

Ainstable Parish Council

Serving the villages of Ainstable, Croglin, Newbiggin, and Ruckcroft,
the communities of Dale and Longdales, and the surrounding farms and houses

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Minutes

Of an ordinary meeting of
Ainstable Parish Council

held at Ainstable Church Institute at 7:30pm on Tuesday 25th January 2022.

1. Open Meeting - for discussion of matters of general parish concern (10 mins).

A couple carrying out work to their property have received anonymous complaints. They enquired whether the parish council was aware of any issues with the work. They have been advised by Eden District Council that there are no issues with them carrying out the work, which has been granted planning permission. The couple were advised to notify the police and agreed to provide a copy of the anonymous letter to the parish council for information.

A resident raised concerns regarding planning application 21/0980 to place solar panels on the old pumping station at The Dale. Whilst they have no problem with the solar panels themselves, they are concerned with possible long-term plans for the site, which is currently licenced by Natural England for up to 5 tents and 60 days per year. The resident was advised to inform the parish council of any poor behaviour by people using the green lane or possible illegal use of the building by campers. However, the landowner may use the building. Any further developments at the site will require planning permission and will be dealt with if and when they arise.

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2. **RESOLVED:** to receive apologies from Cllr Little and accept the reason given. Apologies were also received from the Clerk, who is unwell.
3. To receive members' declarations of interests:
Cllrs Bellis, Sproat, Vear and Robinson all declared interests in item 12.6
4. **RESOLVED:** to accept the minutes of the following meetings as a true record:
 - 4.1. Extraordinary Meeting held on Tues 9th November 2021.
 - 4.2. Ordinary Meeting held on Tuesday 16th November 2021
5. **RESOLVED:** To co-opt Jim Campbell onto Ainstable Parish Council.

Agenda item 11 was moved up and considered at this point of the meeting.

6. County Councillor Driver was not present at the meeting
7. To note any reports from District Councillor Robinson and ask questions.
Cllr Robinson gave an update regarding Local Government Reorganisation and other matters. EDC's final budget will go to council on Thursday. Officers are still very busy with Covid recovery.

She also reported on progress with the project hoping to take on Croglin Church from the Church Commissioners.

8. To receive updates on Actions, current projects and issues:

8.1. To receive updates on actions from the November meeting:

Action for:	Details:	Update:
Clerk	Enquire about likely costs of election to parish council in a year where there is no election to the county council - May 2023.	The cost could be about £2,000 and £1,000 p/a has been allocated in the budget for the next 2 years. However, election costs may be covered by the new authority.
All councillors	Send suggestions for next year's budget to the Clerk.	Done
Cllr G Proud	Follow up on the repairs to the dry-stone wall on the Green	This is in hand. Cllr G Proud will follow up.
Clerk	Arrange a meeting with the planning consultant	The arranged meeting has had to be deferred. The Clerk will arrange a new date.
Clerk	Investigate land ownership of bank next to Croglin quarry.	The Clerk has heard from the land agents for Egremont Estates that they have no land in Croglin. ACTION: The Clerk to pursue registration.
All councillors	Look for evidence to support a claim to the land by the parish council	Done
Clerk	Contact the head of the local resilience forum for advice re flooding	Grants are available if groups wish to apply but this is not a parish council responsibility.

8.2. Croglin noticeboard – this is awaiting a decision by the PCC

ACTION: The Clerk to contact the PCC

8.3. Signposts – these have been ordered

8.4. Benches

ACTION: Cllrs Bradshaw and Bellis to remove the old log bench on the road between Ainstable and Street House.

ACTION: Cllr Robinson to investigate a possible site for a bench at the top of Newbiggin
There was some discussion over whether to move the Croglin bench from its current location when the noticeboard is moved, or provide an additional bench.

ACTION: Croglin-based councillors to look for a possible location for an additional bench in Croglin

8.5. Longdales Defibrillator

ACTION: Cllr Bellis to follow up on paperwork for Community Heartbeat Trust.

9. Planning

9.1. To consider the parish council's response to the following planning applications:

Application No.	Address	Details	Observation
21/0911	Armathwaite Manor, Armathwaite	Proposed change of use and sub-division of existing dwelling to form 3no holiday apartments with associated maintenance area	Ainstable Parish Council is very pleased to support this planning applications to convert a large and very expensive property into holiday apartments. The development work looks to be sensitive to the building and to the needs of the surrounding community and neighbourhood.
21/0980	Pump House, Ainstable	Installation of Solar Panels on the roof of former pumping station.	The parish council has requested that the applicant provide additional information about the placing of the panels.
21/1020	Land West of Bridge End Cottage, Croglin	Reserved Matters for access, appearance, landscaping, layout and scale, attached to approval 20/0373	Ainstable Parish Council is very happy to support this application, which will reuse redundant buildings and provide a sympathetically-designed home for a local family with little to no impact on any neighbouring property.
21/1021	Armathwaite Manor, Armathwaite	Listed Building Consent to enable subdivision of residential annex to form 2 holiday apartments	Ainstable Parish Council is very pleased to support this planning applications to convert a large and very expensive property into holiday apartments. The development work looks to be sensitive to the building and to the needs of the surrounding community and neighbourhood.
21/1025 & 21/1026	ARMATHWAITE MANOR ARMATHWAITE	Non Material Amendment for various design changes, attached to approval 19/0672.	Ainstable Parish Council is very pleased to support this planning applications to convert a large and very expensive property into holiday apartments. The development work looks to be sensitive to the building and to the needs of the surrounding community and neighbourhood.

9.2. To note the outcomes of the following planning applications:

Application No.	Address	Details	Outcome
21/0806	Town Gate Farm, Ainstable	Erection of steel portal framed cubicle shed for housing dairy cows	Granted

9.3. Any other planning matters arising.

10. Holme Holt

- 10.1. The responses to the Holme Holt consultation were discussed.
- 10.2. **RESOLVED:** To progress the project.
ACTION: Cllrs Vear, Bradshaw & Bellis to start work on preparing the Design & Access Statement
11. **RESOLVED:** To adopt the following policies and procedures:
- 11.1. Code of Conduct
- 11.2. Bullying & Harassment statement on website
12. To discuss matters relating to banking and finance:
- 12.1. **RESOLVED:** To accept the quotation for the jubilee finials, with the painting to be carried out by councillors.
- 12.2. The Chairman gave a verbal report of the bank balances.
- 12.3. The payments report was unavailable due to the Clerk's illness
- 12.4. The receipts report was unavailable due to the Clerk's illness
- 12.5. The Clerk has received an email from EDC regarding devolution of assets in the run up to local government reorganisation. The only EDC assets in the parish are footway lights and the parish council has already declined to accept these.
- 12.6. After some discussion around grant applications received, it was:
RESOLVED: To adopt the proposed budget for the financial year 2022/23
- 12.7. Any other matters related to banking and finance
13. The tree survey was received, and its recommendations were noted.
14. To receive an update regarding Ainstable Millennium Green Trust
- 14.1. The Clerk has submitted the annual return to the Charity Commission
- 14.2. There were no other matters relating to the Trust
15. There was no update regarding a playground for Newbiggin.
16. **RESOLVED:** To consider excluding the press and public under Standing Order 3 (d) from the next part of the meeting, for reasons of commercial sensitivity.
17. The Clerk is still pursuing tenders for the solar lighting project but it is proving difficult as the scheme is now smaller than originally expected.
ACTION: Cllr Vear to approach a local contractor about a mains-powered light for the Ruckcroft shelter.
18. Correspondence
 A letter has been received from the Church Commissioners giving permission for the proposed community use of the Croglin Church building.
19. Date of next ordinary meeting: Tuesday 15th March 2022, Ainstable Church Institute

Summary of Actions

Action for:	Details:
Clerk	Pursue registration of the land at Croglin Quarry
Cllr G Proud	Follow up on work to dry-stone wall at the Green

Clerk	Contact the PCC about Croglin noticeboard
Cllrs Bellis & Bradshaw	Remove old log bench
Cllr Robinson	Investigate possible site for a bench at Newbiggin
Cllr Bellis	Follow up on Longdales defibrillator
Cllrs Vear, Bradshaw & Bellis	To start work on preparing a Design & Access Statement for Holme Holt
Cllr Vear	Approach local contractor for a light at Ruckcroft shelter

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