

Quinton Parish Council

Ordinary Parish Council Meeting

Tuesday 4th July 2017
Quinton Village Hall 7.30 pm

Present: Cllr David White (Chairman)

Cllr Paul Milliken

Cllr Phil Maundrill

Cllr Chris Watson

Mrs M Norman (Parish Clerk and Responsible Financial Officer)

Also present: 37 members of the public

1	Apologies: Apologies for absence were received from Cllr Caroline Barton, Cllr Junie Tong-Clark, Cllr Mike Brain and Cllr Izzi Seccombe and were accepted by the Council.
2	Declaration of interests There were no declarations of interest.
3	Minutes of the previous meeting: The minutes of the meeting of the 10th May were agreed as an accurate record and signed by the Chairman.
4	Matters arising from the minutes of the previous meeting: There were no matters arising.
5	Questions from the public: There were no questions from the public other than those in respect of item 6. The Chairman suspended Standing Orders to enable members of the public who wished to contribute to item 6 to do so. All members of the public present objected to the proposed installation of a telecommunications mast at The Old Bakery Farm, Upper Quinton and requested that the Parish Council object to the application.
6	Planning application 17/01653/TEL 56 The Old Bakery Farm, Upper Quinton: After discussion it was resolved to object to the above planning application.
7	Any matters from the Chairman: There were no matters from the Chairman.
8	Any matters from the District or County Councillors: There were no reports from the District or County Councillors.
9	Long Marston Stakeholders' Workshop: Cllr Watson reported that he had attended the Stakeholders' workshop on the 15 th June. CALA

	<p>Homes had not sent a representative to the meeting. The purposes of the workshop were summarised in the attached document (see Appendix A attached). All of the airfield tenants had been served notice to leave. Comments expressed by those attending were noted and will form the basis of a report on the outcomes of the workshop to be used by the District Council and CALA Homes. A further workshop on the South Western Relief Road will be held at a later date.</p>
10	<p>Clerk's updates:</p> <p>i) New litter bin beside bus stop: The Council had agreed to purchase a litter bin to be placed beside the new bus stop on New Row. However, the Street Scene department of Stratford District Council pointed out that there was already a litter bin opposite the school and it would be unusual to have two bins in such close proximity. They suggested moving the existing bin to beside the bus stop, saving the Council the increased costs of purchase and emptying.</p> <p>ii) First registration of Village Greens: The clerk had contacted Shakespeare Martineau to ascertain the progress of this application. To date no information had been received.</p> <p>iii) Adverse possession: Although the clerk had received verbal confirmation that the party serving the adverse possession notice was willing to accept the offer of a lease of the land for a small consideration, no written confirmation had yet been received. Unless notification of an agreement were received by the 31st July, the Land Registry would automatically refer the application to a tribunal.</p>
11	<p>Grass cutting tender:</p> <p>The Council agreed that they would invite Thomas Fox and other local contractors to submit tenders for the grass maintenance schedule.</p>
12	<p>HSBC bank accounts:</p> <p>After investigation, it transpired that a letter advising that HSBC would be charging monthly fees of £5.50 per bank account had been sent in error. This being so, there proved to be no need to consider transferring the Parish Council's accounts to another bank.</p>
13	<p>Paving slabs to defibrillator at Medical Centre:</p> <p>The Council had received estimates from Thomas Fox and Vale Forestry to carry out this work. After discussion it was resolved to accept Vale Forestry's estimate of £400 plus VAT. Cllr Maundrill would contact the Medical Centre to advise them that the work would shortly be taking place.</p>
14	<p>Bus shelter:</p> <p>After discussion, it was resolved not to provide a bus shelter beside the new bus stop on New Row. The Council felt that there should be a collective application from bus users before they could consider whether the expense of a bus shelter would be justified.</p>
15	<p>S746 Street naming and numbering 30 new houses off Main Road:</p> <p>The Council were asked to submit two street names for the new development and to consider the proposals put forward by the developers. Of the four names proposed, the Council considered Lilac Avenue and Walnut Walk to be the most appropriate. The other suggestions were too similar to existing streets in the village and would cause confusion.</p>
16	<p>St. Swithin's churchyard:</p> <p>It was resolved to contribute £500 towards the upkeep of the churchyard.</p>
16	<p>Planning applications</p> <p>Parish Councillors noted the following planning applications submitted since the last Parish Council meeting:</p>

17

- i) 17/00563/VARY 3 New Row: variation of conditions 2 and condition 3 of planning permission 16/01552/FUL (two storey rear extension and replacement garage); variations seek to change external facing materials for the two storey rear extension from brick to render and garage materials from brick to timber and alter the ridge height.
- ii) 17/01229/FUL Clifford Farm, Main Street, Clifford Chambers: erection of two dwellings (alternative to extant planning permission 13/00091/FUL).
- iii) 17/00274/FUL The Old Coach House, Back Lane, Lower Quinton: amendments – setting down of ridge height and removal of the circular column to the north extension and the replacement of timber cladding with red brick to the west extension.
- iv) 17/01354/FUL 17 Edmonds Close: demolition of existing garage and erection of detached dwelling.
- v) 17/01400/FUL 5 Dobbie Road, Upper Quinton: proposed two storey side extension.
- vi) 17/00902/FUL The Moat, Campden Road, Lower Quinton: change of use of land for the siting of temporary building to provide warden’s security/office and accommodation to serve the touring caravan park approved under 14/01443/FUL (part retrospective).

No representations were made with respect to these applications.

To receive any results of planning applications:

The Parish Council noted the following planning decisions which had been notified since its last meeting:

- i) 17/00654/FUL Twiga House, Campden Road, Lower Quinton: **permission granted** for the erection of three dwellings with associated detached garages, new access and associated landscaping.
- ii) 17/00974/FUL 14 Turnpike Drive, Lower Quinton: **permission granted** for single storey rear extension to kitchen and lounge.
- iii) 17/00653/FUL 3 New Row: **permission granted** for proposed variations.
- iv) 17/00274/FUL The Old Coach House, Lower Quinton: **permission granted** for proposed amendments.
- v) 17/01051/COUQ Lime Tree House, Lower Quinton: **permission refused** for prior approval notification for the proposed change of use of two agricultural buildings to a dwelling house and ancillary garage, associated curtilage and building operations (Class Qa and Qb).

Reports from Council members on outside bodies:

There were no reports to be made.

To receive receipts and payments records for the quarter.

18 The Council received the receipts and payments records previously circulated and agreed them as an accurate record.

19 **To receive any correspondence**

The Chairman of WALC had expressed a willingness to attend a Parish Council meeting if the Council felt that such a meeting would be beneficial.

20 **Councillors' reports and items for future agenda**
Cllr Maundrill commented on the appearance of park benches on the village green outside the College Arms. It was agreed that the Chairman would speak to the landlord of the College Arms to ascertain if the benches were part of the pub property.

21 The clerk was asked to contact the website provider for information about usage of the website by members of the public.

Cllr Milliken proposed that the Council investigate the state of footpaths within the village to see what remedial work needed to be carried out.

Accounts for payment and finance Matters

The following payments were noted and approved:

- 22
- i) Vale Forestry (removal of teen shelter) - £156.00
 - ii) M. Norman (expenses Parish meeting) - £18.31
 - iii) E Neal (internal audit) - £120.00
 - iv) Clerk's salary (April) - £**
 - v) HMRC (income tax on clerk's salary) - £**
 - vi) Thomas Fox (grass cutting) - £1,494.00
 - vii) Quinton Village Hall (hire of hall) - £24.00
 - viii) Clerk's salary (May) - £**
 - ix) HMRC (income tax on clerk's salary) - £**

The meeting closed at 9.15pm.

Date of next meeting Tuesday 29th August 2017

Long Marston Airfield Stakeholder Workshop - Spatial Vision and Development Objectives

15 June 2017

4.45pm – 7pm Quinton Village Hall, Lower Quinton

Background

Long Marston Airfield is allocated as a new settlement in the Stratford-on-Avon Core Strategy, adopted in July 2016. Proposal LMA specifies that the development will comprise 3,500 homes, two primary schools, a secondary school, a new neighbourhood centre, 13 hectares of employment development and the provision of significant areas of open space. The Core Strategy is available at view at www.stratford.gov.uk/corestrategy.

In March 2016 the Government published its 'Locally-Led Garden Villages, Towns and Cities prospectus' inviting Local Authorities to submit expressions of interest for the designation of a "Garden Village" for sites of 1500 to 10,000 homes. The prospectus was clear that it was for Local Authorities working with their communities to take the lead and establish a clear vision and identity innovative solutions to create attractive and well-designed Garden Villages. In response to the prospectus, Stratford-on-Avon District Council submitted an expression of interest with the support of CALA Homes. In January 2017 it was announced that Long Marston Airfield was one of the successful Garden Villages, which would receive government support.

The District Council has also committed to prepare a Framework Masterplan Supplementary Planning Document (SPD) for Long Marston Airfield which will include guidance on layout, design and the key parameters that any subsequent planning applications will have to adhere to. In addition the SPD will also contain an overall Vision and set of development objectives for the whole of the site.

To assist with this, Stratford-on-Avon District Council has asked the Homes and Communities Agency (HCA), as the national housing, land and regeneration agency, to facilitate a stakeholder workshop with elected representatives of the local area in order to formulate a vision and set of development objectives for Long Marston Airfield.

Main purposes of the workshop:

- Gain a shared understanding and appreciation of the site;
- Identify the broad aspirations and Garden Village principles for the site;
- Explore the potential for the identification of specific development opportunities within the site;
- Develop a spatial vision and set of development principles for the site, (i.e. explore what kind of place Long Marston Airfield Garden Village should become.

Please note that this session will focus solely on the Long Marston Airfield site and **will not** consider the South Western Relief Road.

Anticipated outcomes of the Workshop:

- A realistic **HIGH LEVEL VISION and KEY OBJECTIVES** for the site, mindful of known constraints and opportunities;
- how this can be translated into a spatial plan which will form part of the Framework Masterplan Supplementary Planning Document.

Preparation

In order to prepare for the event, councillors are asked to give consideration to places that they think of as being a great place; and what makes them great. These may be places you have visited or lived in; they may be at home or abroad; they may be towns, cities, villages or quiet places.

Agenda for Workshop

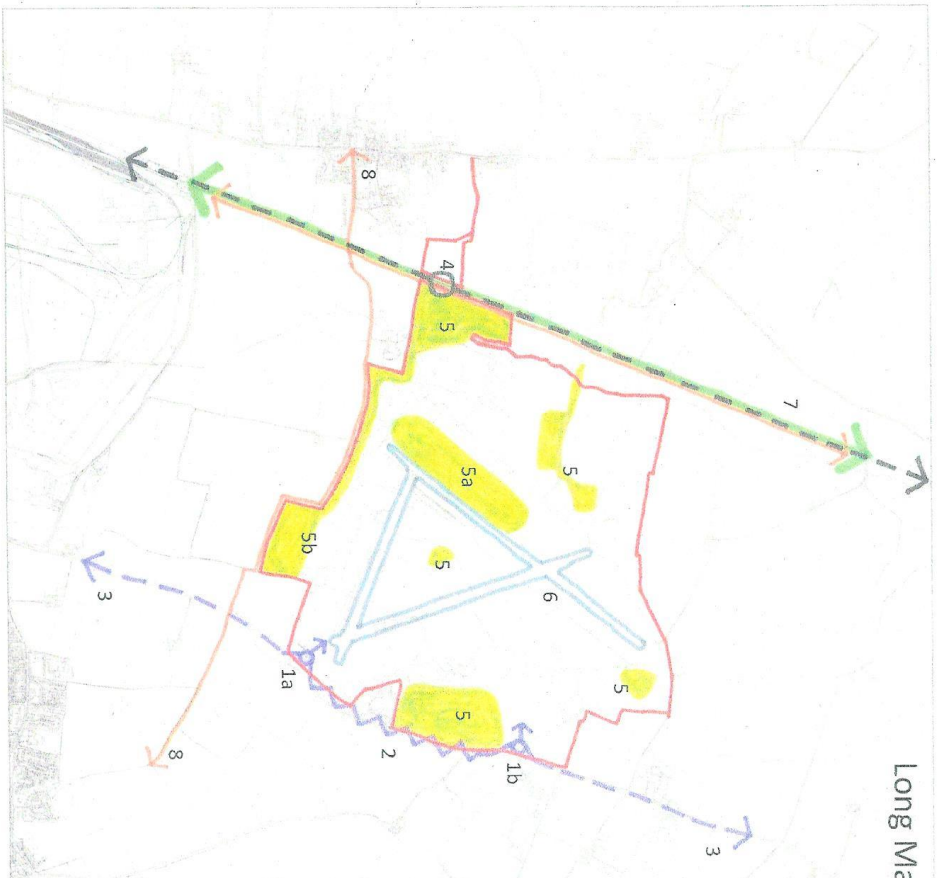
Time	Agenda	Lead / Facilitator
16.45	Arrival - Teas and Coffees	
17.00	Welcome and introduction to workshop plus policy context	SDC
17.05	Outline of the workshop, including key objectives and implications of the Garden Village designation	HCA
17.15	Presentation: The importance of establishing a clear vision and development objectives	HCA
17.25	GROUP ACTIVITY 1: Strengths, Weaknesses, Opportunities, Threats (SWOT) analysis of the site	HCA ALL
17.45	Components of sustainable communities	HCA
17.55	GROUP ACTIVITY 2: Developing a spatial vision and development objectives for the site	HCA ALL
18.35	Key issues arising and next steps: actions, responsibilities and timelines	HCA
18:45	Discussion on a name for the Garden Village	ALL
18.55	Summary and Any Other Business	HCA/ SDC
19.00	Close	

Next steps

The HCA will produce a report on the outcomes of the workshop that can be used by the District Council, CALA Homes and other stakeholders with a view to pursuing a shared vision and development objectives for the site that can be reflected in the Masterplan SPD.

Workshop Agenda

Long Marston Airfield - Opportunities



Key to Opportunities

- 1 proposed vehicular access points:
 - a fixed by outline planning permission
 - b exact location to be determined
 - 2 Camden Road, traffic calming
 - 3 extended road improvements?
 - 4 possible rail station/rapid transit stop
 - 5 connected green spaces:
 - a including (remodelled?) bund
 - b incorporating de-culverted stream
 - 6 design cues from former runways?
 - 7 extant greenway
 - 8 connection to Heart of England Way
- + infrastructure (location to be determined):
- schools, secondary & 2x primary
 - local 'hubs', containing shops & services
 - superfast broadband (fibre under roads)

Home Office
 Communities Agency

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 Reviewer: [illegible]

Long Marston Airfield - Constraints

