

## Burton Green Parish Council

### Minutes of Meeting held on Monday 15th January 2018 at 7:30pm at Burton Green Village Hall, Hodgetts Lane, Burton Green

**Present:**     **Parish Councillors:** Councillors Taylor (Chair), Grant (Acting Chair), Vine, Watkin, Marshall and Leeson  
**District and County Cllrs:** Councillors Illingworth and Coker (from 8:00pm) and Hill  
**Clerk:** P Knight  
**Public Attendees:** 22 members of public were in attendance

Min No.	Item
190	<p><b>Apologies and Acceptance of Apologies</b>  Councillors Green and Gibbs had previously offered their apologies for the meeting which were accepted. Councillor Cooke also offered his apologies</p>
191	<p><b>Declarations of Interest</b>  None received.</p>
192	<p><b>Minutes of the Parish Council Meeting held on 20<sup>th</sup> November 2017</b>  These were read and agreed as an accurate record.  <b>RESOLVED:</b> the minutes of the meeting held on Monday 20<sup>th</sup> November 2017 having been circulated and read were signed as an accurate record.</p>
193	<p><b>Community Reports</b></p>
194.1	<p><b>County Councillor</b>  In the absence of Cllr Cooke his report covering the following issues was read out:  - Provision of a pelican crossing on Clinton Lane, Kenilworth  - Provision of improved signage on Red Lane to control speeding cars  - Review of speed levels on Wharf Lane, Lapworth  - Review of the provision of free bus travel for children walking to school  - The provision of children's centres in Kenilworth</p>
194.2	<p><b>District Councillors</b>  Councillor Illingworth informed councillors about boundary changes and the reduction in district councillors from 46 to 44. He anticipates that with larger areas to cover district councillors will have more difficulty in regularly attending parish council meetings.</p> <p>Councillor Hill reported on meetings she attended recently to discuss major planning matters including the redevelopment of Talisman Square in Kenilworth and the Covent Garden site in Leamington Spa.</p> <p>Councillor Coker MBE reported on upgrades made to sports facilities in Leamington and Warwick and future intentions for in the park and at Castle Farm in Kenilworth. He also reported his disappointment on the lack of success in getting cross border cooperation to opposing housing developments which have detrimental implications for both Coventry and Warwick DC residents.</p>
194.3	<p><b>Burton Green C of E Primary School –</b>  Councillor Watkin met with Andrew Morris the school's new Head. Issues discussed included how the school will accommodate the intake from additional housing planned in Burton Green, the school acting as a focal point for the village, the development of the Neighbourhood Plan and its implications for the school, and forthcoming academy status.</p>

194.4	<p><b>Burton Green Village Hall</b></p> <p>With Standing Orders suspended Cheryll advised councillors that the planning application for the new village hall submitted on 21<sup>st</sup> December 2017 had yet to be validated because of HS2's failure to appoint a consultant. Concerns were also raised about the timescales for the construction of the new village hall; HS2's ongoing lack of commitment to provide funding to cover landscaping and security issues; and legal implications relating to the change of location.</p> <p>The village hall is hosting another quiz night on 3<sup>rd</sup> February and possibly a breakfast for cyclists on 25<sup>th</sup> February.</p>
194.5	<p><b>Burton Green Residents' Association</b></p> <p>-Rona reported on a successful Santa's Sleigh event on 15<sup>th</sup> December which raised £1000 for charity. The figure raised included a contribution from Hickory's Smokehouse. These funds will be awarded to the hospice for babies and infants with a terminal prognosis and to the Lions to be used for maintenance purposes.</p> <p>-With regard to the recent increase in potholes arising from icy conditions the immediate response from Warwickshire County was compared with the much poorer response from Solihull MBC. Concerns were also expressed about the pot hole outside the school.</p> <p><b>RESOLVED</b></p> <p>The Clerk to register a complaint with Solihull MBC about timescales to deal with potholes and to deal with the pothole outside the school on Hobb Lane.</p>
194.6	<p><b>Kenilworth Greenway Trust</b></p> <p>Nothing to report</p>
194.7	<p><b>Warwick University</b></p> <p>With Standing Orders reinstated Councillor Grant reported on issues raised with Councillor Skinner from Coventry City Council regarding the effect of external development of student accommodation in Canley and in Cannon Park. A racist attack on students has also been reported.</p>
195	<p><b>Public Participation</b></p> <p>With Standing Orders suspended members of the public attending the meeting were given an opportunity to raise matters with the parish council.</p> <p>-Deidre thanked councillors for the grant assistance provided to Berkswell Scouts towards the cost of a new scout house. Deidre also reported on intentions to make full use of the Greenway before HS2 works commenced including "mischief in the woods" and having scarecrows down the Greenway.</p> <p>-A Red Lane resident expressed concerns about speeding on Red Lane – she intends to continue to raise this as an issue and is looking for support from other residents in the village.</p> <p>-In response to repeated concerns from the public about the state of local roads and the number of accidents the Chair will continue to press other local councillors to secure a united approach to the relevant local authorities particularly as the housing development is likely to exacerbate the problem.</p> <p><b>RESOLVED:</b></p> <p>The Chair advised that he would raise road safety issues through Berkswell PC and request for more grit to be distributed including to the top of Red Lane.</p> <p>Paul Newsome, a resident of Hobb Lane, advised the Council of the strong objection he and other local neighbours had lodged against the planning application (W/17/2333) to</p>

	create a gospel hall on Hobb Lane. The Acting Chair Reinstated Standing Orders
<b>196</b>	<p><b>Red Lane Play Area</b></p> <p>The Clerk advised councillors that he was in the process of replacing the heavily rusted litter bin in the park and awaited a response on this matter from the District council. He was also seeking quotes for the contract to cut grass and hedgerows in the playing field.</p> <p><b>RESOLVED:</b> The Clerk to obtain quotes for the maintenance of the playground and report back to Councillors.</p>
<b>197</b>	<p><b>Burrow Hill Housing Development</b></p> <p>Having previously agreed to adopt common land associated with this development, councillors discussed meeting with Cala Homes to discuss the adoption process and to seek a contribution towards a management fund.</p> <p><b>RESOLVED:</b> the Chair to arrange a meeting with Cala Homes.</p>
<b>198</b>	<p><b>HS2</b></p> <p>With regard to the impact on the hedgerow on Red Lane of HS2 construction Caryll has written to HS2 and awaits a response.</p> <p>Councillor Marshall advised the parish council of the opinions of Michael Byng an acknowledged expert on railway engineering. Mr Byng has raised concerns about intended construction methodologies which he believes will unnecessarily extend the construction phase by up to 2 to 3 years, ultimately resulting in the cost of HS2 being twice that currently anticipated. He has also raised issues about the extent of the cut and cover provided in the Burton Green area which might be extended by as much as 500 metres beyond the village, significantly reducing the level of noise from passing trains.</p> <p>Councillor Illingworth expressed his concerns about the potential for flooding in Burton Green and Kenilworth as a result of HS2 works and the diversion of Finham Brook.</p> <p>The Chair believes that in line with Mr Byng's thoughts there is a need to press HS2 for the extension of cut and cover. He advised of the need to establish a fund of at least £5000 to support the case and seek contributions from Burton Green and other local councils including Berkswell, Stoneleigh, Balsall Common and Kenilworth Town Council and even Warwick District.</p> <p><b>RESOLVED:</b> The Chair and Councillor Marshall to discuss sharing the financial burden of making a case for extending cut and cover with other local authorities. Councillor Marshall to set out the benefits to be obtained from extending the cut and cover. Councillors unanimously agreed to commit the parish council to providing financial support to making the case for extending cut and cover.</p> <p>Councillor Marshall advised the parish council that he would be a direct beneficiary of such an extension and as such may have to declare an interest when voting on such matters.</p>
<b>199</b>	<b>Housing</b>
<b>199.1</b>	<p><b>Coventry Local Plan</b></p> <p>The Chair and Councillor Marshall reported on recent efforts by KOGG to control the housing development on the Greenbelt and to challenge population statistics used to justify this development. The City Council have rebutted the objections logged by KOGG and reports commissioned to consider judicially reviewing the related planning processes appear to have no prospect of success. It was reported that KOGG may participate in the May elections.</p>
<b>199.2</b>	<b>Warwick District Council – Local Plan – nothing further to report</b>

<b>200</b>	<b>Website:</b>																																													
<b>200.1</b>	The Clerk advised Councillors that a response was awaited on a revised application for a grant to support the Parish Council to comply with the transparency regulations.																																													
<b>201</b>	<b>Neighbourhood Plan</b>																																													
<b>201.1</b>	Councillor Watkin advised the councillors that the steering group have been busy compiling draft surveys to submit to the consultant – the intention is to have the surveys ready for circulation across the village in February.																																													
<b>202</b>	<b>Bus Shelter</b> The Clerk reported that Abbey Office Park Limited had been commissioned to repaint the bus shelter. Await the return of warmer weather which will allow the painting to proceed.																																													
<b>203</b>	<b>Finance</b>																																													
<b>203.1</b>	<b>RESOLVED:</b> The following payments were approved by councillors:																																													
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<b>203.2</b>	<b>To agree a precept of £16491 and budget for 2018/19</b> <b>RESOLVED:</b> Councillors approved the precept for the forthcoming financial year.																																													
<b>204</b>	<b>Communications</b> Aside from the following matters raised on the previously circulated correspondence list were dealt with under other agenda items. <b>RESOLVED:</b> Councillor Vine plus one were nominated for inclusion in the random selection to attend the Royal Garden Party on 31st May 2018.																																													
<b>205</b>	<b>Councillors reports and items for future Agenda</b> Nothing to report																																													
<b>206</b>	<b>Training</b> Councillor Watkin attended a Plunkett Foundation conference in London. He reported that the organisation had contacted him because they are keen to work more effectively with parish councils on community ventures, and thinks there may be scope for funding developments associated with the village hall.  The Clerk advised that training may be provided in the next few months on complying with the General Data Protection Regulations and that he would attend if available.																																													
<b>207</b>	<b>Planning</b> It was reported that the appeal against the refused application for a change of use of Lodge Farm to a House of Multiple Occupation had been withdrawn and consequently the threat of an HMO being established at this address has now disappeared.																																													

**RESOLVED:** Councillors agreed the following responses to applications received.

Ref	Address	Details of Application	Resolved
W/17/2086	Land on the corner of Red Lane and Hob Lane, Burton Green, Kenilworth	Proposed erection of 90 dwellings and the provision of vehicular and pedestrian access plus all other associated infrastructure and enabling works including village green, playing field and drop off/pick up point for the adjoining primary school.	Objection Logged – see Appendix A
W/17/2333	Land adjacent Gable End, Hob Lane, Burton Green, Kenilworth, CV8 1QB	Conversion and extension of existing garage/barn as a gospel hall (Use Class D1) with new access driveway and associated car parking.	Decision to be made using delegated powers once new information from local resident has been considered. It was agreed that any response be accompanied with a condition restricting the usage for religious purposes only
W/17/2357	Land to the South of Westwood Heath Road, Burton Green, Coventry	Hybrid planning application for the erection of up to 425 dwellings (detailed first phase of 129 dwellings with the remainder of the site being outline including details of access), convenience store of up to 400 sqm gross together with the erection of formal and informal open space including allotments, infrastructure provision and associated work together with means of access onto Westwood Heath Road and agricultural access onto Bockendon Lane.	Objection to be circulated, agreed and submitted in accordance with delegated powers and a similar objection to be logged with the application to Coventry City Council.
W/17/2335	11 Red Lane, Burton Green, Kenilworth, CV8 1NZ	Erection of a single storey front/side/rear extension.	No objection
Archie highlighted the important workload covered by Councillors Green and Vine who will both be leaving the parish council in May.			
<b>208</b>	<b>Date of Next Meeting</b> 7:30pm on Monday 19 <sup>th</sup> February 2018 at Burton Green Village Hall The meeting finished at 9:20pm		

Signed.....

Dated.....

Burton Green Parish Council objects to this application on the following grounds:

- The previous application for 83 houses was generally acceptable, although it was recognised that 90 houses were specified in the local plan. The applicant's community consultation was on the basis of 83 houses and a larger playing field and residents' comments were based on this plan. Now that there has been a material change Burton Green Parish Council believes that a second consultation should take place.
- In this new application the size of the playing field has been reduced; it is more a community space than a playing field and is 5 yards shorter. Specifically, houses 60, 61 73 and 74 are largely on land previously within the playing field. The Council wishes the previous dimensions to be reinstated. The Council has asked for tractor access for maintenance to be incorporated alongside the pedestrian access on the west side. We have also asked for only one or two trees in the corner of the playing field and for it to be fenced not hedged. These adjustments are not shown on the plan.
- We believe that at least two designated parking spaces should be available for every dwelling proposed. Specifically, it seems that the two southern maisonettes are short of parking along with house 55. Almost certainly residents will need a car to access work and shops. It is doubtful whether residents will endure the good half-hour's brisk walk to Tile Hill station or be able to rely on the Coventry and Solihull hourly bus service to get to work, whilst travel to Kenilworth is restricted to two buses a week. Parking spaces are at a premium especially as young adults are tending to stay longer in the family home. The "norms" for parking provision may suit a town setting, but in villages we contend that a higher level of provision is needed.
- The maisonettes have no provision for cycle or bin storage