

Minutes of the Meeting of the Burton-by-Lincoln Parish Council
Held at the Burton Estate Club on Tuesday 9th October 2007

Present: Eric Bell, Steve Chadderton, Fred Myers, John Moore, Ian Marriott, Peter Cook, Joan Osterfield

In Attendance. Gordon Hickmore (Clerk), Cllr David Cotton, Cllr Ray Sellars, Cllr Jackie Brockway

Also Present: Mr & Mrs M Hukin, Mrs M Cook, Mrs P Chadderton, Ms A Moore, Mrs G Whitehead

Apologies: PC Martin Clarke, Mr Roy Dowson, Mr R Costall, Mr P Coates

1. Minutes of the Last Meeting. The minutes of the meeting held on Tuesday 10th July were agreed, and signed by the Chairman.

2. Clerk's Report

2.1 Anglian Water – Application for a public sewer. We are still awaiting a response from Anglian Water.

2.2 Advertising Signs – Burton Waters The advertising signs at the roundabout have been removed.

2.3 Dangerous tree B1398. The dangerous tree is in the Conservation area and a request to remove the tree has been received by WLDC. The application is supported by the Parish Council.

2.4 Central Networks – new sub-station, Burton Village. Work has started on the installation of the new substation. Underground cables will be laid along Main Street and Manor Lane to connect the supply to the overhead line that terminates at the junction of Manorside and the Waterhouse. All houses in the lower part of the village will be connected by existing overhead and underground cables to the new substation which will replace the old transformers to the rear of Mexborough house and Griffinwood. The overhead line routed across Burton Park and supplying Hall Yard will be removed.

2.5 Training for new Councillors. Fred Myers, John Moore and Ian Marriott attended the new councillors training evening on 25th September at Colsterworth. Fred Myers indicated he would like to attend the Chairmanship seminar.

3. Finance

3.1 Accounts. The Clerk stated that the parish balance at 9th October was £2773.85 with £2673.55 in the deposit account. Expenditure was £750 below the estimate as we incurred no election expenses and West Lindsey had provided litter bins for Odder at no cost to the parish. The council received £140 VAT refund on the 2006/07 account. It was proposed by Ian Marriott and seconded by Fred Myers that Steve Chadderton should be included on the Bank mandate to sign cheques in addition to Eric Bell and Joan Osterfield.

Resolved: That Eric Bell, Steve Chadderton and Joan Osterfield be mandated to sign cheques

3.2 Annual Audit. The accounts were submitted to Moore Stephens and no observations were made on the accounts by the external auditors.

3.3 Authorisation of Expenditure. The follow expenditure was authorised by the Parish Council:

Burton Waters Residents Association	£150
Bank to cash	£50
Mr Clark	£50
G Hickmore Clerk's Salary	£468.52
Clerk's Expenses	£108.24
Staples – admin supplies	£130.24
British Legion Wreath	£20
Moore Stephens	£58.75 Audit fee

3.4 Precept 2008-2009. The clerk explained that the precept for 2008-09 will be decided at the December meeting of the Council. Items for inclusion in the budget should be passed to the Parish Clerk by 15th November. He pointed out that all expenditure was subject to public audit and it was only possible to grant funds under section 137 of the Local Government Act for specific projects that benefited the community as a whole. It was noted by the meeting that with the population now exceeding 500 with over 25 businesses established in the parish, the Clerk worked considerably more hours than the 2 hours allotted in his contract. The minimum number of hours recommended by the National Association of Local Councils (NALC) for a parish of this size is 4 hours per week. Following discussion it was proposed by Steve Chadderton and seconded by Peter Cook that the Clerk's hours for 2008-2009 should be increased from 2 to 4 hours a week.

Resolved: That the paid hours worked by the Parish Clerk be increased from 2 to 4 hours per week from 1 April 2008.

4. Planning

4.1 The following applications were considered by the Parish Council July- October 2007

4.1.1 120687 Burton Waters Marina - To erect a single storey extension to Chandlery building. The Council had no observations to make on the proposal

4.1.2 120792 Burton Cliff Farm Middle St Burton. Amended application to convert building to use for classic and sports car restoration. The Council observed that the application was in conflict with a previous application to convert adjacent buildings to holiday cottages. The Council considered that this type of development was more suited to a light industrial site and is incompatible with the previously granted permission for holiday cottages

4.1.3 120323 Cockseye's farm Middle St Burton. Amended application for Biomass processing plant. The Council while not opposing the application, expressed concern that the plant could generate a higher volume of heavy goods vehicles using the B1298 should the plant expand beyond its existing capacity.

4.1.4 120927 Park Lane Burton Waters. Application for erection of 3 dwellings on Park lane. The Council observed that this was the third application for this site and the developer had amended the plans to satisfy some of the previous objections. The Council while not objecting to the application, noted that there appeared to be no access between the house boundaries and the flood bank for residents to access the common land to the rear of Park Lane.

4.1.5 120930 Burton Waters - Advertising consent
The Council welcomed the application subject to the removal of all unauthorised signs at the entrance.

4.1.6 120971 – 54 Park Lane Burton Waters. Application to retain brickwork boundary wall and gates. The Council accepted the application but noted that there was an easement on the property which allowed access to service a drainage pipe.

4.2 Decisions on the following planning application were received:

4.2.1 The Coach House. The application to convert the Coach House to a residential dwelling was refused by WLDC on the grounds that the development affected the balance of the built environment and its relationship to the church, the rectory and other buildings in the area.

4.2.2 120710 Woodcote House, Burton The application for a single story storage Annex at Woodcote House was approved by WLDC

4.3 Decisions on the following applications are awaited

4.3.1 120052 Land to East part of Burton Waters. Erect 710m of road plus associated service strip. This application is subject to permissions being granted for services within the holiday complex area.

5. Correspondence

5.1 Correspondence received included the following items:

- WLDC Information Booklets for Members.
- Code of Conduct for Councillors
- WLDC – Naming of Ellison’s Quay Burton Waters
- Correspondence re cyclepath
- LCC - The Pathfinder initiative
- Central networks – New substation

6 Roads, Footpaths and bridleways

6.1 Highways has informed the council that major repairs are required to the road surface for 200m either side of the traffic lights on the B1398. Work is now scheduled for the spring and the B1398 will be closed to all traffic for approximately one week. Access to and from the village will be via Fen Lane. Highways have also agreed to repair and raise the kerb on the pedestrian walkway. Diversion orders had been received for Bridleways 182 (Fen Lane) and 185 (Odder) and 973 (Woodcocks)

7. Burton Waters and Odder

7.1 Odder - Provision of facilities. The following actions have been taken at Odder.

7.1.1 Bus stop Lincolnshire Highways has contacted the bus company regarding the provision of a bus stop at Odder.

7.1.2 Provision of Litter bins. Litter bins had been provided by WLDC at no cost to the Council

7.1.3 Obstruction of public highway. Following complaints that a section of the old A57 at Odder was being obstructed by locked gates, Lincolnshire Highways issued a warning through their solicitors and then removed the gates. It is believed the gates were erected many years ago, possibly to deter travellers using this section of the old A57 as a camp site.

7.2 Burton Waters – Report on meeting with Mr Rick Costall. Following a meeting with Mr Rick Costall on 16th July, the clerk circulated a report on the meeting with the August newsletter to all households at Burton Waters. A copy of the notice is attached at Annex A. The Clerk stated he was very surprised at the reaction to the letter, particularly over the route of the Pyewipe to Burton Waters cycleway. While some residents were familiar with the proposed route, others complained they had never been informed. Directors of the Leaseholders Company had indicated they would take direct action to oppose the route which enters Burton Waters close to the emergency gate. The issue was further complicated by an article in the Lincoln Echo which showed the route following the Fosdyke canal.

7.3 The Pyewipe – Burton Waters Cyclepath. The Clerk stated that the original planning application submitted in 1999 showed the routes of all footpaths and cycleways planned for the site. A S106 agreement signed in 1999 with WLDC committed the developer to provide public footpaths and bridleways linking with the Fosdyke at the South east corner of the site. He understood that at that time the cycleway was planned to extend from the Pyewipe along the towpath to enter Burton Waters at the south east corner. However, the towpath route was abandoned and a revised route submitted which entered Burton Waters from the A57, close to the emergency gate. A S106 agreement signed in 2003 committed the developer to pay £90k towards the cost of the cyclepath when the 31st house was completed on the Landings site. The Parish Council was not party to these negotiations but the details of the route was published in the Council minutes and in the Burton Journal in 2003 and 2004. Maps of the proposed route are shown on planning maps published since 2004 and include a 1.8m high security fence. Lincolnshire County Council had applied for funding for the project which would extend the cycleway beyond Burton Waters to Saxilby, a decision on funding would be announced on 22 October.

In response to questions the Clerk stated that the proposed route within Burton Waters would follow the line of the hedge and include a section of the chalk path. It would be the responsibility of Lincolnshire Highways to maintain the path but the maintenance of the security fence would be the responsibility of the Management Company.

He understood that there was insufficient land alongside the A57 for the route to follow on the outside of the boundary and Highways considered it too dangerous for it to be routed close to the road. Also the boundary hedge would certainly not provide security sufficient to repel intruders who would be able to access the residential area from the A57. The Clerk stated that the developer maintained that this section of the route was not part of the secure residential area and as the owner, he could convey title of the land to the LCC. The Parish Council understood the concern of some residents at the loss of a section of the path but it would still be available through a security gate.

Cllr Cotton questioned the validity of the 2003 S106 agreement but post the meeting the Clerk established that it was a “unilateral undertaking” which committed the developer to pay £90k as his contribution towards the project and had no bearing on the route of the cyclepath.

7.4 Office Site – Park lane. The developer has resubmitted plans for the site detailed at 4.1.6. Councillors expressed disappointment that the site has not been cleared and the portocabins removed.

7.5 Ellison’s Quay The developer hosted a naming ceremony on 14 September attended by Mrs Faulding, the last remaining member of the Ellison family living in Lincoln. Eric Bell and Steve Chadderton were also invited. The Ellison family owned and operated the Fosdyke canal from 1744 to 1845

7.6 The development of Site B. The developer is expected to submit revised plans for site B which will include additional flats and offices. It is hoped it will include a community facility for residents, provided under section 106 of the Planning Act. The shopping area would mirror the Landings site

7.7 The removal of advertising signs. The unofficial advertising signs at the entrance had been removed by persons unknown.

7.8 The provision of a permanent bus stop and shelter The current temporary bus stop is unsuitable for long term use and a permanent stop will be constructed as part of the site B development. It is hoped the developer will provide a bus shelter under a S106 agreement. As this is a public facility, a maintenance agreement needs to be agreed between the Parish Council and the Management Company.

7.9 Polling Place – Burton Waters. WLDC had reviewed the polling places for the parish and agreed that an additional polling place for Burton waters would be provided at Woodcocks for future elections.

8. Parish Clerk – Contract of Employment

8.1 The Clerk submitted a draft of the Clerk’s Contract of Employment as required by the NALC. It was agreed that the Chairman and Clerk should review the agreement and submit a final draft for ratification by the Council at the December meeting.

9. Any Other Business

9.1 District Councillors’ Community Grants. David Cotton advised the meeting that WLDC had again awarded a £1000 grant to each Councillor that could be used for community projects within the ward. He and Jackie Brockway would welcome applications from organisations and groups within the parish.

9.2 Next Meeting. The next Parish Council meeting will be held on Tuesday 4th December

9.3 Meetings 2008. The following dates were agreed for Parish Council meetings in 2008. It was agreed that in 2008 Parish Council meetings would be held in the Estate Club but the Annual Parish Meeting would be held at Woodcocks.

Tuesday 11th March, Tuesday 6th May (Annual Parish Council Meeting),
Tuesday 13th May (Annual Parish Meeting Woodcocks), Tuesday 8th July,
Tuesday 14th October, Tuesday 2nd December

9.4 There being no other business the meeting closed at 9pm.