# **Hewelsfield and Brockweir Parish Council**

# Minutes of Parish Council meeting held on 5th October 2021 at the Mackenzie Hall.

**Present:**  Cllr. Sinfield, Cllr. Harris, Cllr. Davies, Cllr. Fox, Cllr. Groves-Bond, Cllr. McFarling and the Parish Clerk. There were two members of the public in attendance.

**3335 Apologies**

Cllrs. Brundle

**3336 Declaration of Interest in Agenda Items**

Cllr. Harris declared a non-pecuniary interest in Item A9 of the Agenda.

**The Chairman offered the floor to members of the public to raise issues.**

Concern was expressed by a parishioner regarding increased parking needed to support the planning application for The Manse and School room. The application stated that parking spaces were available in the layby, on Mill Hill and outside The Old Hall. The parishioner pointed out that these spaces were already in use by residents and the proposed increased use of the church premises could add to the existing problems of parking in the village.

A representative from the Moravian Church gave more detail on the application to enhance and make better use of the buildings and that the application was back by the Church. He pointed out that the Sunday School building was already used by various groups in the village so that would not increase the need for parking. He stated that there would be ‘travel plans’ in place for groups using the facilities including car share, using public transport and collecting groups from the train station. There was also an agreement to use land on Quayside for additional parking. He also confirmed that sewage arrangements would be addressed although it had not been included in the application.

**The Chairman reconvened the meeting.**

**3337 Confirm Minutes of the Parish Council meeting held on 7th September 2021**

The Minutes of 7th September 2021 were confirmed. Proposed by Cllr. Harris. Seconded by Cllr. Groves-Bond.

**3338 Finance**

3338.1 The Financial Statement as of 30th September was approved.

3338.2 Payments were agreed and cheques signed for:

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| **Payee** | **Service** | **Amount** |
| Ace Accountants | Payroll | £5.00 |
| Lynda Skuse | Clerk Salary | £263.80 |
| HMRC | PAYE | £24.60 |
| AEB Price | Strimming | £160.00 |
| Forest Equipment Services | Dog Foul Bins | 80.78 |
| Henry Bendall | Cutting Verges | £120.00 |
| Mackenzie Hall Committee | Donation | £2,000 |
| Mackenzie Hall Committee | Meeting Room Fee | £16.50 |

**3339 Defibrillator Maintenance – Update**

New supplies had been purchased and the machines updated.

**3340 Refurbishment of the Telephone Box**

Difficulties had been encountered obtaining the correct pain specification, but enquiries continue to be made.

**3341 The Future of the Brockweir Inn**

Following receipt of the independent valuation, the CIC in conjunction with the Parish Council had made an offer of £275,000 to purchase the building. That was the valuation suggested in the report. The offer was rejected by the current owner with no offer of further negotiation. FODDC has been notified of the offer and subsequent rejection. Cllr. McFarling agreed to ask the legal department to investigate any possible further avenues open to the Parish Council.

**3342 Planning Applications**

P1514/21/FUL Proposed extension to existing school room to provide drop-in and community facilities associated with the existing Moravian Church. Proposed change of use of existing manse to provide hotel/guest house accommodation (13 bedrooms) associated with the Moravian Church for retreat and youth camps.

Following extensive discussion, councillors expressed support for the refurbishment and increased use of The Manse and Sunday School buildings, but shared parishioners’ concerns about parking and the unrealistic statements contained within the application. They also questioned the significant size of the extension to the Sunday School and the loss of the green space to the side. The Conservation officer was to be asked to comment on the size of the extension and its suitability within the location.

P0048/21/DISCON Discharge of conditions 03 (land contamination), 09 (specification of repairs), 19 (external and internal lighting) and 20 (bat works) relating to planning application P1129/19/FUL.  Land Adjacent to Gregory Farm Brockweir NP16 7NG

Councillors felt that there was insufficient information for them to respond to this application and the

Clerk was asked to contact planning department. Subsequent to the meeting, FIDDC confirmed that they are not applying for conditions to be removed, but further information has been provided in an attempt to address the concerns of the various technical consultees, i.e. the drainage bodies, our ecologists or land contamination. The applicants haven’t resolved these issues yet.

P1515/21/LBC Listed building consent for the erection of single storey extension to provide drop-in and community facilities associated with the existing Moravian Church. Change of use of existing manse to provide hotel/guest house accommodation (15 bed spaces within existing rooms) associated with the Moravian Church for retreat and youth camps.

See above comments.

There being no further business the Chairman declared the meeting closed.

The next meeting will be on Tuesday 2nd November at 7pm at the Mackenzie Hall.