

HATTON PARISH COUNCIL

Minutes of meeting held on 27th July

Via Zoom Platform

Present;

Martin Le Tocq, Sue Hague, Maggie Langford, Michael Busby, Veronica Chapman. Tony Burrows, Caroline Wilkie, Josh Moore
Katherine Skudra (Clerk)
Jan Matecki (WDC)
Les Caborn (WCC)
3 members of the public

OPEN FORUM

A resident reported that there had recently been workman taking measurements on the 'ransom strip'. When asked they had no form of identity but said they were there to do with a boundary dispute. A question was posed as to whether there might be a new developer interested. Jan Matecki stated that as far as he was aware there were no further developments regarding the H28 planning permission.

It was also reported that some of the Stanks Island contractors' vehicles have been parking on Hatton Park. A resident has complained to the company and WCC officers and hopefully it will not happen again. Les Caborn will also re-inforce the conditions for parking of the vehicles with the officers.¹

A resident brought up the poor condition of the play area and asked whether there was any news on the Parish Council taking the area on from WDC. Veronica Chapman has been chasing the Green Space team on the mowing on the maintenance. It was suggested that in any event the Parish Council should not take on the area in a poor state of repair but could begin discussions for the repair and then look at the consequences and responsibilities of taking the area on. The Clerk will check insurance consequences and costs and discuss with other Clerks how the responsibility is managed.²

The Chairman reported that the dead chestnut tree at the top of Hatton Hill, which has been a danger for some time, has now been removed.

The groups of residents who had registered a complaint regarding the planning process which led to the H28 approval reported that they had received a response which indicated that 6 of procedural complaints had been upheld. They were not sure what the next step was. Jan Matecki believes that although these complaints had been upheld it was found that the Local Authority had completed due diligence and none of the upheld complaints would prejudice the planning permission and there was no remedy identified for the complainants. The residents will be looking into this further.

Declarations of Pecuniary and other interests

No new interests declared

Minutes of the last meeting

The minutes of the last meeting were approved as drawn and will be signed by the Chairman at the next face to face meeting.

The only actions from that meeting were to file the planning response which was completed. It is noted that the application for the 7 houses off Charingworth Drive was subsequently withdrawn.

Action log from the February meeting –which was no considered in May

Action log

1	Traffic strips on Birmingham Road	Les Caborn confirmed these were not put in by Highways
2	Entry in Hatton Park Post	This edition was distributed and the issue referred to
3	Damage in Dark Lane	LC had flowed this up and it is reported that the road
4	School buses	is clearer now
5	Digital mapping logins etc	Insurance paid so Clerk will access the logins
6	Climate emergency projects	These have been put on hold for the time being
7	Hatton Post	contributors
8	Ongoing- memorial signs and VAR quotes	3 rd quoted for the VAR sign due

Care Home proposal

Residents of Hatton park had received notification of the opportunity to comment on a proposal for a 76 bed care Home to be built on former NHS land bordering the canal opposite Hatton Park. The developers had also held a webinar for residents and interested parties to put questions—this was part of the pre-application public consultation process. It was noted that Budbrooke Parish Council within which the proposal lies was not approached at this early stage.

The Clerk's summary of the points raised by the developers is below;

- Possible local employment (perhaps 60 staff)
- Green travel – electric charging bays
- Maintenance of the trees on the site- that is why the building is to one side of the plot
- Offering a pathway for local residents to the canal and improve the outlook
- They believe it is an acceptable plan for the green belt as they will demonstrate identified need (they often build these sorts of developments on 'former' green belt'
- There will be a bio-diversity net gain
- Although this is 3 storey it is tapered so where it is adjacent to hatton tearrce it is only 2 storey
- They feel it is in keeping in other building along the canal –looked at the CRT building at Hatton Locks etc
- 70 bed is a viable offer and they have actually reduced from 80
- They have modelled the traffic effect on WCC figures?

- They have had a pre-application meeting with WDC which was very useful –they changed the positioning of the building slightly as a result of this as were asked not to have it so close to the canal

Councillors had had an informal discussion about the application and felt that the development was out of character for the area lying within Green Belt and the Canal Conservation Area and felt that none of the issues mentioned by the developers countered those issues.

There appears to be sufficient provision of care homes on the area although Les Caborn did point out that when new regulations come into force some existing ones may have to close.

Jan Matecki will talk to the planning officers to see what the pre-application discussions may have been.³

There is no need for a formal response from the Council at this stage and it was agreed to contact the Canal Rivers Trust to hear their views.⁴

Planning

The following applications were considered and neutral response will be filed for each Haseley Manor Listed Building Consent

The Forge Hatton Green ⁵

Finance

It was noted that since the last meeting the following cheques have been drawn under delegated powers

Clerk's Salary £1515

WALC £656

Insurance Premium £278.90

The current balances;

War memorial a/c £3081

HPC a/c £18,543.23

It was agreed to make the grant payments now in accordance with our budget;

HPRA £5200

Ferncumbe Youth Club £600

Ferncumbe School £650

Hatton Brownies £550

PCC £550

Also

Google Domaine Name to SH £8

The Clerk will arrange with the Chair to sign the cheques. ⁶

Hatton Park Residents Association

The plans are that the Village Hall will re-open at the end of August. HPRA applied for and were awarded a Council grant of £10,000 to cover the loss of income from the Village Hall.

Chicken wire from around the trees in the Community Orchard is being removed.

Warwick District Council

Jan Matecki confirmed there are ongoing discussions and reports with neighbouring Stratford District Council looking at creating a South Warwickshire Council. These are alongside continuing talks at Warwickshire County Council concerning a Unitary Council.

Warwickshire County Council

Les Caborn confirmed the commissioning of a report re Unitary Council and that there will be an opportunity for public consultation. The whole process might take 2 years. Les Caborn also confirmed the WCC has been awarded Beacon Status for Track and Trace. The Council is on a good position to respond to Covid outbreaks quickly and has a good stock of PPE. They have been glad to be able to use some local suppliers.

Hatton Post

It was agreed it would be a good idea to distribute a leaflet before our next meeting and contributions were agreed on. 7

AoB

There is a consultation open regarding dog exclusion zones. It is noted that the ball court on Hatton Park is within an exclusion area and it would be good to include the Community Orchard in this. Veronica Chapman will follow up on this and the Chairman will complete the consultation.

The next meeting will be 28th September at 8pm –venue or virtual platform to be confirmed at a later date

meeting concluded at 9.40pm

Action Log

1	Stanks Island Construction vehicles	LC
2	HPC playground?	VC and Clerk to follow up issues
3	Care Home – pre-planning discussions	JM
4	Contact with CRT	Clerk
5	File planning responses	Clerk
6	Grant payments to be made	Clerk
7	HP contributions	all
ongoing	VAR signs Memorial stones	