

# HEPSCOTT PARISH COUNCIL

## Minutes of the meeting held on Thursday 17 September 2020 via Zoom due to Covid-19 restrictions

- 1. Attended:** Carolyn Reid (Chair), David Cowans (Vice Chair), Philip Ashmore, Fred Dye, Malcolm Paton, Anne Colver, Sylvia Johnson (Clerk)

**Apologies:** John Sadler, County Councillors Glen Sanderson and John Beynon

**Declarations of interest:** None

- 2. Report from Neighbourhood Policing Team:** Report received via email from PCSO Andrea Potts and read out at meeting

*"Southfields ASB complaints - I wanted to contact you after my visit today. Myself, my colleague PC1236 Smith and Simon Packham from the Council have visited the estate today to speak with residents with regards to one address causing a nuisance in the street. There were numerous reports made on Tuesday night about the noise and language used by people in the property, the fire service was also called and they attended. Hopefully this matter is in hand now, a warning was issued from the council due to the noise complaints and the tenant was spoken to."*

CR reported that there had been a recent fire at Langdale which was thought to have been arson. CR will write to PCSO Potts.

- 3. Update from County Councillors:**

Unfortunately no County Councillors were able to attend the meeting.

- 4. Minutes of the meeting held on 16 July 2020 and matters arising:**

4.1 Minutes from the meeting had been agreed by councillors via email and the minutes had been published on the website.

4.2 Matters arising from the minutes (not covered in agenda items):

At the request of HPC, PA had spoken to Rob Murfin, Head of Planning, about the Greenfield House application (20/00385/OUT). This had been permitted by delegated decision, but without the knowledge of HPC, who had been told that it was going to Committee. Rob Murfin explained that NCC had used special powers under COVID 19 regulations.

Because the application was 'outline', it needs a second separate application to establish the details of appearance, scale, layout and landscaping. There are also issues with the refurbishment of the original building, which is due to be demolished under the permission granted. PA was asked to write to Planning to pursue and clarify outstanding issues.

- 5. Planning Applications and Local Plan (A detailed schedule of all recent planning applications is attached to these minutes - Addendum 1)**

- 6. Flood Sub Group:**

A report of the last Flood Group meeting is attached to these minutes as Addendum 2. Our appreciation is given to Professor Patrick Enda O'Connell, FREng, CEng, FICE (Emeritus Professor of Water Resources Engineering) who has been appointed as a Consultant to the Group to advise on technical issues.

Action

CR

PA

**7. Financial Matters:**

All recent finances were approved, including items of £100 or over. It was noted that a sum of £1,026.34 being the refund of VAT had been received and £6,250.00, being the second instalment of our precept had been received from NCC.

**8. Community Governance Review (Proposed Parish Boundary Changes)**

This was due to be decided by Councillors at the meeting of NCC in September but has been postponed to 4 November. HPC needs to lobby hard before then and it was suggested that an article in the next Hepscott Herald, which is due out before the meeting, may help.

**9. South Fields/Stobhill Manor update:**

9.1 Play park – there have been several complaints lodged regarding anti-social behaviour by youths at the play park on the edge of the estate. The situation has been looked into however neither NCC nor Barratt Homes have taken responsibility for the management of the play park, although it is expected that it will eventually be managed by Greenfield Development. One resident has stated that on the original planning application the play park was in a different location and is now outside his front door. Had he known the play park was to be moved he would not have bought the house. It was agreed that a meeting with Barratt Homes should be arranged, but this will be after the decision regarding the Community Governance Review on 4 November. There were concerns that the play park leads directly onto the A196 at the Stobhill roundabout, quite a dangerous location. It was agreed that we should ask Councillor Glen Sanderson to get involved and that we stress we need some help in this matter. CR will contact GS to ask him to meet with someone from HPC

9.2 CR had received correspondence from a resident of Stobhill Manor, who complained about the noise from the A192, although they have resided there for 9 years. She informed CR that there is vibration caused by lorries. It was thought that because of lock down this may have been quiet and has appeared louder once traffic has been flowing again. It was stated that the Highways Department have contacted the resident and told her to contact the Environmental Health Department.

CR

**10. Speeding and Parking issues:**

**Community Speedwatch:** Community Speedwatch has resumed and our volunteers have now been out 4 times. FD had received an email from Victoria Kelly, whose supervisor oversees all CSVW in Northumberland. There are 63 CSW volunteers in the county. FD has emailed back suggesting setting up a network of CSWVs, and asking if she would be willing to contact all the volunteers, asking them to contact FD. This network will enable all CSWVs to support each other. FD also asked if once every 2/3 months volunteers could have a police presence who could speak with speeders and raise the profile of CSW.

FD asked if it would be possible to place speed signs at either end of the village to reinforce the 20 mph restriction.

**Parking:** A resident of Field House Close had complained to FD about parking at the junction of FHC/FHL and the line of sight being obscured. FD is collecting evidence to build up a case for reprioritising the road at the junction.

FD

FD

A resident of Shadfen Mews had also spoken of his concerns regarding speeding. CR will follow this up.

**Action**

**CR**

**11. Hepscoth Parish Hall Committee:**

AC stated that the hall had opened up but current local covid restrictions may mean it will need to close again.

Good feedback had been received regarding the flower show held recently and forward planning is taking place regarding cinema showings.

**12. Correspondence/Meetings and training attended:**

SJ had received a couple of emails through the website; one from a resident at Stobhill Manor regarding removing Himalayan Balsam from the Catchburn in Stobhill Manor and another from a South Lodge Wood resident, regarding a horse chestnut tree which shows serious decay at base and middle of trunk. SJ reported the tree to NCC and had further email correspondence with the resident regarding the Himalayan Balsam. In discussion it was noted that the Himalayan Balsam could be removed by anyone, providing it is not on private land. SJ to check out the best time to remove this and inform the resident.

**SJ**

**13. Any other business:**

13.1 Parish Hall car parking: DC had looked at this and asked if it would be possible to insert a kerb of logs to make the area inaccessible to cars. DC to get quote and arrange for the work to be done. It was agreed that a price of between £250-£300 would be appropriate.

13.2 Play Park: CR to contact Andy Rochester and agree a date to walk around the play park with him/MP.

**DC**

**CR/MP**

**14. Date and time of next meeting:**

The next meeting will take place on Thursday 19 November 2020 at 6:30 pm in the Parish Hall, unless otherwise covid restrictions are still in place.

**Minutes taken and prepared by:  
Sylvia Johnson, Parish Clerk/Responsible Financial Officer**

**Signed as a true copy: .....**

**Details of planning applications discussed at the meeting of  
Hepscott Parish Council on Thursday 17 September 2020**

- Land south west of Barmoor Farm, Barmoor, Hepscott - Outline permission for the demolition of an existing garage and erection of a single residential unit  
**Ref: 18/03873/OUT – Application refused by NCC, appealed to Secretary of State and subsequently dismissed**
- Westfield, Hepscott - Proposed new single-storey dwelling adjacent to Westfield, Hepscott  
**Ref: 18/04418/FUL – Application refused by NCC - appealed to Secretary of State and subsequently dismissed**
- Greenfield House, Hepscott – Demolition of 1 dwelling and replacement with 3 dwellings including access (2<sup>nd</sup> application)  
**Ref: 20/00385/OUT – Permitted (See matters arising in minutes)**
- Land West Of Field House Hepscott Northumberland - Change of use of existing agricultural buildings and land to residential including conversion to 5 dwellings (as amended 29.01.2020)  
**Ref: 19/03789/FUL – due to be heard at a ‘virtual’ Planning committee 12/10/20. Highways had put limits on the length of delivery and construction vehicles of 10m, and on the hours of delivery 10-3pm only, to help with parking and access issues. HPC felt that the other major issue was the weight of vehicles as they needed to cross an old bridge on the track, in a state of some disrepair. PA was asked to write to Planning about this concern and ask for a survey.**
- South Lodge, South Lodge Wood, Hepscott - Minor alterations to the existing bathroom roof - removal of "nail sick" mono pitched roof and replace with new pitched/hipped ended roof  
**Ref: 20/01655/FUL – Permitted**
- Rudchester, Hepscott - Demolish garage/outbuildings, construct 2 storey rear extension, move access to allow off street parking, and construct out buildings in garden  
**Ref: 20/01604/FUL – NCC's Building Conservation Officer was critical of some aspects of proportion, detailing and design of the planned extension and said the application warrants refusal.**
- Greystoke, Hepscott - TPO - Crown lift x4 Corsican Pines and x1 Sycamore to 10m to remove all weak lower overhanging branches  
**Ref: 20/01837/FELTPO – Permitted**
- Woodside, Dunces Houses, Hepscott - Retrospective: Proposed gates to plot entrance  
**Ref: 20/01550/FUL – Permitted**
- Land west of Shadfen Bungalow – Proposed single storey dwelling  
**20/00884/FUL – Registered**
- Four Winds, Hepscott - Variation of condition/discharge of condition: 2 (plans), 3 (mitigation), 4 and 5 (trees), 6 (landscape), 7 (car parking), 8 (cycle parking), 9 (demolition), 10 (waste) 11 (surface water) and 12 (materials) ... pursuant to planning application 19/03670/FUL  
**20/02280/VARYCO – Registered**

**HEPSCOTT PARISH COUNCIL  
FLOOD SUB GROUP REPORT  
17 September 2020**

**1. Meetings Held:**

- a. Meeting of the Flood Group on Monday the 13<sup>th</sup> July to discuss an up and coming meeting with the Joint Flood Study.
- b. Virtual meeting with Joint Study Group on 24<sup>th</sup> July 2020 by "Team"
- c. Meeting of the Flood Group on the 5<sup>th</sup> August to discuss required action following 24<sup>th</sup> meeting.

**2. Joint Flood Study Group (JFSG) Meeting on the 24<sup>th</sup> July 2020:**

- a. *Purpose of meeting:*
  - i. Explain Model and Results
  - ii. Go through potential flood events from 1 in 5 years up to 1 in 1000 year event.
  - iii. Looked at some blockage possibilities.
  - iv. Solutions to reduce flood risk
  - v. Funding
- b. *Concerns on the Flood Group:*
  - i. Not satisfied that the Model had achieved Validation.
  - ii. Not happy with the discussion which took place - lowering of our expectations
  - iii. Not happy with the possible solutions suggested (Quick Fixes)
- c. *Action agreed by the Group:*
  - i. The Flood Group have now appointed Professor Patrick Enda O'Connell FEng, CEng, FICE (Emeritus Professor of Water Resources Engineering) as a Consultant to the Group to advise on technical issues.
  - ii. Produced and issued a Hepscott Position Statement setting out the facts historically and actions required from the JFSG
- d. *A Copy of the Hydrology Report has been issued by NCC.*
- e. *We await a copy of the model report from the JFSG.*

**3. Other Issues:**

- a. An earth bund has been formed in the farmer's field at the rear of No 9 Crofts
- b. Proposals for the culvert running through the Orchard and Crofts Park.
- c. Redhouse burn holding ponds interconnection.
- d. Barratts SUDS management and holding pond.
- e. Bellway SUDS management and holding pond.
- f. Gully cleansing and road sweeping to stop gullies being blocked.

**4. Hepscott Flood Wardens and the Hepscott Community Flood Plan**

Nothing new to report.