

BARFORD SHERBOURNE & WASPERTON JOINT PARISH COUNCIL

Minutes of the annual meeting of the Joint Parish Council held at Barford Memorial Hall
on Mon 9 May 16

Present:	Cll, J V Murphy (Chairman) Cllr: Mrs W Barlow, R Clay, Mrs A Gordon, J M Hawkesford, T Merrygold, Mrs R Newsome, Mrs K E Thomson, N F J Thurley, J T Wright
Apologies:	Cllr: H Gadsden, M J Metcalfe, S Morgan, A B Rhead,
In Attendance	Cllr: L Caborn (WDC)

Opening

- 1 The meeting opened at 7:30 pm
- 2 One member of the public was present.

Election of Chairman of the Council for 2016-17

- 3 RESOLVED: That Cllr J V Murphy be and is hereby elected Chairman.

Election of Vice-Chairman of the Council for 2016-17

- 4 RESOLVED: That Cllr T Merrygold be and is hereby elected Vice-Chairman.

Declarations of Disclosable Interests

- 5 Cllr Mrs Gordon and Cllr Merrygold both declared a prejudicial interest in Black Barn Field (Sherbourne). Their dwellings have a common boundary with the field.

Public Participation

- 6 There was no public participation

Minutes of the Meeting of Council 14 Mar 16

- 7 The minutes were approved as a true record.

Matters arising

- 8 Minute 220. Lease on the Rectory Paddock. The Chairman reported a meeting with the agent for the Coventry Diocese who was sympathetic to the needs of the JPC but unwilling to yield on certain points. She did however promise to draft a more flexible lease for consideration.

Minutes of the Meeting of the Planning Committee 23 Feb 16

- 9 The minutes were approved as a true record. There were no matters arising.

Minutes of the Meeting of the Planning Committee 30 Mar 16

- 10 The minutes were approved as a true record. There were no matters arising.

Minutes of the Meeting of the Planning Committee 19 Apr 16

- 11 The minutes were approved as a true record.

Matters Arising

- 12 W/16/0547.

- 12.1 In response to the JPC's objection the following message was received from WDC:
I wanted to make the Parish Council aware that owing to the size of the garage, it falls within the limitations of Class E permitted development and does not require planning permission.

For this reason, I kindly request that the objection is withdrawn as only the single storey rear extension can be considered as part of this application.

12.2 The reply was:

It would seem the JPC has no alternative but to withdraw the objection, although it strikes one as strange to see it included in the planning application description when it is permitted development. Having said that, the JPC wishes the following comment to be added to its response:

“Whilst the JPC recognizes and accepts that the proposed freestanding wooden garage may fall within permitted development rights it is strongly of the view that it fits in neither with the local design styles, nor the spirit of Barford Village Design Statement, and would prefer some alternative proposal to be considered.”

JPC Appointments 2016-17

13 The following appointments were made:

	Planning	Disciplinary	Disciplinary Appeals	BMHMC	WDC Planning Forum%	WALC	WRWCF%
Cllr Mrs W Barlow	X	X					
Cllr R Clay	X		X				
Cllr H Gadsden	X	X		X			
Cllr Mrs A Gordon	X	X					
Cllr J M Hawkesford	X						
Cllr T Merrygold			X*			X	
Cllr M J Metcalfe			X				
Cllr S Morgan							
Cllr J V Murphy	X*	X*				X	
Cllr Mrs R Newsome	X		X				
Cllr A B Rhead							
Cllr Mrs K E Thomson							
Cllr N F J Thurley	X		X				
Cllr J T Wright	X	X					

* Ex Officio

% All members free to attend, but voting may be limited on the day

Cash Book Balances as at 30 Apr 16

14 The JPC took note of the following cash balances

- HSBC(1) £62,124.00
- HSBC(2) £273.88
- Santander £51,152.98

Receipts and Payments

15 The JPC endorsed the following:

Date	Payee/er	Category	Total
1 Mar 16	Santander	Bank Interest	16.21
3 Mar 16	First Responders Group	PAD	407.28
4 Mar 16	Administration	Postage	(50.67)
4 Mar 16	Administration	Travel Expenses	(11.51)
6 Mar 16	BCC	Grant: BLIS	20,000.00

7 Mar 16	WDC	Election Expenses	(675.00)
10 Mar 16	HMRC	Employment Expenses	(621.29)
11 Mar 16	Greenbarns Ltd	BLIS	(3,291.18)
11 Mar 16	BCC	Grant: BLIS	10,000.00
15 Mar 16	Mole Man	Open Spaces Maintenance	(130.00)
26 Mar 16	Allotment Rents	Allotment Rents	978.83
30 Mar 16	Salaries	Employment Expenses	(793.64)
30 Mar 16	Administration	Office Accommodation	(59.42)
12 Mar 16	George Worrall Eng	BLIS	(72.00)
18 Mar 16	Came & Company	Insurance	(151.43)
21 Mar 16	Smith Construction	BLIS	(33,880.15)
23 Mar 16	Mole Man	Open Spaces Maintenance	(30.00)
29 Mar 16	Greenbarns Ltd	BLIS	(1,601.18)
31 Mar 16	S&D Window Cleaners	Bus Shelters Maintenance	(60.00)
31 Mar 16	Administration	Postage	(13.25)
31 Mar 16	Administration	Travel Expenses	(29.90)
31 Mar 16	Wasperton Village Hall	Venue Hire	(168.00)
31 Mar 16	Streetmaster	BLIS	(1,098.00)
2 Apr 16	WDC	BLIS	400.00
4 Apr 16	WDC	BLIS Contra	40,000.00
4 Apr 16	WDC	Section 106 (2 Westham Lane)	1,884.00
4 Apr 16	WDC	Section 106 (Barford Grange)	1,256.00
7 Apr 16	Turners Heating	BLIS	(555.73)
8 Apr 16	WDC	Rural Footway Lighting	(906.24)
8 Apr 16	MAG Consultancy	BLIS	(223.34)
9 Apr 16	MAG Consultancy	BLIS	(126.12)
10 Apr 16	HMRC	Employment Expenses	(625.29)
15 Apr 16	WDC	BLIS Contra	(40,000.00)
15 Apr 16	Burford House Garden Store	Section 137: Queen's Birthday	(57.98)
15 Apr 16	Came & Company	Insurance	(1,991.64)
16 Apr 16	Mole-Man	Open Spaces Maintenance	(80.00)
18 Apr 16	Colin Bunce	BLIS	(250.00)
23 Apr 16	Miracle Design & Play	BLIS	(50,853.40)
23 Apr 16	Hexa Sports Ltd	BLIS	(309.60)
25 Apr 16	WDC	Precept	21,393.50
25 Apr 16	WDC	Concurrent Services Contribution	2,290.00
25 Apr 16	WDC	Council Tax Reduction Scheme	707.50
29 Apr 16	Sport England	BLIS	9,767.00
30 Apr 16	Smith Construction	BLIS	(13,718.38)
30 Apr 16	Smith Construction	BLIS	(22,656.54)
30 Apr 16	Eastgate Engravers	BLIS	(634.90)
30 Apr 16	Salaries	Employment Expenses	(797.64)
30 Apr 16	Administration	Office Accommodation	(59.92)

Management Accounts as at 31 Mar 16

16 The JPC took note of the management accounts at Annex A to these minutes.

Audit of Accounts as at 31 Mar 16

17.1 Public Notices. The JPC's accounts must be delivered for audit to the external auditor by 20 Jun 16. The statutory notices informing the electorate of this process and of electors' rights of inspection have been posted on the Barford Community Website. In addition, notices have been posted directing electors' attention to the information on the Barford Community Website www.barford.org.uk/jpc

17.2 Internal Auditor's Report.

20 Waverley Road
Kenilworth
Warwickshire
CV8 1JN

Cllr Murphy
Chairman to Barford, Sherbourne & Wasperton JPC
3 Barford Woods
Warwick
CV34 6SZ

03 May 2016

Dear Councillor Murphy

Internal Audit year ended 31st March 2016

As requested I have completed an examination of the financial statements and cashbook. In doing so I have verified the bank reconciliation and agreed the cashbook entries to the bank statements. I have also agreed expenditure to supporting documentation and to approval by the Councillors in the Minutes. I have reviewed VAT on the invoices to cash book entries.

The financial statements and cashbook are in very good order. The Clerk retains accurate records and files supporting documentation in a methodical order.

The financial statements are accurate and are supported by underlying financial records and documentation.

I would like to thank you for appointing me as your Internal Auditor. My fee for the audit is £90. I hope this is acceptable to you.

Yours sincerely

Louise Best

17.3 The JPC took note of the report:

17.4 The JPC approved payment of the Internal Auditor's fee of £90

18 Annual Governance Statement: RESOLVED: That the following governance statement be approved:

We acknowledge as the members of Barford, Sherbourne and Wasperton Joint Parish Council our responsibility for ensuring that there is a sound system of internal control, including the preparation of accounting statements. We confirm, to the best of our knowledge and belief, with respect to the accounting statements for the year ended 31 March 2016 that:

- 1 We have put in place arrangements for effective financial management during the year, and for the preparation of the accounting statements.
- 2 We maintained an adequate system of internal control, including measures designed to prevent and detect fraud and corruption and reviewed its effectiveness.
- 3 We took all reasonable steps to assure ourselves that there are no matters of actual or potential non-compliance with laws, regulations and proper practices that could have a significant financial effect on the ability of this smaller authority to conduct its business or on its finances.
- 4 We provided proper opportunity during the year for the exercise of electors' rights in accordance with the requirements of the Accounts and Audit Regulations.
- 5 We carried out an assessment of the risks facing this smaller authority and took appropriate steps to manage those risks, including the introduction of internal controls and/or external insurance cover where required.
- 6 We maintained throughout the year an adequate and effective system of internal audit of the accounting records and control systems.
- 7 We took appropriate action on all matters raised in reports from internal and external audit.
- 8 We considered whether any litigation, liabilities or commitments, events or transactions, occurring either during or after the year-end, have a financial impact on this smaller authority and, where appropriate have included them in the accounting statements.

19 Accounting Statements. RESOLVED: That the following accounting statements be approved:

	2015	2016
1 Balance brought forward	59,968	64,993
2 (+) Annual precept	40,170	41,243
3 (+) Total other receipts	16,952	471,149
4 (-) Staff costs	16,240	17,076
5 (-) Loan interest/capital repayments	0	0
6 (-) Total other payments	35,857	390,610
7 (=) Balances carried forward	64,993	169,700
8 Total cash & investments	64,993	169,700
9 Total fixed assets and long term assets	342,083	571,098
10 Total borrowings	0	0

WDC – New Local Plan

20 The report of the Working Party convened to respond on behalf of the JPC to the most recent consultation exercise is at Annex B.

Barford Leisure Improvement Scheme – Working Party Update

21 The JPC received an update from the Chairman:

21.1 Phases 1, 2 and 3 are largely complete although final electrical and water connections are awaited as well as some reinstatements and completions.

21.2 A very successful “Celebration Day” was held at the field on Sunday 1st May with over eight-hundred visitors.

21.3 On Wednesday 4th May HRH The Duke of Kent formally opened the King George Field.

21.4 The project continues within budget and funding.

21.4 The project has now become a victim of its own success, generating the following problems:

- The field now has six litter bins (as opposed to the original two) but they are filled to overflowing. WDC has been asked to amend the refuse collection contract to ensure more frequent emptying.
- Car parking in Church Lane and on the track. The latter causes congestion to a public right of way. This would be brought to the attention of WCC Highways and ROW officers.

21.5 The Working Party has now metamorphosed into the Barford Sports Club.

21.6 Future (wished for) enhancements:

- Log or tree play area –in hand
- Outdoor gymnasium kit – already partly funded
- Improving allotment path – some s.106 monies allocated but need to liaise with ROW officers

Black Barn Field (Sherbourne)

22 The field has been put to usages which deny the occupants of neighbouring dwellings their Common Law right of quiet enjoyment. Some of those usages require advanced permission, and it is not at all clear that this has been sought or obtained. Whilst strenuous efforts have been made by those affected to ameliorate the problem, little progress has been achieved. The Sherbourne electors therefore appealed to the Joint Parish Council to add its weight to the argument, and it was agreed that the Sherbourne Parish Meeting Chairman should gather all the evidence and make a case for consideration at the JPC’s next meeting in May.

23 Notwithstanding the declarations of prejudicial interest made by Cllr Mrs Gordon and Cllr Merrygold, both stayed at the meeting because this agenda item was for information only and no financial or policy decisions were to be made. On the strict understanding that the purpose of the presentation was to seek advice, Cllr Merrygold delivered the statement at Annex C to these minutes.

- 24 The JPC was entirely sympathetic and offered a variety of avenues to be explored. The Chairman closed the item by saying that he hoped the input from the JPC would be helpful and that it would await the outcome with interest.

Barford Neighbourhood Development Plan

- 25 The Chairman updated members on progress of BNDP towards its Referendum. Further to the Inspector suggesting some minor alterations it was proposed that there would be a further WP meeting to formulate words relating to developments and sites either approved or proposed within the latest iteration of the New Local Plan. In particular, it would relate to the confirmation that the parkland style areas of the gardens of houses off Wasperton Lane (and South of Barford House) recently approved would remain outside the latest Village Envelope and hence should not come under pressure for development. The WP would also be expected to come up with words to cover the two additional housing sites. Members were concerned that this may make a presumption in favour of these sites, when in fact the JPC did not approve these sites, even though they may well be imposed – caution was required in the choice of wording. A form of words would be brought to the JPC in June for approval before onward transmission to WDC for ratification. It had originally been hoped that the BNDP Referendum could coincide with Police and Crime Commissioner elections but that was not possible from a logistics, resource and timings perspective. It would not be allowed to coincide with the Euro Referendum and so it looked like September was the earliest opportunity which may be available to us.

Any Other Business

- 26 Bremridge Close.

- 26.1 Cllr Mrs Thomson quoted from a note she had received from a Bremridge Close resident:

A new plan has been put forward for 20 houses on the field behind Bremridge Close and 40 further houses behind properties on Wellesbourne Road. Concerned residents have been told by planning officers, on site, that access to all these properties would be through Bremridge Close. There are already problems on the Close with limited parking and obstruction caused by parking on pavements. The existing situation will be made far worse by the possibility of over 100 more cars using an existing narrow residential road. Access onto and out of Bremridge Close into Wellesbourne Road is already dangerous and will be made much more difficult.

- 26.2 She asked what could be done to allay these fears and was told to encourage as many residents as possible to respond to the consultation on WDC's New Local Plan to make these concerns widely known.

- 27 Wellesbourne Road.

- 27.1 Cllr Mrs Thompson warned that traffic volumes and speed on Wellesbourne Road made crossing it by pedestrians difficult and dangerous and asked whether a Pelican Crossing could be installed. Cllr Caborn informed the meeting that such a crossing would cost £60k and there was no budget for it. She was advised that realistically, sums of this magnitude could be raised by s106 agreements for new housing projects and that as early as possible she should let it be known that this project had a very high priority.

- 27.2 With regards to curbing speed; it was suggested that the Barford "Speedwatch" team should be deployed more frequently, but the Chairman was not sure the Barford team still functioned but would contact the last known operatives to establish whether it could be deployed.

- 28 Hoardings. Cllr Mrs Gordon drew attention to the proliferation of unsightly, large hoarding springing up in the local area and ask what could be done to reduce their impact. The Chairman to contact WDC Enforcement and if appropriate WCC to seek a remedy.

- 29 Environmental Health. Cllr Mrs Gordon explained that the dairy farm in Sherbourne was changing hands and that the present herd of 150 cows was to be replaced by one of 500. She was concerned about the environmental impact of so many animals and wondered if, when the cow population was temporarily reduced to zero, the air quality could be measure to provide a base-line for determining any reduction in air quality due to the bovine influx. The Chairman said he would have an informal conversation with Roger Braithwaite (a freelance EHO) to explore this idea.

- 30 Nursery Fields Bench. The bench is in a poor state of repair and Cllr Mrs Barlow sought clarification on its ownership so that it might be restored for use. None was forthcoming, nor indeed was the owner of the title of the land on which it stands known. She was advised to take the matter up with Taylor Wimpey (again) to establish the extent of their land ownership.

Closure

- 31 There being no other business the meeting closed at 8:50pm.

Date of Next Meeting

- 32 The next meeting of the JPC is on Mon 16 Jun 16 at 7:30 pm in Sherbourne Village Hall.

MANAGEMENT ACCOUNTS AS AT 31 MAR 16

Executive Summary		
Opening Balance 1 Apr 15	64,993	
Add Excess Income over Expenditure	104,686	
Closing Balance 31 Mar 16	169,679	
Designated Funds		
Barford Leisure Improvement Scheme	119,211	Current balance
Barford Memorial Hall	5,517	Current balance
Barford Neighbourhood Development Plan	587	Current balance
Barford Parish Directory (CVS)	7	Current balance
Barford Telephone Kiosk	200	Bond deposited by Barford Heritage Group for future costs
Election Expenses (reserve from 2015)	2,000	JPC policy to reserve this early in the election cycle
Neighbourhood Watch	100	Current Balance
Provision for new mower	1,600	Purchase approved by JPC
Public Access Defibrillator	302	Current balance
Rural Footway Lighting 2017-18	906	Phased payment
Rural Footway Lighting 2018-19	906	Phased payment
War Memorial Barford	470	Raised by public subscription. Unavailable for any other purpose
WDC New Local Plan	1,300	Contingency for challenge
Total Designated Funds	133,106	
Total Reserve	36,572	Closing balance 31 Mar 16 less Designated Funds
Risk Management Reserve	13,342	75% of Clerk's costs
Discretionary Reserve	23,231	Unallocated reserve

	Budget 2015-16	Outturn	Adverse
RECEIPTS			
Allotments Rents	985	979	-1%
Bank Interest	50	348	
Concurrent Services Contribution (WDC)	2,410	2,410	
Council Tax Reduction Scheme	2,563	2,563	
Grant BLIS		400,543	
Grant: BMH		200	
Grant: Notice Board		673	
Grant: PAD		407	
Precept (WDC)	41,243	41,243	
VAT Refund	1,600	1,912	
VAT BLIS		61,089	
Wayleave	5	5	
TOTAL RECEIPTS	48,855	512,371	
PAYMENTS			
Allotments Hire of Land	500	500	
Allotments Maintenance	150		
Allotments Water Charges	160	189	-18%
Audit Fees	325	445	-37%
Bank Charge	20		
Barford Leisure Improvement Scheme	15,000	374,450	-2396%
Barford Parish Directory		36	
Bus Shelters Maintenance	525	495	
Chairman's Allowance	468	468	
Election Expenses		675	
Employment Expenses	17,000	17,076	
Grants: Churchyard Maintenance	1,323	1,323	
Grants: Village Halls	4,081	2,915	
Insurance	834	983	-18%
Mowing Charges	3,545	3,252	
Notice Boards	200	807	-304%
Office Accommodation	713	713	
Open Spaces Maintenance	500	369	
PAD		126	
Postage	80	193	-141%
Printing and Stationery	300	187	
Rural Footway Lighting	910	906	
Section 137	20		
Subs: Information Commissioner	35	35	
Subs: SLCC	171	167	
Subs: WALC	501	501	
Training and Seminar Expenses	300	140	
Travel Expenses	300	280	
Venue Hire	170	288	-69%
War Memorial Barford		65	
War Memorial Wasperton	100	100	
TOTAL PAYMENTS	48,231	407,686	
NET TOTALS	624	104,686	

JPC RESPONSE TO WDC CONSULTATION EXERCISE ON NEW LOCAL PLAN

The Working Party met on Tuesday 12th April and deliberated on the modifications to the New Local Plan.

All information to date and details on the website indicate that comment is not really wanted or welcome, other than on grounds of “soundness”.

There have been repeated statements that “the numbers” are not up for debate, although there is a lack of clarity as to what level of numbers that applies, ie total numbers, district numbers, parish numbers or site numbers.

The group accepted the need to address the Inspector’s comments and in particular to accommodate the Coventry overspill and to revise the “windfall site figures”

The group accepted the total proposed increase in numbers – under the circumstances, HOWEVER, it felt that regardless of direction from WDC it would be a dereliction of our democratic duty if we did not make it clear that we had reservations about their proposals, even if we did not feel that they would have any significant impact, and even if WDC might be critical of such submission. Hopefully, if the message is repeated often enough there may eventually be some notice taken?

Our main concerns were:

- Too great a proportion (over 1/3) of the extra Coventry allocation was being set on WDC area
- More use should have been made of Greenbelt land – and generally it was felt that the Greenbelt situation was no longer fully fit for purpose and needs serious review.
- The newly added sites H48 and H47 had not been consulted on locally and would have an adverse impact on their immediate access roads, specifically the proposed numbers would inevitably cause a 60% increase in traffic on Bremridge Close, a road that was already problematic.

Attached is the relevant page of the submission which was sent to WDC.

7. Please give details of why you consider the Proposed Modifications to the Submission Warwick District Local Plan are not legally compliant or are unsound. Please be as precise as possible. If you wish to support the legal compliance or soundness of the Proposed Modifications, please also use this box to set out your comments.

- (1) ~~WHILST ACCEPTING THE NEED TO ACCOMMODATE~~ NUMBERS FROM COVENTRY THE COUNCIL DOES NOT THINK THAT APPROX 1300 SHOULD BE ALLOCATED TO WDC WITH LITTLE PLACED CLOSE TO NORTH AND COVENTRY ITSELF.
- (2) THE COUNCIL CONSIDERS THAT MORE ALLOCATION SHOULD HAVE BEEN PLACED IN GREENBELT LOCATIONS, ALSO NEAR THE SOURCE OF NEED.
- (3) FOR BARRIS SPECIFICALLY THE COUNCIL DOES NOT BELIEVE THAT THE IMPACTS OF THE NEW 'NON-CONSULTED' SITES, H47 AND H48, UPON THE IMMEDIATE LOCAL ROADS HAS BEEN ADEQUATELY CONSIDERED - H48 ALONE WILL IMPOSE A 60% TRAFFIC INCREASE ON BROMIDGE CLOSE WHICH IS ALREADY PROBLEMATIC AT PEAK TIMES.

8. Please set out what change(s) you consider necessary to make the Proposed Modifications to the Submission Warwick District Local Plan legally compliant or sound, having regard to the list you have identified at Question 5 above where this relates to soundness. You will need to say why this change will make the Local Plan Sustainability Appraisal legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

- (1) REVIEW BROAD ALLOCATIONS
- (2) RECONSIDER GREENBELT OPPORTUNITIES
- (3) WITHDRAW SITES H48 AND H47 PENDING PROPER CONSULTATION AND ASSESSMENT.

Continue on a separate sheet if necessary

Please note your representation should cover succinctly all the information, evidence and supporting information necessary to support/justify the representation and the suggested changes, as there will not normally be a subsequent opportunity to make further representations. Further submissions will be only at the request of the Inspector, based on the matters and issues being identified for examination.

To: Official Use Only

Person ID:

Page ID:

**Black Barns – Summary of Reported Problems
and Progress So Far
JPC Meeting 9 May 2016**

Summary of problems reported by residents to do with the Black Barn, paddock and related issues around Sherbourne.

The paddock is a piece of land accessed via Vicarage Lane, which forms a green space between Vicarage Lane and Watery Lane and backs onto the cottages in Vicarage Lane, the houses in Moat Green and one other house in Vicarage Lane and Watery Lane. It contains a metal clad barn – hence its name the Black Barn.

The paddock has previously been used for growing crops, grazing sheep and keeping a couple of horses. In July 2015 a new tenant arrived and the nature of the use of the barn and paddock has been intensified significantly causing a number of issues to local residents in both Watery Lane and Vicarage Lane.

- The Black Barn has been extended and closed in – it was previously an open Dutch Barn. This raised questions as to whether or not the work done needed planning permission?
- The number of horses in the paddock has increased from a couple, to numbers as high as 18 or so. Some kept in the paddock and some in the stables in the barn.
- A muck heap was built up over a period of 8 months – producing complaints relating to its size (at times part of it was as high as the cab of the horsebox and twice the length) the smell, vapours rising from it, risk of run off leeching into the soil and killing of surrounding vegetation including boundary hedges.
- There are large mounds of soil/sand/shredded wood and general rubbish inside the boundary wall – which is in the Conservation Area.
 - Some of this soil was used to lay out a manege and the remaining mounds are stored for later use.
- Vehicles turning into the paddock are driving over and damaging grass verges of the cottages opposite the main paddock gates and causing damage to Vicarage Lane verges in general. Technically the cottage verges are probably the council's responsibility but the residents look after them as they are in the conservation area and they are extremely well kept.
- The tenant constructed a manege on a rectangle of land bounded on three sides by other properties, Sherbourne Priors language school, the end of TM's garden and the end of AG's garden. A new surface was laid down a number of movable jumps have been installed.
 - The tenant is giving regular riding lessons.
 - This has raised questions about whether this needs planning permission, riding establishment licence, insurance?
 - There have been complaints about the noise nuisance from riding instructor shouting during riding lessons.
- Complaints from Vicarage Lane residents of noise from horses being delivered early morning or late at night (two known occasions: 23:30, midnight).
- Escape of horses from the paddock – 5 known instances so far in an 8 month period – 2 into Watery Lane and 3 into Vicarage Lane. One escape, one can understand, but 5 escapes leads one to question the overall security of the site.

Progress so far

Sherbourne Residents and Sherbourne Parish Councillors have involved Environmental Health and Planning Departments of WDC.

- EH have made a couple of site visits and discussed issues with both residents and the tenant. EH said there are no specific rules as to size of muck heaps, proximity to other neighbours, conservation area or frequency of removal. EH can only issue an enforcement notice if there are significant health or nuisance issues and this was not the case during visits (cold spring months).
 - Most of the muck heap was removed on Monday 11 April
 - Tenant has told EH that the muck will be moved on a more frequent basis during the summer – but no details have been given
- There is nothing that can be enforced under the guidelines covering the Village Conservation Area.
- WDC Planning Officers have made a couple of site visits and received representations from a number of residents.
- Situation as of report from Rajinder Lalli of WDC Planning Department 6 May 2016:

- Tenant was advised that Planning Permission is required (irrespective of any other requirements for change of use of the land) for the construction of a manege as an engineering operation.
 - Tenant has decided to take the manege away rather than make an application to retain it. She hopes to remove it within 4 weeks (from date of planning officer visit).
- In terms of the land use, WDC explained the 'keeping of horses' on land where horses are just grazing and stabled on the land is still agricultural. Here there are just 2 hectares of land so about 2 horses is what you might find on such a parcel of land.
 - Tenant has a total of 18 horses on the land and has to bring feed on to the land for them.
 - This alone is a change of use to Equestrian use.
- The landowner has 2 options
 - Submit a change of use application
 - OR if he believes the equestrian use has existed for more than 10 years, he must submit a Certificate of existing use application with evidence to support that application.
 - The tenant will not be making the application, she believes the landowner should make the application, so WDC will write to the landowner requesting an application.
- In terms of riding lessons, Jayne Bailey of WDC will pick up the licencing issues surrounding holding riding lessons.

Question for JPC

What else can the JPC do on behalf of the residents either directly or more probably via WDC to resolve the issues?

Tony Merrygold, 01926 624 295, TMerrygold@BTInternet.com 9 May 2016