

EARDISLAND PARISH COUNCIL

Minutes of the Extra Meeting of the Parish Council held on
Thursday 9 February 2017 at 7.30 pm
in Eardisland Village Hall

Present: Cllrs Maryan Hanson (Chairman), Phil Milchard, Richard Kirby, Edwin Thompson, David Weir, Merry Albright and Hugh Lowe.

In Attendance: Parish Clerk Alison Sutton; and 21 members of public.

1. Apologies of absence – Ward Cllr Roger Phillips.

2. Declarations of interest – Cllr David Weir DECLARED a Pecuniary Interest in item 5.1 and left the meeting while it was considered.

3. Public Forum –

3.1. Local Residents – General items – None

Re 5.1 – Issues of match with NDP, access, flooding, type of dwelling, sewage
Re 5.2 – Principle of application meeting NDP. Conflict with NDP as 2 access points onto School Lane through established hedge. Organic growth of village, 4 houses do not fit ethos. Flooding, water on site so houses have to be raised leading to visual impact. Development on flood zone 2-3 conflict with NDP, NPPF and Core Strategy. Flooding in Church Lane and School Road, including raw sewage in flood water, use of well by resident in area and pumps needed to prevent water into Stephens Cottage. Photographic evidence of flooding on site, conflicts with anecdotal evidence in Flood Risk Assessment. Flood Alleviation Study work help flow of river but not stop flooding from River Arrow breaking banks. Non-conformity with NDP 6.18, E1(e), E1(h), plus E1 (o),(r) and (u) need addressing. Extra water from taps etc onto site reducing permeability of land to take rainfall. Water into area from Southalls Brook as well as down School Lane. No proven need for housing in this area, so no need for sequential test. Access onto dangerous corner on Burton Lane, problems for emergency services if blockage on Burton Lane. Not for profit as family members self-building 3 out of 4 houses. Strength of bridge over Soutahlls Brook. Protected view spoilt.

4. Financial Procedures – The following payments (excluding VAT) were AGREED:

- 4.1. Leominster Community Resource Centre, Parish magazine, £146.50, C/N 100708
- 4.2. Numbers Plus Ltd, Emergency cascade system, £99, C/N 100709
- 4.3. NFU Mutual, Dovecote insurance, £1,676.88, C/N 100710

5. Planning Applications –

- 5.1. P164134/F, Land adjoining Orchard Farm, Eardisland, HR6 9BJ – Proposed pair of semi-detached cottages with parking. Demolition of outbuilding. New access road – RESOLVED to object on the following grounds: problems of sewage and water management for existing and new build, increased flood risk; overdevelopment of site, close to road; close to listed buildings, no heritage assessment; split application against optimum size of development; infrastructure compromised for existing residents, Stonewater plant biodisc problems again; access issues as previous application on site. Conflicts with many criteria in NDP. Clerk INSTRUCTED to prepare response for agenda at meeting next week. If Herefordshire minded to permit, condition of construction Monday-Friday 08.00-17.00 only.
- 5.2. P170070/F, Land at The Brouch, Burton Court Lane, Eardisland – Erection of four detached self-build dwellings with detached garages and associated infrastructure – RESOLVED to object on the following grounds: on flood zone 2-3, area known and evidenced to flood; water down pedestrian access onto School lane increasing flood risk; access issue onto Burton Lane, narrow road, length of access road on site; design issues, visual impact, departure from street scene. Conflicts with many criteria in NDP. Clerk INSTRUCTED to prepare response for agenda at meeting next week. If Herefordshire minded to permit, condition of construction Monday-Friday 08.00-17.00 only.

6. Matters for the next agenda or action under Clerk’s delegated powers –

Next agenda:

- Powered vehicles on recreation ground.

7. Date of next meeting – Thursday 16 February 2017 at 7.30 pm.

This meeting was declared closed at 8.50 pm.

SIGNED.....
(Maryan Hanson, Chairman)

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