

SADBERGE PARISH COUNCIL

Minutes of the meeting held at 7 p.m. on Tuesday 27th June 2017 in Sadberge Village Hall

Present: Councillors Tate, Heath, Heywood, Lazenby, Schott and Smith.

In attendance: Alastair Mackenzie – Clerk

1. Apologies

Apologies were accepted from Councillor Best, and the reason for his absence was approved.

Apologies were received from Ward Councillor Brian Jones.

2. Declarations of interest in items on the agenda

Councillor Smith declared an interest in Item 15 – Parish Councillor no longer being a Sadberge resident.

5. Planning

- 5.1 The Parish Council considered planning application 17/00368/CU, which is for a change of use from agricultural land to a private dog training facility at The Willows, Hill House Lane.

The following points were made during the discussion:-

- Residents of St. Andrew's Park and Chapel Row have already complained about disturbance due to dogs at The Willows barking, often starting very early in the morning.
- At the site location, Hill House Lane is subject to the national speed limit (60 mph), and vehicles travel past the site at high speed. The limited space on the site means that vehicles leaving the site may need to reverse out on to Hill House Lane.
- Representatives of the Dogs Trust believe that the dogs currently kept at The Willows are not happy. One factor may be that the dogs are not getting sufficient stimulation. Also, the site is too small to allow the dogs to be exercised, and it is not connected to electricity or water supplies.

After discussion, the Parish Council decided to object to this planning application for the following reasons:

- The proposed use would cause a noise nuisance to nearby residents.
- Residents of St. Andrew's Park and Chapel Row have already complained about disturbance due to dogs at The Willows barking, often starting very early in the morning.
- The proposed use would constitute an isolated development in open countryside outside the Sadberge limits to development. Allowing the change of use would be contrary to Saved Policy E2.
- The proposed facility is – and would continue to be – unsightly and untidy. Allowing the proposed change of use would be contrary to Policy CS2 in the Darlington Core Strategy Development Plan Document 2011.
- The access to the site is unsafe.
- There are concerns about animal welfare.

The Parish Council also pointed out that the proposed activity at The Willows would not, in any way, enhance the community of Sadberge.

- 5.2 The Parish Council approved the following planning application without comment:

- 17/00316/FUL Erection of a single storey garage at the side of The Old House, Spring House Farm

/ continued

3. Minutes of previous meetings

- 3.1 The minutes of the meeting on 9-May-2017 were agreed to be a true record of the meeting.
- 3.2 The minutes of the meeting on 23-May-2017 were agreed to be a true record of the meeting.

4. Matters arising from previous meetings

- 4.1 There was no news about the painting of the bus shelter on Middleton Road.
- 4.2 There was no news about the proposed Sadberge history trail.
- 4.3 There was no news about the Darlington Local Plan.
- 4.4 There was no news about the churchyard wall along West Row. The Clerk will write to the Parochial Church Council again. **ACTION:** A Mackenzie
- 4.5 It was agreed that the community composting facility will be repaired and reinforced in its current configuration and dimensions. **ACTION:** Councillor Schott
- 4.6 The Charity Commission refused to consider the initial application to set up the new Sadberge Village Hall CIO because the existing Village Hall Association had not submitted its Annual Report for 2017. The Annual Report has now been submitted, and a new application has been made to set up the CIO.
- 4.7 There was no news about social media.

6. Proposed development on the east side of Middleton Road on the southern edge of Sadberge

There was no news about the proposal to build 25 houses on the east side of Middleton Road.

It was agreed that the Parish Council should be represented when this planning application is considered by Darlington Borough Council's Planning Applications Committee.

7. Polytunnel on Hampass

- 7.1 Darlington Borough Council has until 19-Jul-2017 to respond to the Notice of Tree Works in a Conservation Area. It is unlikely that the Borough Council will object to the work.
- 7.2 The Clerk will ask Chris Wheatley Tree Surgery to schedule the job for after 19-Jul-2017, and to proceed with the work provided that Darlington Borough Council has not objected by that date. **ACTION:** A Mackenzie
- 7.3 The Clerk will make arrangements for the Sedberg Anglo Saxon Farmers' Tenancy at Will agreement to be implemented once the tree works are complete. **ACTION:** A Mackenzie

8. Seat around the oak tree in the centre of the village

- 8.1 Councillor Schott has obtained a quote for installing a new bench around the oak tree in the centre of the village.
- 8.2 Paving will need to be installed around the bottom of the tree to provide a base for the bench. Councillor Schott will obtain a quote for the necessary groundworks. **ACTION:** Councillor Schott
- 8.3 The Clerk will place the orders for the groundworks and the bench provided that the total cost is within the budget agreed by the Parish Council. **ACTION:** A Mackenzie
- 8.4 The Clerk will order plaques after consultation with the parish councillors about the exact wording. **ACTION:** A Mackenzie

Note from the Clerk: The plaques will be paid for by contributions from individual parish councillors, not by the Parish Council.

9. Garages opposite Pleasant View

The Parish Council is concerned that a child might fall down into the gap between the two garages set into the edge of the village green opposite Pleasant View, and proposes to fit a guard to prevent this from happening. The Clerk will write to the owners of the garages to check that they have no objection to this being done. **ACTION:** A Mackenzie

10. Maintenance of the St. Andrew's churchyard

The Parish Council decided to give the Sadberge Parochial Church Council (PCC) a grant of £500 towards the cost of maintaining the St. Andrew's churchyard, and approved the relevant payment.

11. Village environment

- 11.1 Darlington Borough Council has swept the gutters in the central part of Sadberge.
- 11.2 Darlington Borough Council has resurfaced parts of the pavements on Middleton Road with slurry. It was noticed that vehicles have been parking with their wheels on the pavement, damaging the new surface.
- 11.3 There is an overflowing drain on Middleton Road near the Rectory. The Clerk will contact Darlington Borough Council's Street Scene Team. **ACTION:** A Mackenzie
- 11.4 The Parish Council noted a suggestion from local residents that a voluntary working party could be organised to clear weeds from pavements and gutters in the village.
- 11.5 The Clerk has painted some "Clean it up" signs on pavements. He will paint more signs on pavements in the eastern part of the village. **ACTION:** A Mackenzie
- 11.6 The Friends of Sadberge Festival has paid for ten hanging baskets to be installed on the village green. Councillor Lazenby will get a price for a nursery to fill the baskets on an annual contract. **ACTION:** Councillor Lazenby
- 11.7 It was decided to take no further action about grass cutting at present.

12. Air quality monitoring

The Clerk has used Newcastle University's particle measuring instrument to take measurements of the concentrations and sizes of airborne particles in the middle of the village at various times of day, including the evening rush hour. He will ask Newcastle University for help with analysing and interpreting the measurements and will present a report at a future Parish Council meeting.

ACTION: A Mackenzie

13. Clerk's holiday

While the Clerk is away on holiday during July:-

- Councillor Schott will do the weekly checks on the public access defibrillators. **ACTION:** Councillor Schott
- The vehicle activated speed sign will be brought in and stored in the Clerk's house.
- Councillors Schott and Tate will keep an eye on the community composting facility. **ACTION:** Councillors Schott and Tate

14. Darlington Association of Parish Councils (DAPC)

Councillor Tate will attend the DAPC Annual General Meeting in Darlington Fire Station at 6:30 p.m. on Wednesday 19-Jul-2017.

15. Parish Councillor no longer being a Sadberge resident

Councillor Smith has had to move out of the village. Initial investigations by the Clerk have suggested that this should not disqualify him from continuing to serve as a parish councillor for the remainder of his term of office. However, the situation is complicated by the fact that Councillor Smith was co-opted, so the rules on qualification to stand for election do not apply. The Clerk will make further enquiries and report back at a future meeting. **ACTION:** A Mackenzie

16. Payments

The following payment was approved:-

- Materials for bus shelter repair £22.84

17. Inspection tour of Parish Council land and property

The annual inspection tour will take place at the start of the next meeting. (See item 19 below.)

18. Agenda items for the next meeting

No agenda items were proposed for the next meeting.

19. Date of the next meeting

The next meeting of Sadberge Parish Council will be held at 6 p.m. on Tuesday 8-Aug-2017.

The first item on the agenda will be the inspection tour of Parish Council land and property. Meet at the brick bus shelter by the village green. The remainder of the meeting will be held in Sadberge Village Hall.

Alastair Mackenzie
Clerk to Sadberge Parish Council

APPROVAL OF THE MINUTES OF THE MEETING HELD ON 27th JUNE 2017.

I hereby certify that these minutes are a true record of the meeting.

Signed: Councillor L Tate _____ Date _____