

Minutes of the Meeting of Gayton Parish Council held on Wednesday 6 November 2019 at 7.30pm at the Jubilee Hall, Gayton.

Present	Cllr J Currey	Cllr P Gidney	Cllr A Dewing
	Cllr S Renwick	Cllr J Shilling	Cllr N Attwell
	Cllr S Jarratt		

Also, present: The Clerk, Mr D Marsham, Mr M Walker, Mr J Burton & 12 Members of the Public.

615 To receive and consider apologies for absence:

It was resolved to accept apologies from Cllr P Grant Cllr P Savage & Cllr A Beales

616 To receive Declarations of Interest

Cllr Dewing & Cllr Shilling gave a personal interest in anything regarding the school as a School Governor.

It was resolved to open the meeting.

617 To receive a presentation from David Marsham re Manor Farm Development.

Cllr Currey introduced Mr Marsham and Mrs Marsham introduced Mr J Burton from Swan Edwards and Mr M Walker the Builder. Mr Marsham handed round some copies of the plan.

Mr Marsham explained about the two applications the one for forty houses that have outline planning application and the new application for six houses. Mr Marsham advised that he had looked at the Parish Council's concerns and he hopes he has the answers. Mr Marsham had looked at the density and it was 17.34 per hectare other similar developments in the village are eg the Willows are 17.9 per hectare, so is in keeping with the village.

There was a concern regarding the need for bungalows on the plan you will see 4 type E and 2 type H. The national average is 2% with these the site is 13%. Mr Marsham said that there was concern regarding the close fencing this is what is advised by the Police and there is no way that it can be changed. The properties are open fronted. Mr Marsham advised that there would be no lighting so goes with the Council's Dark Sky Policy. Mr Marsham also advised that there has been more green space allocated. Mr Marsham explained about the removal of the dangerous trees the grey poplars and how each property has a tree on its plot.

Mr Marsham explained that renewal energy has been taken into account with the design. Mr Marsham hoped to put a ground source heat pump in the central area and link up all the affordable houses to run from this system and all purchase their energy from a Management Company that I will set up. These houses will be kept, run and let out by Gayton Estate on a local lettings policy. These will be looked after by Mr Beales. The remainder of the properties will be air source heat pump. The houses can be fitted with photovoltaic Cells if the owners wish.

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Mr Marsham advised that if the school is placed to the north then a public footpath will be put on Back Street so that children and parents are staff travelling backwards and forwards to the school.

There was a discussion regarding a loop road system. The roof tiles were discussed as the Marley Tiles are dark. There was a question regarding self-build and was this once on the cards. Mr Marsham advised that he would have loved to have been able to do self-build but it was not practical. If there were so many builders on the site, all the equipment and all the materials and delivery vehicles would be a nightmare.

The subject of CIL payments was asked. Mr Marsham advised that the forty houses were subject to 106 agreements but was under negotiations regarding the local lease policy.

Cllr Currey thanked Mr Marsham and his team for coming along.

618 Adjournment of Meeting to allow for public questions.

Gayton Thorpe Village Sign

A Parishioner asked what was happening regarding the village sign it has been removed for a long while. Cllr Jarrett advised that it should be back in around five weeks' time the repair is taking longer than originally thought.

Pudding Stones

A Parishioner asked if he could speak regarding the Pudding Stones that are in his front garden. The gentleman explained that he moved them to save them as the original position at the time was going to be made into a Chinese takeaway. They would not be seen in the original position but they can be seen now. Mr Marsham advised that Lord Romney would be able to give you the details and he is sure there are pudding stones placed in the grounds of Gayton Hall. Cllr Renwick thanked the gentleman for looking after them. There was a suggestion of the pudding stone being placed on the little piece of grass by the post box. The Gentleman agreed that they could be moved but they are very heavy and he would not be able to move them now. Cllr Renwick agreed to talk with the Parishioner regarding the stones within the next few days.

It was resolved to return to closed session.

619 To Receive Councillor Reports

County Councillor – Cllr Middleton

Cllr Middleton is not in attendance and no report received.

Borough Councillors – Cllr Manning & Cllr De-Whalley

Cllr De-Whalley and Cllr Manning had sent their apologies. Cllr Manning has sent the following report: Since your last full council meeting I have attended a large number of borough committee meetings and also dealt with phone calls and emails and visited residents in different parts of the ward who had raised various concerns including road flooding after heavy rainfall and some planning and other social related matters.

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Cllr Gidney also gave the following report: Residents will be able to view and hear about exciting plans for Hunstanton at a special drop-in consultation event next month.

The drop-in session will take place on Thursday, 7 November, between 10am and 7pm at Hunstanton Town Hall.

Initial concepts coming out of the Hemingway Design master planning exercise, which took place last year, will be available for residents to look at and provide further feedback. Representatives from the borough council and Hemingway Design will be on hand to respond to any questions about the concepts or the suggested phasing of any projects that may come forward from the masterplan.

Residents will also be able to comment on the proposed redevelopment of the bus station and library site which came forward as part of the Government's One Public Estate proposals. Plans for the site include a larger, modern library, new public toilets, including accessible, baby change and adult changing facilities, some commercial space for retail or offices, and a further 50 flats, contributing to much-needed housing in the area.

Artists, makers and creatives are invited to a big ideas workshop in King's Lynn to help come up with potential art and culture projects that could be included in funding bid submissions for the town.

The session, being held at King's Lynn Town Hall on Tuesday 12 November, is being led by Rachel Drury from the Cambridge-based not-for-profit arts and technology organisation Collusion. Collusion have a track record for innovative place-based projects that help build skills, raise aspirations and leave a strong legacy and have already run two successful projects in King's Lynn.

Cllr Gidney then reported on the new defibrillators in King's Lynn. Over recent months visitors to the town will have spotted the yellow defibrillator boxes at various locations in King's Lynn town centre.

The last of these was installed a week ago at the bus station and, crucially, all six are now registered with the ambulance service. Five of the six life-saving devices have been paid for by Discover King's Lynn, the Business Improvement District for the town centre, with the sixth kindly funded by King's Lynn and District Round Table No 54. The Borough Council, along with Ward Gethin Archer and Kenneth Bush Solicitors, are hosting defibrillators on their properties.

The machines have already been put to good use and have been used in over 12 different incidents since their installation started around 12 months ago. In addition, 3 training courses have been provided for town centre workers to give them more confidence to use a defibrillator.

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Cllr Currey thanked Cllr Gidney for his report.

620 Minutes of Parish Council Meeting held on 2 October 2019

To consider and approve the minutes. **It was resolved to approve the minutes and for the Chair to sign as a true record after the following amendment. Cllr Shilling does not have an s on the end of his name.**

Matters arising from the minutes

(572)(545)(602) To receive update and consider any action on footpath - Grimston Road. The Clerk reported that she had not heard back from the Highway Engineer so she had contacted the new gentleman in charge and had asked for a meeting on site to discuss.

(572)(553) (602). To receive update and consider any action on Playing Field Hedge. The Clerk advised that she had asked two people for quotes and Cllr Renwick was going to get a quote from the usual person who cuts the outside of the hedge. **It was resolved for the Clerk to chase her quotes and Cllr Renwick to chase her quote.**

(588)(602) NCC Parish Partnership Scheme. Councillors to come up with projects that the scheme could produce in Gayton/Gayton Thorpe. Cllr Currey advised that Cllr Jarrett had a proposal from Gayton Thorpe and Cllr Shiling had a request from Gayton. Cllr Jarrett advised that Gayton Thorpe would like to have a form of traffic calming and a trod to get from Gayton Thorpe into Gayton. Cllr Shilling would like a trod from the Fisheries to the Back Road/Winch Road junction so that children can safely walk to school. **It was resolved for the Clerk to discuss with the meeting with the Highways Engineer as any bids need to be in place by the start of December.**

621 Neighbourhood Plan

Cllr Jarrett advised that the group meet up with the Parish Council and went through the plan and explain where they currently are in the process. Cllr Dewing advised that it was excellent and very informative meeting.

Cllr Jarrett advised that they were working on local green spaces in the village. The group are consulting with land owners and the community. Cllr Jarrett advised that they were going for more funding to enable the group to undertake a housing needs survey in conjunction with the Community Action Norfolk.

Cllr Renwick left the meeting at 8:50pm.

622 Planning Applications and Determinations:

Applications:

Applications:

19/01621/F Application for construction of dwelling Plot South of Sunset View, West of The Pastures, Winch Road, Gayton. **It was resolved to recommend approval and to ask that the hedge been retained**

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and a condition of a Traffic Management Plan put in place whilst the work is being undertaken.

Determinations:

19/013327/RM Reserved Matters Application: for amended design for Plot 8 at Land N of 5 and 6 Howards Way, Gayton. - **Granted**

19/01329/RM Reserved Matters Application: for amended design for Plot 7 at Land N of 5 and 6 Howards Way, Gayton. - **Granted**

19/01330/RM Reserved Matters Application: for amended design for Plot 4 at Land N of 5 and 6 Howards Way, Gayton. - **Granted**

19/01429/F Application for variation of Condition 2 of Planning Permission 19/0332/F construction of a dwelling at Plot s of Sunset View, Winch Road, Gayton. - **Granted**

19/01410/F Application for conversion of existing attached garage into habitable accommodation and construction of new garage at Rivendell, 2 Acorn Drive, Gayton. - **Granted**

623 Highways

To receive update and consider any action on NCC Ranger Works. Cllr Currey reported a pot hole on the junction of Winch Road and Lynn Road. **It was resolved for the Clerk to add to the Ranger List and also for the Clerk to try and obtain a date for the work on the drainage on Back Street.**

To receive update and consider any action on Village Hedges. The Clerk had written letters to all the houses with overgrown hedges.

624 Village Matters

To receive update and consider any action on the Playing Field Areas in Gayton and Gayton Thorpe. The Clerk advised that the two seats for the horse at Gayton Thorpe were ready to be collected. Cllr Currey advised that the balance of the seat now need replacing. **It was resolved for the Clerk to order the other four.**

To receive update and consider any action re Village Hall

Cllr Beales Report. Cllr Beales cannot be with us this evening. **It was resolved to open the meeting to allow for a Parishioner to advise on a meeting with the Village Hall Trustees and Cllr Beales.** The situation with Freebridge and the carpark etc may cause problems to the current hall. The piece of land in Vicarage Lane now may not be suitable to provide a hall and carparking for an ever growing village with the amount of development planned. Any paperwork on the land or the hall is needed to check everything out. **It was resolved for the Clerk to check out with any records regarding the registration of the hall/land etc.** Cllr Currey thanked the Trustees and Cllr Beales for all their hard work so far on this.

To receive update on Defibrillator. Cllr Attwell advised that the order is in for the defibrillator and is in stock so as soon as the invoice is paid it is all good to go. They will provide a sponsor's board and undertake a press release etc.

Pudding Stones Cllr Renwick to Report. Please see the public part of the meeting.

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Public Talk re Climate Change. Council to vote on to hold or not to hold a public talk by Extinction Rebellion Kings Lynn & West Norfolk. Cllr Currey asked if the Council would like to invite them to a meeting to explain what they were hoping to achieve. Cllr Gidney advised that they were mainly interested in the coastal areas. **It was resolved for the Clerk to invite them to come to a meeting but to understand they might not want to as we are not coastal.**

625 Gayton Fuel Allotment Charity

Email received. Council to vote on position of Trustee. **It was resolved for the Clerk to advise that the Council are happy for the Charity to appoint a Parish Trustee.**

Vote of thanks for Mrs Penelope Andrews who undertook the role as the Parish Council appointed Trustee. **It was resolved for the Clerk to write a letter of thanks to Mrs Andrews for all her hard work on behalf of the Parish Council.**

626 School

Cllr Shilling and Cllr Dewing advised that the planning application was ready to be submitted as all the reports have been completed. There was now not going to be an in or out but a turning circle. It is hoping to have the planning permission by March. There is a thirteen week consultation period. It is hoped to start work in July and for the school to be finished by the end of the school year in July 2021.

Cllr Gidney gave a talk about the asking for mitigation of the green space being lost by building the school where it is. The area could be planted with trees for wildlife etc. **It was resolved for Cllr Gidney to write a proposal that the Council can consider.**

627 Communicating with the Community.

Cllr Jarrett had emailed round a paper with the proposal that she had consulted with Cllr Shilling and the Clerk. **It was resolved for Cllr Jarrett, Cllr Shilling and the Clerk to work on getting this work undertaken and the new website up and running. The Clerk to check out the contract with the current contractor.**

628 Operation London Bridge

This was part of the Clerk's Report. **It was resolved for everyone to look at what could be consider for the village to undertake and the item to be placed on the next agenda.**

It was also resolved for Cllr Dewing to lay the wreath at the Remembrance Sunday Service.

629 Norfolk Community Transport

To receive a report from Cllr P Grant. Cllr Grant is unable to be with us but Cllr Currey advised that it is to vote on funding for an advertisement in the Parish Magazine. **It was resolved for this item to be deferred to the next meeting.**

630 TV Screen

To receive a report from Cllr S Jarrett. Cllr Jarrett advised that she had not been able to undertake a report but it was basically to purchase a TV Screen to provide the plans etc at meetings. Cllr Attwell thought that it would get broken and felt

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that a projector would be better. **It was resolved for this item to be deferred to the next meeting.**

631 Printing Equipment

To receive a report from Cllr S Jarrett. The Councillors felt that printing plans was not an option.

632 Correspondence:

Clerks and Council's Direct

633 Governance:

To review and consider any action necessary

Training. Cllr Currey advised that he would like to attend Chairman Training on the 27 November. **It was resolved for the Clerk to book Cllr Currey on the course. Cllr Renwick to be asked if she would also like to attend this course.**

The Clerk also advised that finance training is booked for the 10th December at Dersingham.

Policies. **It was resolved for Cllr Currey and the Clerk to work on these.**

Annual Risk Assessments **It was resolved that a working party to be set up to look at this. Cllr Attwell, Cllr Currey, Cllr Shilling and the Clerk to be the working party.**

634 Finance: (see reports attached)

To review and consider any action necessary

Monthly Accounts for Payment. **It was resolved for these payments to be made.**

Money Received. **None Received.**

Bank Reconciliation September 19. **It was resolved to accept the Bank Reconciliation to the end of September.** Cllr Attwell has undertaken the half yearly internal check.

Bank Mandate: Cllr Renwick has the paperwork. **It was resolved for Cllr Renwick to complete and return to the Clerk to send off for the mandate to be updated.**

Cyber Insurance. **It was resolved for the Clerk to undertake with the other two councils.**

It was also resolved that a budget report meeting was needed it was resolved for the Clerk to email round to try and find a suitable date.

635 items For Next Agenda

West Norfolk Community Transport – Cllr Grant

Budget

636. Date, & Place of next meeting.

Parish Council Meeting Wednesday 4 December 2019 at The Jubilee Hall at 7.30pm.

With no further business the meeting closed at 22:05pm.

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