

SADBERGE PARISH COUNCIL

Minutes of the meeting held at 7 p.m. on Tuesday 9th January 2018

Present: Councillors Tate, Best, Heath, Lazenby, Schott and Smith

In attendance: Councillor Brian Jones
Alastair Mackenzie – Clerk David Elmer – Bonfire Night Organiser

1. Apologies

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

2. Declarations of interest in items on the agenda

The Clerk declared an interest in item 4.3 – Car parked on Middleton Road.

3. Minutes of the last meeting

The minutes of the meeting on 5-Dec-2017 were agreed to be a true record of the meeting.

4. Matters arising from previous meetings

4.1 An issue of Sadberge Parish News went out in December 2017.

4.2 Sadberge Village Hall CIO still does not have a lease on Sadberge Village Hall.

Although the term of the old lease has expired, the Village Hall Association's solicitor has advised that the Association can continue to occupy the village hall for the time being and that, if necessary, the Association can apply to the courts for a continuation of the lease under the "security of tenure" provisions of the Landlord and Tenant Act 1954.

Efforts to finalise the new lease will continue.

4.3 Councillor Brian Jones has spoken to Darlington Borough Council's Traffic Safety Manager, Andy Casey, about the car that is regularly parked on Middleton Road between the wooden bus shelter and the Buck Inn, but has not yet received a substantive response. He will contact Andy Casey again. **ACTION:** Councillor Brian Jones

4.4 Councillor Tate wrote to Darlington Borough Council's Assistant Director for Law and Governance and the Planning Inspectorate to complain about the way in which Darlington Borough Council's Planning Applications Committee decided to grant planning permission for a development of 25 new houses on the east side of Middleton Road on the southern edge of Sadberge (Application reference 17/00358/FUL).

The Planning Inspectorate is unable to comment on the matter because it has no jurisdiction over local councils. Its role is to provide an appeals service for planning applications that have been refused by local authorities.

Darlington Borough Council has raised a "stage 1 complaint" and referred the matter to its Development Manager, Dave Coates. There was supposed to be a response by 21-Dec-2017, but neither Councillor Tate nor the Clerk has received any further communication from the Borough Council.

The Parish Council decided to escalate this to a stage 2 complaint and to point out that it is not appropriate for the Development Manager to handle the complaint, as his behaviour is a key part of the reason for the complaint. The Clerk will draft a letter to Darlington Borough Council, and will finalise the wording in consultation with Councillor Tate. **ACTION:** A Mackenzie

4.5 There was no news about the dog training facility at The Willows on Hill House Lane.

4.6 The defibrillator in the centre of Sadberge has, on several occasions, indicated that its battery is dead and needs to be replaced. However, the Clerk has found that if the battery is removed and then re-inserted the defibrillator display reverts to showing that the battery still has a good level of charge. It appears probable that the root cause of the problem is the very high humidity in the weatherproof cabinet.

Councillor Schott has drilled holes in the base of the cabinet to allow water to drain out and some air to circulate.

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The Clerk has used a min / max thermometer to check the temperature in the cabinet. It appears that the heater is working.

4.7 There was no news about the condition of the road surface on Middleton Road.

4.8 There was no significant news from social media.

5. Christmas tree collection scheme

5.1 Members of Darlington Rotary Club collected a number of Christmas trees from near the entrance to Town Farm Field on Saturday 6-Jan-2018. The Clerk will check how many trees were collected and calculate the appropriate donation to St. Teresa's Hospice. **ACTION:** A Mackenzie

5.2 It was reported that Darlington Borough Council took away some trees from the collection point during the first week of January.

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

The Clerk will check that Rennie Vickers has seen the plaque on the new seat around the oak tree.

ACTION: A Mackenzie

7. Moor House wind farm

7.1 The next meeting of the Moor House Wind Farm Liaison Committee will take place on Wednesday 17-Jan-2018.

7.2 The funding for community grants will become available once the wind farm is commissioned. Grants are not available for anything owned or managed by a local council (including parish

8. Planning

8.1 The Parish Council decided to object to planning application 17/00848/OUT – which is an outline application for the erection of a 4/5 bedroom dormer bungalow and double garage at Bridge View, Middleton Road – for the following reasons: =

1. The proposed development would be outside the Sadberge limits to development.
2. There would be a loss of visual amenity for Sadberge residents. The site is clearly visible from residential properties on the south side of Sadberge Village.
3. Access to the site is from Middleton Road, which is the busiest road into Sadberge Village and has a well-documented problem with vehicles exceeding the speed limit.
4. The site is at the foot of the A66 embankment. The A66 carries fast-moving traffic, including tankers travelling to and from the chemical works near Billingham and Middlesbrough.
5. There is a lack of services local to the proposed development. Sadberge does not have a post office, a shop or a school, and only has an extremely limited (one day a week) bus service.
6. Sadberge is not a suitable location for sustainable development.
7. Darlington planning strategies – including the Darlington Local Plan and the Darlington Local Development Framework Core Strategy – have consistently not included Sadberge as a suitable location for development. In the Interim Planning Position Statement, Table 3 (Summary Of Key Sustainability Factors For Darlington Borough Villages) shows that Sadberge does not satisfy any of the criteria for sustainable development.
8. Is there a risk of flooding at this site? If so, is it suitable for residential purposes?
9. There is a water main running under the site. Northumbrian Water's advice should be sought and complied with.

8.2 The Parish Council approved planning application 17/01159/FUL – which is for the erection of a single storey extension to the rear of 12 East Close – subject to the condition that arrangements are made for building equipment and materials to be transported to and from the site without causing disruption to nearby residents.

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

- 17/01173/FUL Erection of a single storey extension at the side of 10 Dale Road.

9. Lorry at Lea Close

Several local residents have complained about a scaffolder's wagon that has been left on the road verge adjacent to Lea Close. It was decided to write to the owner of the scaffolding company asking him to move the wagon to a less conspicuous place.

ACTION: A Mackenzie

10. Fly tipping

The Parish Council discussed the issue of fly tipping in the lay-bys near Sadberge. Councillor Brian Jones will contact the relevant Borough Council officers about fly tipping in the lay-by on Darlington Road near Beacon Hill Bungalows.

ACTION: Councillor Brian Jones

11. Lights at Cherry Tree Farm

A Sadberge resident had complained about light pollution from the lights at Cherry Tree Farm. From a site visit, Councillor Smith established that the lights on the farm are (a) the arena lights when the arena is in use and (b) some security lights. The Parish Council decided to take no action on this matter.

12. Road safety

A Sadberge resident had expressed concern about road safety at the central crossroads in Sadberge. After discussion, the Parish Council decided not to take any action.

13. Darlington Association of Parish Councils (DAPC)

Councillor Tate and the Clerk will attend the DAPC meeting in Darlington Town Hall at 6:30 p.m. on Wednesday 17-Jan-2018. Councillor Smith will also attend the meeting if he is available.

14. System of internal control and internal audit arrangements

14.1 The Parish Council reviewed its system of internal control and agreed that it is suitable and effective.

14.2 The Parish Council reviewed its internal audit arrangements and agreed that they are suitable and effective.

15. Risk assessment

Discussion of the Parish Council's risk assessment was deferred until the next meeting.

The Clerk will send copies of the current risk assessment to the Parish Councillors.

ACTION: A Mackenzie

16. Agenda items for the next regular meeting

The following agenda items were proposed for the next regular meeting:-

- Speeding in Sadberge.
- Footpath / cycle path between Sadberge and Middleton St. George.

17. Extra meeting to discuss the Bonfire Night event

There will be an extra meeting of the Parish Council in Sadberge Village Hall at 7 p.m. on Tuesday 16-Jan-2018. The main item on the agenda will be the future of the annual Bonfire Night event.

18. Date of the next regular meeting

The next regular meeting of Sadberge Parish Council will be held in Sadberge Village Hall at 7 p.m. on Tuesday 6-Feb-2018.

Alastair Mackenzie
Clerk to Sadberge Parish Council

APPROVAL OF THE MINUTES OF THE MEETING HELD ON 9th JANUARY 2018.

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

Signed: Councillor L Tate _____ Date _____