

# EASTINGTON PARISH COUNCIL

Email: [eastingtonparishcouncil@gmail.com](mailto:eastingtonparishcouncil@gmail.com)

## **Minutes of the meeting held on 25<sup>th</sup> August 2015 at 7.00pm in Eastington Methodist Hall**

- 1 **Attendance and apologies for absence** In attendance Cllrs Bullock (Chair), Corrie, Allen, Loveridge, Simmons, Bomberg, Evans, Edis-Bates, and Cozens (agenda item 3 onwards). There were 25 members of the public. Apologies were received from Cllr Simmons.
- 2 **Declarations of interest in items on the agenda.** The register of interests' book was signed by Cllr Loveridge (Personal interest Ecotricity item 3.2 & 3.3), Cllr Bomberg (Personal interest Ecotricity item 3.2 & 3.3), Cllr Cozens (Personal interest in Land North of Alkerton Road item 3.6).

The meeting was adjourned at this point for members of the Public to speak.

Cllr Evans spoke about an item from the Strategic Planning Working Group notes and asked that members of public come forward if they are in support of the Ecotricity proposals.

Mr McGee asked if the Parish Council will revisit the Neighbourhood Development Plan (NDP) in light of the Ecotricity proposals. The Clerk responded that this had been discussed by the NDP Steering Group and for the NDP to be revisited will mean a re-consultation. It may be necessary to re-consult anyway pending the inspector's view on the Stroud Local Plan, so the matter of revisiting the NDP is currently undecided.

Mr Low commented on item 3.6 in relation to Millend Mill; there has been some activity since the Parish Council Planning Committee visited, some tarmac has been laid but the path through the woodland is still unsuitable.

Mr Davies felt that Cllr Evans' comments at the previous meeting relating to those in favour of the Ecotricity proposal were aimed at himself and clarified that he was neither in support nor against the proposal and wished to ensure that views from all parties view are considered.

Cllr Loveridge agreed that the Parish Council needs to hear from those both in support and against planning applications but in her experience those in favour do not tend to come to Parish Council meetings to express their views. We'll see a clearer view from the public consultations.

Mr Elliott spoke about the application to build 36 houses and doctors surgery off Alkerton Road. He has concerns about the proposed road that goes around the outside of the proposed site which may lead to further development on the adjacent land and asked if the planning proposals were linked. Mr Low clarified the site allocation proposal in the NDP is not a planning application and not linked to the current planning application.

A resident noted that the NDP consultation gave the opportunity for people to express a view. The NDP consultation was available 705 dwellings with 41 individual responses; this was the latest consultation, there have been previous NDP consultations. Mr McGee asked for further details of earlier consultations which Mr Low answered including his role as a member of Keep Eastington Rural (KER).

Mr McGee asked that each Councillor to explain their relationship with "Keep Rural Eastington". The Parish Council does not financially support Keep Eastington Rural. The Chair explained that the two groups Keep Eastington Rural and Don't Strangle Stroud are external groups that put in a lot of work on behalf of all parishioners and saves the Parish Council money in relation to planning consultant fees. The Chair also outlined the "Strategic Planning Alliance", an alliance with Stonehouse Town Council and

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Standish Parish Council plus Keep Eastington Rural and Don't Strangle Stroud.

A resident asked if people speaking can introduce themselves when they speak.

Mrs Allen addressed the Council; she felt that the Parish Council's objectives should dictate the Council's responses to planning applications. Mrs Allen also mentioned the development at Swallowcroft of 30 houses which is currently being developed. The Council responded that it had objected to that planning application and lost on Appeal. The Council also noted that a development of 30 houses off Bath Road has been denied on Appeal.

Mr Davies asked if Council had opposed every major development in Eastington; yes. Council listens to all sides of the story and in smaller domestic planning applications represents the views of the neighbours.

### **3 Planning**

3.1 The Council received the notes of the Strategic Planning Working Group (SPWG) and thanked Cllr Evans and the Group for their work. The Chair proposed that the SPWG advises the Full Council on Ecotricity proposals, although no further meetings should take place until the terms of reference have been agreed at the September Council meeting; Full Council will decide which planning proposals the Group works on and the Group should appoint its own secretary as the Clerk has pressure of work through NDP. Cllr Edis-Bates stated that a motion has been placed without any discussion. Cllr Allen seconded the motion. Cllr Evans questioned the Chair's proposal and that it appeared to reverse the decision at the previous Council meeting. Cllr Allen explained how Council had agreed at the July Council meeting to formalise the current Planning Group into a Planning Committee – these meetings will be advertised and open to the public. At the August meeting Council agreed to the formation of the Strategic Planning Working Group that would work, like other working groups answering to the Council, but would be working with/through the Planning Committee – its meetings would not have to be advertised or open to public and therefore have no cost. Cllr Edis-Bates stated that he felt there are 3 aspects to planning: extensions etc that a small group of people consult with neighbours and compare with objectives etc, at the other end is the NDP Group and it looks at what the parish should look like in the future. Cllr Edis-Bates felt that the new Working Group will look at major applications and doesn't feel that the Planning Committee has the expertise. The Chair moved to the vote: 6 in favour, 2 against. Motion carried.

Cllr Evans asked the Clerk whether the Parish Council should have been informed at the pre-application stage of Ecotricity's proposals; **Action: the Clerk will check.**

Cllr Evans asked if the Council could contact the parish councils at Saul, Frampton, Frocester, Stanleys, Whitminster, Nailsworth and Stonehouse to enquire as to their views on the Ecotricity proposals and that we would like to work together. This was agreed. **Action: the Clerk to make contact.**

Cllr Evans would like contact to be made with local organisations that have vulnerable residents, eg The Grange, William Morris Camphill Community, Broadfield Sheltered Housing, Eastington School. Cllr Corrie felt this was quite essential. This was agreed. **Action: the Clerk to make contact.**

Cllr Edis-Bates felt it important that parishioners know that the Parish Council is "throwing the net out" to get support.

3.2 The Council received the draft comments for the Ecotricity Scoping Opinion Consultation. Cllr Cozens commented that the proposal is located on "extensively farmed land" but to his recollection the fields have never been ploughed. Cllr Cozens also noted that the traffic will be a problem, and run-off/floodwater will be exacerbated. Cllr Edis Bates proposed the response be submitted, seconded by Cllr Corrie. All in favour. **Action: Clerk will submit response.**

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- 3.3 The Council considered the proposed application by Ecotricity for land at Junction 13 and noted the considerations that the Clerk drafted and read out to the meeting. Cllr Allen noted that people try to avoid congestion at Junction 13/A419 by using Grove Lane and the proposals may increase traffic here. Cllr Evans felt that this application does not fit with what the parish wants, and felt that the proposals should not be supported. Cllr Evans proposed that the negatives outweigh the benefits and does not support the proposals. It was agreed that from the details that have been received the Parish Council do not believe that the proposed application is in line with its objectives nor the emerging NDP, however the Parish Council will consider the application in detail once it is received and reach a formal view based on the application and consultation with the public.
- 3.4 The Council deferred this item to the September meeting and will also consider appointing a Traffic Consultant. **Action: Clerk to put on next agenda** to be considered along with budget information.
- 3.5 The Council considered the draft questions to put to Stroud DC planning officers at an upcoming meeting and agreed the questions and Cllr Evans will send additional questions through to the Clerk. **Action: Cllr Evans.**
- 3.6 The Council agreed responses to the following planning applications:

| Date received | Deadline   | Application No:  | Address   | Details  | EPC Comments                  |
|---------------|------------|------------------|---|--|-------------------------------|
| 10-08-2015    | 31-08-2015 | S.15/1858/FUL    | Land adjoining Springhill House<br>Spring Hill<br>Eastington                    | Erection of four dwellings   | Object with comments          |
| 10-08-2015    | 31-08-2015 | S.15/1852/DISCON | Millend Mill<br>Millend Lane<br>Eastington                                      | Discharge of conditions 7, 8, 9, 12, 13, 14, 16, 23, 25              | Object – 5 conditions not met |
| 11-08-2015    | 01-09-2015 | S.15/1856/FUL    | West Of Stanley Downton Sewage Works, Leonard Stanley, Gloucestershire (Site 1) | 4.7MW Solar Farm and associated infrastructure                       | Object with comments          |
|               | 31-08-2015 | S.14/2879/FUL    | Land North of Alkerton Road   | Revised illustrative masterplan for 36 dwellings and doctors surgery | Object with comments          |

Members of the public were asked to leave for the following agenda item. The Clerk left the room for the next item. Cllrs Edis-Bates and Evans left the meeting.

4. The Council considered the recommendations from the Clerk’s probationary review and agreed to add one scale point to the salary in recognition of the advanced qualification the Clerk has achieved. It was also agreed that the Clerk’s working hours be increased to 20 hours per week (from 15 hours per week) with effect 1<sup>st</sup> September 2015.

The Council also considered a request from the NDP Steering Group that the Clerk provides admin support for the NDP for 3 hours per week for 3 months; this was agreed in addition to her working hours and the costs will be met from the NDP budget.

Meeting closed at 9pm.

**Notice: The next Full Council Meeting of Eastington Parish Council will be on Tuesday 8<sup>th</sup> September 2015.**

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