

# SEATON PARISH COUNCIL

## MINUTES OF MEETING HELD ON 17 OCTOBER 2016

### **Present:**

Councillor P F Bateman	Councillor Mrs J Norman
Councillor Mrs L Harwood (Chairman)	Councillor J Sandwith
Councillor D Horsley	Councillor K Slone
Councillor M I Jenkinson	Councillor Mrs C Tibble
Councillor J Musgrave	Councillor C Woodman

**Clerk:** P Bramley

### **Minute No. 93**

#### **Apologies for Absence**

Apologies for absence were received from Councillors Mrs K P Birkett, M Ditchburn, S Forrester, A Grey & R McCracken.

### **Minute No. 94**

#### **Declarations of Interest**

Declarations of Interest were received from Councillor J Sandwith, Item 16, Planning Application 2/2016/0660, Personal & Prejudicial; Councillor K Slone, Item 7, Personal; & Councillor Mrs C Tibble, Item 10, Personal.

**Resolved** that the declarations of interest be noted.

### **Minute No. 95**

#### **Requests for Dispensations**

Councillor Mrs C Tibble requested dispensation to speak on Item 10.

**Resolved** that it be agreed that Councillor Mrs C Tibble be permitted to speak on Item 10.

### **Minute No. 96**

#### **Minutes of Meeting held on 19 September 2016**

**Resolved** that the minutes of the Meeting held on 19 September 2016 be accepted and signed as a correct record.

### **Minute No. 97**

#### **Police Report**

A report was received from PCSO Rachel Pape on policing matters since the previous meeting. Councillor Mrs C Tibble reported concerns by the Cumbria Police Chief Constable with times being taken for the phone to be answered to people ringing '101'.

**Resolved** that the report be noted.

## **Minute No. 98**

### **Progress Reports**

#### **1) Clerk**

The Clerk presented a report advising of progress on various matters.

**Resolved** that the progress report be noted & that Allerdale Borough Council be asked to advise on the lamp having been taken away on post 215 on Lowca Lane.

#### **2) Village Hall**

Councillor Mrs C Tibble advised that the toilet was now operational, subject to a baby changing shelf being installed & that there continued to be a hold up in the development of Bowling Club facilities, due to tests required for mining works under current legislation, & that the Village Hall remained well used. Japanese knotweed on the lower pitch was receiving attention.

**Resolved** that the progress report be noted.

## **Minute No. 99**

### **Allotments**

Members received an update on the position concerning the Council's arrangements for the provision of allotments. Draft plans in support of the Council's proposed development of allotments at Meadow Vale had recently been received from the Council's planning adviser & a meeting of the Allotment Working Party would be held on 20 October to review the plans in detail.

**Resolved** that the position be noted.

## **Minute No. 100**

### **Public Questions**

- 1) Mr Craig Hannah & Mr Brian Wishforth reported their concerns with the proposed Story Homes development of housing at High Seaton, (Planning Application 2/2016/0657 refers). The potential impact of flooding was considered to be a major concern, it being suggested that the Story development was designed for a one in one hundred years event, whereas flooding issues were becoming more frequent. It was suggested that the indicative figures given for walking distance to various sites were incorrect, such as it being 500 yards to the Hunters Drive bus stop. The number of properties planned & locations were of concern, as well as access arrangements & adoption of existing pathways. Councillor Mrs C Tibble advised that the plans had been 'called in', which meant that they would be considered in an open meeting by Allerdale Development Panel. Given the controls in place on speaking at such meetings under current legislation, Councillor Tibble advised that representations & speeches made by objectors should be carefully coordinated, since the time the developer was permitted to report to the panel was reflective of the time given to objectors.

- 2) Mr Brian Wishforth reported on his concerns with the proposed development of housing at Low Seaton, (Planning Application 2/2016/0660 refers). Mr Wishforth was principally concerned with the potential impact of additional traffic in Low Seaton & the surrounding area, & that the proposed development of three houses, if approved, would be likely to lead, in his opinion, to further applications, given the history of applications for larger developments in the field where application 2/2016/0660 was proposed.

### **Minute No. 101**

#### **County & District Councillors' Reports**

##### **1) Allerdale Borough Council**

Councillor J Sandwith advised that he had nothing to report.

Councillor M Jenkinson advised that certain street signage in Seaton was due to be updated in the near future.

Councillor Mrs C Tibble advised that she had nothing to report.

##### **2) Cumbria County Council**

Councillor Mrs C Tibble advised that she had nothing to report.

**Resolved** that the reports be accepted.

### **Minute No. 102**

#### **Application for Financial Assistance – Seaton's Seasonal Secrets**

Councillor Mrs C Tibble advised on the arrangements for developing products for the proposed yarn bomb exercise in Seaton, after which she left the room.

**Resolved** that a grant of £250 be awarded to Seaton's Seasonal Secrets to support acquisition of materials & room hire costs.

### **Minute No. 103**

#### **Forward Plan**

The following suggestions were made by members for inclusion in a forward plan:

- Provision for supporting the community in the event of floods, including storage facilities for flood sacks
- Holding working meetings with Allerdale Borough Council Planning Officers to ensure that land for development was correctly identified in part 2 of the Local Plan
- Seeking the transfer of Hunters Drive Playing Field to the Parish Council & extension of the Play Area
- Placement of height restriction warning signs at each entrance to Seaton
- Bulb planting on the road facing side of the boundary fence to Jackson Street Playing Field
- Seeking support to improve the outlook of the roundabout at the bottom of Calva Brow
- More emphasis on support for sports provision & collaborative working between different sports groups
- Refurbishment of benches
- Input to controlling development of the size of Seaton, such as through development of a neighbourhood plan
- Improved safety arrangements outside Seaton Academy

- Seeking a resolution to vehicles speeding & driving on the wrong side of the road in Seaton, particularly the main road
- Effective policing of parking on double yellow lines

**Resolved** that the suggestions be noted & recorded as appropriate in the Council's Forward Plan.

#### **Minute No. 104**

##### **Play Areas**

Members considered a report from the Jackson Street Play Area Working Party following its consideration of proposals from alternative suppliers for the development of Jackson Street Play Area. Members also discussed whether it would be appropriate to seek to acquire Hunters Drive Playing Field from Allerdale Borough Council under a community asset transfer arrangement.

**Resolved** that:

- 1) The Council agree to accept the proposal from Wickstead Ltd for the development of the Play Area within a budget of £20,000 & welcome proposed visual improvements planned to roadside fencing being developed through Lakes College.
- 2) The Council enter into discussions with Allerdale Borough Council concerning the condition in which the Playing Field & Play Area would be provided with a view to seeking a community asset transfer.

#### **Minute No. 105**

##### **Broadband Connectivity**

Members received a report from Councillor M Jenkinson on the background to problems experienced in Seaton, following his & Councillor M Ditchburn's recent attendance at a meeting on broadband connectivity in the area hosted by Sue Hayman MP.

**Resolved** that the report be noted.

#### **Minute No. 106**

##### **Public Footpaths, (Rights of Way)**

It was reported that the bridleway & footpath behind Seaton Park was being rendered impassible as a result of Seaton Park residents dumping. It was also suggested that if a footpath was to be developed on Jackson Street Playing Field, it be located at the side of the field adjoining Jackson Street properties.

**Resolved** that the matters be noted & that the walkabout organised in Seaton by Allerdale Borough Council Town Centre manager Mr Toni Magean include a review of the bridleway & footpath to the rear of Seaton Park.

#### **Minute No. 107**

##### **Provision of Bench**

**Resolved** that an indicative cost for installing seats in bus shelters be sought & that consideration be given to the provision of a bench with supporting planting at a future meeting.

## **Minute No. 108**

### **Planning Issues**

**Resolved** that the following observations on planning applications be made, (note that Councillor J Sandwith left the room whilst Planning Application 2/2016/0660 was considered):

Reference No: HOU/2016/0005  
Applicant: Mr Andrew Martin  
Proposal: Extension to provide additional accommodation  
Location: 12 Calva Road, Seaton  
**No Objections**

Reference No: HOU/2016/0014  
Applicant: Mr A Petre  
Proposal: Erection of detached  
Location: 16 Lowca Lane, Seaton  
**No Objections**

Reference No: 2/2016/0660  
Applicant: Ms Debra Louise Rutherford Warren, c/o Day Cummins Ltd  
Proposal: Outline application with all matters reserved for three residential dwellings  
Location: Garth Croft, Low Seaton, Seaton  
**Objections to the proposed development, which, following previous applications for larger developments on the site in the past, the Council believes may lead to a sequence of similar applications over time designed to achieve the same ends. The Council's principal concerns are with vehicular access, with ingress & egress issues because of the access route through Low Seaton, a narrow road punctuated by parked cars & lack of pavement. The Council notes that an application for a larger development was dismissed by the Planning Inspectorate for reasons including the development being not in keeping with that area of the village, lack of amenity, drainage concerns, & other matters, & believes that the current proposal is against the spirit of that refusal.**

Reference No: 2/2016/0657  
Applicant: Mr Adam McNally, Story Homes  
Proposal: Residential development of 69 dwellings & associated infrastructure  
Location: Land north-east of Coachman Inn, Seaton

**Objections to the proposed development for a number of reasons. With regard to previous recent flooding incidents, the Council is concerned that a natural drainage area will become a source of faster run-off, leading to exacerbation of existing flooding problems in the village. Whilst the development includes container ponds, the Council is concerned with the potential impact from water travelling through a culvert under the road to container ponds which, in the event of heavy rainfall, would appear prone to filling quickly & overflowing into Ling Beck. The Council believes that the existing infrastructure for dealing with drainage & sewerage is insufficient to cope with the likely impact from the proposed development. In addition, the Council has concerns with the impact on schools in the area, which are full & struggling to deal with existing pupil numbers. The Council notes that the area contains a number of old mine workings & believes that the potential for methane gas leakage is a matter for concern. The site would access the main road in an area which the Council considers offers a strong potential for accidents, given the likely number of vehicles accessing the site, particularly at times of already heavy traffic flow. In general, the Council believes the proposal represents over-development of the village & is an un-neighbourly development proposal, with housing size not representative of that required, nor affordable by young people, in spite of what the development may describe as being 'affordable housing'.**

Reference No: HOU/2016/0026  
Applicant: Mr Wayne McCarron  
Proposal: Extension over garage & rear kitchen/dining extension  
Location: 23 Fernleigh Drive, Seaton  
**No Objections**

**Resolved:** that the following planning application decisions made by Allerdale Borough Council be noted:

Reference No: 2/2016/0513  
Applicant: Mr & Mrs S Scott  
Proposal: Dining Room extension  
Location: 1 Barncroft Close, Seaton  
**APPROVED**

Reference No: 2/2016/0296  
Applicant: Mrs Sandra Thwaytes  
Proposal: Revised access road & turning area, previously approved application 2/2006/0026, (retrospective)  
Location: Access road to 12-18 Beech Grove, Low Seaton, Seaton  
**APPROVED**

Reference No: 2/2016/0475  
Applicant: Mr Newton Bowmer  
Proposal: Extension & double garage  
Location: 1 Main Road, Seaton  
**APPROVED**

**Minute No. 109**

**Accounts – October 2016**

**Resolved** that the accounts listed in the schedule, totalling £3,604.64, including payments agreed at the meeting, be agreed for payment.

**Minute No. 110**

**Finance Report**

Members received a report showing actual expenditure & income for the period 1 April to 30 September 2016, in comparison to budget.

**Resolved** that the report be agreed.

**Minute No. 111**

**Meeting Extension**

**Resolved** that an extension beyond 9.00pm be agreed to allow proper consideration of the following items of business.

**Minute No. 112**

**Correspondence**

Correspondence received since the last meeting was noted.

**Resolved that:**

- 1) Further to an invitation from the Local Government Boundary Commission to comment on the warding arrangements in the borough, which it was reviewing, the Council seek a meeting with Allerdale Borough Council representatives at which advice & guidance could be offered to assist members in making a decision on the matter, which could have a significant impact on the parish.
- 2) Further to proposals issued by the West, North & East Cumbria Success Regime on the future of Healthcare in West, North & East Cumbria, the Council advise that none of the options served to further the interests of the people of Seaton.
- 3) No response be made to United Utilities on its draft Drought Plan.
- 4) No response be made to United Utilities on its Water Resources Management Plan 2019 Pre consultation.
- 5) With regard to Mitchell's Land Agency's consultation on establishment of Willow Project at Seaton Mill Farm, the Council advise that the adjoining footpath below Low Seaton be properly protected in the development.
- 6) It be agreed that Councillors A Grey, Mrs L Harwood & P Bateman represent the Council at site meetings on 31 October at Lowca Lane & Hunters Drive to consider the establishment of bus shelters.

**Minute No. 113**

**Councillors' Reports**

- 1) Further to a report that the Reverend Ian Grainger wished to speak with the Council about the community better working together, he be invited to attend a future meeting of the Council to discuss his ideas on the matter.

**Minute No. 114**

**Next Meeting**

Members were advised that the next meeting would be held on 21 November 2016.

The meeting finished at 9.15 pm.

Signed .....

Chairman

Date .....