



LANDFORD PARISH COUNCIL

Minutes of the LANDFORD PARISH COUNCIL
Meeting held on 10th January 2024 Start time 7.00pm
Blue Room, Landford Village Hall

Councillors present - Mary Davies **MD** (Chair), Ken Parker **KP** (Vice Chair), Nick Hall **NH**, John Bonney **JB**, Geoff Hewson **GH**, Cllr Rob Bird **RB**, Adam Hill **AH**, Glenn Keirl **GK** and Damien Swancott **DS**

Also in attendance: Cllr Zoe Clewer **ZC** (Wiltshire Council/ NFNPA member), PC Harry Murphy, Estelle Sherry (Parish Clerk), 10 members of the public

Public Question Time: Comments were received from members of the public in relation to vehicle speeds on local roads, road safety, flooding and emergency protocols, and defibrillators.

MINUTES

001/24 Apologies for absence

No apologies received.

002/24 Declarations of interest

None received.

003/24 Minutes

The minutes of the Parish Council's Meeting held on 13th December were approved and signed by the Chair.

004/24 PC Murphy Report (provided report after 005/24 due to late arrival)

PC Murphy notified the meeting of new shift patterns introduced at the Salisbury Station which are aimed at increasing officer time for patrols and investigations. Four incidents in the parish were noted: two vehicle thefts, a minor fail to stop traffic collision and a damage only fail to stop.

005/24 Report from Councillor Zoe Clewer (Wiltshire Council / NFNPA member)

Cllr Clewer informed the meeting of:

- The new Minister for Environment, Food and Rural Affairs.

- Sharing of the NFNP Local Cycling and Walking Infrastructure Plan (LCWIP) soon.
- National Planning Policy Framework 4 year land supply for WC's Local Plan.
- Vibrant Wiltshire Business Grants aimed at revitalising high streets.
- Id Verde contracts and WC looking into anything that can be done to assist parishes.
- The Government funded Home Upgrade Scheme.
- Food waste collections likely to commence from 2026/27 and compost bins available at a discount from [Reducing your waste and composting - Wiltshire Council](#).
- Flood line number 0345 988 1188 and flood warning sign up with Environment Agency at <https://www.gov.uk/sign-up-for-flood-warnings>.
- WC council tax rise for 2024/25 of 4.99%.
- Policy updates relating to National planning Policy Framework and Advanced British Standard qualification for 16-19 year olds.
- Police update covering resources, Community Commitments, neighbourhood engagement vehicles, Facebook live broadcast on 22.01.24 and the Christmas drink and drug campaign.
- Temporary closure of part of Stock Lane for urgent drainage works from 15.01.24.
- Road classification of Glebe Lane as a C road and requirements to seek a change.

006/24 Planning

PL/2023/10270 – Furze Farm, Sherfield English Road, Landford, Salisbury, SP5 2BD (WC)

Application for change of use of agricultural land to equestrian & the erection of a stable block for use as a livery (retrospective).

Landford Parish Council Object to this application for the reasons listed below:

The proposed use of the existing building as a livery stable, compared with a previous approval for sole use by the occupiers of Furze Farm, will result in a vast increase in the amount of people and vehicles entering and exiting the site. In addition to the horse owners themselves, there will be the use of horseboxes, bedding and feed deliveries, manure removal, vet and farrier visits, etc. This major increase in activity will have an adverse affect on neighbouring properties and their occupants.

To gain vehicular access to the site under the application proposals, the existing driveway will need to be extended along the public footpath which runs alongside the site. This is a well used footpath and, with the extra vehicular activity proposed, this will interfere with the use and character of the public footpath. This is confused by different site boundaries, shown by the red lines, on the Proposed Site Plan and the Location Plan.

The application drawings fail to show some important features which will affect neighbouring properties. These include the extent of any external lighting and the construction and location of the manure heap.

There are certain changes that need to be made to the existing building to make it suitable for use as a stable. These include floor levels to be reduced where horses are stabled, all glass to be removed, some openings to be blocked up, doors to be widened, etc. As-built drawings have not been included with the application so the changes are not easily identified. To ensure that the alterations to reinstate the building as a stable block

are carried out to the correct standards, the guidance of the British Horse Society - Stable Safety to be adhered to. See <https://www.bhs.org.uk/horse-care-and-welfare/health-care-management/stable-safety/>.

Paragraphs 1.1 to 1.20 of the Department of Environment Food and Rural Affairs document 'Code of Practice for the Welfare of Horses, Ponies, Donkeys and their Hybrids' should also be followed.

https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/700200/horses-welfare-codes-of-practice-april2018.pdf

23/01397FULL – Home Farm, Black Lane, Lover east to Junction with Lyburn Road, Hamptworth, Salisbury, SP5 2DS (NFNPA). Application for change of use from BIA (E) “offices” to 3 no. estate workers’ cottages (C3 restricted).

Landford Parish Council recommend REFUSAL, for the reasons listed below, but would accept the decision reached by the National Park Authority's Officers under their delegated powers.

Bearing in mind that this is a combination of two estates, Hamptworth Estate and Landford Lodge Estate, it is not clear whether an Estate Plan has been agreed with NFNPA. It is also unclear, due to the lack of confirmation by Natural England, that a 10 year management agreement has been finalised and agreed with NE.

Section 17 Residential Units (Including Conversion) of the planning application form incorrectly states that the proposal is for three 3-bedroom market houses.

No garden (either individual or communal) has been allocated to the proposed residential units. No parking spaces have been shown on the application drawings.

Due to the existing buildings remaining empty for a considerable time, an ecology report should be commissioned to discover if any wildlife has occupied the premises.

23/01568FULL – 20 Beech Grange, Landford, Salisbury, SP5 2AL (NFNPA). Application for single storey extension; 2no. flat roof dormers; porch; replacement fenestration; cladding; render to walls (demolition of conservatory).

Landford Parish Council are happy to accept the decision reached by the National Park Authority's Officers under their delegated powers, for the reasons listed below:

Although most of the proposals will enhance the appearance of the property, the large dormers on either side of the property fail to fulfil local design requirements. Landford Village Design Statement SPD states, in the supporting text of Guideline 7.3.4 that '*Large dormer structures which jut out from the roof simply to create more usable floor space, extending well beyond any window (or in some cases have no window at all) are out of character in this area.*'

The NFNP Design Guide SPD, Section 4.15 states '*dormer windows are not traditional featuresnew dormers should be as narrow as possible, little wider than the window itself.*'

However, properties in close proximity to the application site have similar large dormers.

007/24 Clerk / RFO Reports

- i) **General Update** - The Clerk updated Councillors on:
 - The annual contract review received from Id Verde noting recommendations for proceeding;
 - Tree maintenance issues within the parish, assessments completed by tree specialists, and quotations for works. It was **RESOLVED** to proceed with works to the Scots Pine located near the playpark at Landford Recreation Ground, and for other works at Maybush Copse, Landford Recreation Ground and at Hamptworth Green, to commence later in the spring.
- ii) **Receipts and Payments Report** - The Clerk presented the Report for the period 12 December 2023 to 8 January 2024. It was **RESOLVED** to approve payments for authorisation totalling £3,392.11. Payments authorised under separate cover totalling £3,044.14 and income received of £532.50 were noted.
- iii) **Bank Reconciliation to end Q3** – It was **RESOLVED** to note the bank reconciliation.
- iv) **Budget Monitoring Report to end Q3** - It was **RESOLVED** to note the report for the period 01.04.23 to 31.12.23.
- v) **Draft Budget 2024/25** – Council debated the draft budget and the precept required to be raised to fund the services planned for 2024/25. Councillors agreed to attending a quarterly meeting for the purposes of forward planning. It was **RESOLVED** to approve the V6 2024/25 with two amendments per Highways and Defibrillators, and to publish the final budget on the Council’s website.
- vi) **Precept 2024/25** – It was **RESOLVED** to approve a 2024/25 precept requirement of £74,000 and to instruct the RFO to issue the request to Wiltshire Council.

008/24 Councillor Reports – For Discussion and Decision

- i) **Highways Improvement Request Forms** - MD informed the meeting of the two HIRFs. It was noted that further HIRFs have also been received by the council. It was **RESOLVED** to defer debate on all HIRFs until the February meeting.
- ii) **Calendar of Meetings** - It was **RESOLVED** to approve the calendar of meetings for the financial year 2024/25.

009/24 Councillor Reports – For Information and Discussion

- i) **Chair’s Report** – MD informed the meeting of:
 - Since the last Council meeting, it has been a busy month for Councillors and the clerk. Correspondence and meetings with parishioners have primarily focused on flood related matters – roads, garages, outbuildings, gardens and sadly some homes; ditches, streams and rivers overflowing; and ditches requiring maintenance.
 - The recent Flood Warning issued by the Environment Agency was communicated to all Councillors within 1 hour of its receipt.
 - LPC’s Community Resilience Plan is being developed in liaison with WC and is almost complete; Cllr Adam Hill is the Flood Warden for the parish.
- ii) **Attendance at Meetings** – The attendance report was received and noted.
- iii) **Affordable Housing Group** – MD informed the meeting that:

- AHG Posters will be displayed week commencing 4th February 2024
- AHG Covering letter and questionnaire will be distributed throughout the Parish week commencing 12.02.24, and that AHG welcome interest from volunteers to assist with the delivery of the questionnaire.
- Copies of the questionnaire will also be available for collection at the Post Office in Landford.
- Completed questionnaires to be returned to the Post Office, whereby they will be held in secure polling station boxes.
- Trevor Cherret of Wiltshire Community Land Trust will meet with members of the AHG together with David Illsley of the NFNPPA later in January 2024.
- One non-councillor member of the AHG has resigned; an expression of interest form, and signed non-disclosure agreement has been received from a local resident. It was **RESOLVED** to approve the resident as a new member of the AHG.
- A minor amendment to the AHG Terms of Reference was noted. It was **RESOLVED** to change the clause 4.1 “a minimum of four non-councillors (with no voting rights).....” to “a minimum of three non-councillors (with no voting rights).....” so as to enable the AHG to continue to operate within its Terms of Reference at such times as a non-councillor may leave the Group and whilst a replacement is sought.

Matters Noted for February Meeting:

- Risk Assessment – Financial and Management, and Property and Equipment
- Highways Improvement Request Forms
- Painting of the Reading Room

The date of the next meeting for **Landford Parish Council** will be on **Wednesday 14th February 2024** at **7.00 pm** in **Nomansland Reading Room**.

There being no further business, MD closed the meeting at 9.20 pm.

DRAFT MINUTES TO BE SIGNED AT THE NEXT PARISH COUNCIL MEETING.

ANNEX 1 – My Wilts App Links

Report litter, fly-tipping, pot holes, missed bin collections, street lighting and much more on:

- WC website [Wiltshire Council Booking and Reporting](#) or

- 0300 456 0105 or

- MyWilts App; no need to log in, unless you want email updates on your reports.

App Store



Google Play



Website

