

PEOPLETON PARISH COUNCIL

Clerk Lisa Cope, Email: peopletonpc@gmail.com Tel: 07773793185
Address: Walcote, Top Street, Charlton WR10 3LE

Minutes of the Parish Council Meeting held on Wednesday 31st January 2024 at 7.30pm in Peopleton Village Hall

1. **Members and Officers present:** Cllrs Mason (Chair), Wall, Bailey, Baxter, Phillips, Harbon, Darby, MacCalman, Povey, and District and County Cllr Robinson. Nineteen members of the public attended.
2. **Apologies:** None
3. **Declarations of Interest:** None

Public Question Time

The time allocated is at the discretion of the council/chairman. Residents are invited to give their views and question the parish council on issues on this agenda or raise issues for future consideration at the discretion of the chairman. Members of the public may not take part in the parish council meeting itself. This period is not part of the formal meeting; brief notes will be appended to the minutes as an aide memoire.

4. Planning: The following planning application was discussed:

W/23/02535/OUT	Land At (Os 9381 5028) Main Street Peopleton	Outline application for construction of 8no. semi-detached 2 storey houses each with a car parking space, all matters reserved	Pending Decision
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Cllr Mason shared concerns already raised on the application online via various parishioners and authorities.

Cllr Darby wanted to highlight that the Parish Council are not against more housing in Peopleton but want to encourage the right development in the right area for the village its and the proposed development is along a conservation area with the Church in view.

Cllr Phillips raised concerns with the lack of detail in the plans and would like more detail on the terminology of 'affordable housing' and whether the houses will be energy efficient.

Cllr Bailey questioned whether the proposed plans are out of keeping with the area in their design and whether the plans could be changed to be more in keeping with the area, possibly incorporating the barn which was historically approved for planning permission to make it more sympathetic to the surroundings and visually appealing more appealing.

Cllr Mason suggested that the parishioner comments are collated along with councillor views and a response formed for Wychavon on behalf of the Parish Council for Councillors to approve before being submitted- this was seconded by Cllr Phillips with all in favour.

5. **Date of next meeting:** To confirm the date of the next Ordinary Parish Council Meeting as Wednesday 13th March 2024 at 7:30pm

Signed

Dated.....

Future meetings

March	13/03/24
May	15/05/24
July	10/07/24
September	11/09/24

AIDE MEMOIR

-Two parishioners commented that extra housing would be welcomed in the village and is needed

-One parishioner commented that flooding would be a further concern if more houses were built in the village due to the run-off from additional concrete.

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-Two parishioners noted concerns with access both during the build and after the build as it is currently via a dirt track. The access would not be wide enough for the volume of traffic and for delivery/ construction vehicles. It was queried who would maintain the track and Mr Powell commented that he owns the track. Pedestrian access and visibility was also highlighted as a concern if the build was to go ahead with visibility splays needing to be checked.

Mr Powell commented that the access could be changed for the houses to be accessed from another direction/access point.

-One parishioner commented on sewage and the need for soil surveys to ensure that the land is not contaminated. Mr Powell commented that the land is definitely contaminated but he believes that the government have funds available to deal with this issue.

-One parishioner voiced concerns that by allowing basic housing the buildings would set a precedent for more development of a similar nature within the village

-One parishioner asked if Mr Powell would be building the houses himself and Mr Powell replied that he does not know as yet.

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