

BENTHAM TOWN COUNCIL

Minutes of the Council Meeting held on Monday 7 April 2014, at 7.30 pm in the Town Hall

Present Cllrs Adams, Armstrong, Barnes, Burton, Handford, Hey, Hurtley, Marshall (Chairman), Stannard & Vandy. Also DCllrs Barrington & Brockbank, CCllr Ireton, the clerk Mrs Burton and 3 parishioners

Prior to the start of the meeting the Chairman, Cllr Marshall presented representatives of Bentham Youth Café with the proceeds from the 2014 Bentham & Beyond Calendar, totalling £2412.17.

216. To Receive Apologies from members unable to attend
Cllr Faichney

217. To Receive Declarations of Interest from members present
Cllr Adams declared a personal interest in item 224.1.4, planning application 08/2014/14452. Cllr Marshall declared a disclosable pecuniary interest in item 224.1.4 as owner of holiday lets and a personal interest in item 224.1.5, planning application 08/2014/14453.

218. To Receive Comment & Concerns
None

219. To Receive the Drop-In Update (for information only)
No residents had attended

220. To Confirm the minutes of the previous meeting
RESOLVED: That the minutes of the meeting on 3 March be signed

221. To Receive the Clerks Report (for information only) – see end of these minutes
Received

222. To Receive the Police Report & allow members to ask questions for information
None present

223. To Receive Reports from CCllr & DCllrs (for information only)
The DCllrs had nothing to report
CCllr Ireton informed the meeting that Pennine Buses had was withdrawing a commercial route, but that NYCC had 154 school permits on the route and would therefore have to contract another supplier to get pupils to Settle College, although he acknowledged that this would not affect Bentham. NYCC is taking £3.5million from reserves to address potholes, of which approximately £350K will be spent in Craven. This may increase further when full details of the promised extra government spending for this is are announced.

224. Planning

224.1. To Consider and Comment upon New Applications

224.1.1. 08/2014/14386 Erection of four new properties at Townhead Farm, Burton Road, Low Bentham

Although no objections were raised for this application concern was expressed regarding the surface water run off which already causes problems on Cross Lane and Greenfoot and the associated culvert. Any planning needs to have sufficient provision to cope.

RESOLVED: That the Council had no objections to this application, but asked that comments regarding suitable provision for surface water run off be passed on

224.1.2. 08/2014/14391 Construction of single storey detached garage at Butterber Barn, 22 Robin Lane, High Bentham

RESOLVED: That the Council had no objections to this application

224.1.3. 08/2014/14438 Two storey extension to hot food takeaway at Bentham Balti, 10 Main Street, High Bentham

RESOLVED: That the Council had no objections to this application

224.1.4. 08/2014/14452 Removal of conditions 9, 10, 11 & 13 to previous application 08/2011/12007 to allow residential occupation of holiday cottages at Bull Copy Cottages, Tatterthorn Road, High Bentham

Cllrs Adams & Marshall declared an interest

The Council were strongly opposed to this application. The properties were contentious in the beginning due to their location outside the development envelope and permission was only achieved for holiday lets following numerous applications and an appeal. There is no requirement or justification for permanent residency of these properties as the owner already lives in a property on the site and this appears to be development by stealth.

RESOLVED: That the Council objects strongly to this application as there is no proven need for an extra dwelling outside the development envelope.

- 224.1.5. 08/2014/14453 Proposed single storey extension to rear to extend kitchen and provide sun lounge at Nidd Cottage, 53 Robin Lane, High Bentham.
Cllr Marshall declared an interest

RESOLVED: That the Council had no objections to this application

- 224.2. To Receive Planning Decisions
If any (see Clerks Report)
- 224.3. To Receive Correspondence on Planning Issues
If any (see Clerks Report)

225. Highways Matters

- 225.1. To receive a report from the meeting with NYCC Highways regarding parking at Crow Trees and agree a way forward.

Cllrs Adams and Barnes had met on site with David Cairns of NYCC Highways on 27 March. Mr Cairns had indicated that it would be difficult to find a workable solution. To put down double yellow lines would require a Road Traffic Order and community consultation, would take at least 6 months, and might not solve the problem as the lines would need to be policed. The quickest and simplest option would be to paint a KEEP CLEAR across the entrance to Crow Trees and extend it 2-3 kerb stones towards Greenhead Lane. This would have the effect of widening the entrance to Crow Trees and ensure that cars do not have to pull out quite so far into the path of the oncoming traffic to exit. The Council agreed to request the KEEP CLEAR and see if this improves things, and to consider double yellow lines at a later date if necessary.

RESOLVED: That NYCC Highways be asked to paint KEEP CLEAR across the entrance of Crow Trees, extended 2-3 kerbstones towards Greenhead Lane to improve the exit of vehicles.

RESOLVED: That the problem be monitored once the lines are in place and the subject revisited if there is no improvement.

- 225.2. To receive a response from NYCC Highways regarding the damage to road edges and grass verges on Mill Lane, Low Bentham.
NYCC have confirmed that there is nothing that they can do about the size of vehicles on country lanes.

- 225.3. To Consider and Note Highway Matters for Information

LCC have resurfaced the B6480 between Wennington and Ravensclose, which is now much improved.

Lakeber Drive has finally been repaired following the burst and the North Yorkshire sign on Mewith Lane has been replaced.

Potholes were reported on Lakeber Drive and the LCC side of Mewith Lane.

Comments were also made about the poor state of the grass verge by the Telephone Exchange following recent work for the new broadband installation.

RESOLVED: That these problems be reported to the relevant authorities for repair

226. To Note the draft minutes of the Marketing Committee meeting on 17 March - noted

227. To Consider the requirement to display Councillors' Register of Interests on the website and whether a link to the CDC website is sufficient

It was agreed that the Council needed to obey the letter of the law and would therefore have to remove the link to Craven's website that currently exists and look at displaying each Cllrs ROI within the Council's own website. The clerk agreed to discuss the use of 'iframes' with the webmaster. It was agreed that any changes should be implemented after the election in May.

RESOLVED: That Cllrs register of interest forms need to be displayed correctly on the Council website, and that changes be implemented after the election

228. To Receive notification from the Church Commissioners of the establishment of the Parish of Bentham from 1 April 2014 (with the closure of St Margaret's High Bentham), and the establishment from that date of the Ingleborough Team Ministry (in the Benefice of Bentham, Burton in Lonsdale, Chapel Le Dale, Ingleton and Thornton in Lonsdale) with the Team Rector based in the Vicarage in Bentham - received
229. To Consider the DCLG Local Elections (Ordinary Day of Elections in 2014) Order to alter the date of the Annual Parish Meeting to a date between 26 May and 31 July 2014, and agree a new date.
RESOLVED: That the Annual Parish Meeting be moved to Tuesday 3 June, and that all organisations be informed of the date change
RESOLVED: That information regarding the Bentham Carnival can be included in change of date envelope.
230. To Receive notice from YLCA of the Repeal of Section 150 of the Local Government Act 1972: Power for local councils to make electronic payments, and to note that revised Financial Regulations will be proposed by the Finance Committee at the next meeting - received
231. To Consider the provision of email addresses for Councillors after the May election
RESOLVED: That Councillors be provided with a 'benthamtowncouncil' email address after the May election
232. To re-discuss the delivery and collection of Neighbourhood Planning Questionnaire following a special motion request (paper 2013/28)
 Following further discussion it was agreed that Councillors would deliver the questionnaire. Craven District Council had provided reply-paid envelopes for the returns, the cost of each return would be paid by the Council. Replies could also be hand delivered to the Tourist Information or done on-line at www.aboutbentham.org.uk. It was agreed that the front of the questionnaire should be re-drafted to account for the above, and that Cllrs Adams and Hey should sort out suitable routes for delivery by individual Cllrs.
RESOLVED: That the Neighbourhood Planning Questionnaire should be hand delivered by Cllrs on routes sorted by Cllrs Hey & Adams
RESOLVED: That replies to the questionnaire should be collected using CDC reply paid envelopes (postage paid by this Council), by hand at the Tourist Information or on-line at www.aboutbentham.org.uk
233. To consider the Settle Area Transport Survey and a request from Settle Town Council for assistance in getting the survey to as many residents in the surrounding area as possible.
RESOLVED: That the Council assist in publicising the Settle Area Transport Survey by circulating copies of the survey to the Tourist Information, Post Office, Library & Victoria Institute, putting a link on the website and an article in Bentham News.
234. To Agree the Accounts for Payment
- | | | | |
|----------------------------|--------|----------------------------|--------|
| EOn | 69.12 | NYCC | 120.00 |
| Post Office | 270.00 | M Green | 63.75 |
| Horton Landscaping | 1354.0 | R Green | |
| | 0 | | 499.20 |
| Andrews | 156.30 | J Burton | 849.67 |
| B& CE Armstrong | 67.82 | C Sinclair | 131.25 |
| YLCA | 645.00 | W Dowbiggin | 90.00 |
| Mopps | 384.00 | Orange | 23.99 |
| Aviva | 326.89 | Playing Fields Association | 500.00 |
| D Siddall | 85.00 | Goodenber Play Area | 500.00 |
| HB Plumbing & Heating | 190.20 | Youth Cafe | 375.00 |
| Tim Wheildon Heating Srvcs | 446.03 | Community Bonfire | 250.00 |
| GoPak | 2122.4 | FOBS | 250.00 |
| | 8 | | |
| HMRC (PAYE) | 436.63 | LASRUG | 150.00 |

RESOLVED: That the accounts for payment are agreed

234.1. To note the purchase of £270 of stamps for the new financial year prior to the price rise - noted

235. To consider items of Correspondence

235.1. To receive a request for support for Sevenoaks Town Council's proposal (under the Sustainable Communities Act) for a proportion of business rates to be paid direct to Parish and Town Councils for the benefit of local economic growth

RESOLVED: That the Council support Sevenoaks Town Council's proposal for parishes to receive a proportion of business rates for local economic benefit

235.2. To receive information regarding dog fouling on Bentham Common Land Charity land following enquiry from Burton Parish Council - received

235.3. To receive a request for support and assistance for various aspects of Carnival Bentham by Bike on 31 May 2014

The Carnival organisers asked for possible use of the Town Hall for prize giving in the event of wet weather, use of old tables and access to an electric supply if required and support for a request for the use of Cleveland Square on Carnival Day

RESOLVED: That the Council support the Carnival organisers in their request to use Cleveland Square, and agree to the use of the Town Hall etc if required.

235.4. To receive a letter regarding Bentham Cemetery and repair to a headstone, and to agree a response

Following the recent memorial tests the clerk had written to 5 families regarding the requirement for repairs to be made to headstones. The letter suggested that the problem was due to the drainage in the cemetery and that this should be sorted by the Council. The Council noted that it does not own any of the memorials in the cemetery as they are purchased by the bereaved families to mark burials in purchased grave plots. Also the affected stones were spread about the cemetery and not in a specific area as would be expected if it was a drainage issue. It also noted that it has done as much as it can to improve the drainage in the cemetery without digging among the graves themselves – which would require permission and a license from the Secretary of State, and would also cause distress to the bereaved families.

RESOLVED: That a response be sent confirming memorial ownership and the Council's work to improve the drainage in the cemetery and the limitations imposed upon it.

235.5. To receive a letter from Low Bentham WI following receipt of the invoice for repairs to the Galley Kitchen and to agree a response

Following receipt of the invoice for the repair of the galley for £165 the WI had written offering £65. The Council agreed that it could not accept the offer as all organisations were expected to pay for damage caused to the Town Hall, accidental or otherwise, and it had already agreed to patch the work surface rather than replace it to reduce the cost of the repair.

RESOLVED: That Low Bentham WI be asked to pay the full cost of the repair as outlined in the terms and conditions of hire.

235.6. To receive a letter from Bentham Youth Café regarding the results of the heating experiment in the Community Youth Building and to consider a response

Running the heating for longer periods had indeed removed the problems with condensation in the Community Youth building, but had cost in excess of £1000 over 4 months which is unsustainable. It had also caused problems with plaster drying out and cracking. Within a week of reducing the length of heating the condensation had returned to the kitchen area. It was agreed that the heating system within the building should be fully appraised and considered by the Buildings Maintenance Committee.

RESOLVED: That a professional appraisal of the Community Youth Building heating system be carried out and considered by the Building Maintenance Committee

235.7. To receive a request from Burton in Lonsdale Parish Council to consider a group purchase of a license for Parish On-line Mapping system.

RESOLVED: That Burton in Lonsdale Parish Council be asked for more information regarding the costs and benefits.

236. To Receive Reports from Councillors who represent the Council on other bodies (for information only)

Cllr Hey reported that the Longstaffe Charity was advertising for applicants for grants towards education.

Cllr Stannard announced that the two War Memorial plaques from Low Bentham chapel have been installed in the Victoria Institute and there will be a ceremony to mark this shortly.

Cllr Adams said the LASRUG on-train survey has been postponed, but they raised over £200 at the recent coffee morning. The new 'Bentham Line' noticeboards are now in situ. He also reminded the Council of the Easter Egg Hunt on Good Friday at Goodenber Play Area.

Cllr Burton reported that the Youth Café had been successful in their presentation to the Dragons Den for £500 to buy a new laptop to complement the newly installed media system. He also informed the Council of the Bentham Bake Off which is underway with the youngsters baking sponge cakes (which can be seen on the website)

Cllr Marshall said that there may be a vacancy at the Collingwood & Longstaffe houses shortly.

The Tourist Information raised £220 at its recent coffee morning.

237. Items for next meeting and minor items only

There are problems with dog being exercised on Low Bentham School Playing Field and the provision of signs should be investigated.

There being no further business, the public part of the meeting was closed at 9.30pm

AGENDA ITEM 221)

CLERK'S REPORT TO BENTHAM TOWN COUNCIL, 7 April 2014

1. Planning Decisions Received Since Last Meeting

1.1. GRANTED

- 1.1.1. 08/2013/14196 Residential development of 2 detached bungalows at land off Lakeber Drive, High Bentham
- 1.1.2. 08/2013/14231 Continue use of construction of hardstanding off road parking area providing driveway & pedestrian access to rear of property as temporarily approved under application 08/2009/9740 at Thorns Cottages, Bentham
- 1.1.3. 08/2014/14243 Form open wood store to garage by extending slate roof & curtilage of property (retrospective) & construction of stone wall within site at New House Barn, Mewith Lane, High Bentham
- 1.1.4. 08/2014/14273 Retention of carport & oak windows (amendments to approval 08/2011/12007) at Bull Copy, Tatterthorn Road, High Bentham

1.2. REFUSED

- 1.2.1. 08/2013/14213 Replace existing approved agricultural worker's dwelling for a larger unit at Nutgill Lane, Bentham

2. Planning Correspondence

- 2.1. Neighbourhood Planning newsletter 9, March 2014
- 2.2. Lancaster City Council, Draft Proposed Modifications to Development Management DPD by 18 March (by email)
- 2.3. North Yorkshire County Council, City of York Council and the North Yorkshire Moors National Park Authority Minerals and Waste Joint Plan Issues and Options Consultation – closing date 11 April

3. Information Regarding Items Discussed at last Council Meeting

- 3.1. Initial meeting with architect 12 March
- 3.2. Meeting re Crow Trees with Highways, 27 March

4. Items for Information – see information folder

- 4.1. 'Le Petit Depart' events, Sunday 1 June (and noticeboards)
- 4.2. Craven Area Committee meeting 13/3 (and noticeboards)
- 4.3. Notes from Carnival meeting, 15 March
- 4.4. Passing Places meeting, 10 April
- 4.5. Town Hall PAT testing results
- 4.6. Clerks & Councils Direct, March

- 4.7. The Clerk, March
- 4.8. Julian Smith MP surgery dates (and noticeboard)
- 4.9. Gas Safety certificates for Town Hall & Community Youth

5. Items circulated by email

- 5.1. Latest Weekly Rural News Digest 3/3, 10/3, 17/3, 24/3, 31/3
- 5.2. North Yorkshire Now, March
- 5.3. Rural Opportunities Bulletin, 5/3
- 5.4. Rural Vulnerability Service, Fuel Poverty 12/3, Transport 19/3, Broadband 1/4
- 5.5. SLCC Bulletin, 13/3 & 4/4
- 5.6. White Rose Update, 7 & 24 March
- 5.7. Passing Places Meeting, 10 April
- 5.8. LASRUG newsletter, March
- 5.9. Rural Action Yorkshire e-bulletin, 28/3
- 5.10. Historic Towns Forum Newsletter, April
- 5.11. LEADER Eburst, 5/3 & 1/4
- 5.12. RegioFlash, EU Policy Bulletin 31/3 & 1/4
- 5.13. Fields in Trust Ezine, 5/3 & 3/4
- 5.14. Julian Smith Annual Report 2013
- 5.15. Parishes Liaison Group meeting 26/3

6. Progress on Outstanding Matters

- 6.1. Clerks Contract – awaiting HR input
- 6.2. Car park project – quotes for lining requested
- 6.3. School Playing Field – awaiting results of negotiations
- 6.4. Station Road pedestrian access / parking restrictions meeting 26/9/13, Cllrs to canvass opinion
- 6.5. Response to Notice of Intention re St Margaret's Churchyard sent 13/6/13
- 6.6. Letters to Hopleys & NICEIC regarding electrical installation sent 13/6, Hopley reply 22/6/13 – information collated but not sent yet, awaiting decision.
- 6.7. Tourist Information / WC signs ordered March 2013, put on hold until Town Team sign review completed
- 6.8. Low Bentham Playing Field, pipes & cables map awaited
- 6.9. Quality Status – Statement of training intent to be considered