

Minutes of Abthorpe Parish Council Meeting held on 18th April 2011 in the Old School

Present: Councillors: K Fenwick (Chairman) S Noble
M Hulbert B Haycock

Clerk: B Carter

There were five other people present.

1. Apologies

No apologies had been received by the Clerk.

2. Minutes of the previous meetings (7th March 2011)

The minutes of the previous meetings held on 7th March 2011 were accepted and duly signed by the Chairman.

On the published Agenda, the title "Planning Applications" had been missed off.

3. Members Declaration of Interest for Items on the Agenda

There were no declarations of interest given.

4. Latest Information on Affordable Housing – Mrs Laura Welch. SNC

Mrs Laura Welch attended to present the latest information relating to the proposed scheme. She introduced Mr Roger Coy – Architect Roger Coy Partnership; Mr Steve French – Taylor French Developments Ltd; Mr David Snelson – land owner; Mrs Susan Bland – Grand Union Housing Association.

Mr Roger Coy gave a short presentation on a proposed development of 9 units on the Old Orchard in Brackley Lane and distributed copies of his presentation. The proposal is for a mixed development of 9 units – one x 2 bed bungalow; two x 1 bed flats; two x 2 bed flats; three x 2 bed, two-storey houses and one x 3 bed, 2 storey house.

The proposed plan had been seen by the SNC Planners and it was stated that they agreed that it would meet planning regulations. He stated that the nine units already had potential tenants.

Question: Is there a high turn over in residents on these housing schemes? Answer; No, not in villages.

Question: How many car parking spaces are planned? Answer: Fourteen, including one for the disabled.

The Council emphasised the poor public transport provision from and to the village, and said it anticipated that there should be at least two car parking spaces per unit. It was pointed out that any additional parking spaces would reduce the amount of "green area" on the site.

Question: Had any consideration been given to the number of additional vehicles already parking on Brackley Lane by existing residents in Wappenham Road? Answer: No consideration had been given.

Question: There were three empty "ex-council houses" in the village, so there appears to be adequate available housing stock. Answer: These houses are not part of the Housing Association. Private accommodation rents tend to be more expensive.

Question: It was previously stated that priority would be given to people with an Abthorpe connection. How many people on the existing housing list have an Abthorpe link? Answer: Four on current housing waiting list

Laura reiterated the outcome of the Housing Needs Analysis. when Wappenham, Braden, Slapton and Abthorpe were clustered to provide a scheme of reasonable size. Braden and Slapton were too small to take development, and Wappenham's initial scheme fell due to lack of available land.

Question: With this proposed site being outside the Village Envelope, only "affordable housing" can be built. What sort of price does the land obtain? Answer: Not precise figures but approx £10k - £15k per acre, compared with £50k - £75k per acre for building land.

Question: Is it intended to undertake a new Housing Needs Analysis. Answer: No, but there may be a need to renew the Abthorpe section as the last one is now 5 years old.

Question: Will the existing hedge along the boundary of Wappenham Road and Brackley Lane remain? Answer: It is intended to reduce it in height to approx 1.2m high. Future maintenance will be the

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responsibility of the Housing Association. It was stated that the Planning Officer is keen to keep the existing hedge. The Parish Council suggested that the hedge could be removed, particularly behind the notice board.

Question: Plans show a communal garden. Who will be responsible for its maintenance? Answer: The Housing Association.

Question: Will the access to the proposed site cause additional problems to traffic movement along Wappenhams Road, i.e. speeding? Answer: NCC Highways will be consulted.

Next Steps

The Architect is ready to submit the planning application for the development. A public consultation will be undertaken. Suggested date Monday, 16th May at the Annual Parish Meeting.

Laura explained the latest changes relating to Affordable Housing. These had been outlined in a recent Government paper entitled "A fairer future for social housing" (<http://www.communities.gov.uk/publications/housing/socialhousingreform>).

Question: Will shared equity be allowed on affordable housing. Answer: Partially, but no more than 80%.

With no further questions the group left the meeting.

5. Matters arising from the minutes

Jan 2010 – 003	Site of Old Pump	It is proving difficult to find a supplier for the replacement bricks. The Clerk has been offered some used blue semi-circular bricks. To be investigated further - Ongoing
Jan 2010 - 005	Maintenance of Telephone Box	The four "TELEPHONE" panels are now with Mr John Underwood. He will fit as soon as possible. Clerk to chase
Jan 2010 - 010	Abthorpe Crossroads	White Lines have been repainted, but no signs renewed. Clerk still awaiting a response from Helen Howard, (NCC) . Ongoing
Jan 2010 - 011	TRO Sign at Brackley Lane/Withimer Lane	Still awaiting NCC to provide Ongoing Clerk to chase. – Dec 2010 -001 Clerk to write to NCC.
Jul 2010 – 004	Clerk to approach Mr John Underwood, and obtain other quotes for the maintenance of the Notice Board	The Notice Board has been refurbished. It has taken several attempts to get it in reasonable condition. A bill has now been issued. Completed.

6. Finance

6.1 The cheques presented for payment (listed below) were approved and signed.

Date	To Whom	Amount	Reason
31/3/11	R L Carter	£750.00	Annual Salary
28/3/11	E-on	£77.54	Street Lighting Mtce Qtr end Mar 2011
1/4/11	NCALC	£178.87	Membership & Internal Audit
3/4/11	E-on	£100.89	Electricity Charge Jan – Mar 2011
	Aon	£519.86	Annual Insurance

The cheque for £165.00 to Mr John Underwood for renovating the Notice Board was deferred

6.2 Financial Report

The Clerk had produced the following statement.

		£	£
<u>Business Investment Account</u>	as at 10 th January 2010	10442.65	
	9 Feb 2011 Interest (Gross)	0.43	
	9 Mar 2011 Interest (Gross)	0.40	
	11 Mar 2011 Transferred	1500.00	
<u>Business Investment Account</u>	as at 10 th January 2011		8943.48

		£
<u>Treasurers Account</u>	as at 27 th January 2011	1613.73

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Payments taken since last meeting						
<i>Cheque made payable to</i>	<i>Reason</i>	<i>Date</i>	<i>Cheque No</i>	<i>Statutory Provisions</i>	<i>Amount (£)</i>	
Abthorpe Old School	School Hire	15/2/11	344	LGA 1972, s137	90.00	
E-on	Unmetered Supply	1/2/11	346	Parish Councils Act 1957 s3	99.30	
E-on	Electrical Mtce	1/2/11	347	Parish Councils Act 1957 s3	75.93	
SNVB	Abtalk Nov 10& Feb 11	18/3/11	349		160.00	
E-on	2 Street Lamps	15/3/11	351	Parish Councils Act 1957 s3	889.44	
Briar Hill Eng	Mower Repair	1/3/11	352	Open Spaces Act 1906 s10	263.52	
R L Carter	Clerks Expenses	10/3/11	353		17.52	
Payments received						
<i>Received from</i>	<i>Reason</i>	<i>Date</i>			<i>Amount (£)</i>	
HMRC	VAT Refund	18/2/11			419.22	
Transfer		11/3/11			500.00	
Treasurers Account					as at 18 th Mar 2011	1937.24
Payments made since last meeting						
R L Carter	Clerks Salary			LGA 1972 SCH13	750.00	
New payments for approval						
<i>Cheque made payable to</i>	<i>Reason</i>	<i>Date</i>	<i>Cheque No</i>	<i>Statutory Provisions</i>	<i>Amount (£)</i>	
E-on	Electrical Mtce	28/3/11	354	Parish Councils Act 1957 s3	77.54	
NCALC	Membership	1/4/11	355		178.67	
E-on	Unmetered Supply	3/4/11	356	Parish Councils Act 1957 s3	100.89	
Aon	Insurance		357		519.86	
K Fenwick	Mower Petrol		358		16.00	
Treasurers Account (Predicted)					as at 18 th Apr 2011	£129.28

The Clerk was asked to identify the hire period of the Old School. The Financial Report was accepted. The next Precept payment will be due in ????

7. Planning Applications

7.1 New Applications

The following planning notices had been received.

Application No: S/2011/0388/FUL & S/2011/0389/LBC
 Proposal: Garden room to the side of front elevation
 Location: Charlock Farm, Abthorpe Road, Silverstone

Following debate there were no objections.

Clarification was asked for regarding the two Tree Preservation Orders raised at the last meeting.

The South Northamptonshire Council Tree Preservation Order No 1/2011
 Served on: Mr Sandford, Willow Tree Cottage, Silver Street, Abthorpe & to The Owner/Occupier, The New Inn, Abthorpe.

This related to a variegated Norway Maple in the garden of Willow Tree Cottage

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The second Tree Preservation Order No 2/2009 served on the owner/occupier, Willow Tree Cottage has now been revoked as the tree has died.

7.2 Updates

There were no updates to report. The Clerk was asked if there was any further information regarding a sign near MacDonald's Restaurant. **Apr 2011 – 001 Clerk to enquire of SNC**

8. Correspondence

The following correspondence was read and will be distributed as indicated.

Date	Correspondence	From	Dist/Scrapped
8/3/11	Die Pressed Street Signs	Advertisement	Scrapped
9/3/11	Changes to SNC's Sandbag policy	SNC	Distributed
9/3/11	Verification & Count Arrangements - 5 th May	SNC	Distributed
10/3/11	Glasdon Direct	Advertisement	Scrapped
12/3/11	Northants 50+ Newsletter		Distributed
	NCALC Update	NCALC	Distributed
	SNVB Newsletter	SNVB	Distributed
	Major Works Briefing Paper – Mar 2011	South Northants Homes	Scrapped
	NCALC – Spring Mailing	NCALC	Distributed

9. Specific Items for discussion

9.1 Acceptance of report to BDO for External Audit

The Clerk read out Section 2 of the Annual Return – Annual governance statement. Each item read was agreed and recorded in the minutes.

9.2 Review of Asset Register and Insurance on items within

The Asset Register was reviewed. The following items will be removed from the Asset Register dated 31st March 2010 as they are no longer owned by the Parish Council.

- O. War Memorial
- N. The Pump on the Green
- M. The Well on the corner of Main Street/The Green
- I. Petrol cans stored at the Old School shed.
- H. Gates at the end of Brackley Lane at the junction of Withimer Lane.
- G. 30 MPH signs on Wappenham Road

Apr 2011 – 002 The Clerk was asked to clarify the depreciation values of items.

9.3 Acceptance of the Insurance Quote from Aon.

The Chairman read out the relevant parts of the policy cover, including Public Liability. The quote was accepted.

9.4 Speedwatch

The Chairman had received a letter from PC John McQuaid of Northants Police stating that due to the end of the grant funding the Causality Reduction Partnership will cease to exist from 1st April 2011. This means that the Community Speed Watch provided by the partnership will also end.

The Clerk was asked to write to PC McQuaid thanking him for his help in the past, and giving the Clerks address for future correspondence.

Apr 2011 – Clerk to write a letter of thanks to PC McQuaid

10. Any Other Competent Business (Information Only)

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- 10.1** A question was asked as to why villagers are paying 50p less in precept despite the local precept rising. It was explained that with more houses having been built, the precept was now lower.
- 10.2** Cllr Fenwick presented a bill for mower petrol for £16. It was agreed to pay this now.
- 10.3** Further information was requested on Registering Parish Councils for PAYE
The Clerk reported that he had seen letters from the House of Commons asking for the whole thing to be reviewed.

The meeting ended at 9;10pm

*Please note: The next Parish Council meeting will be held on
Monday 23rd May 2011 (AGM)*

Future meetings are planned as follows:

Monday 16th May 2011 APM
Monday 11th July 2011 (*Review of External Audit, Fixed Assets & Finances*)

Change Control

Issue No	Date	Changes
Draft	19/4/11	

For Councillors Information Only

Assets register – details as agreed on 18th April 2011

Item	Quantity	Location	Date of Purchase	Cost New	Insured
Village Green	1	The Green			No
Old Telephone Kiosk	1	The Green	Sept 2008	£1.00	Yes
Strimmer	1	Old School Hut		£92.70	Yes
Husqvarna Ride on Mower	1	Old School Hut	Mar 2002	£2,374	Yes
Notice Board	1	Wappenham Road	1998	£671	No
Old Lampposts	5	Various	Unknown	Unknown	No
Lamp & brackets	13	Various	Unknown	Unknown	No
New Lampposts	2	The Green & School Lane	2011	£889.44	No
Village bench - Old	1	The Green	Unknown	Unknown	No
Village bench - New	1	The Green	Mar 2009	£798.40	No
Millennium Sign	1	The Green	2000	Unknown	No

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Insurance Cover as renewed April 2011

Insurance Company	Policy Number.	
Aon Parish Council Scheme (Local Council Insurance Renewal)	11/AC/00006563/06	
Section 1 (Mandatory Covers)	Premium	Sum Insured / Indemnity Limit
Part A - Public Liability	}	£ 5,000,000.00
Part B - Employers Liability	}	£10,000,000.00
	} £252.07	
Part C - Money	}	
Crossed Cheques - £250,000.00; Cash in transit - £2,500.00; Cash in locked safe - £1,000.00; Cash out of safe - £300.00; Cash in private dwelling - £350.00; Cash at exhibition or fete - £350.00		
Personal Accident (Assault) –	}	
- Death, loss of limb, loss of sight, permanent total disability	}	£25,000
- Temp total disablement weekly benefit up to 104 weeks	}	£100 per week
- Victim care	}	£1000 any one incident
	}	£5000 in aggregate
Part D - Fidelity Guarantee	}	£2,000.00
Section 2 (Optional Covers) Excess £125.00		
Part A – Property Damage	£102.19	£3,037.92
Item 1 - Buildings	Not Covered	
Item 2 - Subsidence	Not Covered	
Item 3 – Machinery/Contents	Not Covered	
Item 4 – Street Furniture – All Risks		
Red telephone box		£536.84
Bench		419.00
Item 5- CCTV (external)	Not Covered	
Item 6 – Gates and Fences	Not Covered	
Item 7 – War Memorials	Not Covered	
Item 8 – Playground Equipment	Not Covered	
Item 9 – Mowers and Similar Machinery – All Risks		
Husqvarna Ride on Mower		£2,850.78
Strimmer		£100.83
Item 10 - Sports Equipment	Not Covered	
Item 11 – Other High Risk	Not Covered	
Item 12 – Regalia/Paintings/Antique	Not Covered	
Item 13 – Damage to Natural Sports Grounds	Not Covered	
Item 14 – Other Ground Surfaces	Not Covered	
Part 2B – Loss of Revenue	Not Covered	
Part 2C – Officials Indemnity	£22.47	£250,000.00
Part 2D - Libel and Slander	£22.47	£250,000.00
Part 2E - Fidelity Guarantee Increased Limit	£28.00	£10,000.00
Part 2F – Personal Accident	£24.65	£20,000.00
Part 2G – No Claims Bonus	Not Covered	
Section 3 (Mandatory)		
Legal Expenses	£33.87	£50,000.00
	Premium £485.72	
	IPT £29.14	
	Admin Fee £5.00	
	Total Paid £519.86	