

MARSHLAND ST JAMES PARISH COUNCIL

Minutes of the Ordinary Parish Council Meeting held on 13th November 2017

Present

Councillors: Askew (Chair), Boyce, Coleman, Gathercole, Hallett, Long & Norman.

Two members of the public

Clerk – S Thorpe

The Chairman began by formally welcomed Cllr Hallett to the Parish Council as this was his first full Parish Council meeting.

1. Apologies for Absence

Cllr Long and Cllr Humphrey (County Councillor) were attending a Borough Council meeting.

2. Confirm Minutes of Meetings Held on 9th & 30th October 2017

Having been circulated before the meeting the minutes were accepted as a true and accurate record by all present at the meetings.

3. Declarations of Interest

None

4. Public Speaking

Resolved that meeting be adjourned for public speaking,

Prop: Cllr Norman

2nd: Cllr Coleman

Agreed.

Meeting re-started.

5. Matters Arising

A response had been received from the BC regarding the gate obstructing access next to 41 Smeeth Road. It advised that a response had been received from the resident's solicitor which said that there was no reference to any rights or restrictions against their title and that the gate had been erected due to security problems and all those affected had a key to the gate and were content with the situation. The PC felt that further action should be taken if this was a public right of way and the situation needed to be investigated to establish the exact position.

A response had been received from Karen O'Kane at Better Broadband for Norfolk (BBfN) which advised that the Marshland Smeeth cabinet 1 had been fibre enabled already with the result that 145 properties had access to Superfast broadband with another 60 having speeds between 15-24Mbps; once a property had access to a speed of 15Mbps or more no further public subsidy was available. This left 80 properties with speeds of below 15Mbps and the current BBfN rollout had a further five fibre solutions planned for the area with implementation expected during April 2018 - March 2020. Once this had been implemented there would still be 36 properties that currently had no fibre plans and these properties would be eligible for the Government's Broadband Subsidy Scheme but as further funding became available some or all of these properties may be covered. With regard to capacity, which it was felt would affect speed as additional properties were connected, she advised that BT could add further capacity to serve additional properties so speed should not be affected. It was important that developers register their sites as early as possible with BT. The PC felt the response was disappointing and they had been looking at BBfN to provide support to improving the broadband service.

A response had been received from Lee Osler, Office Manager, to the letter sent to Geoff Hall regarding errors and inaccuracies on paperwork provided by agents when submitting planning applications. It advised that a rigorous check takes place as part of the validation but that the validation team do not read all of the supporting documents for accuracy. If a case officer feels any errors contained within supporting documents are significant then they will contact the agent asking them to address the situation. If the PC feels there are errors in future planning applications they should bring them to his attention and if he feels they are issues that the validation team should have identified he will discuss with the appropriate manager.

6. Correspondence

Circulated prior to meeting: BC – new property address at Meadow View Farm, Rustons Rd, Mayor's Civic Awards, consultation on draft recommendations on the new electoral arrangements of the BC; Norfolk County Farms – autumn newsletter which included the information that the Bank House Farm estate had been acquired by them; Police – rural crime newsletters, parish newsletters, invite to parish update meeting,

invite to King's Lynn drop-in SNAP meeting; NALC – newsletters, info on Data Protection Regulations and planning (right homes) consultation, consultation on updating disqualification criteria for cllrs, invite and agenda for AGM, call for nominations to Smaller Councils Committee; CAN – newsletter, funding news; NCF – Grant news; Civic voice – war memorial news; NPFA – newsletter; Heritage Lottery Fund – local event; NCC – meet the leader event, details of rangers scheduled visit; King's Lynn guided town walks.

Notice from Norfolk County Council of an allotment rent review from 11th October 2018. After the meeting: Clerk's and Councils Direct Newsletter.

7. Update on vacancy for Parish Councillor

There had been no call for an election and therefore a notice had been placed on the PC website and notice board inviting applications to fill the role by co-option.

8. Community Building Project update from MDCSC

Details of the planning application for the two containers had been viewed by PFMP and it had been agreed that they were acceptable. The build was still generally on schedule, plaster work was currently being done and the scaffolding should be down shortly. A meeting was taking place this week regarding the electricity connection.

9. Playing Field Management Partnership (PFMP)

The PFMP had asked the PC to consider covering the cost of pipework to link the under-drainage system from the bowls green to the dyke as the drainage for the new community building would probably go through the old system.

The PC should cover the cost of this

Prop: Cllr Boyce

2nd: Cllr Hallett

Agreed.

Rubbish was growing on the mound for the slide and PFMP had asked the PC to agree that Cllr Gathercole should apply weedkiller to the rubbish.

That Cllr Gathercole should go ahead with this work

Prop: Cllr Askew

2nd: Cllr Norman

Agreed.

The PFMP had asked that the PC consider making an allowance in the budget to cover the cost of weedkiller, fertiliser and other maintenance materials for the bowls green in future as it was not reasonable for the Bowls Club to have to cover the cost of this facility, which was available for all of the village.

That an amount of £600 should be allowed in the PC budget for next year to cover the cost of this, which should be reviewed annually.

Prop: Cllr Askew

2nd Cllr Gathercole

Agreed.

Cllr Long arrived during the above item giving his apologies for being late.

10. Removal of the pavilion building at the playing field

The Clerk advised that she had been approached by a person who wished to obtain the pavilion building; however, as a previous report had established that asbestos was present in the roof sheets and gable end fascia she felt that this should be removed and disposed of appropriately before the building was taken off the site. A discussion took place on whether the PC needed to dispose of the asbestos or alternatively obtain confirmation from the new owner that he would dispose of the asbestos appropriately.

The Clerk should explore disposal of the pavilion building for as much as possible after taking advise on disposal of the asbestos.

Prop: Cllr Long

2nd: Cllr Gathercole

Agreed.

11. Relocation of the PC notice board

The PC notice board would need to be removed from the Jubilee Hall site prior to sale of the site. A discussion took place on a suitable location.

The notice board should be placed at the playing field site, backing onto the hedge between the car park and the bowls green. Cllr Gathercole should be asked to carry out the moving and would charge the PC for his time to do this.

Prop: Cllr Hallett

2nd: Cllr Boyce

Agreed.

12. Woodland area of Bank House Farm Estate

Cllr Long declared an interest in this item so did not take part in the discussion.

Cllr Coleman had asked for this item to be put on the agenda as the land had now been acquired by County Farms Estate she wondered if there was any possibility of the PC taking on the woodland area for the community. The PC were advised that the woodland area was in the middle of the estate with no access directly to it and therefore this was not an option.

13. PC representative at the CPRE meeting

Cllr Coleman wished to attend the meeting in Dereham on 27th November and asked if

she could attend the meeting as the PC representative. The PC felt that it was not appropriate for her to attend the meeting on behalf of the PC and therefore if she wished to attend this should be as an individual, but she would need to make the arrangements herself.

14. Norfolk World War 1 Fund

Cllr Coleman drew the PCs attention to the fact that a grant of £500 was available to help with projects to commemorate the centenary of the end of WW1. She felt that the area close to the war memorial, where the water supply was sited, looked very unsightly and needed to be improved. A discussion took place on this and whether the war memorial had been listed earlier in the year. The Clerk advised that she felt it had been listed but would check the records. Any available funding from the Norfolk WW1 fund had already been earmarked to help with a planned "beacons of light" event. It was felt that if appropriate the BC should be contacted and asked to improve the situation as this was close to the listed war memorial.

Cllr Norman advised that he was pleased to see that 8 people had attended the wreath laying ceremony on Remembrance Sunday.

15. Sale of Marshland Arms Pub

An email had been received from the owner, who was present at the meeting, asking the PC to discuss that the pub was up for sale and consider if the village wished to buy it to become a community pub. The property had been valued at £225,000 and the owner was willing to hold onto 10% if the village wished to pay the other 90% to turn it into a community pub. If it could not be sold as a pub then the owner would apply to the BC for a change of use to a residential dwelling. The PC discussed the matter and the following was proposed:

The fact that the pub was closed and up for sale should be advertised on the PC website and villagers should be informed to contact the BC if they wanted the pub to become a community asset.

Prop: Cllr Coleman 2nd: Cllr Norman Agreed by 4 votes to 3.

16. Draft recommendations on the new electoral arrangements for the BC

Cllr Long advised that the recommendations put forward by the BC for the whole area had been largely ignored by the Boundary Commission and the proposal for Marshland St James was that it would be included in a ward with Tilney St Lawrence, Wiggshall St Germans and Wiggshall St Mary Magdalen which would be called "Tilney & Wiggshall" and consist of 2 cllrs. The PC was very disappointed that this would mean the loss of the name of "Mershe Lande" for our ward and it was agreed that the Clerk would send a reply to advise of this.

17. Decorative Village Gateways

The Clerk had obtained quotations on the preferred options so that an application could be made for funding from the Parish Partnership Scheme (PPS) in 2018/19. The quote was for one gateway, with the village name, "please drive carefully" and a 40mph sign and a second gate without the 40mph sign. The total was £2126.21 plus VAT. The quote was discussed and it was felt that two gates should be obtained for the Emneth Hungate end of the village, Highways Engineer to be asked to check if width allowed.

Clerk to obtain quote for the third gate and then submit an application to the PPS, for all three gates, before the deadline of 11th December 2017.

Prop: Cllr Norman 2nd: Cllr Coleman Agreed.

18. Report from the Police Engagement meeting

Cllr Coleman had attended the meeting and reported that all 153 Norfolk PCSOs were to go by the end of March 2018 and be replaced with 81 PCs. The police had been clamping down on hare coursing as it was recognised that persons committing this crime were very likely to be responsible for other crimes as well. Terrington police area was secure and this was a priority as it is the gateway to other areas. The Downham Market area had been carrying out a campaign with new vehicles and cameras which had been going very well. There has been very little response to the parish engagement newsletters or the safer neighbourhood team mailbox. NCC and the police had taken part in putting up notices regarding fly grazing in the area. Dog fighting was not an issue in the area but the main problem was drugs.

19. Trod

Concern was expressed about damage to the trod that was occurring by developers where new properties were being built. Cllr Long agreed to speak to the BC about whether a condition was placed on the approval that the damage must be repaired, as

was requested by the PC. CGM had still not carried out the additional spraying which had been requested, Clerk to chase up. Damage had occurred to the edge of the trod in several areas when vehicles had driven across the trod.

That CGM should be asked to carry out the winter remedial work on the trod as they did last winter.

Prop: Cllr Long

2nd: Cllr Gathercole

Agreed.

20. Highways issues

Issues that had previously been reported to be followed up:

Smeeth Road – pots outside No 269 encroaching on footpath

School Road – 40mph signs not yet moved

135 Smeeth Rd to Jubilee Hall – path still needs spraying.

Smeeth Rd (from School Rd junction to St James Church) footpath in poor condition.

New issues to report to Highways:

Smeeth Road – sunken sewerage cover near to playing field site

Black Drove & Moyses Bank – grass growing in middle of road

Smeeth Road – siding out of footpath from Church to No 261; Rangers to be asked to action on next planned visit.

21. Finance

a. *Accept accounts to 31st October 2017*

Prop: Cllr Norman

2nd: Cllr Gathercole

Agreed.

b. The list of payments due as follows was read out:

Miss S J Thorpe – Clerk's expenses, admin, training

£192.81

E & DE Gathercole – maintenance at allotment plot

£96.00

CGM Ltd – grounds maintenance September/October

£478.20

Agree to sign cheque and approve payments.

Prop: Cllr Norman

2nd: Cllr Boyce

Agreed.

c. Donation to Royal British Legion Poppy Appeal.

To make a donation of £25

Prop: Cllr Norman

2nd: Cllr Boyce

Agreed.

22. Planning Matters

a. Applications received since last meeting:

i. **17/02034/RM Reserved matters application for one dwelling (plot 1) at land South of 26 Smeeth Rd.** The application was discussed and it was agreed to SUPPORT the application as long as a condition was placed on the approval that any damage or disruption to the trod must be repaired.

b. Planning decisions from the BC. The following applications had been permitted:

i. **17/01629/F New access to existing dwelling at 2 Trinity Road.**

ii **17/01508/RM Erection of dwelling (plot 2) at land South of 26 Smeeth Road.**

iii **17/01492/F Retention of portable residential structure whilst the approved Piggery is converted at Rands Farm, Rustons Road**

iv **17/01679/RM Proposed dwelling (plot 2) at land North of 19 Smeeth Road.**

v **17/01719/F Residential development of two dwellings at land adjacent to 73 Smeeth Road.**

23. Public Speaking

Resolved that meeting be adjourned for public speaking.

Prop: Cllr Long

2nd: Cllr Gathercole

Agreed.

Meeting re-started.

24. Councillors Concerns and Agenda Items for the Next Meeting

Items to remain on agenda as already agreed.

25. Date of Next Parish Council Meeting

Monday 27th November 2017 at 6.00pm, for an Extra-Ordinary Parish Council meeting.

Monday 11th December 2017 at 7.15pm, for a Playing Field Management Partnership meeting followed by an Ordinary Parish Council meeting at 7.30pm; all meetings at St James Methodist Church.

Cllrs Askew and Boyce to check accounts before the next two meetings.

Meeting closed at 9.40pm.