
Wentworth Parish Council

Minutes of meeting : 24th May 2017

To follow the Annual Parish Meeting in the Church Hall

<p>Present Cllr D Lee (Chair)</p> <p>Cllr S Springthorpe</p> <p>Cllr G Lowes</p> <p>DC S Cheetham</p>	<p>Cllr C Stone</p> <p>Cllr Atkin</p> <p>Clerk – Mrs A Lowes</p> <p>26 Members of the Public</p>
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	The Meeting began with a Minutes Silence in respect of those who lost their lives in Manchester.
	The Chair opened the meeting to comments from Members of the Public about the planning applications.
7A:	<p>Ref: 17/00770/OUM Up to 15 self build properties on land behind College Farm, Main Street. Extensive discussion took place regarding this application – a summary of the comments included below. A summary document will be issued to all residents and is attached to the Minutes.</p> <ul style="list-style-type: none"> • Wentworth currently has 49 houses, with a further 7 already having been approved for development, and two that have just been submitted for development. An additional 15 houses would represent a 30% increase on the existing properties which is an unacceptable increase in the size of the village. • An additional 15 houses would result in at least 30 additional vehicles. Access out of the village onto the A142 is already problematic, with anecdotal evidence of delays in excess of 10 minutes at rush hour. • Main Street is a narrow single track road with limited passing spaces. An additional 30 vehicles using Main Street would result in residential driveways frequently being used as passing spaces. • There is no footpath along Main Street, raising issues of pedestrian safety with the additional vehicles, especially children accessing the Playpark. • There is limited street lighting in Wentworth, raising concerns for pedestrian safety as a result of the additional road usage. • In addition to the vehicles owned by homeowners, an additional 15 properties would result in additional deliveries (online shopping etc.) which would all have to travel through the village and along the length of Main Street. • Concerns were raised over the viability of using Main Street as the access road for construction traffic, and whether a traffic management solution would be required. • The nature of the self-build proposal is likely that the development would be over an extended period, resulting in construction traffic regularly using Church Road and Main Street for (probably) a number of years.

- Concern was raised regarding a thatched property with slate foundations, which is very close to the road, and which could be impacted by the additional sustained use by construction traffic.
- The fact that the development is proposed as self-build probably means that the overall development period will be longer than if it were a single development. This will mean disruption for neighbouring properties, and for all road users within Wentworth for a period of (probably) a number of years.
- The development is proposed as 15 self-build plots, which means that no Community Infrastructure Levy is payable. This means no benefit will be received by the village community, given the certain amount of inconvenience that will be caused.
- In the 2012 Village Vision, Parishioners noted that some development in the village would be appropriate (up to 5 new houses, which has already been exceeded), and that development should be infill along Main Street so as to “join the village” rather than backfill.
- The proposed development is outside of the development envelope for Wentworth, as defined in historic planning policies, the 2015 Local Plan, and the 2017 Developing Local Plan. It is unclear why this was not put forward during the ‘Call for Sites’ process for the 2017 Local Plan.
- Whilst individual self-build plots would likely result in a variety of styles of property, it could be very difficult for these to be managed over a potentially extended timescale and achieve a cohesive outcome.
- If the proposal were for a developer-lead development, concern was raised as to whether these would be “a typical housing estate”, and not in keeping with the variety of house styles that typify the small village of Wentworth.
- The submitted plans are inaccurate, and include a parcel of land that belongs to a local resident, not the Applicant.
- Any development should ensure that neighbouring properties are not overlooked. It is not clear how this could be achieved, and who would be responsible for the overall landscaping.
- There are limited facilities in Wentworth – a phone box, and a Church Hall.
- There are limited employment opportunities in the village, the likely outcome being that residents of the proposed properties would need to commute to work.
- The local primary school is already full in some year groups for the 2017 intake. It is not clear how the education provision would be enhanced by the proposal, especially as there is no Community Infrastructure Levy payable on self builds.
- The proposed development is far enough away from the local primary school that free school transport would be needed (there is no such provision within Wentworth at the moment).
- Concern was raised as to whether the sewage pumping station on Main Street could cope with such an increase in the number of houses in the village. ECDC’s Local plan dated April 2015 states that Anglian Water feel the pumping station could require upgrading for future development.
- Concern was raised as to whether the ecological survey was completed at a time of year that really reflected animal activity on the plot, as the outcome of the survey didn’t reflect local views on the animals and birds that have been seen in the area.
- The Ecological Survey suggests that the land is currently used for pasture, but this has not been the case for at least the previous 13 years.
- In general, Main Street is typified by dwellings being located along the road. Although there is some backfill (which the Parish Council has always objected to, and one which was only approved on the basis of it being an exemplar Eco House), the latest Local Plan (2015, and 2017) both identify that infill along Main Street would be appropriate and in-keeping.

	<ul style="list-style-type: none"> Wentworth is poorly served by public transports, especially buses from Ely to Wentworth in the evening (there are no late-night buses), meaning that residents of the proposed development would likely use their own transport when travelling. It was noted that Jennifer Thomas Consultancy Ltd have been selective in highlighting only parts of ECDC's Local Plan - Further Draft - January 2017, in support of the application; not stating fully ECDC's recommendations or guidance notes. It was also noted that the site is mainly a greenfield site. In the Draft Local Plan January 2017 point 7.40.2 states 'policy Wen 1 aims to preserve and enhance the special qualities of Wentworth' This applications fails to do this in every way. The Draft Local Plan January 2017 point 7.40.4 also states 'No housing allocations have been proposed for Wentworth. Any new housing, therefore, is likely to be built on suitable 'in-fill' sites within the village'. <p>Cllr Lee asked for a show of hands from Members of the Public in support of the application – 0, Against the application – 25, Abstentions – 1.</p>
7B:	<p>Ref: 17/00819/FUL Proposed dwelling 2 Church Road, Wentworth.</p> <p>Two comments were raised; (1) the turning circle may be too tight to actually turn a car in and (2) the proposed dwelling is too wide for the size of plot but could potentially be reduced a little to maintain the sense of space.</p> <p>Cllr Lee asked for a show of hands from Members of the Public in support of the application – 10, Against the application – 1, Abstentions – 2.</p>
7C:	<p>Ref: 17/00798/FUL Single and two storey extension to rear. 2 Church Road Wentworth.</p> <p>No comments.</p> <p>Cllr Lee asked for a show of hands from Members of the Public in support of the application – 10, Against the application – 0, Abstentions – 5.</p>
7D:	<p>Ref: 17/00786/FUL Land rear of Old School House Main Street, Wentworth.</p> <p>No comments.</p> <p>Cllr Lee asked for a show of hands from Members of the Public in support of the application – 15, Against the application – 2, Abstentions – 4.</p>
7E:	<p>Ref: 17/00854/FUL Land adjacent to 1 Main Street, Wentworth.</p> <p>A comment was raised about the suitability of Main Street to cope with all the potential construction traffic (not specific to this application).</p> <p>Cllr Lee asked for a show of hands from Members of the Public in support of the application – 18, Against the application – 0, Abstentions – 4.</p>
1.	<p>Apologies for absence.</p> <p>DC Hugo, DC Smith and CC L Dupré.</p>
2.	<p>Minutes of the last meeting.</p> <ul style="list-style-type: none"> The minutes of the last meeting were approved and signed.
3.	<p>Matters arising.</p> <ul style="list-style-type: none"> None.
4.	<p>County Councillors report.</p> <ul style="list-style-type: none"> CC Dupré's report is attached to the Minutes.

5.	<p>District Councillors report.</p> <ul style="list-style-type: none"> The application of extra taxi provision in Market Street, Ely has been recommended for refusal. Local Plan – sites are still being looked at as so many extra sites were proposed at this stage.
6.	<p>Correspondence.</p> <ul style="list-style-type: none"> None received.
7.	<p>Planning.</p> <p>Cllr Springthorpe declared an Interest in 7A, Cllr Atkin declared an Interest in 7E.</p> <p>7A: Ref: 17/00770/OUM Land behind College Farm, up to 15 self build properties. Cllrs recommended this application be refused for the reasons given in point 7A of the open meeting above.</p> <p>7B: Ref: 17/00819/FUL Proposed dwelling 2 Church Road, Wentworth. Cllrs requested an amendment to the design to allow more space around the property and asked that the size of the turning circle be checked.</p> <p>7C: Ref: 17/00798/FUL Single and two storey extension to rear. 2 Church Road Wentworth. No objections.</p> <p>7D: Ref: 17/00786/FUL Land rear of Old School House Main Street, Wentworth. No objections.</p> <p>7E: Ref: 17/00854/FUL Land adjacent to 1 Main Street, Wentworth. No objections.</p>
8.	<p>Playpark maintenance.</p> <ul style="list-style-type: none"> Cllr Atkin and Cllr Lowes will meet at the playpark at the beginning on June to determine what is needed to replace the paths. The Clerk will get quotes for 12 bags of playbark to top up under and around the equipment.
9..	<p>Accounts for payment:</p> <ul style="list-style-type: none"> Wentworth Parochial Church Council (Hall Hire 10th May 2017) £15.00 Wentworth fundraising (Publication of minutes 10th May 2017) £10.00 <p>Proposed by Cllr Springthorpe and seconded by Cllr Atkin.</p>
	<p>Any other business.</p> <ul style="list-style-type: none"> Cllr Springthorpe confirmed he had spoken to Anglian Water about the suspected water leak in Church Road. Anglian Water are continuing their investigation. A new fire hydrant has been installed at the end of Main Street. It was requested the Clerk contact the owners of the hedge at Church Farm Close to request they are cut again as they are over hanging the footpath.
	<p>The Meeting closed at 8.45pm</p>

Signed..... Dated.....

Clr Lorna Dupré

County Councillor for Sutton division

Firstly, my apologies for not being able to attend your meeting in person, as I am already committed to chairing another meeting in March. I look forward to meeting you at a future meeting of the parish council.

Secondly, by way of introduction, I live in Sutton, and have been county councillor for the Sutton division since February 2016. I write a blog, have a Facebook Page, and contribute regularly to village Facebook Groups where I am aware of them. I run Meet Your Councillor surgeries in Sutton every month, attend the Book Café in Little Downham once a month, go to the Coveney soup lunch whenever I can, and am more than happy to take part in local events whenever I can. I hope to establish a monthly surgery in Witchford.

COUNTY COUNCIL ELECTIONS

The county council elections on Thursday 4 May have resulted in a change of political control at Cambridgeshire County Council, with the Conservative Group now in overall control of the council with 36 seats out of 61.

2013	2017
Con 32	Con 36
Lib Dem 14	Lib Dem 15
Lab 7	Lab 7
Ind 4	Ind 3
UKIP 12	
Total 69	Total 61

This will result in significant changes to the political direction and practical operation of the county council.

The county council election result in this division on 4 May was as follows:

- Michael Bradley (Conservative) 1353
- Lorna Dupré (Liberal Democrat) 1441 ELECTED
- Christopher Horne (Labour) 355

In the Mayoral election on the same day, James Palmer (Conservative) was elected as Mayor of Cambridgeshire & Peterborough.

CHANGES AT THE COUNTY COUNCIL

At the annual council meeting on Tuesday 23 May, the new administration changed the constitution of the council to end the rights of councillors to ask oral questions at full council meetings, and to 'call in' decisions of committees or council officers for review. There will be no more joint briefings by officers.

At the annual council meeting, I was re-appointed to the Health Committee, and am also now on the Constitution & Ethics Committee, a new Communities & Partnership Committee, and – because I am now Deputy Leader of my Group – the council's overarching General Purposes Committee.

A142 SAFETY STUDY

This study into safety along the A142 between Chatteris and Ely is on track to complete by the end of June. It will need to report to the county council, and there will also be public engagement and consultation, but the process and timetable for this is not yet clear.

HOUSING DEVELOPMENT IN WENTWORTH

I'm on the district council's local plan working group as a district councillor for Sutton. But the district council's local plan also has implications for highways, schools, and public health which are all county council matters. I recently attended a public meeting of parish councillors in Witchford to discuss their response to site suggestions arising from the recent consultation on the Further Draft Local Plan. One of these, site 29/05 at Marroway Lane, is in Wentworth; Witchford parish councillors agreed to oppose the inclusion of this site.

I have asked the district council's local plan working group to discuss the issue of air pollution, noise and vibration from traffic in the context of the local plan.

AIR QUALITY AND POLLUTION

Earlier this year the county council considered a paper on air quality and resolved to involve district councils and others in developing local projects to address air pollution. Since then, environmental legal firm ClientEarth has successfully taken the Government back to court to force it to produce the air quality action plan which it has been required but failed to produce.

The Government resisted publishing the plan before the General Election, but the court ruled that it had to. Now that the plan has been published, it has been widely regarded as 'passing the buck' back to local councils – and ClientEarth is considering whether to take the Government back to court again.

MEET YOUR COUNCILLOR

- Tuesday 20 June, 6:30-7:30pm, in the community room at Sutton School
- Tuesday 11 July, 6:30-7:15pm*, in the community room at Sutton School

(The July surgery will finish 15 minutes earlier than usual as I will need to be at Coveney parish council meeting at 7:30pm).

I will be agreeing a list of dates to attend Book Café in Little Downham, and will publicise these along with arrangements for a surgery in Witchford.

Cllr Lorna Dupré

County Councillor for the Sutton division

- Blog: lornadupre.mycouncillor.org.uk
- Facebook: www.facebook.com/lornaduprelibdem