

Farington Parish Council

Minutes of the Parish Council Meeting held on Monday 9 March 2020 at 7.00 pm at St Paul's CE Primary School, Croston Road, Farington Moss

Present:- Councillor Mike Otter (Chairman); Councillor Paul Buckley; Councillor Michael Green; Councillor Elaine Robb and Councillor Mrs Karen Walton.

In attendance:- Sue Whittam - Clerk to the Council
7 members of the public.

119. (19/20) Apologies for Absence/Chairman's Health and Safety Announcements

Apologies for absence were received from Councillor Paul Wharton-Hardman (Vice-Chairman); Councillor Chris Wharton-Hardman and Alison O'Sullivan from South Ribble Borough Council. The Chairman, Councillor Mike Otter briefed the Parish Council on possible health and safety considerations for this evening's meeting.

120. (19/20) Declarations of interest

Councillor Michael Green declared a personal interest in Item 5 – Planning Application Pickering's Farm 07/2020/00015/ORM as a Borough Councillor and County Councillor. Councillor Elaine Robb also declared a personal and prejudicial interest in Item 5 Planning Application Pickering's Farm 07/2020/00015/ORM as it was close to her property.

121. (19/20) Minutes of the Last Meeting

Resolved

That the Minutes of the Parish Council Meeting held on 10 February, 2020 be approved as a correct record and signed by the Chairman.

122. (19/20) Adjournment for Public Participation

The Chairman, Councillor Mike Otter adjourned the meeting for public participation and welcomed everyone to the meeting. The Chairman, Councillor Mike Otter and the Parish Council agreed to discuss the Planning Application on Pickering's Farm under public participation, and a member of the public outlined the background to the Planning Application and current issues. She explained that this land has been subject to a previous refusal and an appeal which was also refused. The current application would mean an increase in 900 homes in Farington West and there would be a huge impact on Farington and the surrounding area as the proposed development would take 10/15 years until completion. The member of the public expressed concerns regarding the construction vehicles and the traffic as the roads were already congested. It was also reported that there were currently Air Quality Management Plans in place on Leyland Road, Brownedge Road and Tardy Gate and that the proposed development would cause further air quality issues. In addition to this there were already problems with flooding in the area and this

development would exacerbate the problems. The Chairman, Councillor Mike Otter thanked the member of the public for keeping everyone updated and asked if anyone else present would like to comment on the application. One member of the public said that it was important that the infrastructure should be in place before any development is granted and in particular, he referred to the Cross Borough Link Road. It was noted that as part of any development it was usual for a number of legal agreements to be put in place such as S106 or S278 agreements and these would legally require the developer to undertake certain measures to enable the development to take place. Further concerns raised by the public included the lack of affordable housing on the proposed development; the access road proposed via Chainhouse Lane/Coote Lane was not appropriate; the scale and density of the housing and the lack of infrastructure including primary school places. The Chairman, Councillor Mike Otter thanked everyone for their contribution to the discussion and said it was important to obtain resident's views on this major application.

The Chairman, Councillor Mike Otter then asked if anyone else had anything to raise under public participation. Councillor Mrs Karen Walton confirmed that the Leader of South Ribble Borough Council had not spoken to her regarding the Forum's or the In loom Competition.

Councillor Michael Green confirmed that he had raised the issue of the crossing on Stanifield Lane with the Cabinet Member for Highways and also with the County Highways Officer.

The Chairman, Councillor Mike Otter then reconvened the meeting.

123. (19/20) Planning Application – Pickering's Farm 07/2020/00015/ORM

(Councillor Elaine Robb declared a personal and prejudicial interest and left the room for the discussion on this item). (Councillor Michael Green declared a personal interest in this item).

As discussed under public participation the Parish Council considered their response to the Planning Application for Pickering's Farm. The Clerk reminded the Parish Council that the response to the Planning Application should be concerned with issues directly affecting Farington. After discussion the Parish Council agreed that they did not object in principle to the development but needed assurance that major infrastructure should be secured by agreement either S106 or S278 agreements as appropriate in order for the development to come forward. Without these in place the Parish Council felt that no development should be granted. These included the following:-

- A582/B5253 Western Distributor Road dualling.
- Cross Borough Link Road.
- Provision of public transport including buses and a railway station to provide connectivity to the site.
- Provision of a new primary school, and the money ring-fenced by a S106 agreement to ensure the school is built.
- Affordable Housing provision is included.

In addition to the above the Parish Council also had a number of concerns to make regarding the site in particular with regard to the proposed access to the site at Chainhouse Lane/Coote Lane, as this was not appropriate due to the rural nature of the area and the impact of increased traffic on these roads. The Parish Council also had concerns about the height, scale and density of the development and felt that 4 storey buildings were totally inappropriate and would wish to see nothing above 2 storeys in height. There should also be appropriate green spaces and connectivity throughout the site to promote health and well-being. Finally, the Parish Council had serious concerns about flooding in this area as there were already problems caused to existing local residents by surface water flooding which would be exacerbated if the proposed development was built.

On the wider issue of this development the part of the Masterplan that was located in Farington West should not be built on at all, and it was noted that the Parish Council had recently submitted this part of the site for protection under the latest Issues and Options consultation as part of the review of the local plan.

This was unanimously agreed by the Parish Council and the Clerk agreed to draft out the response in line with the above and circulate to the Parish Council for any additional comments.

Resolved

That the Clerk draft out a response to the Planning Application for Pickering's Farm reference 07/2020/00015/ORM in line with the above and circulate this to the Parish Council for any additional comments before submitting the response to the Planning Department at South Ribble Borough Council.

Councillor Elaine Robb returned to the meeting.

124. (19/20) LALC Spring Conference – 25 April 2020

The Parish Council gave consideration to attending the LALC Spring Conference to be held on Saturday 25 April at Hallmark Leyland Hotel between 9.30 am and 4.45 pm at a cost of £35 per person. Councillor Elaine Robb and Councillor Mrs Karen Walton were both willing to attend on behalf of the Parish Council and this was unanimously agreed. Councillor Michael Green asked the Clerk to forward the details of the Conference and he would then let the Clerk know if he wished to attend.

Resolved

- i) That approval is given to Councillor Elaine Robb and Councillor Mrs Karen Walton to attend the LALC Spring Conference on 24 April 2020 on behalf of the Parish Council.
- ii) That the Clerk forward the details of the Conference to Councillor Michael Green and a place would be booked for Councillor Michael Green if he wished to attend the Conference.

125. (19/20) Parish Council Vacancy

The Clerk reported that in line with normal procedures, South Ribble Borough Council had prepared the notice advising of the vacancy on the Parish Council created by the resignation of Roy Clarke. The notice gave the opportunity for local electors to request an election and the closing date for submission was 26 March 2020. The Clerk advised that if no request for an election was received then the Parish Council would be able to co-opt a replacement onto the Parish Council and this would be considered at the April meeting of the Parish Council.

Resolved

That the procedure with regard to the vacancy on the Parish Council is noted.

126. (19/20) Feedback from Grants Awards December 2019

The Clerk reported that as requested she had asked each grant recipient for feedback following the grants awarded in December 2019. It was noted that feedback had been received from all recipients and this had been extremely positive, with groups and organisations reporting that they considered the awards to be valuable and provided much needed help and support during difficult times. The Parish Council agreed to look at setting up a simple grant scheme for the smaller groups and organisations to enable them to apply to the Parish Council for funding. This would be discussed further at the May meeting of the Parish Council.

Councillor Mrs Karen Walton reported that the Parish Council had been invited to the Lions annual meeting to be held on 24 March at 7pm at Fox Lane Cricket Club.

Resolved

That the feedback from the grant recipients is noted and that the Parish Council will consider setting up a simple grants scheme for smaller groups and organisations to enable them to apply to the Parish Council for funding. This would be discussed further at the May meeting of the Parish Council.

127. (19/20) Projects for Expenditure 2020/2021

Parish Council Noticeboards – The Chairman, Councillor Mike Otter circulated some information to replace the Parish Council noticeboards. It was intended that the legs on the current noticeboards could be reused as they were in good condition. The cost of replacing each of the five current noticeboards would be £462.00 + VAT, and it was suggested that the Clerk applied for a grant of £400 towards one of the noticeboards from the Parish Champion at Lancashire County Council. This was unanimously agreed by the Parish Council and if the grant was successful the remaining cost of replacing the noticeboards would be funded from Parish Council CiL monies.

Newsletter update – As Councillor Paul Wharton-Hardman was unable to attend the Parish Council meeting there was no update on the newsletter. However, Councillor Michael Green said that as we were shortly due to go into Purdah for the Police and

Crime Commissioner Elections was there any implication regarding the distribution of the Parish Council newsletter. The Clerk said she would contact the Elections Officer at South Ribble Borough Council to find out if the Parish Council was allowed to go ahead with our newsletter or to wait until after the elections. She would then let the Parish Council know.

Resolved

That with regard to the Parish Council noticeboards that approval is given for the Clerk to apply for a grant of £400 from the Parish Champion at Lancashire County Council and that the additional cost of the noticeboards is funded by Parish Council CiL monies.

128. (19/20) Financial Matters

Resolved

1) It was noted that we had £63,218.43 (bank statement up to 9 February 2020) in the bank.

It was noted that since the last meeting we had paid: -

17/02/20 – C & W Berry Ltd Lengthsmans materials – sealant, cleaner, gloves £36.72. (Cheque no 894).

18/02/20 – South Ribble Borough Council bin emptying Jan £322.74. (Cheque no 895).

01/03/20 – S Whittam, Clerk's Salary £988.15. (Cheque no 896).

28/02/20 – Peter Heise Lengthsman wages £855.00, cleaning materials £4.55 and shower rails £33.11 = total £892.66. (Cheque no 897).

It was noted that had paid British Gas for BTR field on 22 January £90.18 and Nest Pension 5 February 2020 £50.71 – all direct debits.

2) The following invoices were agreed for payment: -

HMRC Q4 – £574.13.

S Whittam Clerk expenses – Renewal of website/domain name, postage, stationery, 9 shower curtains for the changing rooms total £299.61.

129. (19/20) Borough Council and County Council reports – for information only

Councillor Mrs Karen Walton reported that the Bob In café was continuing and the next one would be held on 20 March 2020. She also confirmed that she had attended the public meeting held on Pickering's Farm.

Councillor Michael Green reported that the budget for the public rights of way work was going to be increased this year to £500. He also advised the Parish Council that Grasmere Avenue and Windermere Avenue were due to be resurfaced.

130. (19/20) Clerk's Report – For information only

There was nothing further for the Clerk to report.

131. (19/20) Next Meeting

It was noted that the Annual Parish Meeting would be held at 7.00 pm on Monday 6 April at Bashall Grove Community Centre. This would be followed by an Ordinary Meeting of the Parish Council.

Local Government Act 1972

That the public be excluded from this meeting during consideration of the following item of business on the grounds that there is likely to be disclosure of exempt information which is described in the paragraphs of Schedule 12A to the Local Government Act 1972 which is specified against the heading to each item, and in all the circumstances of the case, the public interest in maintaining the exemption outweighs the public interest in disclosing it.

132. (19/20) BTR field/Lease (Para 3)

The Clerk reported that the emergency works on the plumbing and electricity have now been completed at the changing rooms and she was just waiting for the new timer to be placed on the boiler and the final safety checks to be undertaken. She would then receive the outstanding invoice and the safety certificate from the electrician. The Clerk suggested that the footballers should meet with the Parish Council just before the next meeting to discuss the next steps with regard to the ongoing maintenance of the BTR field and this was agreed. It was suggested that the Parish Council meet slightly earlier at 6.45 pm to have a brief discussion with the football teams. This was unanimously agreed by the Parish Council.

Resolved

That the football teams are invited to meet with the Parish Council prior to their Parish Council meeting at 6.45 pm on Monday 6 April 2020.