



# WANSFORD PARISH COUNCIL

[www.wansfordvillage.co.uk](http://www.wansfordvillage.co.uk)

*Clerk: Wendy Gray*

7 Middle Street, Elton, Peterborough. PE8  
6RA

Tel: 01832 280221

[wendy7wansford@hotmail.co.uk](mailto:wendy7wansford@hotmail.co.uk)



## MINUTES OF MEETING HELD IN THE WANSFORD COMMUNITY HALL ON MONDAY 16<sup>TH</sup> NOVEMBER 2010 AT 7.30 P.M.

Present: Cllr P Hughes – Vice Chairman  
Cllr T Pearson  
Cllr G Stevens  
Cllr T Sortwell  
Cllr G Ward

In Attendance: Mr J Stannage, Mr D Stuart-Mogg, Mr A Jones and Mr P Tate

The meeting started a few minutes late as a key to the meeting room needed to be found. Cllr T Sortwell agreed to take notes of the meeting.

### 1. Apologies for Absence

Cllr R Clarke, Mrs W Gray Parish Clerk

### 2. Declaration of Interest

None

### 3. Planning:

o 10/00873/NONMAT – Rivermead, Bridge End, Wansford  
Non-Material amendment to planning application 09/00543/FUL - Replace glazed screen with railings to the veranda, positioning of 2 no. stone pillars, reposition chimney, reduction in size of south facing window and reposition French windows and windows to the south elevation – these are minor amendments which have already been done. Wansford Parish Council objects to being informed in such a way and so late after the event. Express our dismay that the planning had been circumvented in such a way. This is not a ‘non material’ amendment, these are alterations and additions to the original plan.

o 10/01456/FUL - Consultation on Planning Application (Full) Rivermead, Bridge End, Wansford - Retrospective permission for construction of orangery, piers and entrance gates, increase in height of retaining walls and railings to walls – these are details to the construction which appeared during the build and were highlighted to PCC. Enforcement action was threatened if plans were not submitted by RPS Construction. Mr Alan Jones offered the Parish Councillors some information on the history of the construction on the site. The original house was built in 1980 and was controversial at the time. Alan moved there with his family in 1983 and then built two new houses in 2007. He sold Rivermead to Mr and Mrs Wright in 2008, but retained

*Actioned by:*

Signed: ..... Date: .....  
R J Clarke, Chairman

ownership of the access. He was pleased that they wanted to re roof and reface the house which enhances the whole area, he was also pleased that the correct material has been used but is amazed that the sae planning department with which he had had such issues with whilst building the two new properties has allowed Mr Wright to add things ad hoc. On tope of this Alan has been blamed by a number of residents for the developments. Issues – having endured two years of construction, the last thing he wants is for the whole thing to start again and PCC has no track record in pursuing those who have strayed.

- The orangery – clearly breaks up the line of the 45 degree roof lines and is a flat roof in a conservation area – VDS 4 VDS 12 Supplementary Planning Document – strong objection
- Railings on raised bed/first section nearest to Bridge End – Objection
- Height of retaining walls – Object, never had the walls in the original plans, how can they increase the height of something which never appeared on the original plans
- Lights – as an observation – not in keeping with conservation area, their design and intensity are overpowering
- Piers and entrance gates – Object, not in original plan

General comments: why has PCC not taken any action over the last two years, over 30 violations? Real concerns, this case could be opening the floodgates for future similar house developments with this conservation area. The way that this project has been managed by PCC has been severely lacking. Procedures have not been acted upon. The fact that neither Neville Wright nor Richard Pratt has turned up shows their contempt for the process.

○ 10/01488/CTR – Consultation on Conservation Area Trees Notification Fell 2 x Leylandii on border of Spring House and Church Cottage; remove dead branches of one Willow tree and one Cherry tree to front of house; prune by 1-2 metres overall, 1 x Sycamore tree which overhangs Church Cottage at 3 Yarwell Road, Wansford – no objections were raised.

○ Supplementary Planning Document – As councillors were expected to comment on this Cllr Sortwell expressed concern that she had not been forwarded a copy of this document. David Stuart-Mogg suggested a number of inaccuracies and amendments which he would e-mail to Parish Councillors for which the Parish Council expressed their thanks. There was also some confusion over the exact boundaries of the new conservation areas. It was agreed to request an up to date clear plan of the proposed increases of the Conservation areas.

### **Request for additional item on agenda**

It was agreed to discuss issues relating to the safety of the Church Wall – it was acknowledged that the Church Wall was discussed at the last Parish Council meeting as part of the Supplementary Planning Document. Mr Jim Daley had suggested that buttressing the walls would not be a recommended action, the SDP suggest using matching stone/materials.

Signed: ..... Date: .....  
R J Clarke, Chairman

Mr Paul Tate, Church Warden then spoke to the meeting:

PCC have been looking at the wall for a few years, their engineer thinks it is now dangerous and may not last another winter and it now therefore requires urgent attention. PCC is responsible for the wall but have no budget, there is likely to be a large number of unknown burials in the soil directly behind the wall. The Diocesan Advisory Committee (DAC), DAC is clear that a faculty has to be obtained regarding any human remains that may be found and how the churchyard may be left following any work. A meeting was held on 20<sup>th</sup> September but no agreement could be made on what should be done. A number of suggestions have been made. Dave Adams, PCC Bereavement Officer suggested buttressing. This was reported to DAC and PCC. DAC and T Christie also encouraged this. The DAC have, however, indicated that they would support the faculty for drill holes to be commissioned to ascertain if there are any remains.

PCC are only concerned with three areas of imminent danger of collapse. It was agreed:

- Urgent action required
- Request that footpath is closed immediately to prevent the wall from potentially falling on any pedestrian
- Request that drill holes are undertaken forthwith

In the meantime Wansford Parish Council would be attempting to broker a meeting with DAC and PCC.

Paul Tate requested that he is copied in to all communication on this matter.

#### **4. Play Area**

No further news, still awaiting response from PCC. Agenda item for next meeting, include involvement of Haycock/Stibbington PC also Thornhaugh Environmental Association might support.

#### **5. Date of next meeting:**

Monday 6<sup>th</sup> December 2010

Signed: ..... Date: .....  
R J Clarke, Chairman