

Brafferton & Helperby Parish Council Meeting Minutes

Wednesday 21 August 2024
Held in the Village Hall at 7.30pm

Present: Cllr Nigel Denison (Chairman), Cllr Peter Mitchell, Cllr Mark Darwin, Cllr Deirdre Brown, Cllr Andy Gale, Cllr Angela Horner, Cllr Alyson Baker (North Yorkshire Council (NYC)), Roger Clements (Clerk) and 10 Members of the Public (MoP).

1. Apologies for Absence
 - 1.1. Apologies were received from Cllr Matt Boyle.
2. Declarations of Interest not already declared under the Council's Code of Conduct or members Register of Disclosable Pecuniary Interests
 - 2.1. No declarations were made.

Cllr Mitchell proposed a procedural motion that Item 14.1 be moved forward to follow item 2 – **resolved.**

14.1 Proposed housing development east of Boroughbridge Road

Chairman invited councillors to each comment on the proposed housing development east of Boroughbridge Road. While there was an acceptance that there was a countrywide need for more houses some councillors opined that this village was being asked to accept additional housing at too fast a pace. There were concerns that traffic speeding issues on the Boroughbridge road would be exacerbated by more vehicles using Broad Ford Drive if the development were to grow to total 55 houses – a road through the development onto the Raskelf Road might be a safer option. Village infrastructure and services already appeared at or beyond capacity; 27 more dwellings could only worsen this situation – this would be improved if infrastructure improvements preceded house building. There was a suspicion that further housing westwards may follow, further worsening the situation. Council decided to make a neutral comment to the developer.

3. Public Participation
 - 3.1. Initial comments centred upon the development at 14.1 above and a majority of MoP agreed with the Council's opinion that too many new dwellings were being built at the same time.
 - 3.2. A MoP – a Drainage Board employee working locally - described the ineffective surface water drainage on Raskelf Rd and the flooding in February this year. Unless this road drainage system is cleared of mud and other debris Raskelf Rd will flood more frequently than currently (Council had a report already prepared which was about to be sent to NYC).
 - 3.3. Several MoP commented on our 'service village' lacking services, especially bus services to reach Easingwold and York.
 - 3.4. It was thought that more dwellings would naturally bring additional vehicles into the village where parking was already sorely lacking.
 - 3.5. The ability of the sewerage system to cope was questioned. Our existing system is designed such that heavy rain can overtop capacity causing sewerage spillage.
 - 3.6. One MoP was particularly concerned about a new road passing beside her garden when the house had been chosen for its quiet location for specific family reasons.
 - 3.7. Topics moved to other issues:
 - 3.8. Concerns remained on the dangerous bend on the Boroughbridge Rd by Brafferton Manor – council confirmed that it continued to raise this with NYC.
 - 3.9. Barking dogs continued to be an issue although the severity of the issue had diminished. Council was asked to continue pressing NYC on this matter – Chairman stressed the importance of those affected recording and reporting incidents.
 - 3.10. An update on progress to improve the Drury Lane cobbles was requested. Chairman confirmed that enquiries with affected householders was in progress and the Council hoped to be in a position to soon commission the work.

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4. Chairman's report
 - 4.1. Quickline fibre installation was hitting problems running cables through existing ducting in Main Street and may need to lift cobbles. He was monitoring the situation, and hoped a site meeting would be called with the Council represented.
 - 4.2. Pilmoor Solar Ltd are suggesting that the number of late objections to the solar farm will have reduced cash available to provide Community Benefit funds – PC waits with bated breath.
5. News from North Yorkshire Council (NYC)
 - 5.1. Cllr Baker summarised current topics of interest from NYC: Locality Budget now open for bids from PCs, there is a coffee pods recycling plan at recycling centres; Ageing Well in North Yorkshire positive images needed; Sutton Bank road closure 10-17 Sep and her surgery in Easingwold, Galtres Centre on 5 October.
6. The minutes of the Council meeting held on 19 June 24 was accepted as a true record and was signed accordingly by the Chairman.

Cllr Baker needed to leave the meeting asap. Cllr Mitchell proposed a procedural motion to advance item 10 – **resolved**.

10. Main Street sink hole

Chairman proposed approval for expenditure up to £500 to repair the gully sink hole in front of the Old Post House – **resolved**. Council rejected the opinion of NYC that the gully lays on parish council land and planned to reclaim the cost of repair from NYC (afternote: NYC contractor completed the repair on 23 Aug).

7. Clerk reported

- 7.1. that all actions from the July meeting were actioned or in hand.

8. Financial matters

9. Clerk's financial report

- 9.1. The final CIL payment from the Manor Gardens development was expected by end Oct 24.
- 9.2. The FY 2023/24 External Audit was complete with no comments or charge.
- 9.3. The NYC visibility displays grass cutting payment had been received.
- 9.4. Grants had been issued to Boroughbridge and Easingwold libraries and a letter of thanks had been received from the Boroughbridge library.
- 9.5. The charge of £456.00 for skip hire on the Raskelf Road allotments had been received and retrospective authority for payment was requested – **resolved**.

10. Main Street sink hole (advanced to follow item 6 above).

11. The Council noted an account received as per quotation and settled:

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| 11.1. | T Bowman | Pinfold hedge cutting | £87.50 |
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12. Matters for Consideration

12.1. Procedure for road closures for Remembrance Sunday

- 12.1.1. Chairman summarised the implications of the new NYC procedural regime for road closures and its effect on the Remembrance Day Service; the complexity of the procedure means that it was no longer feasible for the War Memorial Committee (WMC) to arrange for the closure. As the service takes place on land owned by the Council and the war memorial is a Council asset, Chairman proposed that from this year the road closures would be arranged by the Council while arrangements for the service would remain the responsibility of the WMC – **resolved**.

12.2. Attendance at the Boundary Commission Parish Sector Briefing – Thursday 29 August at 7pm – cllrs were encouraged to attend the briefing via a Teams meeting.

12.3. Proposed Aldwark Bridge toll charge increases

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12.3.1. Charges proposed: £1.00 per crossing followed by 10-year incremental increases to £1.40. Opinions varied – some cllrs thought the increases too swingeing while others thought them reasonable and probably overdue. There were concerns that the price increases would increase traffic through the village as some drivers sought to avoid the higher charge. Overall, it was acknowledged that prices had to be fair to user and bridge operator and the decision would be a matter for the regulator. Clerk to write to the Secretary of State for Transport to report the Council's views.

13. To receive information on the following ongoing issues and decide further action where necessary

13.1. Cobbles project – Drury Lane improvement nearing decision.

14. To consider the following Planning Matters

14.1. Proposed housing development east of Boroughbridge Road – advanced to follow item 2 above.

15. To receive the following Planning Decisions/information

15.1. Planning Application ZB24/01430/CAT, proposed works to trees in a Conservation Area at Brafferton Hall East, Brafferton - **permitted** by North Yorkshire Council

15.2. Planning Application ZB24/01122/LBC, proposed listed building consent to demolish and replace lean-to greenhouse on a listed wall at 4 Brafferton Hall Gardens at 8 Bridge Street, Brafferton - **permitted** by North Yorkshire Council

15.3. Planning Application ZB24/00913/FUL, proposed residential scheme for 8 units on land to the south of Raskelf Road, adjacent to Balk Avenue, Helperby - awaiting decision by North Yorkshire Council

15.4. Planning Application ZB24/00065/FUL, construction of 2 dwellings on land at St Peter's Close, Brafferton - awaiting decision by North Yorkshire Council

15.5. Planning Application ZB23/02461/FUL, proposed installation of solar farm comprising ground mounted solar PV panels and associated infrastructure at OS Field 5220, south of Pilmoor Grange, Pilmoor, Brafferton - **permitted** by North Yorkshire Council

15.6. Planning Application ZB23/02384/FUL, proposed creation of a locally equipped play area at the Sports Ground, Back Lane, Helperby - awaiting decision by North Yorkshire Council

15.7. Planning Application ZB23/00771/OUT, outline planning application for 1 x dwelling with all matters reserved except access on land at Brafferton Manor, Brafferton – awaiting decision from North Yorkshire Council

16. Closing Matters

17. Matters for inclusion on the agenda for the next meeting

17.1. None were proposed.

18. The date of the next meeting of the Council was confirmed as Wednesday 18 Sep 24.