

**MINUTES OF A MEETING OF  
TOLLERTON PARISH COUNCIL**

***Held in the Village Memorial Hall on 5 June 2007 at 7.30pm***

Present: Councillors: Mrs Jackson (acting Chairman), Mr Brown, Mrs McAlpine and Mrs Rogers (Clerk).  
4 members of the public, Amanda Madden – Rural Housing Enabler, Jane Fulford – Firebird and  
Helen Fielding – Hambleton District Council Housing Services Manager

1. Apologies – Mr Spark and Mr Brown
2. Minutes – the minutes of the annual Parish meeting held on 17 May 2007 were agreed as correct and signed by Mrs Jackson. The AGM minutes need amendment and will be on July's agenda.

Mr Wade interrupted the meeting to advise that he felt it was illegal as he believed a quorum of 4 was required. Mrs Jackson reminded him that the quorum is 3 as per the Council's standing orders.

3. Matters Arising

- a) Affordable Housing – Ms Madden introduced herself, Ms Fielding and Ms Fulford to the new councillors. She gave a brief overview of her role and the history behind the proposed affordable housing development within the village. The only site now under consideration is the field on Station Road next to Jubilee Court because it is the only site available within the budget available. No plans have been drawn up as yet and Ms Madden is in communication with some of the residents of Jubilee Court regarding the proposals. Although this site is not considered appropriate by the Council Mrs Jackson stressed that all the people in the village needed to be accommodated and that if this site were rejected then there is no alternative  
Mrs Jackson opened the meeting to the public at this point and some heated discussion took place with the Jubilee Court residents advising that if the development were to proceed along the rear of their gardens their property values could decrease by up to £25,000 (as advised by estate agents). The residents felt that due to the uncertainty over the proposed development and the fact that Ms Madden had advised a potential purchaser of a Jubilee Court property of the proposals has led to the houses being virtually unsaleable at this stage.  
Ms Fielding and Ms Madden were keen to stress that they are open to all options and although technically Hambleton District Council could approve the build with no agreement from the parish this is not how they would wish to proceed. It was suggested that the 12 properties could be built further down the field so as to form extensions to Kyle Close and Hambleton View. Access may still be required from Station Road and despite the Highways agreement to this the safety of such an access is of great concern to the councillors and parishioners alike. Mr Brown said that there is much that Highways can do for example in terms of traffic calming measures to ensure the safety of this access. It was agreed that Ms Madden would approach all properties likely to be affected by any development on the field on a one to one basis and seek opinion – this is to include the properties at the end of Kyle Close and Hambleton View. During this process Ms Madden is to advise these residents that a consultation meeting is to take place at the July meeting of the Parish Council. Ms Madden is also to invite the villagers who put their names on the list for the affordable housing.  
The housing team are to come back to the July Parish Council meeting, together with a representative from the Highways department, and present options as to where within the field any development could be located without being to the detriment of the two cul-de-sacs.  
Ms Fulford advised that timescales were getting tight in terms of the availability of funding for the proposed development. Money had been applied for and granted by the government housing corporation some time ago when the BD5 site was under discussion and work must start on the Affordable housing development before March 2008 if the funding is to be guaranteed still available.
- b) Communities and Local Government Standards Board for England – it was agreed that The Local Authorities (Model Code of Conduct) Order 2007 would be adopted with paragraph 12(2). This paragraph gives members with a prejudicial interest the same rights as members of the public to speak to a meeting on an issue and then leave before the main discussion and vote.

4. Planning Applications

- a) 07/01496/CON– FN & AE Dyson, Rear of Westfield, Main Street, Tollerton – application for conservation area consent to part demolish existing building used as a stable/store/garage. Mr Brown highlighted that the buildings appeared to be in a dangerous state. APPROVED prop. Mr Brown sec. Mrs Jackson.

Approved: .....  
Chairman

- b) 07/01474/FUL – FN & AE Dyson, Rear of Westfield, Main Street, Tollerton – retrospective application for the construction of a replacement garage/storage building. APPROVED prop. Mrs Jackson, sec. Mrs McAlpine.
  - c) 07/01087/FUL – Mr & Mrs J McAlpine, Badgers Rake, Newton Road, Tollerton – dormer window extension and installation of two roof lights. There were insufficient councillors present to be able to return an answer as Mrs McAlpine has a prejudicial interest in the matter. The Clerk is to request Mr Spark and Mr Wilson look at the application on-line and respond thereafter – Clerk will then respond to Hambleton District Council.
5. Planning Amendments
- a) 07/01000/FUL – Mr D Duff, the Black Horse Inn, Newton Road, Tollerton – formation of a landscaped garden area and siting of three summerhouses at existing public house. WITHDRAWN. Noted.
6. Planning Decisions and Appeals
- a) 07/00617/FUL – Mr B Hardy, 1 School Cottages, Main Street, Tollerton – alterations to existing dwelling to form new french doors and a chimneystack. APPROVED. Noted
  - b) 07/00714/FUL – Mr & Mrs D Clegg, Kyle Cottage, Main Street, Tollerton – two storey and first floor extension to existing dwelling. APPROVED. Noted
7. Financial Matters
- a) Account balances – Treasurers £5,133.29, BMM No1 £3,577.96, s.106 BMM £3,060.64, Scottish Widows a/c £21,338.68.
  - b) The following cheques were signed: 239 - £137.00 Mr W Pratt re: grasscutting  
240 - £1,463.35 Tollerton Parish Council re: transfer of tennis court fencing vat back to s.106 account  
Clerk is to secure two other signatures from current signatory
  - c) The councillors present signed the new HSBC mandate and the Clerk is to obtain the signatures of Mr Spark and Mr Wilson.
8. Correspondence
- A New Council for North Yorkshire – Parish Council Update (copy for each councillor)
9. Any Other Business
- Mr Brown felt that it should be ensured all councillors attend the July meeting for the affordable housing consultation.

Mrs McAlpine signed her declaration of acceptance of office that was duly countersigned by the Clerk.

Mrs Jackson thanked those present, on behalf of Mr Spark, for the effort involved in the successful Open Gardens Artfest held on Sunday June 3<sup>rd</sup>.

Meeting open to the public 8.30pm

Mr Pratt says that despite the new pest control contractor doing an excellent job the rabbits are still coming onto the allotments from the ditch that needs piping in. Mrs Jackson agreed quotes should be obtained for this and the Clerk is to proceed – Mr Pratt advised that he would be able to provide one quote.

Meeting closed 8.35pm

Approved: .....  
Chairman