

# WHITTLESEY TOWN COUNCIL

## Minutes from the meeting of the Full Council on Wednesday 10<sup>th</sup> April 2019 at 7.30pm at Grosvenor House, Grosvenor Road, Whittlesey,

**Present:** Cllr Mrs Windle, Butcher, Miscandlon, Mason, Boden, Wicks, Dorling, Mrs Jolley, Mrs Mayor, Bristow

**Officer in attendance:** Mrs Sue Piergianni

Recording: DS250.ds2

### **F61/19. To receive apologies from absent members and the reason for the apology.**

Cllr Whitwell (holiday), Cllr Curtis (holiday), Cllr Mrs Laws (personal), Cllr Garratt (no apologies)

Cllr Mrs Windle spoke on behalf of the Full Council and wished it minuted that everyone is thinking of Cllr Laws at this very sad time on the passing of her partner.

Cllr Mrs Windle expressed her thanks on behalf of the Full Council to the following retiring Councillors, Butcher, Curtis, Garratt and Mrs Jolley for their dedication to the Council over many years.

### **F62/19 Declaration of Members Pecuniary Interests, on items to be discussed later in the agenda and the Council to decide which items are to be discussed as confidential under agenda item number F81/19.**

Cllr Miscandlon as a member of FDC Planning Committee advised that should Planning applications be discussed he may comment but reserve the right to change his mind should more information become available later.

### **F63/19 Presentation from Mr Andrew Hodson – Pegasus Group Planning and Design regarding the proposed mixed development at Kings Dyke Bridge.**

Cllr Miscandlon left the meeting at 19.37.

Mr Hodson advised he is acting for the land owner Paul Adler, the proposed road alignment cuts the livery site in half, therefore making it an unviable business for livery, they are seeking to look at the potential benefits to bring employment to this area with the good transport links. They have had initial discussions with FDC and will continue them before the formal pre-app discussions. Part of the planning application when this the bridge was agreed was a spur off the roundabout to link to the south of this site. The current plan is indicative, business units, car sales, distribution and warehousing, roadside retail / Hotel / Restaurant, there is also an opportunity for existing businesses along the A605 to move to this site. This is all in line with the existing local plan. Archaeology tests are being carried out along with ecology surveys and tree reports prior to any works taking place.

Cllr Boden welcomed that the developer had attended the meeting to discuss the proposals and felt the proposals were needed and he was glad that they were not putting housing on the site. Fenland have a desperate shortage of medium sized office space, very pleased that a hotel is proposed as this is not only needed for Whittlesey but also Peterborough, and finally the distribution proposals are perfect for this location.

Cllr Boden has been in touch with CCC and James Palmer's office regarding the bridge, it is impossible for CCC or the Mayor's office to issue a statement due to the council being in Purdah, however, Cllr Boden made the following personal statement.



"This is a personal statement from me and is not to be taken as an official statement from Cambridgeshire County Council or from any other public body restricted by Purdah from making any announcements before May 3<sup>rd</sup>.

As ever, a great deal is going on "behind the Scenes" with the King's Dyke Bridge, but for reasons of commercial confidentiality whilst price-sensitive negotiations are on-going it would be entirely inappropriate to give full details as to where we are right now. Suffice to say that it appears to be going in the right direction for Whittlesey!!!

Kier were contracted following a "design and build" tender process to design the bridge. They finished that and were paid for the design phase. Now, as we go to the build phase, they effectively have first rights to put in a competitive bid for the build phase too. Negotiations are ongoing at a much higher level than I had anticipated, and I'm personally very hopeful that we'll have no delay and that Kier will be able to demonstrate both the commitment and the capacity to build the bridge well within the existing budget. Obviously, no one can guarantee that until negotiations are complete, since Kier must prove that they will provide best value for the construction phase. Just for once, we have a major local public infrastructure project where the commissioning side is robustly fighting the taxpayers' corner to ensure both resilience of delivery and the lowest possible price.

Those commercial negotiations are on-going, and it would be the height of irresponsibility to undermine the Commissioner's negotiating position by issuing a public running commentary on those negotiations. I personally have every hope, however, that Kier will meet all our requirements and that there will be a positive announcement able to be made next month, once purdah is lifted.

It is wrong for anyone to suggest that Kier is on the brink of collapse. But, as prudent custodians of the public purse, it should come as no surprise that those commissioning the bridges' construction are aware of the need to protect the public purse in all conceivable circumstances" End.

Cllr Miscandlon re-joined the meeting 7.50pm

#### **F64/19 Police matters including CCTV Report**

Members received the report.

There were comments in the report regarding knife crime in Fenland, members suggested a knife amnesty with a specific collection point. The Clerk to email Sgt Lugg and ask for his comments.

#### **F65/19 Street Scene Officer Report**

Members received the report.

Kings Delph – the portaloo door looks damaged, the Clerk to advised CCC and FDC that the portaloo is either broken or the door has dropped and needs repair.

#### **F66/19 To confirm and sign the Minutes from the Full Council Meeting held on Wednesday 13<sup>th</sup> March 2019.**

**Ratified:** The minutes were approved and signed as a true record.

#### **F67/19 Public Forum**

To allow any member of the public to address the council. Time allowed 15 minutes in total.

9 members of the public were present.

Mr Robertson commented how bright the town looks with its new white and yellow lines

Mr Boddington – asked if a new portaloo could be installed at Kings Delph, the Clerk to email FDC



### **F68/19 Information Only.**

There is no information

### **F69/19 Invitations.**

There are no invitations

### **F70/19 Consultations**

- CCC are carrying out a stakeholder survey regarding the Highways Service and Street Lighting Service. They only require one response from the council – Cllr Mrs Mayor to put the response together.
- 2019 – Consultation on local guidance list – Cllr Boden advised there was nothing site specific to Whittlesey, however some of the procedures were in question, they failed to identify that adopted local neighbourhood plans which need to be taken into consideration when any application of this type is considered.

### **F71/19 To report the minutes from the Finance & Policy Committee on Monday 18<sup>th</sup> March and receive the minutes from Monday 18<sup>th</sup> February.**

- To report the bank reconciliation – There was no update as we are only 10 days into the new financial year.
- To report the list of payments & list of uncashed payments – no payments for approved
- To report the year to date figures (2019/2020) – no data present.

### **F72/18 To approve the Year End 31<sup>st</sup> March 2019.**

To receive & Approve the following additional information.

- Bank reconciliation at 31<sup>st</sup> March 2018
  - Explanation of significant variances between box 7 and 8 of the AGAR
  - Balance Sheet
  - Fixed Assets and Long-Term investments
  - Reconciliation between box 7 and box 8
  - Year End working Document
  - Schedule of all borrowings
  - Summary of Receipts and Payments
- All the above document were approved, proposed Cllr Dorling, seconded Cllr Miscandlon, with a unanimous vote in favour.

Cllr Mrs Windle thanked the Chair of F & P and the Clerk for the accuracy and presentation of the figures for the year end 31<sup>st</sup> March 2019

### **AGAR**

The RFO must sign and date 'Section 2 – Accounting statements 2018/19' before it is presented to the authority. The Clerk confirmed she had signed and dated section 2 prior to the commencement of the meeting. At the meeting the documents must be approved in the following order:

- a. Consider and approve the Annual Governance Statement (Section 1 of the Annual Governance and Accountability Return 2018/19 Part 3') proposed Cllr Dorling, seconded Cllr Mrs Mayor, unanimous vote in favour.
- b. Consider and approve the Accounting Statements (Section 2 of the Annual Governance and Accountability Return 2018/19 Part 3') proposed Cllr Dorling, seconded Cllr Mrs Jolley, unanimous vote in favour
- c. Ensure the Accounting Statements are signed and dated by the person presiding at the meeting at which the approval is given. Cllr Dorling proposed, seconded Cllr Mrs Mayor, unanimous vote in favour.



**F73/19 To report the Planning Minutes from Wednesday 4<sup>th</sup> April 2019 and receive the minutes from Monday 18<sup>th</sup> March 2019.**

**Ratified:** The minutes from the 18<sup>th</sup> March were approved and signed as a true record and the minutes from the 4<sup>th</sup> April 2019 were reported.

**F74/19 – To report the Community Projects minutes from Wednesday 4<sup>th</sup> April 2019.**

The minutes from Wednesday 4<sup>th</sup> April were reported.

**F75/19 To receive verbal reports from members who have attended meetings with outside bodies.**

Cllr Bristow, along with Miscandlon and Butcher, attended the Burnt house Environmental Fund meeting, there were 2 applications from Whittlesey parish, and both were approved. The Burnt house group are looking to amend the application and make it more user friendly. Should the local Street pride apply for a donation they do not have to answer the question about policies when applying due to FDC being the overriding authority and already have completed these documents for all Street pride groups.

Cllr Bristow – Community Rail Partnership – Greater Anglia still committed to providing an hourly service, however they cannot commit to this in 2019 and will be issuing a statement to this effect. They have six units being used for driver training, they will be used on trains going through Whittlesey and have double the capacity. They are going to put six planters into the station and have a day set aside for clearing the weeds. Cllr Bristow made a personal statement and stated he is of the opinion that there will be improvements to the railway station within 12 months, car park, footpath, railings around the station, lighting and signage.

Cllr Boden – meeting with Fenland Bus and Coach operator's organisation who will canvass if any of the members may be able to assist with an evening service between Whittlesey and Peterborough.

Cllr Miscandlon – Morlock – manufacturers of SIDD's and training, the new SIDDs have facilities on them which are acceptable to the police, they have stealth monitoring and can be moved around. It does not have ANPR recognition. Cllr Miscandlon will be attending a training session on these.

Cllr Butcher & Miscandlon re bus shelters at Kings Dyke, they cannot move the existing ones, however they are going to install two additional ones, these will be bus stops but not necessarily bus shelters, these will be located near the proposed new housing development.

**F76/19. To discuss any planning applications received from Fenland District Council for comment including: -**

To receive the list of planning application decisions.

**F77/19 Ward Matters**

Cllr Bristow – Vandalism in Lattersey Ward – Station Road Rec – flooring damaged – FDC have closed the play area, 1<sup>st</sup> estimate for repair is £3250.00.

Antisocial behaviour at the garages around Sycamore Avenue and Hawthorn Drive, the garages have now been boarded up.

Cllr Dorling – could members please send any details of green spaces to Cllr Whitwell to assist with the continuation of the Neighbourhood Plan.

Cllr Miscandlon – Pondersbridge Bus Shelter – CCC negligent in repairing the area to prevent flooding, the repairs have been ordered and will be completed shortly.



## **F78/19. Agenda items for Discussion.**

### **Neighbourhood Plan & Finances**

£7663.00 not spent from the 2018/19 budget, the NHP was budgeted to spend 5K as there is a large underspend, could this be ringfenced for this year 2019/20 as nothing has been budgeted for this year. Members suggested that this is discussed at a future meeting.

### **Coates Conservation**

Members were advised that the draft proposal is a working document for review by members, and that this not in the public domain.

### **Property working group update**

Since the last Whittlesey Town Council meeting the Property Working Group has held a series of meetings with our Architects, Swann Edwards, and the council's preferred contractors, NB Construction, to negotiate costings and work schedules for the conversion of the former police station in Queen Street into council offices, chamber and living accommodation within the agreed budget of £260,000 plus contingency sums of approximately 10%.

To achieve these objective certain compromises have been necessary to the original specification and a new schedule of agreed amendments, value engineering and cost savings have been drawn up resulting in a final costing for the project of £244,303 with a contingency sum of £29,006 set aside for unforeseen expenditure.

Whilst this appears good news at first sight, to achieve these figures it will be necessary for Whittlesey Town Council to agree to pay an additional £8,716 directly to British Gas for the supply and installation of the required utility.

We are advised by Swann Edwards that at the present time all these costings are subject to Value Added Tax and as Whittlesey Town Council is not registered for VAT there is a potential further liability of £50,604.

Therefore the Property Working Group have consulted at no cost with VAT and Tax Consultants, Elysian Associates who have informed us that they are in a position to advise on lawfully avoiding taxation in some instances and in others on methods of reclaiming at least part of our VAT liability at a consultancy cost of £1975 + VAT.

The recommendations of the Property Working Group are therefore:

1. That we accept the quotation price from NB Construction of £244,303 with a contingency sum of £29,006 plus a direct payment to British Gas of £8,716.
2. That we engage the services of Elysian Associates to recover VAT in part or whole in the sum of £1,975.

Subject to approval of Whittlesey Town Council the construction and refurbishment of the new council premises can start before the end of April with a scheduled completion at the end of July 2019.

Finally, as we near the end of the present administration of Whittlesey Town Council I would like to record my personal thanks to the Town Clerk, Mrs Sue Piergianni, and Cllrs Miscandlon, Dorling and Butcher who have assisted me throughout a lengthy and exhausting process over many months and also to Cllr Wickes for his contribution during the early days of the process.

The recommendations above were proposed by Cllr Mason, seconded Cllr Miscandlon with a unanimous vote in favour.

### **Rights of Way**

Defer to June meeting.





**Article 4 Direction**

Cllr Whitwell requested the following article be discussed by the Council.

Members were advised there are only 28 mud walls surviving in Whittlesey and this is the only place in Cambridgeshire that has mud walls, out of the 28 only 2 are protected. With an Article 4 Direction in place we can provide protection for the selected mud walls. Currently they can be demolished under General Permitted Development, the Article 4 Direction would prevent this. "Where an article 4 direction is in effect a planning application may be required for development that would otherwise have been permitted development, Article 4 directions are used to control works that could threaten the character of an area of acknowledged importance". "Article 4 directions may be used to require planning permission for the demolition of a on designated heritage asset. The order is applied for by the local planning authority. Cllr Whitwell requests that WTC request that FDC apply for the Article 4 and it is levied on all the mud walls to ensure they are protected for perpetuity. This was proposed by Cllr Wicks, seconded Cllr Boden with a unanimous vote in favour.

**Data Shredding**

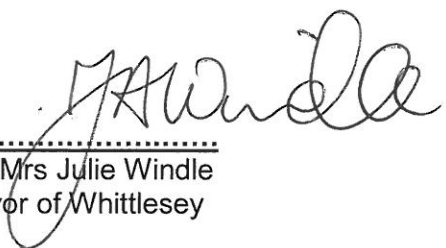
In the absence of Cllr Whitwell, the Clerk was asked to report that a shredding service is available at the following cost, £60.00 + VAT for 150 Kilos, above 150 kilos, its 25p + vat per kilo, you will at the end receive a certificate of destruction. Members agreed to engage the services of the above company to deal with all the surplus documents prior to the move. This was proposed by Cllr Dorling, seconded Cllr Boden with a unanimous vote in favour.

**F79/19 Date of next meeting – Wednesday 8<sup>th</sup> May 2019 – Annual Meeting.**

**F80/19. Exclusion of the Public, including the Press.**

**F81/19. To discuss those items previously agreed at agenda item F62/19.**

**Meeting Closed: 21:10**



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Cllr Mrs Julie Windle  
Mayor of Whittlesey

8<sup>th</sup> May 2019.

