

Hunts Grove Parish Council

Minutes of a Meeting of Hunts Grove Parish Council held on Monday April 19th 2021.
Meeting held by Zoom Meeting Platform and hosted by Stroud District Council.

Present;

District Councillor; David Mossman (Chair),

County Councillor Stephen Davies

Mark Ryder and Martyn Holmes Parish Council Planning Group

Hannah Emery Head of Democratic Services Stroud District Council

Kevin Lee Interim Parish Clerk

In attendance; Demelza Turner-Wilkes, Adam Hampson (residents) and Lucie Brailsford, Crest

15/21 Apologies for absence

Apologies for absence were received from District Councillor Gill Oxley

16/21 Minutes

The Minutes of the meeting held on March 16th 2021 were approved as a correct record.

17/21 Questions Raised by Residents

Lucie Brailsford representing Crest provided the following responses to questions;

- Cistern - Crest will be adding a secure close board fence as an interim measure
- Pine Marten play park signs - have been requested
- SUDS pond 4 water management - we have requested information from Stantec on the status of this pond and water management into the brook
Coloured residue in brook - Crest consultant suggested the residue may have come from the motorway.
- Actions from SUDs meeting - Crest are moving forward with actions.
Schedule of works to be provided.
- Red Kite/Siskin drainage - Requested detail of the works from Tetrattech.
Signage at Harrier Way/Signage at Lime Tree court - Requests have been passed to Crest
- Kid play buildings obstructing brook - Reported to Tetrattech

- Bellway gravel path in POS - reported to PREIM who are dealing with this
- Bellway land grab - reported to PREIM who are dealing with this matter
- PREIM communications - reported to Simon New. Letters have only just arrived today (April 19th 2021). Simon is investigating about how we can get additional word out to residents re standing for the Steering Group
- Phase 1 legal issue on property transfer – Lucie Brailsford reported that this cannot be resolved without changing all Phase 1 legal documents but believe the issue should cease once adoption is complete.
- Contractor parking – Lucie Brailsford has spoken directly to the three site managers to deal with specific instances.
- Contractor parking/not using haul road/speeding/site working hours - Crest intending to send a letter to all consortium partners detailing these points
Harrier way speed bumps - Likely that lines will be added to the road to aid visibility
- 750 trigger point for allotments and A38 entrance - discussions continuing with landowner re allotments. A38 access works delayed due to GCC request to provide reassurance on the strength of the overbridge. It is likely that Crest will write to SDC on this matter.

Members thanked Lucie Brailsford for the update on all the questions raised

Resolved; to note the response and follow up actions

18/21 Flooding

The Chair gave an update on the outcome of the meeting with Crest and Stroud District Council, many of the items had been covered in the previous minute above. Further meetings were planned with Crest and the District Council

Resolved; to note the update

19/21 Planning

The Chair, District Councillor David Mossman and Mark Ryder gave a report on the presentations they had made to the district councils Development Control Committee which was in response to planning application;

S.18/1947/OUT Quadrant Distribution Centre 160 Dwellings

The application was seeking to re-designate an area of employment land into housing land. The developer focussed on a viability argument, basically saying they could not make enough money developing the land for employment uses and therefore had no choice but to change use to residential.
Planning officers considered that the site is not ideal for housing, however they and the district Valuer were satisfied with the viability argument, plus that other concerns such as noise etc could be managed with earth bunds.

In summary, officers were recommending approval. The viability argument effectively allowing them to ignore 11 conflicting policies in the Stroud Local Plan, and 3 conflicting policies in the Hardwicke NDP.

District Councillors Cllr David Mossman spoke in opposition to the application and was he supported Gill Oxley; Mark Ryder spoke in opposition to the application with reference being made to the Hardwicke Parish Council NDP (Which covered the area at the time) and the NPPF.

Committee members voted against the application.

Resolved; to receive the report and to thank Councillors for their support in opposing the application

20/21 Finance Report

The Clerk presented the finance report and list of payments for the period ending April 16th 2021.

Resolved; to approve the report

21/21 Phase One Land Transfers.

The Chair, Cllr David Mossman reported that a site meeting was to be held with officers of the district council. There were concerns about the SUDs pond areas. An update report would be presented to the next meeting of the parish council.

Resolved; to note the report

22/21 Local Elections

The Clerk reported that four nominations for parish councillors to Hunts Grove Parish Council had been received by the closing date. New councillors would officially take up their role on May 10th

Resolved; to note the report

23/21 Date of Next Meeting

It was confirmed that the next Meeting, which would be the Annual Meeting of the Council would be held on Tuesday May 18th at 18.15.

Meeting Closed at 19.15

Signed

Chair

Date