

Minutes of the Meeting of Kegworth Parish Council (KPC) held on Monday 4th November 2019 at Parish Council Offices, 1 London Road, Kegworth at 7.30pm

Councillors present: Gary Bishop (GB) - Chair, Chris Carter (CC), Martin Hawksworth (MH), David Hignett (DH), Emma Hogan (EH)

Parish Clerk: Vicky Roe (VR)

One member of the public and District Councillor Bertie Harrison-Rushton were present. Cllr Harrison-Rushton reported that he was still awaiting the outcome of the planning application for 22 Whatton Road.

106/19 Apologies for absence

RESOLVED: Apologies received from Cllrs Cheryl Maguire, Paul Mellan, Julie Pendleton and Carol Sewell.

107/19 Declarations of interest with regard to items on the Agenda

RESOLVED: GB declared a non-pecuniary interest in planning matter 19/01859/FUL, 6 Bulstrode Place.

108/19 To receive a Police Report

RESOLVED: No Police were present. MH reported on crime and incidents for September as follows: Violence and sexual offences at Moore Avenue; Violence and sexual offences at Kirk Ave; Criminal damage at Queens Road; Violence at Jeffares Close; Anti-social behaviour (ASB), criminal damage, vehicle crime at Mulberry Gardens; Burglary at Derby Road; Burglary and vehicle crime at Frederick Ave; Theft at Nine Acres; Criminal damage at Hillside; Criminal damage at Thomas Road.

109/19 To approve and sign Minutes of Parish Council Meeting held Monday 7th October 2019

RESOLVED: Minutes were approved and signed.

110/19 Financial Matters

- To approve payments
RESOLVED: List of payments were approved and signed
- To receive bank reconciliation and statement of accounts to 30th September 2019
RESOLVED: Bank rec and statement of accounts received by Councillors
- To agree contractor to carry out play inspections
RESOLVED: Currently, inspections of play areas and any subsequent repairs are carried out by the same contractor. Councillors agreed in order to ensure best practice, inspections and repairs should be separated. Cllrs agreed to instruct the Play Inspections Company to carry out quarterly inspections, which included a full annual inspection. Cllrs noted the move to a new contractor would result in a financial saving.
- To agree quote of £132.00 for additional works to trees overhanging from St Andrew's Churchyard
RESOLVED: Leicestershire County Council had requested these works be carried out. Cllrs agreed the quote of £132.00.

111/19 To discuss/note planning applications (PA), planning permissions (PP), planning consultations (PC) and listed building consent (LBC) from NWLDC including:

- **18/02227/FULM** Erection of 3 no. office buildings (Class B1a & N1b), access, car parking, landscaping & associated works at EM Point Finger Farm Site J23A M1 Castle Donington
RESOLVED: NWLDC had provided KPC with a letter dated 10th October 2019 from Jeremy Williams of ID Planning to explain the changes made to the original application. Cllrs were disappointed to note that none of their previous objections had been addressed within this letter. As a result, KPC reiterated its objection made on 15th

January 2019, as follows: The Council is very concerned regarding the lack of parking spaces. Scott informed us that 450 people would be working across the three buildings however there are only 251 car parking spaces provided which the Council feels is completely inadequate. We understand that the developer is installing a number of cycle racks however with the site not being in close proximity to Leicester/Nottingham or Derby and during winter months, we have many reservations as to how many of the 450 workers will in fact cycle to work. We understand that there is a bus stop around a 5-6 minute walk away but again, are not convinced that a great proportion of the workforce will be using public transport. It will be noted that East Midlands Parkway is not in close proximity to the site and so train travel is not likely to be utilised. Scott informed the meeting that County Highways have asked for additional information and we are therefore hopeful that Highways are giving this aspect further consideration. It is a significant concern that people could drive into Kegworth village to park and then car share to the site. You will already be aware that Kegworth village is already saturated with people who park here all day and then car share on to Nottingham and other locations. We also have a large student population who share homes, all of whom have cars as well as people who park in our village and catch the bus to the airport to go on holiday. The village will be completely unable to cope with additional cars and this is an added reason why on-site parking should be adequate and reflective of the numbers that will work there. The Parish Council is also concerned regarding the positioning of the toucan crossing. If this is positioned too close to the roundabout, it could cause a backlog of traffic at the roundabout however, positioned too far away, vehicles will begin to gather speed up to the crossing. The Council would therefore ask that further consideration is given to the positioning of this crossing.

- **19/01859/FUL** Two storey rear extension and single storey front extension to form porch at 6 Bulstrode Place, Kegworth
RESOLVED: Cllrs agreed no objection.
- **19/02001/FUL** First floor side, two storey side and single storey side/rear extension at Willows Farm, Long Lane, Kegworth
RESOLVED: Cllrs had no objection to the application in principle, but they did object to the use of UPVC windows as it materially affects the appearance of the building, given the age of the property. Cllrs requested that windows which are more in-keeping are installed.
- **19/01919/FUL** Erection of single storey extension at 24 Broadhill Road, Kegworth
RESOLVED: Cllrs agreed no objection.
- **19/01945/FUL** Change of use of agricultural buildings and silage store to B8 use, including storage of caravans and self-storage, excluding use as a distribution centre, sorting depot or retail warehouse and excluding any physical changes to the buildings at Molehill Farm, Ashby Road, Kegworth
RESOLVED: Cllrs agreed no objection.
- **19/02003/CLP** Certificate of lawful proposed use of dwelling house as a small HMO (class c4) at 47 Windmill Way, Kegworth
RESOLVED: Cllrs had asked District Cllr Harrison-Rushton to call this application in however were informed that as it is a 'CLP' application, this could not be done. Cllrs reiterated their significant concerns regarding the overall number of HMOs and shared housing in Kegworth which continues to increase. This type of occupation is having a detrimental effect on the village for several reasons, all of which have been made clear to NWLDC in the past.
- To note planning permission at East Midlands Gateway, non-material amendments at Slack & Parr Limited, consent to display advertisement at Unit 2 Wilders Way and prior approval of demolition works at garages 1-2 Mount Pleasant
RESOLVED: Noted by Cllrs.

112/19 To agree how to proceed in relation to the Woodtuners Lease / Licence to Assign

RESOLVED: Further exploration required regarding the original Lease. Cllrs would revisit this matter at a future meeting.

113/19 To note most recent communication regarding Leicestershire County Council's Unitary Proposals and to discuss any response

RESOLVED: Noted by Cllrs.

114/19 Date of next meeting – Monday 2nd December 2019

RESOLVED: Noted.

The meeting closed at 8.20pm