

**Parish Clerk:**

Leanne Rex,
Mistletoe Cottage,
Lower Southfield Lane,
Bosbury, Ledbury, Herefordshire. HR8 1NH

Tel: 01531 640311

Email: bcparishclerk@gmail.com

Web: www.bosburyandcoddington.co.uk

Minutes of the Annual Parish meeting, 4.5.17, Bosbury Parish Hall, 7.30pm**Present**

Councillors Sven Bosley (Chairman), Joe Hayes, Rachel Lovering, Julie E Baker, Patrick Whitehead, Liz Cooke, Mark Andrews, Gian Carlo Paganuzzi, Julia Boyle

In attendance

Leanne Rex – Parish Clerk, James Boyce (Footpath officer), Nat Hone (presenting)

Public: 1**1. To Accept Apologies for Absence and Note the Reason**

Tim Newsholme, John Joyce Townsend (health), Charlie Ferrier (work)

2. To approve the Minutes of the Previous Annual Parish Meeting

19.5.16 minutes agreed to be accurate; approved and signed by the chair.

3. Update on Parish Hall Development Plans

Nat Hone presented the update. The lottery application for £250k has been rejected. The application was to:

- re-floor the badminton hall to make it suitable for many purposes
- renovate the youth club into a lettable space targeted at Jack in the Box pre school facilities
- create a gallery café / meeting place with internet
- create a downstairs kitchen (available to JITB)

Thank you to Emma Ferrier for completing lottery application.

The reason for rejection was that the application did not prove the case and the lottery considered some information to be out of date. Parish Hall Committee generally feeling down at heart and open to suggestions for a way forward. Meeting discussed whether the Beanfield development would provide any section 106 funding? The meeting discussed there would be competition from most village societies for these funds. The meeting raised whether other commercial funding, loans or other grant applications could be pursued.

The work along the riverside (circa £20k) may be progressed via other grant applications.

Village Hall current year shows a surplus before depreciation but a £1500 loss after repairs and renewals due to electrical work.

4. Update on Bosbury Church development

Nat Hone presented the update. In 2012 the Church was placed on the risk register as urgent repairs were required to provide a watertight roof.

Phase 1 of the development is nearly complete and the tower is now watertight and the access is safer. The meeting agreed the final looks fantastic. The new kitchen area is ready.

Phase 2 is to create a toilet, and modify the heating to be more usable and economic.

Lead was recently stolen from the roof and provisional agreement with insurance to replace with a lead look a like – stainless steel. Less risk of theft.

5. Parish Council Chairman's Annual Report

Councillor Sven Bosley presented the report as follows:

"Welcome, and thank you for coming this evening.

It was suggested to me that my original running order started too down beat and so I have had to cut and paste, well, cut and Pritt stick !

I will start by commenting on the Gated Village Thresholds, now both ends have been completed, mowing thanks to Ed Seabright, it gives a cared for look to the village and with the additional use of the Speed Indicator Devices (SIDs) hopefully it will help reduce the speed of traffic passing through the village, and for those who flout the speed, be warned, The Safer Roads Partnership have started random speed checks.

At a recent meeting several other P/Cs complemented the village entrances, well done John JT, who is still recovering from a knee op and couldn't make the meeting this evening and Joe for the spade work. We wish you a speedy recovery.

Now to "Localism", the Government's idea of giving local communities a voice in its own parish development for the future, that's how it was sold to us ! All you have to do is produce a Neighbourhood Development Plan (NDP), with guidance from your county council, just a few hoops to jump through!, maybe I'm cynical, oh yes.

The working party took on the challenge of producing the NDP, lots of you took part in submitting your ideas and aspirations of how you wanted your village to look like in the future. The working party consisting of Julia Boyle, Patrick Whitehead, Matt Hosking and Gian Carlo Paganuzzi, put the ideas together, with Matt Hoskins taking the mantle of putting the information

gathered into a document (that is putting it simplistically), and getting the plan to the stage of being inspected. This was a mammoth task. Were our county council's employees helpful? I would rather not comment! Unfortunately our NDP failed at inspection, why? Basically because it did not align to the Herefordshire Core Strategy, even though we were assured it didn't have to, and several other NDPs have passed the inspection process without aligning to the core strategy. So, what now? "Start again" was Herefordshire Council's response. Matt deserves a huge thanks for the blood, sweat and tears he put into this.

As you may be aware the planning inspector upheld the appeal to the "Bean Field" development, for 21 house, 8 of which will be "affordable". Now we will have to wait to see what the detailed planning brings.

On behalf of the Parish Council, I wish to thank Leanne, who has kept us on our toes, even though Leanne did raise my stress level last year by taking on a full time job and thought she wouldn't be able to carry on with the role as clerk as well, but fortunately managed, with some juggling, to carry on keeping us up to speed and in order, again, Thank you.

Patrick as our Planning Chairman has, as always, been very efficient and diligent in heading and steering the planning committee, and this past year, has to put it mildly, been a challenging year, but I will leave Patrick to update you on the past 12 months events. Patrick also was instrumental in pushing forward the NDP, Many Thanks.

Thanks to Julie Baker for the hard work in obtaining the Defib unit. Thankfully, as yet, it hasn't been used, but it is there if required, quite reassuring. Julie personally pays for the electric to keep it maintained, thanks Julie.

Thanks to James Boyce, who as our footpath warden has walked, well, I won't ask how many miles, as he will want paying for his shoe leather!. Jokes aside, James has kept an eye on, and maintained, the footpaths, keeping them walk able.

Finally, an update on the Buchanan Trust:

The Trust gave an update to a well attended meeting here in the village hall last Thursday, giving an insight in how they intend to proceed and their aspirations for the future. As of now there are 3 tenants left on the estate. The rest of the land, some 400 acres, will be run in hand by their newly appointed manager, with a mix of livestock, with an idea of developing its own "Estate" brand, with box schemes.

The Trust has started the conversion of its properties, to become 1, 2 and 3 bedroom dwellings for service personnel while on rural based courses on the Buchanan Trust. Eventually the Trust aims to have 25 accommodation units.

On their woodland, the Trust is going to have "green wood" courses. These courses will be run by "The Cartshed", who already run courses in the Kington area. Katie Eastaugh will be running the courses assisted by Steve, an injured veteran, who in his own words said "working with the Cartshed has given his wife a husband back, and his son a father again". This to me was so moving.

The Cartshed are starting green wood woodworking courses next month, with the first on the 26th of June, with a site clearance, and the first 2 day course will be on 1st and 2nd July. For further details contact : Katie@thecartshed.co.uk or 07796421373.

I think that is enough from me, other than to thank all the members of the Parish Council who put in their time and effort, for free, into looking after their Parishes they take pride in.

5.1 Planning Update

Councillor Patrick Whitehead presented the planning update:

17 planning applications processed in the year ranging from Grade 1, Grade 2, swimming pools, renovations and changes. This compared to 29 applications in the previous year.

Main application was 160450 Beanfields - which was originally for 37 houses, which was rejected at both application and appeal stage. Subsequent application for 21 houses, 8 affordable was rejected at application stage but approved at Appeal. The appeal was held on 14.2.17 at Hereford Town Hall and on the application site. Councillor Whitehead and Councillor Hosking attended the appeal hearing, they were allowed to speak, but felt that their input was not heeded.

Concerns that even though Bosbury's Neighbourhood Development Plan (NDP) was at it's final inspection stage (16) the inspector gave it no weighting. It is understood this is the 1st time in Herefordshire that a NDP at this stage has been given no weighting. The nature and character of the core village development have been disregarded and this decision opens the village up to future development.

The only re-dress is via judicial review which would cost circa £10k, and if the Parish Council lost it could cost another £20-30k in costs.

5.2 Neighbourhood Plan Update (NDP)

Councillor Patrick Whitehead presented the NDP update:

In it's final stage, the NDP has failed examination as it promotes less houses than the core strategy.

The NDP had been prepared over 3 years with Hfcs Council who had confirmed in writing that the recommendations were acceptable. The independent examiner took significant issue with the NDP approach and stated that. - "a NDP cannot promote less development than the core strategy". However, there are approved and adopted NDPs in Hfcs which do this. Bosbury was not an exception.

There is no re-course to question the examiner's report. HC advised that the NDP was withdrawn and re done from the start.

PW advised that when the NDP process had started, the terminology had been about "settlements" and then it changed with no explanation to "Parish". The core strategy recommends a 14% increase in housing - when the criteria was "settlement" that would have meant 14 houses. However, when the criteria changed to "Parish" that equates to 49 houses (with a 3 house allowance) - therefore 46 houses.

Ward Councillor Tony Johnson had attended the last Parish Council meeting and had contributed Herefordshire Council's viewpoint. The outcome of this was that Councillor Hosking and Whitehead provided evidence that the viewpoint was flawed and that HC and the Inspector cannot both be correct.

Councillor Johnson had committed to set up a meeting between Bosbury Parish Council and HC. This took place on 20.4.17 and was attended by:

- Councillor Whitehead
- Ward Councillor Tony Johnson (Ward Councillor and Leader of HC)
- Samantha Banks (HC Neighbourhood Planning Team Leader)
- Richard Gabb (HC, Programme Director housing and Growth)
- Kevin Singleton (HC, Strategic Planning Team Leader).

Cllr Whitehead updated that Cllr Whitehead represented HC throughout the meeting and did not refer to his Ward responsibilities, that the HC attendees arrived with no paperwork or documentation, and that the discussion was fruitless. Cllr Whitehead closed the meeting after 40 minutes as pointless.

An email from Samantha Banks states that unless the NDP recommends the 46 houses in the core strategy then it will fail – this is not in line with previous advice.

Cllr Bosley noted that in other Parishes, planners were appealing against NDPs in areas that don't align to the core strategy.

The meeting raised the issue of a conflict of interests with Cllr Johnson as leader of the council and a Ward councillor.

6. Review of Lengthsman's Work

Councillor Patrick Whitehead presented the Lengthsman update:

The Lengthsman process has been tightened up during the year and there is now an annual plan of work with costs and works orders in place.

2 Lengthsman in place- George Day with heavy work and equipment; Seabright Solutions for mowing and lighter work.

There has been plenty of work completed during the year including mowing the verges and traffic calming areas, clearing grips and ditches, clearing footpaths, cleaning signs, repairing noticeboards etc.

Lengthsman funding from HC is reducing to zero in 2 years and this will have to be funded from the precept (Council tax) if the service is to continue. It is very important therefore that the service operates professionally and is open to scrutiny and audit.

7. To receive updates from other local charities

7.1 Bosbury Educational Foundation

Cllr Bosley presented the following update:

5 students received grants of £500 towards further education. Discussion re the full time criteria for funding can equate to a course which is 3 days per week (classed as full time).

8. Open Forum

Rob Hooper is looking for someone to take on the Neighbourhood Watch scheme, not too onerous, needs IT familiar. Cllr Julie Baker had approached Mr Hooper to enquire about the role.

The question was raised "What benefit does the Ward Councillor Tony Johnson provide to the Parish and would he stand at the next elections. The meeting could not provide an answer

The Clerk confirmed an Auditor had been found via Cllr Joyce Townsend.

Cllr Bosley confirmed the Forge Bank amenity area had been re-fenced to meet the criteria in the covenant to provide stock proof fencing. Rails were used rather than netting to enable people to climb over (to fetch balls etc) without damaging the fence. Festival Housing had previously done mowing but this had ceased. The Lengthsman has done the 1st cut and when the grass has dried will rake up. The old fence is a bit of an eye sore but it does provide extra height and is more cost to remove.

The meeting closed at 8.36pm

	Signed..... Chairman	Dated 03.05.2018.	
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