

## HAIL WESTON PARISH COUNCIL

### MINUTES OF THE GENERAL PARISH MEETING OF THE PARISH COUNCIL HELD ON 21<sup>st</sup> NOVEMBER 2017 IN HAIL WESTON VILLAGE HALL AT 7.30pm

#### PRESENT:

T Baker (TB)  
J Sugars (JS)  
P Mailer (PM)  
R Rowley Smith (RRS)  
M Lobo (ML)

#### IN ATTENDANCE:

The parish meeting commenced at 7.30pm. There were 8 members of the public who attended the meeting. District Cllr. Jonathan Gray attended the meeting and left following item 4.

#### ACTION

**171121-1 TO RECEIVE APOLOGIES AND REASONS FOR ABSENCE**  
Received from Cllr. P Wilkie and Cllr. J Gooch who had prior to the meeting indicated they would be absent due to personal reasons.  
CCC Cllr. Ian Gardener.

**171121- 2 TO RECEIVE ANY DECLARATIONS OF INTERESTS FROM MEMBERS** Received from TB with a Disclosable Pecuniary Interest regarding item 5.2.

**171121- 3 TO APPROVE and SIGN the MINUTES** It was proposed by ML, seconded by PM and RESOLVED by unanimous vote that the minutes were a true record and TB duly signed minutes from the meeting held on 17<sup>th</sup> of October 2017.

**171121- 4 OPEN FORUM and TO RECEIVE COUNCILLOR REPORTS**  
**CCC Cllr. Ian Gardener** –Newsletter: -  
<http://myemail.constantcontact.com/Cambridgeshire-County-Council-Member-Newsletter-November-2017.html?soid=1102102907030&aid=ZTLisRPHqBw>

A resident spoke on behalf of the “Preserve Hail Weston” group with regard to the need for the group and its findings following the groups initiative to gauge, in detail the opinion of Hail Weston in respect of Development site ID 053 Hail Weston. (Report attached herewith)

District Cllr. Jonathan Gray highlighted following residential support in Hail Weston that the recent activity conducted by villagers in response to HELAA consultation had been received by HDC.

A resident asked JG how HDC/CCC were involved with regard to the A1 Strategic Stage Report concerning the 3 options. The

resident sought confirmation that these Authorities would support Hail Weston in the future.

A resident enquired regard to communication between Cambridgeshire and Bedford Authorities in relation to planning matters. JG clarified whilst separate authorities with their own housing strategies where crossover/impact occurred a collaborative approach was adopted.

A resident asked if correspondence had been received from HD Planning. Clerk confirmed that correspondence had been received on 8.11.17 and as such on this agenda. Clerk confirmed receipt of a further email received on 21.11.17 which had been circulated to Councillors prior to the meeting. The resident asked for this to be read out. (Attached herewith)

A resident on behalf of the "Preserve Hail Weston" group spoke in response to this report stating whilst that the details as supplied in the report were helpful, that this detail had not set out in the original appraisal. The resident also stated that the use of the website name "hailwestoncommunitydevelopment.com" was erroneous and disingenuous. With 95% objection, this was manifestly not a Community Development.

TB closed the open forum at 8pm there were 8 members of the public that remained at the meeting.

**171121- 5 TO DISCUSS PLANNING APPLICATIONS: -**

Ref. No: 17/02197/EXTDET Extension to the rear (extends beyond the rear wall by 5.4m, max height 3.9m, height to eaves 2.6m).

Location: 5 Newtown, Hail Weston, St Neots PE19 5JU. It was proposed by TB, seconded by JS and RESOLVED by unanimous vote to **APPROVE** application.

Ref. No: 17/01160/LBC Alterations, repairs and improvements to Royal Oak Public House Location: The Royal Oak, 79 High Street, Hail Weston, St Neots PE19 5JW. It was proposed by JS, seconded by RRS and RESOLVED by unanimous vote to **APPROVE** application.

Ref. No: 17/02117/FUL Retention of Change of Use of Land to accommodate temporary covered storage for a period of 5 years Location: The Paddocks, Moor Road, Great Staughton. It was proposed by PM, seconded by RRS and RESOLVED by unanimous vote to **APPROVE** application.

Ref. No: 17/02347/HHFUL Make repairs to the barn building and convert into a garden room/office

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Location: 44 High Street, Hail Weston St Neots. It was proposed by PM, seconded by RRS and RESOLVED by unanimous vote to **APPROVE** application.

Clerk

Clerk to respond to HDC stating all material considerations adopted by HWPC were approved and no residential comments had been made to the PC either before or at the meeting.

### 171121- 6 FINANCE

1. It was proposed by ML, seconded by JS and RESOLVED by unanimous vote to Approve account balances and bank reconciliation November 2017. Account balances: Business Money Manager £40,236 Community a/c £3,601 and Community a/c £0.91. TOTAL £43,837

2. It was proposed by ML, seconded by JS and RESOLVED by unanimous vote to Approve payments on finance report dated November 2017:

J Abell Wages £444.99 November (£444.99 December)

Microsoft Office £50.00

J Abell £6 (£6 dog poo bags)

T & S grounds contractor 1 x cuts £225 (BACS)

J Sugars £155.10 playing field improvements

ESET security laptop £27.94

Street lighting maintenance £314.74

Clerk

3. Following discussion It was proposed by ML, seconded by PM and RESOLVED by unanimous vote to increase parish precept by 5%. ML agreed to review the budget format. Clerk to inform HDC.

ML  
Clerk

4. It was proposed by TB, seconded by ML and RESOLVED by unanimous vote to appoint RRS as third signatory on bank account. Clerk to circulate following the meeting.

Clerk

### 171121- 7 TO CONSIDER COUNCILLOR RESPONSIBILITIES and RECEIVE ITEMS FOR DECISION

JS calculated volunteer help at playing field in the month of October as being approximately 52 hours. A record of thanks to all those involved.

A Directory containing Hail Weston business details soon to be circulated to residents and available on the community website. Clerk was instructed to invite 'community helpers' to cut pack path around playing field to edging. Also, to investigate legal briefing on garden access leading to playing field and advise the PC, following a resident suggestion.

Clerk

TB to investigate steps required for protecting the base of fort legs at the playing field to prevent further damage.

TB

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**RRS** to remove lower branches on Oak tree and erect jubilee tree guard. A resident volunteered to trim back branches near to trim trail and co-ordinate with RRS.

**RRS**

**PM** pursuing contact for Neighbourhood Watch scheme following a discussion at recent Parish Conference.

**PM**

**TB** proposed a volunteer to help with outdoor improvements at the playing field who would work alongside a resident. TB to liaise with JS on activities. Clerk to add to volunteer list.

**TB/JS**

TB suggested he would like to see new signage on B645 to alert drivers to pedestrians crossing the road. Clerk to investigate this matter and report back.

**Clerk**

### 171121- 8 TO CONSIDER GENERAL CORRESPONDENCE RECEIVED and ANY OTHER ACTIONS

a. **RESIDENTS**: 18/10 accounts, 24/10 HELAA consultation, 24/10 allotments Clerk reported full occupancy, 7/11 smell report, 10/11 Ford End, 13/11 Preserve Hail Weston Group.

b. **HDC**: 17/10 Daniel Buckridge RO pub, 30/10 planning consultation acknowledgment, 31/10 planning matters training on 30.11, 3/11 CIL annual reporting report due by 10.12.17. Clerk to action.

**Clerk**

c. **CAMBS ACRE**: 18/10 Karen Lunn B645 update & costing, 22/10 HGV sign requested and within CCC system.

d. **HIGHWAYS ENGLAND**: 24/10 Yvonne Crossland A1 Strategic Study Report 3 acknowledged PC response. Following a subsequent discussion with a project lead it had been discussed that a delay to announcement of which desirable option chosen of the 3 may be likely due to additional works of scoping the potential Oxford – Cambridge railway link. The Project Lead (Alan Kirkdale) agreed to add Clerk to email list.

e. **RURAL SERVICES**: 23/10 Growing a Rural Community survey monkey Clerk to complete.

**Clerk**

f. **SMOOTH CREATIVE**: Website 17/10 in relation to historical minutes. Clerk to probe embedding HDC planning portal, tool to enable newsletter function.

**Clerk**

g. **CCC**: 26/10 Cambridge Matters newsletter & 9/11 winter health packs ordered 20 for distribution via café and church.

h. **HD PLANNING**: 8/11 notice of public meeting postponed.

Clerk highlighted current government consultations as: - FOI, changes to Investments over £10k concerning parish councils, disqualification criteria for Councillors and new litter dropping laws including an increase to on spot fines from next year.

Clerk confirmed attendance at data protection training next month. **Clerk**

Salient points from recent attended 'Moving Forward Together' Conference were: -

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### ACTION

- launch of Cambridgeshire Local Council Development Plan 2017-2022, circulated by clerk which utilised effectively by stakeholders would result in significant changes to the sector.
- referendum principles to town & parish councils not currently enforced, NALC hoping to secure a three-year settlement.
- Local Council Award Scheme.
- Innovate & Cultivate Fund.
- Free tools available to engage using social media platforms.

**171121-9 MATTERS TO BE RAISED BY MEMBERS FOR THE NEXT GENERAL MEETING AGENDA.**

None.

TB thanked residents for staying and closed the meeting at 9.28pm.

## HAIL WESTON PARISH COUNCIL

**Monday 13 November 2017**

Dear Hail Weston Parish Council,

**Re:**

**- HDC's Housing & Economic Land Availability Assessment: October 2017, specifically the Proposed Development Site ID 053: High Street, Hail Weston**

You will be aware that there is strong opposition in Hail Weston to the abovementions Proposed Development (PD) and that the "Preserve Hail Weston" group undertook an initiative to gauge, in detail, the opinion of Hail Weston residents on this matter.

This initiative involved members of the PHW group going door-to-door and speaking with residents to understand their opinions about the PD. It also gave residents the opportunity to send letters to HDC setting out their objections to the PD if they wished to do so.

The PHW group would now like to make the Hail Weston Parish Council aware of the results of this initiative and - due to the very significant opposition to the PD in Hail Weston - we formally request that:

- a) We may present these results in brief during the Open Forum for Public Participation at the Parish Council Meeting taking place on 21st November 2017; and
- b) This letter be recorded and the following results be reproduced in full in the Minutes of the Parish Council Meeting of 21st November 2017.

The results are as follows:

- 229 houses were visited by the PHW group. There was no answer from 39, so the total number of houses contacted was 190.
- **At least 289 letters of objection were signed by residents of Hail Weston.** These letters have been sent to, and have all been formally receipted and recorded by, HDC Planning Office.
- The breakdown by household is as follows:
  - o Of the 190 houses contacted: 16 were not interested and did not express an opinion for or against the PD; 8 houses expressed that they were in favour of the PD; 166 were opposed to the PD and signed a letter to that effect.
  - o Therefore, of those that expressed an opinion, **95% of households were against the proposed development.**
- Furthermore, comments were also posted on HDC's Housing & Economic Land Availability Assessment: October 2017 (HELAA) website:
  - o **12 comments are in opposition to the PD**
  - o 2 comments objected to HDC's decision not to consider the proposed development, however these were from the landowner and the landowner's planning consultant. There are absolutely **no comments in support** of the PD from any other parties and to the best of our knowledge **no letters were sent to HDC in support** of the PD.

The PHW group would like to thank Hail Weston Parish Council for their submissions on the HELAA website voicing Hail Weston residents' objections to the PD and trust that the Parish Council is in no doubt about the strength of opposition to this PD and to any other similar developments in the future.

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PHW group are well aware that **Site ID 053: High Street, Hail Weston** was deemed “Not in a sustainable location” under the Housing & Economic Land Availability Assessment: October 2017 and therefore a detailed site assessment has not been completed. However, the PHW group believe that further submissions or applications may be made by the landowner or their agent. We therefore consider it imperative that the Parish Council supports the village in opposing this PD and any other such developments in the future.

Regards,

**Preserve Hail Weston group**

## HAIL WESTON PARISH COUNCIL

**Tuesday 21<sup>st</sup> November 2017**

We would like to just update the PC and have it minuted at tonight's meeting some facts as to what the proposal that was put to Huntingdonshire District Council actually entailed. We understand that villagers have been given false information in that the scheme would have seen the development of 100 dwellings on the site. This simply isn't true. The scheme that was submitted suggested the following development proposal:

- 0.2 hectares of land (1/2 acre) to provide new Village Hall and Village Green. Ownership to be transferred to the village.
- Additional area for parking for the Church and to cater for events at the Village Hall to help remove parking from the High Street. Foot link through to the Church could be created.
- New footpath link through the site from the High Street to the footpath to Duloe.
- Improvements to the visibility at the junction with the B645 coming in and out of the village.
- New footpath to the south and west side of the High Street, around the perimeter of the site.

To support these improvements and benefits we set out that 1.3 hectares of land (approx. 3 acres) (circa 30 dwellings) could be developed at a reasonably low density to pay for the provision of a new Village Hall etc.

Through careful design and consideration the views of the Church from the east would be maintained.

Please direct any interested parties to the website [www.hailwestoncommunitydevelopment.com](http://www.hailwestoncommunitydevelopment.com) for more information

**HD Planning**