

## **Blackrod Town Council**

### **Minutes of a Meeting of the Blackrod Town Council held in the Council Chamber, Blackrod Library/Council Services on Monday 4<sup>th</sup> April 2016**

#### **Present**

Councillor. Mr Mike Hollick( **Chairman**)

Councillors: Mr A Bury (Snr)  
Mrs A Cunliffe  
Mr S Batchelor  
Mrs I Seddon  
Mr S Laycock  
Mr G Farrington  
Mrs P Barrow

**Also Present:** Mrs S Lewis (**Town Clerk**) Ward Councillor Pickup and 20 members of the public

#### **209. Apologies for Absence**

Apologies were received from Councillor Bury and the reasons for absence noted and accepted.

#### **210. Minutes of Meeting of the Town Council held on Monday 7<sup>th</sup> March 2016**

It was moved by Councillor Mrs Cunliffe and seconded by Councillor Laycock and voted in favour and

**Resolved.**

- 1. That the minutes of the meeting of the Town Council held on 7<sup>th</sup> March 2016 be received and signed as a true record and accurate record with one amendment that one abstention should be recorded under Minute No.204**

211. **Declarations of Interest:**

Councillor Mrs Cunliffe exercised her right not to speak on any planning applications so as not to lose her right to speak on any applications when submitted to Bolton Planning Committee

212. **Planning applications (Received from the Meeting of the Town Council Planning Committee held on 4<sup>th</sup> April 2016**

It was moved by Councillor Bury(Snr) and seconded by Councillor Batchelor and agreed by all and

**Resolved**

- 1. That the following planning applications, details of which had been previously circulated to members and considered and voted on at the meeting of the Town Council Planning Meeting held on 4<sup>th</sup> April 2016, together with comments made, be duly noted.**
- 2. That prior to Councillor's considering each application at the Planning Committee Meeting, members of the public were given the opportunity to speak to the Town Council on any particular planning application as listed.**

<b>95926/16</b>	<b>land at Blackhorse St</b>	<b>outline application 14 dwellings</b>
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Councillors heard comments from several members of the public who raised many concerns in regard to this development. Including inaccuracies in the planning statement presented, inaccuracies in measurement of distance and location of existing houses, elevated land levels, close proximity to existing properties and lighting. Councillors debated the application and voted in favour to object to the development as they had concerns with accuracy of measurements stated in the plans and in the design statements and contradictions in statements such as properties described as terrace then semi detached, toilets staying or going, concerns with elevated land levels adjoining the neighbouring properties, further details required regarding the properties as to whether or not they would be single/ two storey or other: the privacy and lighting for existing neighbours properties; the tree, bat and amphibian surveys were not entirely accurate which should be further researched for the area. The close proximity to Blackrod House home should be given special consideration as they have a number of patients with severe difficulties and

noise association, such as that through the noise of development, has been known to cause hallucinations and distress. Councillors acknowledged the right for residents in the area to have a right to live in peaceful circumstances. Councillors also added that there is already an issue with parking and parking spaces in the village, which the development would further contribute toward.

**95978/16                      8, Half Acre Lane                      Erection of 1 dwelling.**

Councillors commented that this may be a case of retrospective planning application. They raised concerns such as there was no mention as to how waste bins would be dealt with on the property and that the development appeared to encroach on a public right of way, where passage appeared to be restricted. Councillors requested that further investigation take place in regard to the planning application by Bolton Planning.

**96001/16                      Sibberings Farm                      Change of use &  
Conversion of barn to  
2 dwellings to use as  
Holiday accomm.**

Councillors considered the proposal and indicated that should the planning application go ahead then the conditions imposed on the planning application should replicate that of an existing holiday let accommodation already present in the village i.e. length of time to be occupied etc in order to show consistency with planning consideration and that there should be no replacement agricultural building as the conversion of the existing barn showed that there was no need for the use of the building. Council members raised no planning objections.

**213. Planning Decisions**

**Resolved**

**That the list of planning decisions and conditions made by Bolton Council, copies of which had been previously circulated are received and noted.**

**214. Planning Correspondence/ Items on planning matters.**

**Bolton Council**

The Town Clerk read a notice of public path diversion and definitive map and statement modification on footpath No.40 situated to the north of Pennington Fold Farm.

**Resolved.**

1. **That the information be received and noted**

**Hill Lane Public Inquiry**

Councillor Mrs Seddon provided members with a full and detailed report following her attendance at the public inquiry application No 94656/15 on behalf of the Town Council. This included Bolton Council receiving a challenge by the developers and Bolton Council having to withdraw their objection to the application. Councillor Farrington asked members to thank Councillor Mrs Seddon for her detailed feedback and for representing the Town Council at the Inquiry, which was supported by all members present.

**Red Lion Development**

Councillor Farrington gave members an update in regard to the proposed Red Lion Development which had been put on hold for current commercial reasons. Members thanked Councillor Farrington for his update.

**215. Public Participation**

**Resolved:**

**That the meeting be adjourned for 15 minutes to allow for public participation**

A member of the public raised the issue of a path, which had overgrown vegetation on it and street lighting which wasn't working along a footpath area on/ off Vicarage Road. The resident also informed councillors about overhanging trees which needed trimming, which may be sited on private land. *(It was agreed that this would be looked in to by the Town Council and Town Clerk).*

Another resident indicated the issue with parking facilities within the village, which had been previously discussed and a letter sent to Bolton Council in connection with the former Waste Land on Blackhorse Street *(which has become the subject of a*

*planning application*) The resident stated that he would like Ward Councillors to become involved with the issue of parking facilities. (*Ward Councillors were present and noted the residents concerns*)

A third resident reiterated the remarks made by the former resident and read from a prepared statement. The statement concentrated on over development in the village and an identified possibility of 185 new houses being built in the village, not all of which would be identified as the additional social housing as often raised as being in short supply. The resident raised concerns over the volume of additional traffic on already busy roads, the lack of sound infrastructure to deal with the increase in population additional housing would bring. The resident stated that having attended another local Town Council meeting that it would be beneficial if the three Town Councils could sit down with each other and express their concerns over building in Bolton West to Bolton Council. The resident called for comments to be made by the Town Council. (*Councillor Bury(Snr) gave a response in connection with an Agenda item to be heard regarding neighbourhood planning. Other members of the Town Council also raised concerns with the same issues that the resident had brought to the meeting*)

**Resolved.**

**Members of the public were thanked for their contributions by the Chairman on all matters.**

216. **Correspondence**

**Residents Complaint**

**Parking on Manchester Road**

The Town Clerk read a letter from a resident who raised issues in connection with the new development along Manchester Road and inappropriate parking by builders vans and the congestion that it was bringing with it. Councillors considered the letter and the points raised and it was

**Resolved**

- 1. That the letter and contents be received and noted**
- 2. That it should also be noted that the builders had eased the parking issues along the road by removing their vehicles, following approaches made by several Town Council members and members of the public.**

**Letter of thanks**

**Blackrod Community Centre Group**

The Town Clerk read a letter of thanks written to the Town Council from representatives of the Blackrod Community Centre Group, thanking them for their recent donation to the group that hopefully would kick start the work of the voluntary group.

**Resolved**

- 1. That the contents be received and noted.**

217. **Street naming in Village.**

The Town Clerk provided members with an update regarding their concerns with

1. The street naming policy in the village
2. The proposed name for the new development on Manchester Road

In regard to the policy, the Town Clerk stated that she had received an apology from Bolton Council in regard to their omission of the Town Council regarding consultation on street naming and that this issue would be addressed for the future. In regard to the proposal for the Town Council to name the new development, two names were proposed:

Dootsons Way                      Councillor Farrington

Carnival Way                      Councillor Laycock

A third nomination was withdrawn by the council member.

Following a vote by members on the above it was voted in favour and

**Resolved**

- 1. That the name Dootsons Way be submitted to Bolton's Principal Development Team for approval by the Developer.**

218. **Empty Properties. Bolton Council**

Following a question raised by the Town Council regarding empty properties/ new development concerns, the Town Clerk gave members an update received from Bolton Council as a briefing paper, in regard to their position on empty properties. The paper outlined identification and reasons why properties may be empty and the strategies used to reduce their numbers in the borough. It was proposed by Councillor Laycock and seconded by Councillor Bury and

**Resolved**

- 1. That the information be received and noted.**

219. **Scot Lane/ Manchester Road junction.**

Councillor Farrington raised concerns with members, regarding the safety of the junction of Scot Lane/ Manchester Road. Councillor Farrington informed members

that the line of sight for vehicles was poor and that large vehicles had to negotiate the bend with great difficulty again restricting the visual aspect for oncoming vehicles as well as causing problems with other cars waiting at the junction. Councillor Farrington suggested that engineers should meet with members at the junction to see the issue for themselves but this cannot always be at a time when HGV vehicles would be passing through the village. Councillor Farrington suggested that Bolton be asked to place traffic lights at this junction and Councillor Mrs Cunliffe stated that an illuminated Give Way sign may also assist and would seek to have this put in place. Following further debate it was proposed by Councillor Farrington and seconded by Councillor Mrs Seddon and voted in favour and

**Resolved**

- 1. That the information be received**
- 2. That the Town Clerk liaise with Bolton Council to find out the cost of inserting traffic lights at this junction**
- 3. That a site visit with members and a representative from Bolton be requested**
- 4. That Councillor Mrs Cunliffe pursue the details regarding the Give Way sign**
- 5. That the Town Clerk continue to pursue information regarding HGV traffic through the village including this junction.(see also minute No. )**

**220. Layby Provision/ Removal**

Councillor Laycock brought up the subject of rubbish along the A6, the increased volume of fly tipping which was taking place aided by the removal of dustbins from the existing laybys due to the road being classed as a High Speed road and the issue raised from decreased volumes of cleaning along this area of road. Councillor Laycock asked members to consider whether or not it would be beneficial to request that the current laybys on the A6 be removed or reduced. Councillor Farrington stated that travellers do often have the need to make a stop including drivers of vehicles who had legal requirements to stop and if there were no laybys how would this be of assistance to them. Following further debate it was

**Resolved.**

- 1. That the information be received and noted**
- 2. That the issue with rubbish be put on a future agenda.**

**221. Grimeford Lane/ HGV vehicles**

Councillor Hollick reminded members that the bridge on Grimeford Lane was not made to uphold the weight of many of the HGV vehicles which were passing along the road. The weight restriction for this road carrying a sign which states 7.5Ton Following a debate by council members it was proposed by Councillor Laycock and seconded by Councillor Bury and agreed by all and

**Resolved.**

1. **That the information be received**
2. **That in the first instance the Town Clerk approach Anderton Town Council to hear their views on weight restriction to that road from the Anderton entrance.**

**222. Update Re Post Office. Blackrod**

Councillor Farrington brought up the subject of the possibly loss of the Post Office in Blackrod , which had been confirmed by the current owner of the Post Office and lack of information in regard as to whether or not this provision would be being replaced in the village. It was proposed by Councillor Farrington and seconded by Councillor Mrs Cunliffe and voted in favour and

**Resolved.**

1. **That the information be received and noted**
2. **That the Town Clerk write to the General Post Office providers in order to ascertain if the post office would be replaced and its new location.**

**223. Neighbourhood Plan Update**

Councillor Bury (Snr) responded to a request for an update in regard to the Neighbourhood Plan. Councillor Bury(Snr) provided members with a draft outline strategy which highlighted key stages of the process of neighbourhood plan development, including the obligatory details. Depending on the complexity of the plan the timescales given for completion were given as approximately 24 months, with ongoing briefings given to the Town Council through the monthly Town Council meetings. The strategic development of this plan would cover a period of 15 years (2016-2031) with reviews happening every 5 years. A designated area for the plan to be agreed by the Town Council. Councillor Laycock stated that he and two other members of the Town Council had attended training in regard to neighbourhood plan development and concerns raised including the cost of the project. Councillor Laycock asked that timelines be put on the draft strategy and Councillor Bury(Snr) confirmed that consultation would involve a larger working group including members of the community. It was also noted that the Bolton Officer with responsibility for this project was working alongside Councillor Bury and the Town Clerk with the project and giving whatever assistance was required. It was proposed by Councillor Bury (Snr) that Blackrod Town Council approve the designated area for the neighbourhood plan as that of the entire Blackrod Parish. This was seconded by Councillor Mrs Cunliffe and voted in favour and

**Resolved.**

- 1. That the update be received and noted**
- 2. That the Town Clerk write to confirm to the Bolton Principal Officer the designated area of the Neighbourhood Plan**
- 3. That Councillor Bury(Snr) continue the progress made with the project and give time lines on the draft outline strategy when**
- 4. appropriate.**

**224. Digital Communications (inc Web Site)**

Councillor Laycock updated members that there was issues with the details regarding the email address of the Town Council, where the old address was still appearing in two locations and on the appearance of the old web page of the Town Council. Councillor Bury provided members with an update in regard to the web page of the Town Council which was under new construction. This included reminding members that they had attended a meeting with the new web page developer in January and that those that had attended the meeting had contributed to the further development of the web site with ideas and amendments. The Town Clerk confirmed that the web page now had an 'under construction' label on its site and that all email addresses had been updated, with an apology from Bolton Council for the oversight. The Town Clerk also advised that the web developer had been requested to bring an overview of the web page development when requested, which he had confirmed. Other discussion included Facebook and Twitter elements. The Town Clerk also confirmed that work was in progress for her to have access to her working files and documents off site and that the developer was assisting with this work in progress.

**Resolved**

- 1. That the updates regarding digital communications be received and noted.**

**225. Roads and Footpaths & Maintenance Issues**

**Council members detailed areas of concern, which included previously identified issues as well as new areas including-**

Nightingale road -footpath uneven

Hedgerows on Hill lane

Grimefore Lane and A6 Bypass fly tipping and sign knocked down

*The Town Clerk reminded council members that reports to the relevant departments could be given direct by Council members and residents alike and that councillors did not have to wait to report any issues through a council meeting.*

**Resolved.**

1. That the information be received and reported.

226. **Finance**

It was moved by Councillor Farrington and seconded by Councillor Mrs Barrow and voted in favour and

**Resolved**

1. That the Chairman, Clerk and two members sign an authorisation amounting to £3300.66 (three thousand three hundred pounds 66p) dated 4<sup>th</sup> April 2016.
2. That the Council authorise the payment of cheques as listed.

227. **Site Visits**

Those who could visit Rydal Close to do so following contact with owner  
Highways for a visit to Scot Lane/ Manchester Rd junction once costs re traffic lights known  
Hillside Avenue to look at curvature of land

228. **Other Matters/ Future Agenda Items**

**Other Matters**

Councillor Farrington indicated that the chapel light in the cemetery was not working again.

**Agenda Items**

Housing Development – if response from Bolton/ Inspector  
Rubbish on the A6

**229. List of Outstanding Correspondence**

**Resolved**

- 1. That the list of outstanding correspondence be received and noted**

**230. Reports from Ward Councillors**

**Ward Councillor Mrs Cunliffe commented:-**

**Facts from police reports which indicated that no domestic burglaries had taken place in Blackrod other than an attempted break in on an outhouse**

The Chairman indicated that the Annual Parish Assembly would be held on Monday 11<sup>th</sup> April at 7.30pm

**The next meeting of the Town Council was confirmed as the 25<sup>th</sup> April 2016 at 7pm.**

**The meeting closed at 10.05pm**

**Signed.....Chairman**