



PATELEY BRIDGE TOWN COUNCIL

The Council Chamber, King Street

Pateley Bridge, HG3 5LE

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MINUTES OF THE MEETING HELD ON 2ND JANUARY 2024 AT 7.15PM IN THE COUNCIL CHAMBER.

Present:

Cllr. C. Thompson (Chair) Cllr. S. Lumley (Acting Vice Chair) Cllr. D. Brackley Cllr. J. Leggett	Cllr. C. Skaife Cllr. N. Thompson Cllr. J. Ward Cllr. J. Wardman	<u>In Attendance:</u> Clerk: Miss Suzanne Smith Councillor Murday (NYC) 11 members of the public 1 member of the press
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2324/195 Apologies for absence

Cllr. Critchley - away

Cllr. Holt – away.

Cllr. Wright – away

2324/196 To receive Councillors' Declarations of Interest and consider any requests for dispensations - none.

2324/197 Parishioners' Representations

a) Representations from Parishioners Present.

Members of the public raised concerns about planning application **ZC23/03583/FUL** - 1 Harewell View Harewell Close Glasshouses HG3 5Q - Sub-division of existing cottage into 2 dwellings and erection of single storey extensions to rear. Erection of 2 no dwellings with carports to rear (revised scheme with alterations to parking and position of dwellings)

The points raised included the following:

- 1) Traffic and parking problems that the new development would exacerbate.
- 2) The potential impact on the sewage infrastructure, given it is already under pressure in that part of the village.
- 3) The need to protect the current pedestrian and vehicular rights access rights across the land to the cricket club (which do not completely follow the right of way shown on the definitive map).
- 4) The need to restore the garden area which used to be well maintained, productive and included trees but which is now a heap of rubbish with weeds growing in it, after being flattened by the developers.

The Chair moved to item 2324/20.a.1 Planning Matters so this application could be discussed now.

Cllr. Murday said it was unclear as yet whether this application will come before the Planning committee. To justify calling it in, he needs to provide material planning considerations and he does not feel he has those as stands. However, he will meet with the residents to discuss their concerns further.

Concern was raised that the right of access across the land to the cricket club was currently being restricted by a locked gate, which was only opened as required. It was agreed that NYC needed to be informed about this now and every subsequent time the gate was reported to be locked.

Resolved: that the clerk writes a full response, which is based on the following:

PBTC neither supports nor objects to the application but wishes to make comments or seek safeguards as set out below.

PBTC calls for the following:

- Protection of the access rights along the old railway line for pedestrians and vehicular access to the private land abutting the cricket pitch, which have been rights of way confirmed by custom and practice for over 50 years. (NYC to be notified that a gate has been locked on a right of way and to seek for this to be prevented going forward.)
- Protection of the long-established vehicular right of way for occupants of 2 Harwell View, which will be obstructed by the proposed new boundary wall marked on plans between number 3 and the end terrace development, number 1.
- Measures to mitigate parking and potential congestion on Harewell Close during construction phase and afterwards.
- Measures to ensure that the sewage infrastructure is sufficient to serve the new properties effectively.
Cllr. Brackley voted against.

The Chair moved back to 2324/197.

b) Written Representations from Parishioners

i. A request to support residents of The Knott by applying to NYC for a new grit bin on their behalf.

While members agreed that a bin in this location would be good, they were concerned as to whether NYC would service an additional bin. Indeed, there used to be one there, but it was taken away due to rationalisation.

It was agreed that NYC Cllr. Murday would look into this and report back.

ii. An appeal for support for the Sunday/Bank holiday services of bus service 24 Pateley Bridge – Harrogate.

Resolved: that PBTC supports this.

2324/198 Minutes

Resolved: that the minutes of the meeting held on 5th December 2023 are approved and signed as a correct record.

2324/199 Matters Arising

The Clerk's report was received and noted.

2324/200 County Council and Highway Matters

a) Report from the County Councillor.

This was received and noted.

Cllr. Wardman noted that there were streetlights out on Church Street, and Panorama Walk.

b) **Update on the Glasshouses Mill S106 situation.**

Cllr. Murday said that we will just need to wait for the outcome of this. The residents continue to have difficulty dealing with the property managers. There is still a massive hole, which has not been fixed. There is a leakage of sewage somewhere, which has been raised with Environmental Health.

The people who looking to set up the shop are waiting to hear back from Glasshouses 123 Ltd before they spend money on their project. The shop building is currently just a shell.

The re-application is still being considered by developers and planners. As stands, S106 will still be within phase 1.

Long Course Weekend – 6-8 September 2024

Cllr. Murday said there remained lots of questions about this, including about liabilities, such as who will be responsible for clearing up afterwards.

There is a portal on which councillors can put questions and get answers within 4 weeks and he had raised matters on there and will report back once he has the responses.

Cllr. Skaife expressed concerned about local amenities, such as toilets. The toilets on the Rec are at risk of flooding. The public infrastructure is not sufficient to accommodate so many people.

Cllr. Murday expressed hope that better infrastructure may be put in place, which would be helpful and good for the long term.

There will be a temporary camping site at the showground, which will go some way towards providing the extra accommodation that will be required. However, it was noted that Nidderdale is already booked up at this time of year, even without the event.

NYC is paying £25,000 for this. Cllr. Murday wants to know if NYC will get part of the profits or whether it should be paying at all.

c) **Matters Relating to Previous and new Highway Issues**

Cllr. Wardman expressed concern about blocked gulleys. Cllr. Murday said that there was an ongoing programme of clearance being carried out by the NYC team. Additionally, if one gulley is causing particular problems, the team are good at coming out.

The Chair raised the matter of the 2 trees which had fallen from the Goit over the riverside footpath between Glasshouses and Pateley on New Year's Day. The Clerk had reported these incidences to the Police and via them to NYC on that day (as stipulated by the NYC emergency phone line).

Members were concerned at the number of trees that were falling and the fact that they represented a danger to members of the public.

Resolved:

- i. that Cllr. Murday contacts the NYC Arboricultural Officer to make sure that this authority is fully aware of the recent tree falls and public concern about them.

- ii. that on behalf of the community, PBTC contacts the landowners and seeks assurance that they are taking action to make sure the remaining trees are safe.

2324/201 Planning Matters

a) Applications to North Yorkshire Council

The following applications were considered, and comments resolved as follows:

	Reference Number	Address	Description	PBTC Comment
1	ZC23/03583/FUL	1 Harewell View Harewell Close Glasshouses HG3 5QJ	Sub-division of existing cottage into 2 dwellings and erection of single storey extensions to rear. Erection of 2 no dwellings with carports to rear (revised scheme with alterations to parking and position of dwellings)	See minute 2324.197.
2	ZC23/04398/FUL	Cliff Grange Farm Fellbeck HG3 5EW	Erection of a steel portal frame building to roof over a cattle yard	No objections
3	ZC23/04379/TPO	2 Riverside Cottage Nidd Walk Pateley Bridge HG3 5NA	Fell 1 no. Sycamore of Tree Preservation Order No. 01/1970 A49	PBTC thinks that the advice and recommendations of the arborist should be followed.
4	ZC23/04191/FUL	Knott Top Farm Pateley Bridge HG3 5NH	Demolition of existing shed and erection of detached garage/store with attached home office. (Revised Scheme)	No objections
5	NY/2023/0199/FUL	Bewerley Park Outdoor Education Centre, Bewerley, HG3 5JB	Consultation on planning application for the purposes of the demolition of existing accommodation and service blocks. Erection of new accommodation blocks, hub building, amenity and changing blocks, workshops, stores and associated external works including car parking, attenuation dry basin, tree removal and hard and soft landscaping on land.	PBTC positively supports this application.
6	ZC23/04529/TPO	High Green Farm Wath Road Pateley Bridge HG3 5PJ	Felling of 1no. Ash Tree within Tree Preservation Order 01/2006	PBTC thinks that the advice and recommendations of the arborist should be followed.

b) Decisions by North Yorkshire Council

The following planning decisions were received and noted:

Planning Ref	Proposal	Address	NYC Decision
ZC23/04190/DVCON	Application to vary condition 2 (approved drawings) of planning approval ZC23/01953/FUL - Demolition of existing dwelling and erection of replacement; to reposition the building; increase to the scale of the proposed dwelling and amendments to fenestration.	Fairview Millfield Street Pateley Bridge HG3 5AX	APPROVED SUBJECT TO CONDITIONS
ZC23/03857/TPO	Works to 1 no. Sycamore of Tree Preservation Order No. 01/1970 T73 Lateral Reduction by by 2.5m to the north, south & west. Reduce height between 6.6m-8m to suitable reduction points	Church Green House Old Church Lane Pateley Bridge HG3 5LZ	REFUSE CONSENT
ZC23/04025/TPO	Fell 1 no. Ash of Tree Preservation Order No. 01/1970 G36	Rivenstones Panorama Walk Pateley Bridge HG3 5NH	GRANT CONSENT SUBJECT TO CONDITIONS
ZC23/03734/FUL	Conversion of a public house to a holiday cottage	The Birch Tree Inn Lupton Bank Glasshouses	REFUSE PLANNING PERMISSION
ZC23/03962/FUL	Erection of a steel portal frame building for the storage of silage	Cliff Grange Farm Fellbeck HG3 5EW	GRANT PLANNING PERMISSION SUBJECT TO CONDITIONS

c) **Enforcement matters:** none

d) **Appeals:** none

e) **Glasshouses Mill S106** – See also under County & Highway Matters.

2324/202 Glasshouses Play Area**a) Verbal report on the playground**

Cllr. Critchley had noted that there were no further matters to report at the playground. He had confirmed that the bin had been removed by the caretaker as requested.

b) Further information on the blocked drain from the play area.

Cllr. Ward noted that the plans showed that the boundary of the land owned by the Town Council is the stream. The blocked drain in question is on the land belonging to the property, where the tenant who raised the concern lives.

He said he would be happy to meet with the tenant to discuss matters further and noted that there is an expert in the village who he could call in to help if need be.

2324/203 Millennium Green**a) Update about the potential siting of a memorial bench**

Cllr. N. Thompson said that he had had no response from the members of the public who had expressed their wish to put a bench on the Millennium Green, despite

numerous attempts to contact them from different email addresses and giving a deadline. It was agreed that the opportunity would be passed to the next person expressing interest.

b) **Further information about a potential Pump Track**

The Clerk said that she would arrange a meeting to discuss this further, including the 3 members of the public, who had expressed a particular interest. Cllr. Lumley and N. Thompson were keen to attend, but the Clerk agreed to email all councillors with the date in case they were interested.

c) **Other matters relating to the Millennium Green** – none.

2324/204 Minutes/ Reports from Committees

a) Any meetings/committees as appropriate - none

2324/205 Council Business

a) **Caretaker Tasks for January.**

Members agreed that the caretaker should just carry out the general tasks.

b) **Potential new defibrillator in Wilsill.**

This item was deferred.

c) **Matters relating to the Christmas lights, including what to do about the missing eyebolt.**

It was agreed that Cllr. Skaife would approach the landlord of the property which the eyebolt used to be fixed to get permission for its replacement.

The Clerk said that that she had had complaints about the lights across the bridge not being on, but they were on that evening, so it appeared to be an intermittent problem.

The Clerk noted that the Christmas light online fundraising appeal had this year only raised £17, as opposed to the £370+ last year.

d) **Preliminary Arrangements for the Fox's Head Well Easter Display.**

Members agreed that the Clerk should alert the Men's Shed to this and ask for a quote for it to be re-displayed. Additionally, it would be a good idea to prime them that PBTC would like an Armistice Day and Christmas display this year.

The Chair, Cllr. N. Thompson and Cllr. C. Skaife agreed to take a look at storage options for the future new displays, including assessing how much space they would take up. (Possible options include the Scout Hut and the Memorial Hall.)

e) **Commuted Sums working group**

No update.

f) **Possible siting of a memorial bench on Nidd Walk.**

No update.

2324/206 Correspondence

To consider the following and take action if felt appropriate: none

2324/207 Finance

a) **Accounts for Payment**

The following payments were approved:

	Payee	Description	Net Amount (ex. VAT)	Actual Payment (inc. VAT)
1	Clerk	January 2024 Salary	£1, 241.45	N/A
2	HM Revenue & Customs	January 2024 Employer and employee tax and NI Contributions.	£175.97	N/A
3	NEST	January 2024 employer and employee pension contributions	£95.12	N/A
4	T P Jones & Co LLP	Payroll preparation	£49.50	£59.40
5	Scribe	Accounting software – payment for 2024-25	£348.00	£417.60
6	Clerk Expenses	Various phone, mileage, stationery etc	£18.70	£22.44
7	NYC	Trade waste	£12.50	£12.50
8	Caretaker	Work completed December 2023	£40	£48
9	Wel Medical	Defibrillator battery (£223) and one set of pads (£59.95)	£282.95	£339.54

Any other relevant payments coming up between the publishing of this agenda and the meeting. (These will be tabled at meeting).

b) **Receipts**

The following receipts were noted:

8 December 2023 – parking permit sale - £10

c) **Direct Debit payments**

The following were noted:

05 January 2023 – NEST – pension contributions – £80.16 Employee and £60.12 employer's contribution = £140.28 (for December 2023)

13 December 2023 – Vodafone - £8

It was noted that the 2024-25 parking permit scheme would soon be due to be launched. Cllr. Murday said he would check with NYC that the arrangement would carry on. It was agreed this needed to be an agenda item for the next meeting.

2324/208 Mayor's Report

The Mayor reported that he had been to the following events:

- Advent Carol Service on Dec 3rd at Ripon Cathedral
- Late night opening in Pateley, which included carol singing in The Crown

He had had his monthly meeting with the Chaplain on 14th December.

Unfortunately, due to the late notice given, he had not been able to attend the NYE Civic service at Ripon Cathedral.

He had been approached for a New Year's article for the Nidderdale Herald, which he provided, though he was not sure if it would be printed or just published online.

2324/209 Exchange of Information/Items for Future Meetings

Cllr. Leggett complimented the Chair and Clerk on the newsletter published in Roundabout.

Cllr. Murday –reported that Nidderdale youth council had 2 projects on the go.

- Nidderdale Youth festival in June, which will feature an art competition, jewellery competition and similar.
- An assessment and survey on the accessibility of Pateley Bridge businesses to people with disabilities, with a view to improvements in this area.

Cllr. Skaife noted that the Memorial Hall was being used as a polling station for the Mayoral Election on the 2nd May 2024.

2324/210 Parishioners' Representations - none

2324/211 To resolve that members of the press and public be excluded from item 2324/212 under the provisions of the Public Bodies (Admission to Meetings Act 1960 s1(2)) during consideration of items of a confidential nature (commercially sensitive, personal details).

This was not considered necessary.

2324/212 Matters Relating to the Sale of Cemetery Field

None

2324/213 Dates of Next Meetings

The following dates were confirmed:

- a) **Finance Committee meeting** – Tue 16th January at 4.30pm
- b) **JL Committee meeting** – Tue 6th February at 6.15pm
- c) **HR Committee meeting** – Tue 6th February at 6.45pm
- d) **PBTC Full Council meeting** – Tue 6th February at 7.15pm

The meeting ended at 8.47pm.