

**MINUTES OF BRAILSFORD AND EDNASTON PARISH COUNCIL MEETING**  
**HELD ON WEDNESDAY 7.2.18 IN BRAILSFORD INSTITUTE**

**PRESENT** Councillors S Thompson/P Laughlin (Chair), S Cowdery, K Cragg, I Longstaff, H Stevenson, Parish Clerk, Councillor S Bull (DCC)

**18/24 APOLOGIES**

Councillor L Thompson

**18/25 VARIATION OF ORDER OF BUSINESS**

None

**18/26 DECLARATION OF MEMBERS INTERESTS**

Councillor Laughlin declared an interest in planning application 18/00063/FUL.

**18/27 PUBLIC SPEAKING**

Councillor S Bull reported that the DCC budget had been set.

**18/28 MINUTES OF MEETING HELD 3.1.18**

It was resolved that the Minutes of the Parish Council meeting held on 3.1.18 were approved and signed by the Chair

**18/29 TO DETERMINE WHICH ITEMS, IF ANY, FROM PART 1 OF THE AGENDA SHOULD BE TAKEN WITH THE PUBLIC EXCLUDED**

None

**18/30 CHAIRMAN'S ANNOUNCEMENTS**

Councillor Laughlin reported that the Yew Tree had been closed again. It had been heard that business was going well however the building required some work which the owners were not prepared to undertake.

**18/31 NEIGHBOURHOOD PLAN**

The Neighbourhood Plan had been submitted to DDDC on the 5 February 2018. Further questions had been received which will be reviewed.

**18/32 THE PLAIN – PLAYING FIELD**

The paperwork for the transfer of The Plain playing field had been received however the detail on the boundary responsibilities did not appear to be correct. It was agreed to refer back to DCC.

It was agreed that Councillors Cowdery and L Thompson draft a brief regarding the future of the playing field which can be circulated to the school in order to get ideas for the playing field.

It was agreed to add an article to the newsletter once the land transfer is complete asking for volunteers to help shape the future of the playing field including fund raising.

Councillors Thompson and Cragg offered to follow up on quotes for fencing to the Eastern Boundary of The Plain playing field.

**18/33 SPEED MANAGEMENT SIGN/GATEWAY SIGNS**

It was agreed that Councillors would raise concerns regarding the speed management signs at an area forum as suggested by the PCC. No further update on Gateway Signs.

**18/34 THE INSTITUTE**

A meeting had been held with committee members of the Institute on the 8.1.18 as per the minutes below.

PL opened the meeting which the PC had proposed following discussions at the Institute AGM. The key purpose was to discuss the future of the Institute, in particular an essential refurbishment programme, and to review how the PC and Institute Committee could work together to deliver the refurbishment plan.

IL expressed concern that, as the PC representative to the Institute Committee, she felt that insufficient progress seemed to have been made with development of a business plan for the future operation of the Institute and with an ongoing essential maintenance programme – for example remedial work on potholes in the car park which was a health and safety issue. PL said that she was concerned about ongoing water damage from leaks in the roof.

AK confirmed that an order had been issued for remedial works in the car park

AK commented that the low membership of the Institute Committee, including the appointment of permanent officers, was a concern and had delayed the development of a viable business plan. FK said that uncertainty had arisen because of perceived lack of support from the Parish Council for the Institute and the Committee following a joint meeting held in the Autumn of 2016.

All PC members present felt that commitment to supporting a viable future for the Institute as an important village asset had been made clear and examples were given. Also the PC as Custodial Trustee had a legal obligation to ensure the future of the Institute. PL reaffirmed that the purpose of the meeting had been to cement this position and to agree how best the PC could support and assist the work of the Institute Committee

FK confirmed that he had decided that he would remain as Chairman but more input was still needed on the Committee generally. HS suggested that consideration should be given to hiring in more professional support for example to manage

the accounts so that Committee members could concentrate on future planning and strategy. FK said that this could be considered but he felt that future planning and the operational demands had to be interlinked. All acknowledged that the business plan and maintenance programme must be moved forward. The next stage would be a feasibility study examining the options to deliver the facilities which the village had identified it needed. It was agreed that this should be undertaken by an architect: three practices with connections to Brailsford had been identified. The feasibility study should take account of :

1. Opportunities for new build
2. A full refurbishment programme
3. Refurbishment and possible extension options.

A simple scope of works would be prepared stating what outcomes (facilities) were sought and requiring a detailed site examination and report with resulting recommendations on the potential to deliver 1-3; a view on the most effective option; and additional actions required (for example essential surveys) in order to ensure that full site plans and costing could then be prepared. Fund raising would be essential but the funding identified from developers Gladman would provide a basis for match funding. However the availability of these monies could be time-constrained so it was essential that a programme for development was put in place as soon as possible. The following timeline was agreed for delivery of the Feasibility study:

Action	Responsibility	Date
Prepare draft Scope of Works	AK	19.1.18
Review Draft	All present	Complete 26.1.18
Issue to Architects	AK	By 2.2.18
Site Visits with Architects	AK/FK	By 16.2.18
Feasibility Study completed		23.3.18
Review of Report	All	w.c. 26.3.18
Meeting to Discuss Report & Next Steps	All	w.c. 2.4.18

Following the meeting comments had been made on the Feasibility Plan and it was agreed this was acceptable. There had been a slippage of the proposed timeline. A copy of the asbestos has been followed up and it was agreed to follow this up again. It was agreed that the Institute should use RAD to access appropriate risk assessments.

#### **18/35 GRIT BINS**

There are 5 grit bins Alley Walk, Throstle Nest Way, The Plain opposite the flats, North Lane & Vicarage Corner. It was agreed to organise the grit bins to be checked and re-filled by a contractor.

#### **18/36 PARISH NEWSLETTER**

It was agreed to organise copies of the next newsletter for the School Golf Course, Methodist Chapel, Yew Tree, Rose & Crown and Medical Centre. 540 copies had been printed last time.

It was agreed to try and organise a newsletter for the end of February. To include the Spring Clean, Next Door Brailsford and allotment vacancies.

#### **18/37 GDPR**

Councillor Cragg had attended a training session on GDPR and gave an overview of the requirements and will circulate the presentation. Councillor Laughlin is booked to attend the DALC training on the 13 February.

#### **18/38 CLERKS REPORT**

- Nothing to report

#### **18/39 CORRESPONDENCE FOR ACTION**

- .None

#### **18/40 FINANCE**

**RESOLVE** That the Accounts listed below be accepted for payment:-

Bank Payment	L Storey	Salary January	350.44
Bank Payment	HMRC	PAYE	67.20
Bank Payment	John E Wright	JE Wright Newsletter	91.00
Bank Payment	John E Wright	NP	140.92
Bank Payment	2Commune	Website	660.00
Cheque	DCC	Playing field legal fees	1300.00
	<b>TOTAL</b>		<b>2609.56</b>

Monthly accounts circulated

## 18/41 PLANNING

### Applications

There were objections on the following application. It was reported that it is not on the main sewer and we believe the neighbours have not been consulted. There are concerns regarding surface run off and traffic concerns regarding the access which is not suitable. The access is likely to be used for planning application 17/00835/FUL St Marys Nursing Home, Change of use to offices which will cause over use of a small access road when the existing access is far more sensible.

- 18/00063/FUL Change of use and conversion of stable and workshop buildings to three dwellings at Ednaston Lodge Farm Painters Lane

There were no objections on the following application:-

- 18/00070/LBALT, External and internal alterations at Cornerstone Cottage The Green

### Approved

- 17/01099/FUL Field Head House Main Road Conversion of garage block to dwellinghouse
- 17/01112/FUL Orchard Cottage Church Lane Single storey rear extension and first floor extension with hipped roof

Councillor Stevenson confirmed that the following application was approved with an unanimous decision by the planning committee. The PC supported the application but with reservations on the highways issues which have been well aired in the past. Representations were made by Councillors Stevenson and Cowdery which were completely overlooked and the committee did nothing in this respect other than to refer to DCC,s recommendations which was to approve. No support was given by any members of the planning committee and we got the distinct impression that we were wasting our time.

- Additional Information for Planning Application 17/00015/FUL Demolition works and conversion of buildings to 7 no. dwellings and erection of 12 further dwellings and associated garages - Dairy House - Derelict Property, Luke Lane, Brailsford

### Appeal

- Appeal by Mr Dominic Cooney - Former Brailsford CE Primary School - APP/3183330 - 17/00084/OUT - 17/00034/WREP - Dismissed

## 18/42 CORRESPONDENCE FOR INFORMATION

- DALC Circulars 1/2-2018
- Surplus furniture DALC email
- Hulland Ward Speed Signs DCC data analysis
- DDDC 2018 - Chairman's Community Awards
- Derbyshire Police and Crime Panel
- Solar panel info. P Mcloughlin MP/M Hase DDDC. As you are aware the adopted Derbyshire Dales Local Plan seeks to support development, in appropriate circumstances, which mitigates the effects of climate changes, such as the installation of solar panels on new homes. The District Council cannot however compel developers to install solar panels on new homes because it is National/Government policy administered through the Building Regulations which determines the extent to which new homes are required to be energy efficient and mitigate the effects of climate change. It is my understanding that at this time this is not a mandatory part of the Building Regulations, and as such new homes are not **required** to have solar panels installed on them. It was agreed to ask DDDC why do they not enforce it if it is in their plan.
- Institute - Minutes of Meeting 10.01.18
- DCC. As far as I was aware, there is already a warning sign present for the staggered junction (The Green and Luke Lane) for traffic approaching The Green from the Ashbourne direction, ie turning right. There is also an advanced direction sign giving further information to drivers that there is a side road present, although, this can become partially obscured by foliage. As such, no further signing would be considered necessary here.
- PC 2204 Rachel Baggaley. The speed surveys are finally booked for April time. We have not been told which week, but they are booked. This is good news and from this we should be able to ascertain up to date speeds, and traffic flow for the village of Ednaston
- Mobile Library Route Updates - 29 January 2018 to 20 April 2018
- Miller Homes update. With regards the drainage issue, we are aware of this which is being caused by run-off from the nearby school play ground and are looking into solutions to resolve this problem with the resident. With regards the drainage issue, we are aware of this which is being caused by run-off from the nearby school play ground and are looking into solutions to resolve this problem with the resident.
- DDDC The Off-Street Parking Places (Amendment No. 3) Order 2018 ("Amendment No. 3 Order")

## 18/43 DATE OF NEXT MEETING

- 7 March 2018 7.30pm Brailsford Institute