

ALDCLIFFE WITH STODDAY PARISH COUNCIL



MEMBERS OF THE PUBLIC AND PRESS ARE WELCOME TO ATTEND

Parish Council Meeting to be held at St Paul's Parish Hall, Scotforth on Wednesday, 6th September 2023, commencing at 7.00pm

A G E N D A

1. **Apologies.** To receive apologies
2. **Minutes.** To consider and approve Minutes of the Extraordinary Meeting held on Tuesday, 27th June 2023 and of the Parish Council Meeting held on Wednesday, 5th July 2023 (attached) and receive updates on any matters arising.
3. **Declarations of Interest.** To receive any changes to Declarations of Interest of Parish Councillors
4. **Planning Applications.**
 - a) To consider and comment on planning matters, including new planning applications and an update on decisions (report attached). New applications received since the last meeting are set out below:

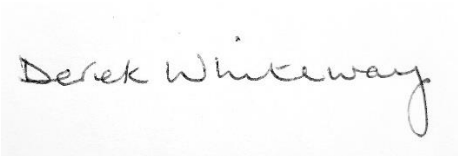
Application No	Description
23/00894/VCN	Erection of 6 dwellings with associated access and landscaping (pursuant to the variation of condition 7 on planning permission 16/01564/VCN to retain the screen fencing to the rear of 9-13 Aldcliffe Hall Drive for a further period). Land North of Inglenook, Aldcliffe Road. Comment submitted– 31st August 2023
23/00901/FUL	Erection of an agricultural building for the housing of livestock and storage. Arna Wood Farm West, Arna Wood Lane, Aldcliffe. Deadline for comments – 31st August 2023

- b) To consider any other planning matters affecting the Parish.
5. **Lancaster South Area Action Plan.** To review progress and consider any issues arising from recent City and County Council communications.
6. **NDP – Review of Non-Designated Heritage Assets.** Councillor Parrett to report.
7. **Lancashire County Council Public Rights of Way Local Delivery Scheme and Biodiversity Small Grant Schemes 2023/24.** To decide whether to apply for funding for the current financial year.
8. **Parish Council Communications.** To discuss current and potential methods of communication.

- 9. **Oaklands and Craiglunds Court Pedestrian Gates.** To consider a proposal by the Chairman that the Parish Council commissions a repainting of the gates.
- 10. **Public discussion and updates.** To adjourn the meeting for a period of public discussion and to provide any 'information only' updates on activities in recent weeks. (Note: Any matters needing a 'decision' will normally be considered as an agenda item at a future meeting).
 - a) Clerk's report on activities and correspondence since the last meeting
 - b) Members' updates and reports since the last meeting, including:

Highways	Amenity, incl Lengthsman
Stakeholder, incl United Utilities	Neighbourhood Development Plan

- c) Report of District and County Councillors
- d) Public discussion
- 11. **Payments.** To authorise payment of accounts. Report to come.
- 12. **Date of Next Meeting.** To confirm the date and time of next meeting.



Derek Whiteway
Parish Clerk
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31st August 2023



Minutes of the Extraordinary Meeting of the Parish Council held on 27th June 2023 at 7.00pm at the Friends Meeting House, Lancaster

Present: Councillor Nick Webster (Chairman)
Councillors Tim Dant, Denise Parrett, Kevan Walton and Heather Ward
Derek Whiteway, Parish Clerk
36 Members of the public attended the meeting

23/036 Apologies for Absence

Apologies for absence were received from City Councillors Abi Mills and Tim Hamilton-Cox and from County Councillor Gina Dowding.

23/037 Declarations of Interest

No further declarations or changes to existing declarations were made.

23/038 Planning Application 23/00567/OUT - Outline application for erection of 7 dwellings with associated access. Land South of Aldcliffe Hall Lane, Aldcliffe Hall Lane, Aldcliffe.

The Chairman made introductions and welcomed members of the public to the meeting. After presenting a brief background of the Parish Council and recent planning history, the Chairman invited members of the public to speak on the application.

Five members of the public made presentations to the meeting, expressing concerns over various aspects of the application.

Councillors Tim Dant and Denise Parrett then made presentations to the meeting, setting out the Parish Council's views on the application, the planning context and the Council's proposed response.

In conclusion, the Chairman thanked residents for their attendance and input and encouraged all to submit their views on the application to the City Council.

23/039 Date and venue for next meeting

The next meeting is scheduled for Wednesday, 5th July 2023 at St Paul's Parish Hall, Scotforth, commencing at 7.00pm.

The meeting closed at 8:15pm

Clerk of the Council

Chair

Date:



Minutes of the Meeting of the Parish Council held on 5th July 2023 at 7.00pm at St Paul's Parish Hall, Scotforth

Present: Councillor Nick Webster (Chairman)
Councillors Tim Dant, Denise Parrett, Kevan Walton and Heather Ward
City Councillor Tim Hamilton-Cox
Derek Whiteway, Parish Clerk

23/040 Apologies for Absence

Apologies for absence were received from City Councillor Abi Mills and County Councillor Gina Dowding.

23/041 Minutes of the previous meeting

- 1) The minutes of the Annual Parish Council Meeting held on 7th June 2023, were approved without further amendment.

Matters arising:

- 2) **23/028(2) Aldcliffe Cycleway Wildlife Opportunities.** No further update to report.

Action: The Clerk will continue to liaise with NE and other parties to arrange a meeting.

- 3) **23/028(3) Stodday Picnic Site.** Councillor Dant has contacted Lancaster University with an invitation for newly appointed Pro Vice-Chancellor, Sarah Kemp to attend an official opening.

Action: The Clerk and Councillor Dant will liaise in making arrangements for the official opening of the picnic site.

- 4) **23/033(3) Stakeholder Liaison – United Utilities.** Councillor Walton had reported concerns over a grinding/whining noise from the WwTW. Councillors agreed that the Council should accept United Utilities' request for a meeting and that a previous offer of a site tour be pursued.

Action: Councillor Walton will contact United Utilities regarding arrangements for a meeting and the possibility of a tour of the WwTW.

23/042 Declarations of Interest

No further declarations or changes to existing declarations were made.

23/043 Planning Applications

- 1) **23/00567/OUT Outline application for erection of 7 dwellings with associated access and landscaping.** Land South of Aldcliffe Hall Lane, Aldcliffe Hall Lane, Aldcliffe.

This application had been the subject of an extraordinary meeting of the Parish Council held on Tuesday, 27th June 2023 which had been attended by 36 members of the public.

Following a review of the application and views expressed at the extraordinary meeting, Councillors unanimously resolved that a letter be submitted objecting to and asking for refusal of the application.

City Councillor Hamilton-Cox advised that, should the Planning Case Officer not recommend the application for refusal, he would 'call-in' the case for consideration by the Planning Regulatory Committee.

Resolved: That a response letter be submitted objecting to and seeking refusal of the planning application.

- 2) **23/00687/FUL Temporary change of use of agricultural land and construction of an area of hardstanding to allow for compound parking in association with proposed development at land off Ashton Road.** Land at Grid Reference 347281 459157, Ashton Road, Lancaster.

Councillors discussed several aspects of the application, including traffic issues and concerns over reinstatement and future use of the site. Councillors resolved that a response be submitted objecting to and asking for refusal of the application.

Resolved: That a response letter be submitted objecting to and seeking refusal of the planning application.

Update on Previous Planning Applications

The Clerk reported that planning application 22/00885/OUT for 70 dwellings on land north of Ashford House, Ashton Road had been refused by the City Council.

23/044 Lancaster South Area Action Plan (LSAAP)

Councillor Ward provided an update on developments following notification that the proposed M6 J33 reconfiguration and link road had been suspended. Parish Councils will continue to engage with Lancaster City Council regarding revision to the LSAAP.

23/045 Public Discussion and Updates

City and County Councillors' Reports

No further reports were received.

Clerk's Report:

1) Signage on Arna Wood Lane

An email had been received from a resident of Arna Wood Barns expressing concerns over inappropriate parking in the lay-by on Arna Wood Lane. The resident had suggested that improved signage was required and requested the Council's help in reporting the matter. Councillors agreed that the resident's concerns be supported and a request be made to Lancashire County Council to consider the issues.

Action: Lancashire County Highways will be requested to consider the reported issue, with County Councillor Dowding copied into the request.

2) Enquiry from Lancaster Ramblers Association

An enquiry had been received from Lancaster Ramblers Association regarding a possible re-routing of a public footpath in the parish. Councillor Ward agreed to consult the affect landowner and request a formal response. Following discussion of issues raised by the request and potential alternative solutions, Councillors agreed that an informal discussion with the Lancashire County Council PRoW team should also be considered.

Action: Arrangements are to be made for an informal discussion with the County Council's PRoW team about the issues raised by the request from the Ramblers Association.

Members' Updates

3) Highways (Chairman)

Councillor Ward reported problems experienced with farm contractor vehicles speeding on the lanes in Stodday. Councillors noted the concerns but felt that further information and evidence was required before any action could be taken.

4) Amenity, including the Lengthsman (Chairman)

Nothing to report.

5) Stakeholder Liaison.

Nothing further to report.

6) Broadband.

Nothing further to report.

7) Other Matters

Nothing further to report.

Public Discussion:

No further matters were raised.

23/046 Payments

Payee & Detail	£
St Paul's Parish Hall – Room Hire 5 th July 2023 (note 1)	25.20
Quaker Meeting House – Room Hire on 27/06/23	24.00
Rose and Thistle – Weed Spraying in Aldcliffe 14/06/23	108.00
Derek Whiteway – Parish Clerk salary and expenses, June 2023	239.28
HMRC – PAYE deductions, June 2023	60.00

Note 1. Invoices from St Paul's Parish Hall are now received at the end of each calendar month and payments are processed separately.

Resolved: That the above accounts be approved for payment.

23/047 Date and venue for next meeting

The next meeting is scheduled for Wednesday, 6th September 2023 at St Paul's Parish Hall, Scotforth, commencing at 7.00pm.

The meeting closed at 8:50pm

Clerk of the Council

Chair

Date:



Agenda Item: 4

Planning Application Comments & Decisions

Update for July-September 2023

Application Number / Description	Parish Council Comment	Planning Authority Decision / Status
Part A – Applications decided since the last update		
<p>21/01581/FUL (January 2022) Partially retrospective change of use of land to 3 no Gypsy/Traveller pitches comprising 3 touring caravans and 3 mobile homes, siting of a day room, erection of a barn, installation of a septic tank and creation of an area of hardstanding. Field 3225, Arna Wood Lane, Aldcliffe.</p>	<p>Parish Council objected to the development (min 21/098, 01/02/22).</p>	<p>Application Refused</p>
<p>22/00885/OUT (July 2022) - Outside the Parish) Outline application for development of up to 70 dwellings with public open space and associated infrastructure and creation of a new access. Land North of Ashford House, Ashton Road, Lancaster.</p>	<p>Parish Council objected to the development (min 22/102, 17/01/23)</p>	<p>Application Refused</p>
<p>23/00567/OUT Outline application for erection of 7 dwellings with associated access and landscaping. Land South of Aldcliffe Hall Lane, Aldcliffe Hall Lane, Aldcliffe.</p>	<p>Parish Council resolved that a response letter be submitted objecting to and seeking refusal of the planning application (min 23/043)</p>	<p>Application Withdrawn</p>

Part B – Undecided Applications

23/00283/FUL (March 2023 – Outside the Parish) Erection of 45 dwellings (C3) with associated infrastructure including landscaping, open space, access, highway and drainage. Land At Grid Reference 347281 459157, Ashton Road, Lancaster. **Parish Council resolved that a consultation response be submitted asking that the City Council refuses the application (min 23/004)**



Part B – Undecided Applications

23/00687/FUL Temporary change of use of agricultural land and construction of an area of hardstanding to allow for compound parking in association with proposed development at land off Ashton Road. Land at Grid Reference 347281 459157, Ashton Road, Lancaster. **Parish Council resolved that a response letter be submitted objecting to and seeking refusal of the planning application (min 23/043).**

ALDCLIFFE WITH STODDAY PARISH COUNCIL



Parish Council Meeting, 6th September 2023

Agenda Item 11 – Payments for Authorisation

Payee & Detail	£
St Paul's Parish Hall – Room Hire 6 th September 2023 (note 1)	25.20
Rose and Thistle – Weed Spraying in Aldcliffe 10/08/23	108.00
Derek Whiteway – Parish Clerk salary and expenses, July-Aug 2023	326.51
HMRC – PAYE deductions, July-Aug 2023	80.40

Note 1. St Paul's Parish Hall Invoices are now due to be received and paid at the end of each calendar month.