

Minutes of Abthorpe Parish Council Meeting held on 26th September 2011 in the Old School

Present: Councillors: B Haycock (Chairman) M Hulbert
L Scriven J Sharpe
Clerk: B Carter

There were 3 Villagers

1. Apologises:

The following Councillors tendered their apologies:-

CLlr K Fenwick was on holiday abroad.
CLlr D Cambray who was about to enter hospital
CLlr S Noble who was on business in London

2. Members Declaration of Interest for Items on the Agenda

There were no declarations of interest given.

3. Planning

The Chairman explained that there were four applications appertaining to two properties.

3.1 Application Number: S/2011/1102/FUL

Location: The Old Bakehouse, The Green, Abthorpe
Proposal: Two storey side extension to replace attached outbuilding. Two dormer windows in rear elevation. Alterations to detached outbuilding to provide home office with storage above.

Application Number: S/2011/1103/LBC

Location: The Old Bakehouse, The Green, Abthorpe
Proposal: Two storey side extension to replace attached outbuilding. Two dormer windows in rear elevation. Alterations to detached outbuilding to provide home office with storage above. Demolition of rear porch. Replacement windows.

The two applications contained the same set of plans. These were considered by the Council together.

- a. **Comment 1 - There appeared to be no "off-road" parking.** With the demolition of the old garage there is no "off-road" parking. It was accepted that the owner had parked "on-road" for a considerable time, but it was stated that this had been accepted by the Council in anticipation of alternative arrangements when the planning application was submitted. This was now not the case.
During discussion it was stated that the road outside the property is a public road and with a vehicle parked on the road, this blocked the carriageway. Having opened up the meeting to public comments, it was argued that it was a danger to have vehicles "speeding" in front of the property. It was suggested that there was sufficient space to park a vehicle "off-road" in front of the new side extension. This was refuted by the Council.

Objection 1 The Council objects to the lack of "off-road" parking as "on-road" parking will block a public carriageway. The property needs proper "off-road" parking because the garage is being removed.

- b. **Comment 2 – Was the rear wall of the proposed office a party wall?** It was stated that it was a separate wall butting up to the neighbouring properties outbuilding. There was no objection raised.
- c. **Comment 3 – It appears that the proposed outbuilding has a bigger footprint.** No the building occupies the same footprint but will be taller. There was no objection raised.

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- d. **Comment 4 – Will the new side extension be brick or stone construction?** The material will be matching stone with brick detailing. There was no objection raised.
- e. **Comment 5 – What was the purpose of the false door in the new side extension?** It was thought that it made a feature.

Objection 2 The Council objects to the false door in the new side extension as it would look odd.

- f. **Comment 6 – The two new windows in the rear elevation overlook the neighbouring property.**

Objection 3 The Council expresses concern over the two new windows shown on the rear elevation as they would overlook the neighbouring property.

- g. **Comment 7 – Why was there a varying roof line, and why wasn't the extension thatched?** Following discussion it was agreed that this issue was acceptable. There was no objection raised.
- h. **Comment 8 - The out building / proposed office was too tall**

Objection 4 The Council expressed concern over the height of the proposed office, as it would overpower the neighbouring property.

- i. **Comment 9 – Why were the two triangular windows in the front elevation of the proposed office so large?**

Objection 5 – The Council thought that the two windows in the proposed office were unnecessarily large.

- j. **Comment 10 – The proposed office was timber clad and partially backed onto The Green. Did this constitute a fire risk?** It was stated this “exposed” timber would be treated with a fire retardant “paint”. There was no objection raised.

3.2 Application Number: S/2011/1096/FUL

Location: The White Cottage, 21 Wappenham Road, Abthorpe
Proposal: Removal of 5.5 metres of post and rail fence from the front and removal of oil storage tank. Garden room to rear and garden shed. Conversion of ground floor study to bathroom and Ecostove wood burner in living room fireplace.

Application Number: S/2011/1097/LBC

Location: The White Cottage, 21 Wappenham Road, Abthorpe
Proposal: Removal of 5.5 metres of post and rail fence from the front and removal of oil storage tank. Garden room to rear and garden shed. Conversion of ground floor study to bathroom and Ecostove wood burner in living room fireplace

The two applications contained the same set of plans. These were considered by the Council together.

The Council thought that the vehicular access would be an advantage.

The Council fully supported the application.

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3.3 The Clerk reported that since the Agenda had been published, a further Planning Application had been received. The Council agreed to review this and decide if a further meeting was required.

Application Number: S/2011/1139/FUL

Location: Handley Barn, Abthorpe Road, Silverstone.

Proposal: Conversion of a barn into agricultural dwelling (Amendment to S/2007/1391/P) with the addition of 3 windows (Retrospective)

The Council reviewed the Application and could see no objections. It was agreed that the Application would be advertised on the Village Notice Board asking for comments by 5th October 2011. If there were no objections, the Council would submit a "No Objections" notification to SNC.

4. Finances

The following cheques were presented for approval and signing.

Date	To Whom	Amount	Reason
25/08/11	Briar Hill Engineering	203.78	Repair of Mower
26/9/11	Bob Carter	£13.26	Expenses

They were accepted and signed.

5. Any Other Competent Business (Information Only)

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The Clerk reported the following updates:-

Issue Jan 2010 – 010 Abthorpe Cross Roads. New white lines painted in June 2011. New "Advanced" signage fitted in Braden Road & Silverstone Road. New "Slow" road painted signs to be provided when the NCC road maintenance gang is next working in the area.

Issue - Electricity supply on The Green. Two new poles fitted in December 2010. Work stopped due to Snow. Following regular chasing, promised that the work would be completed on September 21st – 23rd. On 22nd September, Morgan Sindall Project Engineer telephoned to say the following:- E-on are our suppliers. Central Networks were our distributor. Morgan Sindall was Central Networks contractor. Two months ago Central Networks were brought by Pennsylvania Power & Light. They are now our distributor. PPL own Western Power Distributors who will take over from Morgan Sindall at the end of October. Not sure when the work will be completed now.

Issue – Replacement Salt Bin near the Green. Trying to get NCC to provide a salt bin beside Corner Cottage in Silver Street.

The meeting ended at 8:45pm

*Please note: The next Parish Council meeting will be held on
Monday 10th October 2011*

Future meetings are planned as follows:

Meeting Type	Date	Items for Special Consideration
Council Meeting	Monday, 21 st November 2011	
Council Meeting	Monday, 9 th January 2012	<i>Review Financial Controls</i>
Council Meeting	Monday, 27 th February 2012	
Council Meeting	Monday, 9 th April 2012	<i>Review Insurances</i>
Parish Meeting	Monday, 14 th May 2012	
Council AGM	Monday, 21 st May 2012	

Change Control

Issue No	Date	Changes
Draft	27/9/11	