old Road Welton East Riding Of Yorkshire  
**PC Response:** Strongly object to planning application  
**ERYC:** Refuse planning application
- ix. 19/00156/PLB, Replacement of first floor windows to side, internal alterations including lowering height of the first floor (retrospective application), Barn House 29 Cowgate Welton East Riding Of Yorkshire HU15 1ND  
**PC Response:** Approve planning application subject to supporting the views of the Conservation Officer  
**ERYC:** Planning Permission granted

**1883. To consider the purchase and placement of dog waste bins and bag dispenser.**

PC discussed concern over them becoming full and also required more information. As such the item was deferred to next meeting.

Two residents left the meeting 8.10pm

**1884. To agree the signing and witnessing of the Deed of transfer to purchase land at Gibson Lane**

The Deed of Transfer documentation was signed and witnessed.

**1885. To receive a report from the Memorial Hall Trustees**

Cllr Thane wrote to the Trustees to report back regarding the decision made at last month's full council meeting. A response has been received by the Dave stating the disappointment with the decision and wanting to continue with the transfer to CIO. A court order could be obtained to remove the PC role. Cllrs discussed the fact that the PC are happy to work through the paper plans and felt that the PC have not held them back from any developments regardless of ownership. Councillors discussed the rationale behind the decision in terms of reducing the risk as the PC is a statutory body and the reasons for transfer were not articulated clearly

enough by the Trustees. The PC were also mindful of the legal advice given to the PC previously.

The Memorial Hall Trustees AGM is on Tuesday 1<sup>st</sup> October, 7pm and it was acknowledged that a PC presence should attend.

**1886. To note correspondence received and agree any action required**

Correspondence received was noted. ERNLLCA conference is 15<sup>th</sup> November, Cllr Thane to attend, Clerk to book.

**1887. Items for note or future agendas**

- i. Dog waste bins
- ii. Resident request for Memorial Tree
- iii. AED training
- iv. HWRCC annual subscription renewal
- v. Response to Memorial hall trustee letter
- vi. Baroness Sanderson of Welton Peerage
- vii. Cllr Skinn, Cllr Rockett and Cllr Walker gave their apologies for the next meeting.

**1888. The future meeting dates were noted as follows:**

Next full Council 15<sup>th</sup> October 2019, 7pm

The Chairman declared the meeting closed at 8.35pm.