

# *Swavesey Parish Council*

7.30pm

**Minutes**

Swavesey Parish Council Meeting, held at The Memorial Hall, High Street  
Monday 13<sup>th</sup> November 2014

**PRESENT**

Mr M Johnston (Chairman)

Councillors : Miss L Boyes, Mr J Dodson, Mr J Jullien, Miss H Parish, Mr C Parsons, Mr K Wilderspin,  
Mr W Wright

Clerk : Mrs L Miller

In attendance

Parishioners : 1

NHW Scheme: Mrs P Wilderspin, Village Co-ordinator

District Councillor: Mrs S Ellington

South Cambs District Council: Mrs J Mills, Director of Planning & New Communities  
Mrs J Green  
Mrs J Shepherd, Historic Buildings Officer  
Mr I Lorman, Trees Officer

**Item****Power Action****1 TO RECEIVE AND ACCEPT APOLOGIES FOR ABSENCE**

Mr S Faben, Mr J Pook, Ms S Smith  
County Councillor: Ms M Smith

**2 MEMBERS' DECLARATIONS OF INTEREST & DISPENSATIONS****2.1 Declarations of interest from councillors on items on the agenda**

The Clerk confirmed that Mr Wilderspin and Mr Dodson both had dispensations granted, allowing them to take part in drainage and flood risk concerns relating to the Land Drainage Scheme for Cambourne and Northstowe including works to the Swavesey Main Drain, as it relates to flood risk and protection to the parish as a whole.

**2.2 Requests to Speak** No requests received to speak on any items as declared above.**2.3 To receive requests for dispensations** No requests received.**2.4 To grant requests received** The granting of dispensations to be made by Full Council.**3 Meeting suspended to allow 10 minutes for the public participation forum and for persons declaring prejudicial interest relating to the business to be transacted, to address the meeting.**

No addresses regarding prejudicial interests were made

No items raised by members of the public present:

**Public forum closed in order for the Parish Council meeting to commence.**

The Chairman welcomed representatives from South Cambridgeshire District Council, who were attending to discuss the specific issues as listed on the Agenda.

**4 DISTRICT COUNCIL BUSINESS****4.1 37 Market Street**

To discuss the future restoration of the Grade II Listed cottage and redevelopment of the surrounding garden land.

Judith Shepherd, Historic Buildings Officer gave a background to the current situation and apologised for the recent lengthy response times from SCDC. Officers have been in contact with the property owner plus his planning agent and architect this week and the tarpaulins over the roof will be re-secured. A meeting has been scheduled for early December to discuss this further. Mrs Shepherd stated that SCDC wished to see the building back in use.

Mr Wright gave some background as to the local importance of the cottage, which Mrs Shepherd confirmed was within the building's Listing details.

Mrs Shepherd explained how Repairs Notices and Compulsory Acquisition applied to listed buildings and that owners are under no obligation to maintain buildings. Repairs Notices only specify 'reasonable' works and compulsory purchase notices require extensive strategies to be in place prior to serving. Compensation could also be liable to an owner in such instances.

Mrs Shepherd acknowledged receipt of the report from Mr Pook and that potentially, grants could be available for Trusts to restore buildings under their ownership. Also that the owners were awaiting a response from the Environment Agency (EA) as to future development of the site as it is within the flood plain.

Jane Green added that SCDC wishes to progress the action on the Cottage quickly and wishes to arrange a meeting with the EA. It was confirmed that a Parish Cllr would be invited to attend that meeting.

The Chairman thanked Mrs Shepherd for attending. Mrs Shepherd then left the meeting.

#### **4.4 Dead Alder Tree, High Street** (Agenda item 4.4 brought forward by agreement)

Mr Lorman, Trees and Landscapes Officer, confirmed he had met with the Clerk in August and raised concern over safety should the tree fall, as it is leaning over the public highway and close to properties. In a recent Arboricultural Report on Parish Trees for the Parish Council, this tree had also been identified as a high risk.

The drain bank on which the tree, plus two other Alders, stands is not land registered to anyone therefore a Notice cannot be served on a landowner. Neither the District Council, nor the Parish Council, has any legal powers to fell the tree. The County Council has been asked if it could help, due to the risk posed to the highway, however no definitive reply has been received.

It was agreed that in the interests of safety the tree should be felled and that the District and Parish Councils would be prepared to put in one third each, of the cost – Approved by Mrs J Mills, for SCDC and by unanimous agreement of Parish Cllrs present. The Clerk to contact the County Council to ask for a third share of the cost.

One quotation received for £380 (Atlas Tree Surgery) to fell and grind the stump out. A second quotation (from SP Landscapes, SCDC contractor) is awaited. Agreed to consult with CCC Highways and for the Clerk to arrange work with Atlas, unless the second quotation is for less.

**Clerk**

The Chairman thanked Mr Lorman for attending, who then left the meeting

#### **4.2 Exception Site Affordable Housing**

Mrs J Mills confirmed that following the Council's meeting with Cllr Mark Howell, an Officer from the Housing Dept would like to meet with Parish Cllrs to discuss the detail of the District Council's proposal to develop the site in Fen Drayton Road for affordable council housing. The Clerk had circulated replies to the questions raised by Cllrs following the meeting with Cllr Howell. The Parish Council's concern still remained as to how the S106 will ensure that if Council house tenants take up the Right to Buy, in the future SCDC can buy back the property to ensure it remains as an affordable property for local people, as originally intended on an exception site development.

A meeting to be arranged between Parish Cllrs and SCDC Housing and Legal Officers to discuss the S106 Agreement.

**Clerk**

#### **4.3 Land Drainage Scheme – Cambourne/Northstowe Planning**

Swavesey Drain through Mare Fen. Mr Wilderspin thanked Mrs J Mills for her background note to this discussion and explained that the Council's concern over the lack of completion of the Mare Fen work was about future flood protection to the village, as well as maintenance of the drain. Mr Wilderspin responded to points identified in Mrs Mills' report and the August update from the Environment Agency (EA) and stated that it was time that SCDC helped the Parish Council to ensure the EA met deliverance of the Land Drainage Scheme (LDS) as originally agreed.

Mrs Mills replied explaining that the phasing of the Cambourne 950 and Northstowe

developments had affected the LDS. The funding was based on the EA's proposals for the work and SCDC are now waiting for the EA to respond as to how they are going to fund the remaining Mare Fen work.

Mr Wilderspin replied that SCDC should have enforced the planning condition and houses in the Cambourne 950 development should not have been moved into before the LDS work had been completed, originally by Dec 2012. SCDC now has no leverage over the EA.

Mrs Mills to arrange a meeting on how to progress this and Parish Cllrs will be invited to attend.

**Mrs J  
Mills**

Cllr Mrs Ellington added that work to dredge chain ditch was also required.

The Chairman thanked Mrs J Mills and Mrs J Green, Mrs Green left the meeting.

#### **4.5 Planning Enforcement – Cow Fen**

The Clerk and Mrs Mills reported that a meeting had been held at SCDC yesterday, involving Officers from various Depts at the District Council and the Police, to discuss activities and action to be taken regarding a site in Cow Fen. A report will be sent to the Parish Council.

Mrs Mills was made aware of a problem with the out-of-hours Environmental Health and Enforcement service, as calls had been made to the tel number over the weekend about noise and ASB issues, however no response was received. An email on the Monday morning from an SCDC Officer had stated that no calls had been received, when evidence was available that they had. It transpired that the call centre had not had the correct out-of-hours tel number and so requests had not been passed on. Mrs Mills and Cllr Mrs Ellington would follow this up.

**Mrs J  
Mills/  
Cllr SE**

The Chairman thanked Mrs J Mills, who then left the meeting.

### **5 PLANNING**

#### **(i) To consider planning applications received**

Ref: S/2342/14/FL – Swavesey Village College. Demolition of existing teaching block. Construction of a new purpose built teaching block, in two phases, to adjoin the phase 1 building currently on site. No objections, however comments made on the worsening state of Fen Drayton Road and the safety of traffic along there, particularly school buses. The road is currently the construction traffic access route, it is not on the gritting route and the road edges are continuing to collapse.

For Information only:

(ii) Ref: S/1775/14/RM – 18 Gibraltar Lane. Mr M Miller. Reserved Matters application for appearance, landscaping. Layout and scale following approved outline consent for 3 dwellings (S/1354/11).

(iii) Ref: S/2359/14/NM – 29 Over Road. Mr & Mrs Day. Non-material amendment to planning permission S/2313/13/FL to agree additional rooflight to front and side elevation and reduction in size of rooflights.

### **6 ITEMS FOR INFORMATION AND NEXT MEETING AGENDA**

(i) The Clerk had received correspondence asking for urgent attention, re gardens constantly wet and flooding in Carters Way, backing onto the central open space area. Concern was drains are blocked or collapsed from the open space area. Approved to call out Simply Drain Services to investigate. Clerk to report back at the next Parish Council meeting.

(ii) The Clerk had received correspondence regarding continued surface water flooding in Black Horse Lane, near No.3. Agreed to contact CCC Highways and arrange a site meeting to investigate.

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- (iii) The Clerk reported that the outside electricity socket had been removed from The White Horse Inn, which had powered the Christmas lights on that side of Market St. The Clerk would investigate where a new socket could be installed.
- (iv) Mr Wilderspin requested the following drainage items be on the agenda at meeting on 24<sup>th</sup> November:
- To update on outstanding work by the Environment Agency to the Riverbank between Covell's Drain and Webb's Hole
  - To update on SCDC flood protection work to Covell's Drain banks and Fen Drayton village

**Next meeting dates:**

**Full Council – 7.30pm Monday 24<sup>th</sup> November 2014**

There being no further business, the meeting was declared closed at 9.25pm

Signed & dated  
Chairman

**Minutes approved & signed as a correct record by the Parish Council on 15<sup>th</sup> December 2014**