



DRAFT
Minutes of a (Virtual) meeting of the Town Council
held on Monday 27th April 2020 at 7.00pm using
‘Microsoft Teams’

Present:

Councillors: Neil Gibbs Chairman, Carol Kambites Vice Chair, Gwen Atkinson, Leigh Binns, Debbie Curtis, Michael Davis, Tim Jackson, John Parker, Kevin Parsons, Pam Swain, Jennie Smith, David Thorpe and Theresa Watt

In Attendance: Carlos Novoth, Town Clerk. (Ward Cllr Mattie Ross and County Cllr Lesley Williams tried to attend the meeting but due to difficulties with the software were unable to do so - Ward Cllr Gary Powell gave his apologies) Both the Deputy Clerk Rachel Russell and the Council’s Communications Officer Jayne Bailey provided officer support at the meeting.

Attendees were reminded that the Proceedings of the meeting could be filmed, photographed or recorded.

There were no members of the public at the meeting.

The Chair thanked all present for attending the Council’s first official virtual Town Council meeting. Cllr Gibbs provided attendees with the rules of the meeting which included how to seek permission to speak and how to vote.

A G E N D A

TC2387 To receive apologies
Cllr Sally Pickering

TC2388 To receive declarations of interest
There were no declarations of Interest

- TC2389** **To approve the minutes of the Town Council held on 16th March 2020**
The minutes were **ACCEPTED** as a true and accurate record of the meeting; the minutes to be duly signed by the Chairman at a later date.
Proposed: Cllr Theresa Watt; Seconded: Cllr Jennie Smith
Seven in favour, four abstentions.
- TC2390** **To receive brief reports from County Council and Ward Councillors.**
Council **NOTED** the written reports provided by Ward Cllr Mattie Ross and County Cllr Lesley Williams.
Council agreed for Officers to highlight the availability of small business grants on its website and social media pages to encourage those businesses who have as yet not made a claim to do so.
- TC2391** **To receive RFO's report including the bank reconciliation for March 2020.**
Council **NOTED** the bank reconciliation for March 2020 and the end of year budget position for 2019/20.
- TC2392** **To approve payments in accordance with the budget to date as listed**
The Clerk highlighted that a mistake had been made with the payment process and a particular company had been paid twice in April 2020. He further commented that the error was picked as a result of Officer checks and that it would be corrected either through the company issuing a credit note or agreeing a forward payment for the company's services.

Council **APPROVED** the payments as presented by the RFO.
Proposed: Theresa Watt; Seconded: David Thorpe
All in favour of approving the payments
- TC2393** **To receive and note NALCS advice on completion of Year End Financial Accounts**
Council **NOTED** the advice that the period normally given to complete Year end financial accounts would be extended by three months.
- TC2394** **To note the Clerks report relating to the Council's efforts in supporting local residents and businesses during the Coronavirus pandemic**
Council **NOTED** the Clerk's report. The Chair gave particular thanks to all officers for their efforts to support the Council and the community it serves through this very difficult time.
- TC2395** **To note and ratify the list of key decisions made by the Clerk in conjunction with the Chair and Vice Chair of Council since the cessation of Council and Committee Meetings**

Council **NOTED** and showed support for the decisions and actions taken by the Clerk as listed in his report

- TC2396** **To consider the need to hold the Annual Town Meeting in 20/21 following advice from NALC**
Cllr Gibbs highlighted NALC's advice not to hold an Annual Town Meeting in person. In light of the difficulties of holding a virtual meeting with a number of external parties together with the fact that the community is still in the middle of the crisis period, it was felt that the meeting should not take place. There were a number of suggestions in relation to how the awards, when they took place, could best reflect the impacts of the Coronavirus Crisis and celebrate how it was dealt with by the Community.

Council **AGREED:**

1. NOT to proceed with the meeting in 2020 and
2. DEFER discussion as to how the awards, when they take place, could reflect the impact of the Coronavirus crisis and how the community dealt with the problem

Proposed: Cllr Watt; Seconded: Cllr Jackson
All in favour

It was noted that the Annual Report would be produced by Officers and placed on the council's website.

- TC2397** **To consider the need to hold the Annual Council Meeting in 20/21 following advice from NALC**
Cllr Gibbs highlighted NALC's advice not to hold an Annual Council Meeting in person. NALC also advised that providing key positions within the Council, namely the Chair and Vice Chair of Council, were willing to continue in their positions and that this was supported by remaining Councillors, the council does not have to hold an Annual Council Meeting in May 2020.

Council **AGREED** to NOT hold an Annual Council Meeting in 2020 in light of the Chair and Vice Chair committing to a further year in their position. (The next Annual Council Meeting is scheduled to take place in May 2021).

Proposed: Cllr Curtis; Seconded: Cllr Swain
All in favour

- TC2398** **To consider the Council's Meeting timetable for the remainder of the 2020 calendar year**
In light of the difficulties experienced by Officers in dealing with the impact of the Coronavirus crisis,
Council **AGREED** to:
- a. Cancel its current schedule of meetings for 20/21
 - b. Reinstate monthly Full Town Council meetings until further notice with the next meeting taking place on Monday 18th May 2020

- c. Hold a Committee meeting only if there is a clear necessity; this will be determined by the Clerk in discussion with either the Chair or Vice of Council

TC2399 To agree responses to planning consultations from Stroud District Council

20/0628/HHOLD 41 Perth, Stonehouse, Gloucestershire, GL10 2PT.
Single storey side extension

No observations.

**20/0653/HHOLD/
20/0654/LBC** Court Farm, Bristol Road, Stonehouse, Gloucestershire.
Various internal listed building alterations, new heritage style timber windows, and erection of new single storey rear extension

No observations. (SDC conservation officers have expertise to comment fully).

20/0708/HHOLD 3 Barlow Close, Stonehouse, Gloucestershire, GL10 3QP.
First floor side extension above attached garage

No observations.

20/0618/FUL Land Opposite Nutshell House, Church Lane, Stonehouse,
Construction of a 20m x 40m manege. Change of use from agricultural to equestrian.

No objection subject to the impact on the Industrial Heritage Conservation Area being considered by SDC and conditions being set to mitigate against flood risk.

TC2400 To note decisions on planning applications received from Stroud District Council

The following decisions were noted (Town Council comment type first, N.O = No observations):

19/2389/ADV Phase 1 Land West Of Stonehouse, Grove Lane, Westend
Advertising Billboard (revised plans received 10.01.2020 - amended location)
OBJECTION **REFUSAL**

20/0102/ADV Plot G, Stonehouse Park, Sperry Way, Stonehouse.
Advertisement Application: Various signage
N.O **Split (consent to all items except item H, a e two sided, 8-metre high, illuminated pole sign)**

20/0207/HHOLD 5 Coates Gardens, Stonehouse, GL10 2EB.
Proposed two storey side extension
N.O **CONSENT**

20/0285/HHOLD 31 Crescent Road, Bridgend, Stonehouse, Gloucestershire.
Extension of existing garage, side porch. Garage roof converted from flat to pitched roof with skylights

N.O **CONSENT**

20/0256/HHOLD **4 Storrington Place, Storrington Road, Stonehouse.**
Two storey rear extension and single storey side extension

N.O **CONSENT**

20/0383/HHOLD **21 Festival Road, Stonehouse, Gloucestershire, GL10 2DR.**
Single storey rear extension with flat roof & two storey side extension with dual pitched, tiled roof

COMMENT **CONSENT**

20/0395/HHOLD **19A Kings Road, Stonehouse, Gloucestershire, GL10 2EZ.**
Single storey porch

N.O **CONSENT**

20/0432/VAR **21A Perth, Stonehouse, Gloucestershire, GL10 2PT.**
Variation of approved detached house S.18/0434/FUL to vary materials, drainage and position of the dwelling

N.O **CONSENT**

20/0350/HHOLD **7 Bristol Road, Stonehouse, Gloucestershire, GL10 2BQ.**
Single storey rear extension. Remove existing shed relocate and add window to side wall of existing house.

N.O **CONSENT**

20/0421/FUL **Land at 14, Bristol Road, Stonehouse, Gloucestershire.**
New dwelling and reduction of garage

N.O **CONSENT**

18/2314/TCA **135 Court View, Stonehouse, Gloucestershire, GL10 3PJ.**
Trees in a Conservation Area: T1 - Dying Maple - in rear garden: Fell to ground level and replace

COMMENT **CONSENT**

TC2401 **To agree a response to the pre application consultation on development proposals by Wycliffe College for the Preparatory School and Berryfield.**
Section 4 of the Planning Report from the Deputy Clerk gave information on the second public pre-application consultation by Wycliffe College, February 2020, the first pre-application consultation, June 2019, key issues from the current consultation and a draft response (Section 4, part e) for discussion, amendment and agreement.

The Deputy Clerk summarised the draft response (Section 4, part e, Planning Report to Town Council, 27 April 2020) as follows:

- 1. Stonehouse Town Council supports the approach of providing affordable housing using a social housing provider. Data on the**

- income range of those who could afford these properties, the unit mix of properties available and if local people will have any priority in allocation of the housing would be welcomed.
2. The further consideration given to layout, design and environmental and ecological mitigation are also all welcomed. However, Stonehouse Town Council would like to see a further commitment to zero carbon development in the designs, in line with proposed policies in the emerging Local Plan.
 3. In addition Stonehouse Town Council would need further information on the following matters before giving full comments:
 - a. Business Case
 - b. Community benefit
 - c. Pedestrian and cycle accessibility
 - d. In addition, it would be useful to see a community engagement plan and the results of any environmental surveys.

Councillors added the following issues to those covered in the draft response:

- Where possible, the public footpath next to the Berryfield should be widened.
- As well as public access to the refurbished pavilion, there should be opportunities for public access to all Wycliffe's facilities, for example, the swimming pool.
- Use of the road access to the proposed housing development may be detrimental to neighbours and its design and location must be carefully considered.
- The Town Council would want to comment on detailed landscaping and tree planting plans to ensure these are in line with aspirations for the town.

Cllr. Swain proposed, seconded by Cllr. Atkinson that the response to the second pre application consultation by Wycliffe College be based on Section 4 (e) of the Deputy Clerk's Planning Report together with the issues identified above; response to be drafted by the Deputy Clerk.

Some Councillors objected in principle to the proposal to build any housing on the Berryfield. Cllr. Binns requested that her opposition to the proposal to build housing on the Berryfield was minuted.

Cllr. Watt proposed, Cllr. Kambites seconded an amendment to the first proposal, that the response was as proposed but began with a statement that:

Stonehouse Town Council's response to the pre-application consultation does not commit the Town Council to supporting a future planning application. Town Councillors are not wholly supportive of this proposal and there are significant objections to it within the community.

It was **AGREED** to accept the amendment to the proposal: Twelve in favour, one against.

It was **AGREED** to accept the amended proposal regarding the response to the consultation: Twelve in favour, one against.

TC2402 To note the responses sent to planning consultations where response was agreed using delegated powers on 24 March 2020, due to the cancellation of an Environment Committee meeting of 23 March 2020.

The following responses agreed using delegated powers were noted.

20/0318/FUL Maidenhill House, Horsemarling Lane, Standish, Stonehouse.
Replacement dwelling.

Stonehouse Town Council note that this site is in the Area of Outstanding Natural Beauty and outside settlement development limits. Therefore consideration must be given as to whether the requirements of Local Plan policy CP15 are met and whether the proposed development is a replacement dwelling or not.

It is disappointing that the application includes the demolition of historic buildings and is not in compliance with Delivery Policy ES10.

20/0350/HHOLD 7 Bristol Road, Stonehouse, GL10 2BQ
Single storey rear extension. Remove existing shed relocate and add window to side wall of existing house.

No observations

19/2391/FUL Land at 5 Spa Cottages, Oldends, Stonehouse
REVISED CONSULTATION: Demolition of existing garage and construction of new dwelling

No objections provided that the planning authority are satisfied that the proposed scheme provides enough parking for both the new and existing dwelling at 5 Spa Cottages and that the conditions set by the Biodiversity Officer are met.

S.20/006/APPREF 7 Queens Road Stonehouse Gloucestershire GL10 2QA
PLANNING APPEAL AGAINST REFUSAL OF A HOUSEHOLDER APPLICATION
S.19/1918/HHOLD Balcony on the rear of the property at 1st floor level with external stairs to access the garden

No observations.

20/0421/FUL Land at 14, Bristol Road, Stonehouse, Gloucestershire
New dwelling and reduction of garage

No observations.

20/0383/HHOLD 21 Festival Road, Stonehouse, Gloucestershire, GL10 2DR

Single storey rear extension with flat roof & two storey side extension with dual pitched, tiled roof

Comment: The rear extension may lead to loss of light for the neighbouring property so may not be in line with Local Plan Delivery Policy ES3.

20/0395/HHOLD 19A Kings Road, Stonehouse, Gloucestershire, GL10 2EZ

Single storey porch

No observations.

20/0507/FUL A B B Limited, Oldends Lane, Stonehouse

Erection of a new locker/changing room

No observations.

20/0432/VAR 21A Perth, Stonehouse, Gloucestershire, GL10 2PT

Variation of approved detached house S.18/0434/FUL to vary materials, drainage and position of the dwelling

No observations

19/2282/FUL Dairy Partners Ltd, Brunel Way, Stonehouse

REVISED CONSULTATION: Proposed vehicle parking area (379834-205999)

Objection: The proposed development is likely to lead to loss of amenity for neighbours. The revised proposal still entails significant reduction of the bund which is likely to lead to increased noise, disturbance, smell and pollution from traffic.

TC2403 To note the date of the next Town Council Meeting - 18th May 2020.