



Wylam Parish Council

**MINUTES OF THE MEETING OF WYLAM PARISH COUNCIL
HELD ON 11th JULY 2016 AT 7.00 p.m. IN THE INSTITUTE**

Councillors Present: Mr. S. Barlow, Mrs. M. Gillis, Mr. B. Japes,
Mr. T. Martin (Chairman), Mr. A. Mitcham.

Also Present: Mrs. D. Carney (Clerk); Kathleen Moore (Hexham Courant);
Stephen Gibbon (Website Designer); 6 members of the public.

45. APOLOGIES FOR ABSENCE

Apologies for absence had been received from Councillors Mrs. R. Creighton, Mrs. A. Francis and Mr. W. Nicholson and from Mr. S. James (Village Tree Warden) and County Councillor Paul Kelly.

46. DECLARATIONS OF DISCLOSABLE PECUNIARY INTERESTS (DPI) IN ITEMS ON THE AGENDA AND APPLICATIONS FOR DISPENSATIONS.

T. Martin declared a DPI in Item 50f.

47. QUESTIONS FROM MEMBERS OF THE PUBLIC

a. J. Power asked for the view of the Parish Council on the Co-operative Group Food Limited's application for a new Premises Licence for its proposed store at the former Wylam Garage site. The Licence would enable the sale of alcohol at the store 7 days a week between the hours of 6am and 11pm.

Members of the Parish Council noted and shared the concerns of residents living near the proposed store regarding the possible connection between alcohol and anti-social behaviour and recent vandalism at the nearby Jubilee Field. It was noted that there were already many outlets in Wylam for alcohol sales. It was **agreed** that the Parish Council would respond to the consultation on the application detailing these concerns.

b. Mr. L. Siddle reported that the road surface of Woodvale Gardens was in a very poor and dangerous state and asked whether action could be taken on this. He was advised to report the matter to the Northumberland County Council directly via its website as the condition of highways was its responsibility. He was also advised that the Parish Council would be sending NCC a report on the state of highways, pavements and gullies in Wylam.

48. **REPORT FROM COUNTY COUNCILLOR PAUL KELLY**
Councillor Kelly was not present at the meeting and no report was presented.
49. **CONFIRMATION OF THE MINUTES OF THE MEETING HELD ON 13th JUNE 2016.**
After the addition of Mrs. Ruth Creighton's name to the list of Councillors present at the meeting, the Minutes were **agreed** to be a true record of proceedings and signed by the Chairman.
50. **CLERK'S REPORT AND CONSIDERATION OF MATTERS ARISING FROM THE MINUTES.**
- a. Request for junction markings at The Crescent. No further progress had been made with Northumberland County Council (NCC).
 - b. Maintenance of village benches and fencing & railings at Charlie's Corner. No quotation had been obtained.
 - c. Falcon Centre maintenance. The Facilities Management Team had not yet contacted the Parish Council as promised.
 - d. Assets of Community Value. No progress had been made on this.
 - e. Meeting with NCC Neighbourhood Services. Stephen Wardle had been appointed to replace David Hunt as the Acting Central Area Manager. Members of the Parish Council had met with him on 8th July to discuss concerns about grass cutting, highway verges, footpaths overgrown by vegetation, maintenance of Dene estate public amenity areas and water flowing down Holeyn Hall Road. Following the meeting Mr. Wardle and members of the Parish Council had visited the problem areas and these had been noted.
 - f. Damaged riverside path east of Stephenson Terrace. Tim Fish of Northumberland County Council (NCC) had advised that an investigative study would cost £6,500.00 and would be paid for by NCC out of the Government's Flood Alleviation Scheme fund. It is hoped that the study will shed light on the causes of the landslip and suggest possible remedial works.
 - g. Wylam Hills Gentoo development: management of green spaces and Section 106 funding. Heather Proudlock of NCC Planning department had advised that Gentoo's solicitor had been in touch with the Planning Department. Gentoo are to respond to NCC with a proposal in the light of the Parish Council's stance on this matter. Ms. Proudlock is aware that the Parish Council does not want to adopt and maintain the green spaces, that it is the Parish Council's view that the Play Area proposed by Gentoo is very small and badly positioned next to the road and that the Parish Council would like any available Section 106 funds to be channelled to a named project in Wylam. It was **agreed** that the Parish

Council would contact Ms. Proudlock to ask for a meeting with NCC and Gentoo as had been agreed at a prior meeting with a Gentoo representative.

- h. Wylam Parish Council's website. The designer, Stephen Gibbon, made a presentation of the test site to the Parish Council at the start of the meeting. The design was **approved**. The Confidentiality Agreement, previously circulated to members, was **approved** and **signed** by Mr. Gibbon and the Clerk. The website and its associated Facebook Page would go live before the end of July.
- i. Funding of work to Church premises. No reply had been received from the DCLG. Parish Clerks nationwide have been contacting the DCLG asking for the legislation to be repealed.
- j. A Neighbourhood Plan for Wylam. The feasibility and rationale of this would be discussed at a future meeting of the Parish Council when all information had been assembled. It was **agreed** that T. Martin and the Clerk would assemble the requisite information and report to a future meeting of the Parish Council.
- k. Registration of Northern Powergrid lease. This had been signed and returned to the Land Registry.
- l. Lease for 3 – 4 Laburnum Terrace. A new 5-year Lease is now in place.
- m. Strategic traffic review for the Wylam area and east Tynedale. The Clerk had replied to an email from Prudhoe Town Council clarifying the Parish Council's position on this matter. A letter had not yet been sent to Councillor P. Kelly, pending further discussions with other local councils, after which it may be decided to make a joint request. Realistically, nothing would be considered until after Ovingham Bridge reopens.
- n. Audit 2015/16. A letter of thanks had been sent to Mr. F. Phillips. The Annual Return and supporting documentation, including the accounting information from Ovingham Joint Burial Committee, had been sent to BDO LLP. The Notice of Electors Rights to examine the Accounts had been posted at Wylam Library and would remain in place until 5th August.
- o. Rebecca Frankel MBE. A letter of congratulation had been sent.
- p. Traffic issues on Wylam Wood Road. The Clerk had written to the resident concerned regarding the Parish Council's decision.

51. CONSIDERATION OF WYLAM PARISH COUNCIL'S HIGHWAY PRIORITIES FOR INCLUSION IN NCC's 2017/18 LOCAL TRANSPORT PLAN.

A copy of the letter from NCC had been circulated members prior to the meeting. The Parish Council's three priorities were **agreed** as follows:

- 1) Resurfacing of Main Road from the shops to the Fox & Hounds Inn;
- 2) A solution to the problem of standing water during wet weather on Main Road adjacent to Wylam War Memorial.
- 3) That finance be set aside for a strategic traffic review for the Wylam area.

It was further **agreed** that the Parish Council would write immediately to the NCC Highways department to ask for the re-instatement of the verges on Wylam Wood Road which had been eroded by the high density of traffic during the closure of Ovingham Bridge. It was **noted** that some funding for this might have been allocated as part of the Ovingham Bridge scheme.

52. CONSIDERATION OF RESURFACING TRACK NORTH OF THE PLANTATION AND THE ENTRANCE TO THE NATURE RESERVE.

It was noted that the track was in poor condition. It was **agreed** to seek advice and a quotation for the work.

53. CORRESPONDENCE RECEIVED SINCE LAST MEETING 13/06/16

A list of correspondence received since the last meeting (13/06/16) is attached for information only.

All items from the list can be made available to members through the Clerk at the Parish Council office. If any item of correspondence on the list needs further discussion, this can be included on the Agenda for the next meeting.

54. PLANNING APPLICATIONS

The following report is included for information only. The applications had been considered by the Parish Council's Planning Group since the last meeting and a summary of the Group's comments forwarded to Northumberland County Council by the Clerk.

Please note that the Planning Portal is now open again and applications can be viewed online. **The Parish Council's comments are now filed online and can be viewed with other comments at <http://publicaccess.northumberland.gov.uk/online-applications> .**

54.1 Planning Applications considered by Parish Council since last meeting (13/06/16)

16/01920/FUL 7 Algernon Terrace, Wylam.
Rear single-storey extension and conversion of roof space to include rear dormer window.

WPC Comment: Support the application. The proposed extension is similar in size and materials to others on this terrace and is unlikely to have any adverse effects on neighbouring properties.

16/01960/FUL 22 Falcon Terrace, Wylam.
Single-storey kitchen extension to rear of property.

WPC Comment: Support the application. The proposed extension is similar in size and materials to others on this terrace and is unlikely to have any adverse effects on neighbouring properties.

16/01993/PRUTPO 79 Dene Road, Wylam.
Prune one Oak to allow 3m clearance from house & garage. Crown reduce by 2.5m.

WPC Comment: The tree is too large for its location and too near the house. Crown reduction by 2.5m would bring it more into proportion with its surroundings and help reduce its vigour. Trimming the branches to 3m from the house would seem to be a reasonable idea provided it is done sensitively. The garage side of the tree does not appear to be damaging the garage. Only minor surgery would be needed to this side of the tree to avoid damage to the garage roof or to the adjacent street lamp.

16/0189/OUT Land south of Wylam Station, Staion Road, Wylam.
Outline application for 4 new dwellings & associated access (some matters reserved).

WPC Comment: Object to the application on the following grounds:

- Intrusion into Green Belt between Wylam and Gateshead conurbation;
- Creates a precedent: the internal road layout suggests that the development could be continued across the watercourse at a later date, thus creating an estate.
- The application form indicates that the area is not in a flood risk zone, but Environment Agency maps show it to be in a medium/low risk area;
- Vehicular access from a busy through road near a level crossing will create a traffic hazard;
- Visually intrusive into the historic approach to Wylam from the south;
- Possible subsidence issues from unmapped coal workings;

The proposal to realign the watercourse does not appear on the feasibility plan. Watercourse changes could make the risk of flooding worse.

54.2 Planning Applications approved by NCC since last meeting (13/06/16)
16/01284/FUL St. Oswin's Church Hall, Church Road, Wylam.
Demolition of single-storey lean-to kitchen & store & construction of single-storey foyer, kitchen WC's & stores. Alteration of west gable windows to doors & alteration of footpath paving.

54.3 Planning Applications withdrawn since last meeting (13/06/16)
None.

54.4 Planning Applications refused permission by NCC since last meeting (13/06/16)
None.

55. FINANCIAL MATTERS

55.1 Report on Income Received since the last meeting (13/06/16)
The Clerk had provided the following report on Income received by the Parish Council for members' information prior to the meeting.

a. Wylam Parish Council.

DATE	SOURCE	AMOUNT
06/06/16	Interest – BPA a/c	£1.46
06/06/16	Interest – Play Equip a/c	£0.27
06/06/16	Interest – Museum a/c	£1.13

b. Wylam Post Office Community Account.

DATE	SOURCE	AMOUNT
03/06/16	S. Loveday - rent	£1,000.00

The report was **accepted**.

55.2 Consideration of Schedule of Payments to be approved at the meeting (11/07/16).

The following schedule of payments is to be considered for approval at the meeting. Any payments marked (*) are to be made under Section 137 of the Local Government Act 1972.

Two schedules of payments are given, for the Parish Council's General Community Account and for the Post Office Account.

a. General Community Account Payments Schedule.

Inv.Date	Payee	Details of supply	Chq.No.	Voucher	Total
16/06/16	Tyne Valley Woodlands	Strimming –Nature Reserve	103161	037	£108.00
17/06/16	SLCC	Conference fee	103162	038	£82.80
29/06/16	NCC	Payroll recharge-June	103163	039	£853.69
29/06/16	Wicksteed Leisure	Play area inspections	103164	040	£108.00
01/07/16	NCC	Falcon Centre rent 2	103165	041	£300.00
11/07/16	M. Hadden	Expenses	103166	042	£20.95

b. Wylam Post Office Payments Schedule.

Inv Date	Payee	Details of supply	Chq.No.	Voucher	Total
27/06/16	Caris Robson LLP	Professional charges – lease & covenants (3 -4 Laburnum Terrace, Wylam)	100040	PO-002-16	£1,217.00

The schedules of payments were **approved** and the cheques duly signed.

55.3 Consideration of Requests for Financial Assistance received since last meeting (13/06/16).

None had been received.

56. **REPORTS**

Reports were received from Parish Council representatives on the following groups and committees:

- a. Museum (B. Japes; T. Martin)
B. Japes reported that he was still liaising with Wylam Library regarding books and DVD's which had been donated to the Museum.
- b. Wylam Playing Field Association (A. Francis)
A. Francis was not present at the meeting, but it was noted that protective netting had been erected at the eastern boundary of the MUGA free play area.
- c. Ovingham Joint Burial Committee (S. Barlow; R. Creighton)
S. Barlow reported that progress was being made in revising the Committee's Constitution and integrating the Committee into Wylam Parish Council's structures.
- d. Village Tree Warden (S. James).
S. James could not attend the meeting and no report was made.
- e. Wylam Institute Committee (A. Mitcham).
The Committee had not met.
- f. East Tynedale Parish & Town Councils Forum (T. Martin).
The AGM would be held on 13th July when there would be a presentation from the Tynedale Community Bank.
- g. NCC Central Area Committee (T. Martin).
The next meeting would be at Morpeth on 14th July. T. Martin would not be able to attend.
- h. NCC West Area Community Safety Hub (CoSH). (B. Japes).
T. Martin had attended the meeting. He confirmed B. Japes' view that NCC Budget constraints were likely to reduce the effectiveness of this forum.

57. **MINOR ITEMS AND ITEMS FOR FUTURE AGENDA**

- a. Flower tub in front of 3 – 4 Laburnum Terrace. T. Martin had moved this temporarily to allow access for refurbishment work.
- b. Himalayan Balsam. T. Martin explained that he had arranged to trim the extensive area of the plant in the Nature Reserve. It was **agreed** to investigate awarding a contract for this work for 2017/18 and to bring a

proposal to a future meeting of the Parish Council. D. Peel had contacted the Parish Council to indicate that he had not received a great deal of volunteer support. T. Martin had also arranged for the vegetation encroaching on the northbound bus stop on Holeyn Hall Road to be strimmed. B. Japes thanked T. Martin for his work.

- c. Parish Council Office – summer holiday cover. B. Japes would be responsible for this.
- d. Condition of Wylam Wood Road back lane. A. Mitcham had reported to NCC that sunken areas and protruding granite cobblestones were causing damage to residents' cars. The area had been inspected by NCC's Highways Inspector who had agreed that urgent action was necessary. It was **agreed** that the Parish Council would contact NCC's Highways department in support of this work.
- e. Update on street names at the Gentoo development. A resident had enquired about this. The Clerk reported that NCC's Planning department had categorically rejected the suggestions made by the Parish Council (see Minute 2016/40.1; 13/06/2016) and the street names would therefore be Thomas Close and Forster Gardens.

58. DATES OF FUTURE MEETINGS

The following dates of future meetings of the Parish Council were confirmed:

- Monday 12th September 2016 at 7pm.
- Monday 10th October 2016 at 7pm.
- Monday 14th November 2016 at 7pm.
- Monday 12th December 2016 at 7pm.
- Monday 9th January 2017 at 7pm.
- Monday 13th February 2017 at 7pm.
- Monday 13th March 2017 at 7pm.
- Monday 10th April 2017 at 7pm.
- Monday 8th May 2017 at 7pm. (Annual Meeting of the Parish Council)

The meeting closed at 8.35pm.