

Minutes of the Full Council meeting held on Wednesday 25th April 2018 at 7:30pm in the Parish Office, Great Linford House, 1 St Leger Court, Great Linford, Milton Keynes, MK14 5HA.

Present: Councillors Bedford, Calverley, Crooks, Chowdhury, El-Zamek, Foskett, Heale, Macaulay, Maclean, Neate, Panes (Chair), Phillips, Stabler, and Widdowson.

Also present: Parish Manager and 16 members of the public.

1. **Apologies** were received and accepted from Cllr Burgess (work), Cllr Coker (work), Cllr Hyacinthe (course), Cllr Khan (work), Cllr Omole (work) and Cllr Ward (personal).
2. **Declaration of Members' Interests** – Cllr Calverley declared a prejudicial interest on item 6.2.2. 10 High Thorn Piece.
3. **Minutes of the previous meeting** held on 9th April 2018 were accepted as a true record of the meeting. This was proposed by Cllr Neate, seconded by Cllr Bedford and voted as: 10 for, 0 against and 4 abstentions.
4. **Matters Arising** – None.
5. **Public Question Time** – The meeting was closed at 7:34pm and the Chair allocated 20 minutes to discuss item 6.2.3, the planning application 18/00522/FUL. This was the only application members of the public wished to raise comments on.

Members of the public who spoke were mainly against the planning application, with the exception of one person. The concerns and comments were noted and where appropriate Cllr Stabler provided answers or information about the process and roles and responsibilities of MKC staff.

The Chair then reopened the meeting at 7:54pm. Members of the public were directed that GLPC would look at the plan against with the planning policies and question whether the application was valid against the plans. If not, an objection would be made; if they did meet the policies, no comment would be made though, in some cases, GLPC may make a recommendation.

The Chair then moved that the planning application 18/00522/FUL would be considered by Cllrs.

6. Planning

6.2. Memorandum to Cllrs on Planning applications

6.2.3. 18/00522/FUL Land at Wolverton Road, Blakelands

A presentation was made by Cllr Calverley. After the presentation, there was much discussion. At the end of the Cllr discussions, Cllr Calverley put forward three proposals following a full report, which would be sent to the Planning Officer.

Resolution 1 – It was proposed by Cllr Calverley, and seconded by Cllr Heale, that GLPC objects to the application on the grounds that as the land is designated as Employment land, a development would be in breach of Policy E7 – Retailing on Employment Land. This was voted as 12 for, 1 against and 1 abstention.

GLPC acknowledges that the land has not encouraged development for employment for the last 10 – 14 years. This is recognised within Plan:MK which, when adopted, will change the designation to Residential & Employment. This plan clearly indicates that the area to the West is Residential whilst the area to the East is dual Residential/Employment, subject to noise mitigation.

GLPC would remind MKC that MK falls short of the NPPF five-year housing land supply and that it would be neglectful of the Council to overlook the demand for housing by permitting retail development on potential residential land. **AGREED**

Resolution 2 and alternative solution – Cllr Calverley proposed that MKC should consider that the East of the site is more befitting the position of a supermarket such as a “fill your trolley” for which there is a clear demand in North East MK and Newport Pagnell. Should the applicant submit such an application, GLPC would look sympathetically at the use of said Employment land as suitable for approval as Retail because it would be pursuant to GLPC Neighbourhood Plan (Residential and Retail) and the emerging Plan:MK Policy SD2. This was seconded by Cllr Stabler and voted as: 12 for, 0 against and 2 abstentions. **AGREED**

Resolution 3 – It was proposed by Cllr Calverley, and seconded by Cllr Stabler, that if MKC were minded to approve the application then the following conditions/changes would be suggested by GLPC. These conditions were voted on as: 14 for, 0 against and 0 abstentions.

1. Building to be located 2.5 metres east of current location, which would reduce the parking bays by 8 from 170 to 162. This is still within Parking Standards 2016, which requires 159. Such a move would reduce the light and visual intrusion on the residents of Alder Court, especially numbers 12-22.
2. The planting of the borders, especially to the West and South, to be mature planting providing obscurity of the site from the outset, especially from the West.
3. Sound-absorbing fencing on the North-West corner to the south of the Sheep Way and Alder Court junction, as is provided behind the car parking of 12-62 Sheep Way, to subdue the noise from the plant area and delivery bay.
4. Robust fencing of no less than 1.4 metres within gorse-type bushes on the West side to prevent any cut-through being created and anti-social behaviour at the rear of the store.
5. Operating hours to be restricted to 0700 – 2300 Monday to Saturday, 0900 – 1800hrs Sundays and Bank Holidays.
6. Opening hours to be restricted to 0800 – 2200 Monday to Saturday, 1100 – 1600hrs Sundays and Bank Holidays.
7. Deliveries outside operating hours to adopt Quiet Out-of-hours Delivery methodologies.
8. External lighting to be directional programmable LED flood lighting, tuned to minimise overspill, with dimming outside operating hours.
9. Car Park to provide three Motor Cycle parking bays with anchor points within 50 metres of the store to dissuade use of car parking bays by motorcyclists.
10. Car Park to provide three Electric Vehicle Charging bays.
11. It is noted that the word plan suggests 22 cycle storage bays will be provided, however the plan shows less. 22 would be the minimum required according to standards.
12. The closeness of the site to the motorway services makes it attractive for drug wholesaling, therefore onsite prominent 24-hour CCTV surveillance of the car park is required. Consultation with the local constabulary should be considered.
13. The Access and Egress from the store to the link road and then Wolverton Road are of major concern for pedestrian safety. We await the MK Highways report but, in the absence

of such, consideration should be given to the installation of a mini roundabout for traffic movement prioritisation and diminution of vehicle clustering.

14. Extension of the Redway from Redhouse Park to the East side of the motorway tunnel adjacent to the pelican crossing.
15. Consideration to be given to the repositioning of the bus stops and shelters including provision of bus laybys.
16. A drainage system incorporating SUDS should be designed to mitigate any possibility of localised flooding occurring in Wolverton Road and Miles Close.

Most of the residents left the meeting after this application and the Chair asked Cllr Stabler to continue with item 6: Planning.

6.1. Report on Planning Progress was provided by Cllr Stabler

- 6.1.1. 14 Ramsons Avenue, Conniburrow – Cllr Stabler proposed that an objection is made to MKC following the planning officer's response to GLPC's comments. GLPC should make an official enforcement complaint about the property being used as a HiMO. This was seconded by Cllr Maclean and voted on as: 13 for, 0 against and 1 abstention.

6.2. Memorandum to Cllrs on all applications

- 6.2.1. 18/00888/FUL 10 Kindleton, Great Linford **Application withdrawn**
- 6.2.2. 18/00794/FUL 10 High Thorn Piece, Redhouse Park **No objection**
was proposed by Cllr Stabler, seconded by Cllr Heale and voted as: 13 for, 0 against and 0 abstentions.

Cllr Calverley was not involved in the discussion of the report or the vote on item 6.2.2.

7. Licensing

7.1. Consultation on deregulation within City Square in Central Milton Keynes

Cllr Stabler proposed that GLPC should make an objection to the deregulation within this area due to the lack of facts and information within the application, the fact that this area is designated public space and there is no mention or consideration of the management of waste from these street trading establishments. This was seconded by Cllr Heale and agreed by all.

7.2. Boroughwide street trading

There was much discussion about the detail of the objection. It was proposed by Cllr Crooks that an objection be made that states that a vehicle should not be within 250 metres of any part of any schools within the borough. This is to avoid adding to the congestion caused around schools, the safety implications for children, parents and car drivers. This was seconded by Cllr Heale and voted as: 13 for, 1 against and 0 abstentions.

8. Grant Applications S137 – Both items deferred.

- 8.1. Giffard Park Scouts – additional information not provided.
- 8.2. Conniburrow Sure Start – additional information not provided.

Cllr Philips left the room to deal with a resident's query.

9. Finance and Governance

9.1. Annual Governance Statement 2017/18

It was proposed by Cllr Neate that the elements of the Statements had been fully met over the last year and therefore Council were asked to accept the statement. This was seconded by Cllr Maclean and voted as: 13 for, 0 against and 0 abstentions.

9.2. Monthly Payments and Finance Report

Cllr Neate proposed that:

- 9.2.1. The payments for the month of April were correct and should be paid.
- 9.2.2. The bank reconciliation had been completed and duly signed.
- 9.2.3. That the property report funds can be noted and remain positive.
- 9.2.4. That the first month of payroll outsourcing had been completed satisfactorily.

This was seconded by Cllr Bedford and all agreed

9.3. Community Programme

The proposal for the support of self-help groups was deferred. Cllr Foskett was asked to develop the framework outlined and provide more details. Cllrs agreed that a clear policy was required, clear delegation responsibilities should be listed and, where possible, a financial sum should be identified that the system would not exceed.

Cllr Phillips returned.

10. **Parish Manager's Report** – Due to time constraints, the report was circulated for Cllrs information and all Cllrs were reminded on the need to attend the GDPR training on the 14th May.

11. **Consultations** – No new or relevant consultations.

12. **The following forthcoming Full Council meetings were confirmed:**

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| 12.1. | Monday 14 th May 2018
Panes | Full Council Meeting and GDPR training – Cllrs Neate and provided apologies |
| 12.2. | Monday 21 st May 2018 | Annual Parish Meeting for residents – Cllr Panes provided an apology |
| 12.3. | Monday 30 th May 2018 | Parish Council's Annual Meeting & Business Meeting – Cllr Stabler provided an apology |
| 12.4. | Monday 11 th June 2018 | Full Council Meeting – Assets (Part 2) and EMR Funding |

The meeting was closed at 9:30pm.

Chair _____

Date _____