

Pebworth Parish Council

Minutes of the Ordinary Meeting of the Parish Council

Held at the Pebworth Village Hall at 7:00 pm on Monday 9th December 2019.

Present: Cllrs. Simon Shiers (Chairman), James Pearson, Richard Weller, SJ Morrow, John Hyde & David Cranage

In attendance: John Stedman (Clerk), Cllr Thomas Havemann-Mart and 13 members of the public

156. Apologies were agreed from Cllr Alastair Adams
Cllr Denise Meynell was not in attendance

157. Disclosures of Interests:

- a) Members were reminded of the need to keep their register of interests updated.
- a) To declare any Disclosable Pecuniary Interests in Items on the agenda and their nature.
None declared
- b) To declare any Other Disclosable Interests in items on the agenda and their nature.
None declared

158. Open Forum: The chairman suspended the formal meeting for open forum.

Summary of matters raised in open forum

- A request was made to have the removed post box reinstalled on Broad Marston Road, The Clerk confirmed the request is in hand with Royal Mail and it is hoped to be returned shortly
- A resident raised his concerns over the naming of his property in the council's minutes as he disagreed with the wording of the Chairman's report appended to the November meeting minutes, the Chairman confirmed the council would consider this when the minutes were considered for adoption.
- Flooding matters were the main issue for many residents present and the Chairman read out out a statement of the council actions to date which included the Friday Street and Broad Marston flooding events in November, the statement is appended to the minutes.
A request was made for the council to be more proactive over flood prevention and get ditches cleared and regularly inspected. The Chairman confirmed this will be considered by the council later in the meeting. A parishioner also highlighted the problems caused by sewage discharge onto Friday Street and the apparent inability of the STW sewer system and local pumping station to cope during flood events.
Cllr Thomas Havemann-Mart also informed the meeting of actions taken and the WDC flood officers reports on the floods. He is also very supportive of the Parish Council taking any action they can to mitigate further flooding in the parish

Ward Members Report:

Cllr Alastair Adams report is appended to these minutes if available

Cllr Thomas Havemann-Mart reported on Flooding issues as above and added his support to prevent the SWDP consultation proposals to remove the strategic gap in Pebworth

The Chairman closed open forum and reconvened the meeting at 7.50

159. Minutes: The Council agreed the wording of the November ordinary meeting, and it was agreed to remove property names from the Chairman's flooding report appended to the November minutes, the amended report and minutes to be signed at the next meeting.

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160. The Clerk's Progress Reports

– all reports are itemised in the minutes

161. Village Hall:

- a) Cllr Richard Weller declared the results of the PWL parish questionnaire as: -
 Support votes 102 Object votes 48 Spoiled 5 Empty 2
 Total returned 157 65% of the total returned votes were in support

- b) Council considered the questionnaire response data and unanimously agreed to progress the public works loan for part funding of the Village Hall refurbishment project. The Clerk will now liaise with HMRC to ensure the proposed funding arrangements are compatible with VAT regulation to ensure VAT can be reimbursed on the refurbishment project. Up to date information will be obtained on the PWL interest rates, repayment details and confirmation of the required loan arrangement fees levied by the PWLB.
 It was further agreed the refurbishment project tenders will be issued and returned to the Parish Council to allow confirmation of the PWL requirement. Clerk to liaise with the Village Hall to progress the tender process and advertise the contract tenders on the contract finder website to ensure compliance with sec 109-114 of the Public Contracts Regulations 2015.

- c) Members noted financial guidance from CALC on funding the Village Hall project

162. Planning

- a) Members considered a response to the SWDP review consultation and the proposed removal of the strategic gap within Pebworth. Cllr David Cranage outlined the SWDP proposals and confirmed the consultation documentation assumed all the Pebworth strategic gap land was owned by the Parish Council which is not the case as the field north of The Close is privately owned land therefore could potentially be developed if the strategic gap policy was changed.
 It was therefore unanimously agreed that a very strong representation should be made to the SWDP consultation outlining the Pebworth Neighbourhood Development Plan policy for environmental green spaces and the retention of the strategic gap. To ensure the council's response is as robust as possible it was further agreed to engage Brodie Planning to draft the consultation letter and submit it to the SWDP consultation on behalf of the council.
 Clerk to action the response with Brodie Planning.

163. Finance:

- a) **Payments:** Council approved the schedule payments list as appended to the minutes.
- b) Council fully agreed the 2020-21 income and expenditure budget recommendations proposed by the finance group and unanimously agree a precept of £35,500.00 to be levied on WDC for 2020 -2021 financial year.

164. Community & Council Matters:

- a) Council considered play equipment items for the available Sec 106 funds of £5,953.33 and after considering expenditure information from WDC it was agreed further information is required to make a request to use the available built leisure funding. Clerk to make further enquiries and investigate potential funding for gym equipment and items for The Close as well as potential improvements to the car parking area and the installation of amenity benches on the recreation field.

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- b) Council agreed to the public arts projects proposals from PIB to install storyboards in various location in the village. Clerk to inform PIB they can make the funding application directly to WDC for their project.

165. Mowing Contract:

- a) The amenity contractors proposed charges for the mowing contract one-year extension for 2020 was fully agreed by the council.

166. The Close and Recreation Field

- a) The monthly safety inspection report confirmed no actions are required
- b) The repairs to the Timberplay equipment are all now completed, and all rotted ladder rungs replaced
- c) Members reported the Leylandii hedge at 3, School Road is only partly cut back, its progress will be monitored and reported to the next meeting

167. Street Lighting:

- a) Faulty lights to be reported.
 - i) Priory Lane streetlight reported to be leaning, an inspection confirmed the column is leaning but stable and as the streetlight may be replaced within the next refurbishment phase the situation will be monitored without further action.
- b) Members considered the quotations received from E-on for all the remaining streetlights needing refurbishments and agreed to request quotations from Candela and E-on for the replacements of streetlights 1 to 5 in Broad Marston Road and 25,26 & 27 by the Church, Clerk to action the quotations for consideration in January

168. Flooding:

- a) Following the various reports from authorities and residents regarding flooding problems throughout Pebworth and Broad Marston it was agreed to create a list of ditches in need of clearance or attention. David Cranage and John Hyde will carry out inspections and create the action list. The clerk to issue a map to John and David to identify the various ditches to be cleared. The list will be sent to the WDC flooding officer requesting action is taken to have the clearance carried out by the responsible landowners. Both ward members will be informed of the clearance requests as they have offered their support to the initiative.

A report of a blocked culvert under the drive in Broad Marston will be investigated by John Hyde and remedial actions taken if possible.

It was further agreed to write to Severn Trent Water requesting information on what action they have taken to mitigate the foul water discharge onto Friday Street last November, Cllr Richard Weller offered to draft the letter.

Having received information from Cllr Alastair Adams regarding the culvert replacement at Orchard Dene whereby the District Council will fund the improvements in conjunction with the Parish Council it was agreed to progress this option and gain quotations for the works from two civil engineering contractors recommended by the WDC engineer.

Permissions for the works will need to be obtained from the owners of Orchard Dene Hall, the adjoining landowners and the Environment Agency. Clerk to action the works and gain the necessary permissions.

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169. Highway Matters:

- a) New highway matters to be reported.
 - i) The footway near the old fire station in Broad Marston Road has suffered flood damage to its surface and is now very rough to walk on. Cllr John Hyde will report this to County Highways

170. Lengthsman/Handyman

- a) New and outstanding Lengthsman or Handyman matters. –
 - i) Remedial works on the gully support stonework on Front Street, this work has been delayed due to the road being closed in November
 - ii) New glass pane for the kiosk received and passed to John Hyde – in hand

171. Cemetery

- a) Council noted the non-parishioner purchase of plot 955 and the interment of Dennis Smith
- b) The accumulation of dumped soil on the eastern boundary was noted and will be monitored and it appears to increase
- c) Members agreed to a request from Simon Shiers to remove the excessive ivy growth and overhanging branches from the eastern boundary fence as its encroaching into his property.

172. Allotments:

- a) Council noted the relinquished half of plot 5 is now occupied on a shared basis with the original tenant

173. Public Rights of Way matters –

- a) To report any new PROW matters in need of attention. – None reported

174. Matters Raised by Members: None

175. Next meeting date:

- a) Council confirmed the next Ordinary Meeting of the Council is scheduled for Monday 6th January 7.00 pm. at the Village Hall.

There being no further business the Chairman closed the meeting at 9.35

Chairman _____ Date _____.

Bank Accounts		Verified and Confirmed Account Balances	
Statement	12/11/19	Current Account Balance	£5,213.52
Date	11/11/19	Deposit Account Balance	£45,614.34

Payments Authorised

Cheque Number	Payee	Details	Gross Payment	Net Payment
1914	SLCC	Annual Subscription 40% share	82.00	82.00
1915	John Hyde	Lengthsman Works	91.20	91.20
1915	John Hyde	Handyman works	71.96	71.96
1916	J Stedman	Clerk's Salary and Expenses	***	***

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Chairman's report on flooding

Summary of main flood risks affecting Pebworth and Broad Marston, and actions arising from October/ November 2019 flooding incidents

Elm Close – No problems reported in 2019. Attenuation pond at Cala Homes seemed to do it's job really well!

Actions arising: None at this time

Friday Street – Internal flooding of one property, an additional property was endangered.

Actions arising:

- Severn Trent have recently surveyed the sewer system over 2 days using CCTV.
- STW are adding non return valves to parts of the sewer system in Friday Street.
- STW have also surveyed the land immediately surrounding Friday Street using surveying equipment and determined that there is a tipping point marked by a level in the watercourse. If water levels rise above this mark the water will flood the road via the highway drains and endanger the properties. It is believed that it may be possible to stop water levels rising above this point by creating an additional or diversionary run off further along the watercourse.
- It was identified that the highway drains would work better if the ditch by the bench on Friday Street was cleared, but this would not stop road flooding.

Broad Marston – Nine properties were directly affected, of which seven were flooded internally. Because they took considerable precautions after the last major flood in the hamlet, two properties confined the flooding to their garden.

Actions arising:

Latest updates from EA, 28th November 2019:

EA are still looking into potential options which will help reduce the risk of flooding in Broad Marston. An initial assessment was due to be completed by the end of 2018 but this was delayed due to resource and cost restraints and has not yet been completed.

Additional resources have now been secured and the expectation is that this should be completed by Christmas and further actions identified in the New Year.

Further actions currently being proposed are:

- Creation of a flood plain in the field owned by Tim Longford alongside Broad Marston Road.
- Construction of a bund adjacent to Broad Marston Road. This could be working in conjunction with the Heart of England Forest who are developing an environmental improvement project on the Noleham Brook, in fields upstream of the railway embankment.
- Alastair has suggested a meeting with the EA and Tim Longford to try and progress this
- A further meeting with Alastair, the EA, and Broad Marston residents may also be helpful.

There are other potential improvements which have been identified and discussed previously.

It is generally agreed by WDC and EA that these would have made little difference during the October / November floods, but could make a difference with lighter flooding. These are:

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- Enlargement of the culvert under the back entrance to Orchard Dene Hall. This had been agreed in 2018 using a grant from WDC but was then put on hold by the EA as they needed to finish their flood modelling. The EA and WDC have now jointly agreed that this can move forward and Parish Council will consider an application to progress this.

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(Note: This requires us to clarify the position on the requirement or not to obtain planning approval for the works; obtain ordinary watercourse land drainage consent; land owner access agreements and satisfy our standing orders on obtaining Quotations. We will also need to refer to the guidelines for other requirements).

- Digging out the ditches opposite Cotswold View and Ruby House to improve the drainage back along Broad Marston Rd to the entrance sign. This was requested by Alastair in 2018. WDC had already inspected this ditch and taken levels, and identified the ditch slopes the wrong way. The water needs to flow back towards the entrance to Broad Marston, and then drops into a culvert under the road and then into Noleham Brook. Part of the ditch (top part - near the culvert) has been enclosed in a pipe, and WDC suggested that it was probably best if this pipe was removed, and the ditch was left open. This ditch digging was attempted in 2018 but not completed. This can potentially be revisited.

The Cala Homes fund of approx. £5k can be used. Any expenditure of the Cala fund will require council approval as the fund is public money

Other actions already completed

In 2018 the Parish Council Lengthsman reported on the lack of a culvert pipe on Broad Marston Road by the allotments. Parish Council subsequently purchased the culvert pipe and had it installed using the digger which was hired for the recreation field soil removal and with the full agreement of the farmer in consideration of using his field for soil disposal. As with the above ditch and culvert works, this seems to have made little difference during a serious flood event.

Internally flooded properties

WDC are asking for confirmation of internally flooded properties for their submission to the government for recovery and repair funding. They have sent questionnaires to those property owners that they have contact details for, but they are struggling to get information on a number of properties and need this in order to hit the submission deadline of the 13th December.

There is no requirement to complete this information if homeowners do not wish to do so, however unless WDC have confirmation that the property flooded internally and contact details, they won't be included on the list and no funding will be available to them. The recovery fund is understood to be £500 to each flooded property and the repair grant up to £5k for each property – this in theory facilitates installations such as flood barriers/smart airbricks etc.