

BREINTON PARISH COUNCIL

MINUTES OF THE MEETING | 18 JANUARY 2023

Present: Cllr Tony Geeson (Chair), Cllr Tracey Prosser, Cllr Liz Morawiecka, Cllr Lorraine Lewis, Cllr Jackie Morris, Cllr John Hull (See 22.122.1)

In attendance: Ward Cllr Bob Matthews, two members of the public

1.120 To receive apologies for absence

1.120.1 Footpaths Officer John Wade

1.121 To receive declarations of interest and requests for dispensations

1.121.1 Cllr Morawiecka declared an interest in the planning application Warham Court Farm, however it was noted that this application was not an item on the agenda.

1.122 To co-opt a new Cllr

1.122.1 One candidate attended the meeting to be considered for the Cllr vacancy. The candidate John Hull confirmed his eligibility to stand a Cllr for Breinton Parish Council. Cllrs voted by a show of hands unanimously in favour to co-opt John Hull as a Cllr.

It was RESOLVED to co-opt John Hull as the new Cllr to fill the vacancy. John Hull duly signed the declaration of acceptance of office and joined the other councillors.

1.123 To approve the minutes of the meeting on 14 December 2022 & discuss actions points

1.123.1 It was RESOLVED to approve the minutes as an accurate record of the meeting on 14 December 2022 and Cllr Geeson duly signed as Chair.

1.123.2 Cllr Morawiecka advised with reference to action point 6 that the Balfour Beatty had almost immediately removed the broken post following the same being reported through the website.

1.124 Public Open session: To receive comments from the public on parish matters

1.124.1 The Chair of the village hall committee requested the procedure for displaying notices in the new noticeboards which are fitted with locks.

Cllr Geeson advised that permission should be sought from the parish council before a notice is displayed on the boards and, if approved a key can be requested from the Cllrs.

1.125 To receive a report from Ward Cllr Bob Matthews

- 1.125.1 Ward Cllr Matthews advised that there is still an ongoing problems within the children's services. There is a grave concern over ensuring children are well looked after and £50 million will be allocated for towards this in next year's budget. Previous improvement plans have not rectified the problems with the management and supervision of the department still needed to be sorted out. The details of the report carried out will be published.
- 1.125.2 The request for the application P222921/F Land at Banbh Farm, Breinton Common to go to the Planning Committee has been accepted.

The application P204242/F at Warham Court Farm will also be decided at Planning Committee.

Cllr Matthew had been advised by the planning department that the application P224335/PA4 Little Breinton, Hereford HR4 7PH was a permitted development as it was compliant with the planning policies recently brought in for redundant buildings.

The report on the planning application P223905/F The Boat, Breinton, HR4 7PR states that the property floods on annual basis.

A case officer has not yet been allocated to planning application P224242/F Eaton View, Breinton HR4 7PR.

1.126 **Planning:**

- 1.126.1 To consider comments on current planning applications to be decided by Herefordshire Council

P222921/F Land at Banbh Farm, Breinton Common - Proposed are 5 no. Glamping pods for guest use, along with one service cabin, wildlife pond and parking/turning facilities. One parking space per pod is proposed, all offering the option of EV Charging. Refuse/recycling and secure bike storage facilities at the entrance to the site/parking area. Associated footpaths, proposed wildlife pond and landscaping.

It was RESOLVED to make any further comments on the application at this stage.

P223905/F The Boat, Breinton, HR4 7PR - Proposed demolition of dwelling and outbuilding known as The Boat and proposed replacement dwelling, garage and access on higher ground. Cllrs considered the application and were aware of the established flooding history of the property and that previous efforts to combat the flooding had not been successful. It was noted that ecology required further information.

It was RESOLVED that no comments would be made on the application.

P224335/PA4 Little Breinton, Hereford HR4 7PH – Application to determine if prior approval is required for a proposed change of use of agricultural buildings to 2 smaller and 3 larger

dwellinghouses (Use Class C3), and for building operations reasonably necessary for the conversion.

It was RESOLVED to submit an objection to the application for following reasons:

- Cllrs agreed the application was undesirable for a change of use application.
- The proposed development would increase the flooding risk to the properties below.
- Previous developments had already increased the flooding and drainage problems within the area with no mains sewerage available within Breinton, with further development potentially causing much more severe problems.

It was RESOLVED to write a letter to the Environment Agency advising that a permit to discharge or exemption certificate should not be granted.

Action: Letter to be sent to the Environment Agency regarding the waste discharge.

P224242/F Eaton View, Breinton HR4 7PR – Proposed detached 2 storey passivhaus dwelling, in place of approved outline planning for new detached dwelling (ref: P213951/O).

It was RESOLVED to respond to the application reiterating the proposed conditions included in the response to the previous application P213951/O; to ensure the road surface is maintained and restored to its original condition and the utility services are preserved.

1.126.2 To receive an update on recent planning application decisions

There is a re-consultation on planning application P204242 Warham Court Farm, Breinton HR4 7PF – Demolition of the existing barns within the grounds of a Listed Building, Proposed new farm shop and café and office accommodation buildings with associated car parking area. Re-consultation for amended and additional information. The consultation end date is currently 26 January 2023 and the 10 February is the target determination. An extension was from the case officer for Breinton Parish Council comments, which has been approved until 17 February 2023.

1.127 To receive an update on the recent crime within Breinton and consider necessary actions

1.127.1 Five crimes were reported in Breinton during November 2022. An incident of anti-social behaviour was reported at Breinton Springs, violence/sexual offences on A438 near Huntington Lane and Four Acres; a burglary on Kings Acre Road; a vehicle crime near the Bay Horse Inn.

1.127.2 Cllr Prosser advised that the police had not informed the parish council about a pedestrian that was hit by a vehicle on Breinton Lane.

Action: Clerk to ask police whether the road traffic collision on Breinton Lane involving a pedestrian and a vehicle had been reported. Clerk to also ask for a list of RTCs reported within the parish.

1.128 To receive an update from Balfour Beatty Locality Steward and consider necessary actions

1.128.1 No works have been carried out within the parish since the previous meeting.

Action: Clerk to contact Balfour Beatty Locality Steward Mike Gill to ask about the estimated timeframe for the repair of the collapsed culvert on the C1189.

1.129 **To receive a report from the Footpaths Officer and consider necessary actions**

1.129.1 No report available this month.

1.130 **To receive an update and consider further works for the lengthsman**

1.130.1 The lengthsman has completed the drainage works around the parish up to the value of the drainage grant as requested. The drainage grant funds shall be requested from Herefordshire Council.

1.130.2 A meeting with the National Trust manager and Cllr Morawiecka to discuss the drainage works at Breinton Springs is to be re-arranged.

Action: Clerk to contact the landowner regarding further works required on the pond and ditches along the C1189 in Lower Breinton.

1.131 **To receive an update on the Tree Planting Plan and consider the next actions**

1.131.1 The Church Commissioners land agent has ordered 75 trees and provide a delivery date when this available, but this is expected to be at the end of January 2023.

Cllr Diana Toynebee approved planting along the Long Meadow section.

1.132 **To receive a report on the village hall**

1.132.1 The next meeting of the Village Hall Committee is to be held on 19 January 2023. An AGM is being planned.

The hall is now making a smaller loss. The diary is becoming more regularly booked up and users need to ensure the hall is available before confirming the booking. The coffee mornings held have been in conjunction with charities including Hereford Food Bank and Farming Minds raising money for the charities as well as the hall receiving the booking fee.

1.133 **Finance:**

1.133.1 It was RESOLVED to approve the following payments:

Breinton Village Hall – BPC meeting on 14 December 2022	£18.00
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Lengthsman:	
Drainage works around Breinton (drainage grant)	£5,206.80
Noticeboard installation & site meeting re drainage	£801.90
Clerk's Salary for January 2023	£566.63

1.133.2 It was RESOLVED to approve the cash book and bank reconciliation

CASH BOOK

Date	Description	Total	Date	Description	Total
17.11.2022	bal b/f	£ 34,794.27	30.11.2022	Ionos 1&1	£ 7.19
30.11.2022	Interest	£ 20.93	09.12.2022	Ionos 1&1	£ 7.19
			14.12.2022	Breinton Village Hall	£ 45.00
			14.12.2022	Clerk's monthly salary - December	£ 566.63
			14.12.2022	HM Revenue & Customs – PAYE October to Decer	£ 189.60
			17.12.2022	bal c/f	£ 33,999.59
17.12.2022	Total	£ 34,815.20	17.12.2022	Total	£ 34,800.82

BANK RECONCILIATION AT 17 DECEMBER 2022

Balance as per Cash Book:		£ 33,999.59
Less unpresented cheques:		
HMRC		£ 189.60
Breinton Village Hall		£ 45.00
Charles Arnold Baker 13th edition		£ 131.99
Reimbursement to Cllr Geeson (RBL Wreath)		£ 19.25
Clerk salary		£ 566.63
Total balance as per Bank Statement:		£ 34,952.06
	Current	£ 500.00
	Reserve	£ 34,452.06

1.134 **To consider items for the next agenda**

1.134.1 204242 Warham Court Farm re-consultation; 222138 Three Elms development

The meeting was declared closed at 8.30pm.

Signed.....

Date.....