

**PLEASE BRING TO
MEETING ON 12/2/97**

COLNEY HEATH PARISH COUNCIL

MINUTES of the meeting of Colney Heath Parish Council held at the Pavilion, High Street Recreation Ground on Wednesday 8 January 1997 at 7.30 p.m.

PRESENT " S. Parish(Vice Chairman)(from 7.55p.m.)
" D. Crump
" Mrs. S. Defoe (from 7.40p.m.)
" F. S. Ellis
" Mrs. H. Lynch
" Mrs. M. Nash

IN ATTENDANCE

D. Becker - 95 High Street
Mrs. J. Jeffrey 18 Roestock Gardens
Mrs. G. Moody Greenleas Roestock Lane
P.C. C. Thorpe - St. Albans Police Stn.

Mrs. C. Pluck (Clerk)

APOLOGIES

Cllr. Brazier (family bereavement)
Cllr. Miss Thomas (work commitment)

As neither the Chairman nor Vice Chairman was present at 7.30 p.m. it was **RESOLVED** that Cllr. Crump take the chair until the Vice Chairman arrived.

1. MINUTES

The Minutes of the meeting held on 11 December 1996 were taken as read, confirmed and signed as a true record.

2. MATTERS ARISING

Page 1 - Harvesters Football Club

Received a letter from the Club informing the Council that a low visibility fence had now been erected at the site in preparation for the protection of a 150 metre mixed hedge to be planted in February or March. The fence would be removed once the hedge was established.

Page 1 - Common Ranger's Report

Cllr. Mrs. Nash reported that the Environment Agency had cut up the alder and dragged it out of the River Colne. The Common Ranger would remove it from the Common.

Page 2 - Trees in the Parish

Cllr. Mrs. Defoe requested a replacement Plum tree for the southern end of Roestock Lane near the telephone kiosk.

Cllrs. Ellis and Mrs. Nash undertook to consider other suitable sites and notify the Clerk in order that all the 1996 BKVC trees could be ordered as soon as possible.

Page 2 - Highfield Estate Spine Road

Received a letter from the CDC informing the Council that the name "Highfield Park Approach" had been suggested for the spine road.

Cllrs. were happy with "Highfield Park" but felt that Drive, Way or Road would be preferable to Approach.

RESOLVED to reply to the CDC that the Council suggests Highfield Drive, Way or Road for the name of the spine road.

2. MATTERS ARISING (CONT.)

Page 2 - Upper Colne Valley Partnership

The Clerk reported that the Director of Watling Chase Community Forest Team would be attending the Council meeting on 12 February to discuss the Upper Colne Valley Partnership.

Page 4 - Trees to rear of 41 High Street

Cllr. Mrs0. Nash gave a verbal report on her meeting on the Common with the CDC Trees & Woodland Officer. A written report would be forwarded to the Council with the CDC recommendations for action.

Page 6 - Footpaths and Bridleways

Received a letter from the CDC confirming that the gates would be retained at both ends of Hixberry Lane provided that access was maintained.

Page 6 - Village Hall Council

It was reported that a meeting would be held on 13/1/97 to discuss applications for Millenium funding through ACRE for projects between £30 000 and £250 000.

Page 7 - Staff

The Clerk reported that the Open Spaces Society had advised that all community open spaces could be valued for a nominal sum i.e. £1 for audit purposes. This would include areas such as the Common, recreational areas, village greens etc.

3. CHAIRMAN'S ANNOUNCEMENTS

The Vice Chairman had no items of business to announce.

4. SPECIAL BUSINESS

a) Parking on Colney Heath Common

In the absence of the Chairman Cllrs. did not feel it would be appropriate to discuss the matter with residents of the High Street.

RESOLVED to defer the item until the next Council meeting.

Cllrs. agreed it was important that residents were aware of the Parish Council's legal position regarding parking on the Common.

RESOLVED to contact the DoE Commons Dept. and the Open Spaces Society to request their views and comments on the Parish Council's responsibilities to ensure that no parking was allowed on Common Land.

b) 1997/99 Grass Cutting Contract

Cllrs. considered the revision of the 1994/96 grass cutting contract before requesting tenders from three contractors for the forthcoming three year period.

RESOLVED that Cllrs. Crump, Mrs. Defoe and the Clerk meet on 15 January to revise the Contract before seeking tenders.

Cllrs. noted that the pond at Sleafshyde was mentioned to in the grass cutting document as "Malcolm's Pond" despite Mrs. Tomkins request that it no longer be referred to by that name.

RESOLVED to ask Mrs. Tomkins for confirmation that she felt the name "Malcolm's Pond" was inappropriate and to ask her for suggested alternative names.

c) CMS - Information and Consultation on Woodland Management

Received a model document from the CMS on the background and issues guiding management of woodland sites with a view to improving local consultation and information on land management activities.

Cllrs. considered the document and the request to forward any comments to the CMS before the end of January 1997.

4. SPECIAL BUSINESS (CONT.)

RESOLVED to send a copy of the document to Penny Jones (St. Albans Community Forest Association) for her comments before Cllr. Mrs. Defoe compose a response on behalf of the Parish Council.

d) Millenium Celebrations

Received a letter from the CDC Leisure Services Manager asking for information from Town and Parish Councils on plans for celebrations and events to be organised in their areas for the Millenium year.

As the St. Albans Festival would be held in the Millenium year the Festival Sub-Cttee. could undertake a co-ordinating role for all events in the District.

A parishioner had written to the Council asking whether the Parish of Colney Heath would be commemorating the Millenium and suggesting that an article be written for the Chronicle inviting parishioners to submit their ideas to the Council.

RESOLVED to thank the parishioner for her suggestions and advise her that Cllr. Mrs. Nash would be composing an article for the next edition of the Chronicle.

5. FINANCE

a) PARISH COUNCIL ACCOUNTS

Received copies of all emergency and current accounts, having previously been circulated to all Cllrs.

RESOLVED that the Chairman's action in signing, out of meeting, all emergency cheques be confirmed, and that cheques be drawn to cover all current accounts.

Cllr. Ellis queried whether the Council's computer was "Millenium proof".

RESOLVED to contact the retailer to enquire.

b) CHARITY OF CHARLES MORRIS ACCOUNTS

Caroline Pluck, as Hon. Clerk to the Trustees, presented an up-to-date financial report.

c) PARISH PRECEPTS - NOTICE OF PROPOSED SCHEDULE OF INSTALMENTS.

Received notification from the CDC Finance Dept. that 100% of the Parish Council's precept would be paid on 30 April 1997 and that precept requirements should be forwarded to the CDC no later than 24 January 1997.

RESOLVED to hold a final Budget Meeting on 22 January 1997 at the Pavilion where the letter from the Village Hall Council regarding funding of the ladies toilet refurbishment would be considered along with any other additional requests for financing.

6. TOWN PLANNING

a) PLANNING APPLICATIONS - weekly lists for 13 and 20 December 1996 and 3 January 1997. Cllr. Mrs. Defoe as the Planning Applications Officer, reported on comments which had been passed to the C.& D.C. on any of the applications.

5/96/1882 Two storey side and rear extension and extension to the annexe at 9 Tyttenhanger Green.

OBJECTIONS: 1) This application is in an area described as Green Belt. Policy 1 and Policy 13 of the Local District Plan apply.

2) This is an overintensification of the site. The extensions are not modest and would produce a building significantly larger and out of character with the original.

3) The extension to the annexe/outbuilding could produce by reason of its size, a separate extra dwelling place within this curtilage which is against Policy 1.

The Parish Council recommends refusal.

5/96/1907 Installation of patio doors at 14 Cutmore Drive.
NO OBJECTIONS.

6. TOWN PLANNING (CONT.)

5/96/1907 Single storey rear extension at 478 Hatfield Road.
NO OBJECTIONS.

5/96/1910 Continued use of site for vehicle recovery service at High Street, Colney Heath for Butterfields.

OBJECTIONS: 1) This is a Metropolitan Green Belt site. This site has had the benefit of many renewed temporary permissions for continued use since the first in 1984 - a total span of 12 years.

2) As this site is linked to the London Colney site, the quest for relocation and the temporary permissions have been renewed on an understanding that, when the London Colney site was rationalised and sold, Butterfields would be able to relocate to the site at Barnet Road as is the provision of Policy 140 and Policy 141 of the Local District Plan.

3) It has been on that understanding that time to negotiate these matters and finalise contracts was the major issue. The Parish Council has reluctantly had to accept these constant renewals, despite quite concrete reasons for refusal of the Colney Heath site.

4) The issues this time have changed. In the provision under Policy 140, the site at High Street/Haseldine Road, London Colney had to be vacated as part of a Planning Brief for the site.

Butterfields have exchanged contracts with Sainsbury and now no longer own a site at London Colney. They exist there by permission of the new owners - Sainsbury. Thus Policy 140 has been fulfilled and cannot be used in consideration of Colney Heath.

Butterfields have also been "commercially unable to accept" relocation to the Barnet Road site which also in planning terms means that they have no interest in it. Therefore Policy 141 does not apply either.

5) The Parish Council feels that the provisions made for Butterfields no longer apply and are not supportive in any way of allowing permission for continuation of a renewal of the Colney Heath High Street site.

The Parish Council feels that the generous goodwill extended by them over the last five years of the 12 years especially, to facilitate the relocation of Butterfields (both sites) and those renewals given are now wasted.

6) With no direction for an alternative site for relocation for Butterfields (as was clearly mentioned in the Local District Plan Nov. 94 para. 19.31 "current indications are that there are no other sites of the right size and location to meet the needs of most of these firms") we would object to any permission being given, we do not wish to repeat this process in future years while Butterfields try to find another site.

7. The Parish Council recommends refusal with no consideration for time at all under any circumstances.

5/96/1942 - Single storey front extension at 65a Colney Heath Lane.
NO OBJECTIONS.

5/96/1953 - Glasshouses at Notcutts Nurseries Ltd., Hatfield Road.

OBJECTIONS 1) This is Metropolitan Green Belt and Policy 1 of the Local District Plan applies.

2) The site already has the benefit of very large extensive planning permission to develop the nurseries garden centre area. This was recently renewed.

3) To add these extension glass houses to the camping centre, which is on the same site, would be to intensify the whole site.

4) The Parish Council considers that this is an overintensification of the site and would impinge on the rural character. While it is appreciated that garden nurseries are accommodated within the Green Belt their size and scale need to be carefully considered.

6. TOWN PLANNING (CONT.)

The extension to the camping area is a commercial use, not relative to the garden centre, therefore no special circumstances exist to allow it to expand within a rural green belt setting.

Policy 60 of the Local District Plan gives very clear directions on garden nurseries. The Parish Council recommends refusal on grounds of not complying with this policy and general green belt policy 1.

5/96/1963 - Student Accommodation with ancillary facilities and car parking at Redhall, Roestock Lane.

OBJECTIONS 1) This is a repeat application for this site to practically double the number of bedsit/student accommodation on the site.

2) When the first reuse of existing buildings for student accommodation was approved it was on the basis (relevant to Policy 1 directions) that existing buildings, the main house, an office outbuilding and the potato store area could be reused.

3) This application is for "new build" which is creating a new structure for residential accommodation within the Green Belt.

4) Under Policy 1 there are no special circumstances for this overintensification of the site. It would also involve loss of landscaping for allocated parking and would drastically change the rural character of the area.

5) The Parish Council urges refusal and requests that its comments are made known to Welwyn Hatfield Planning Department as a large extent of the application is sited across the boundary in their District.

b) APPEALS AND ENFORCEMENT NOTICES

Cllr. Mrs. Defoe reported on any appeals or enforcement notices received since the last Council meeting.

Appeal by NHP Developments concerning Compact House, Lyon Way, Hatfield Road

Appeal by BAL Investments Ltd. concerning land at junction of A1M/A414, Roehyde

Cllr. Mrs. Defoe agreed to draft comments for both appeals to be forwarded to the DoE.

c) PLANNING DECISIONS

The Clerk reported that no planning decisions had been received since the last meeting.

7. OPEN SPACES

a) COLNEY HEATH COMMON

i) Common Ranger's Report for December.

Received the Common Ranger's 101st report.

Cllrs. discussed the Common Ranger's concerns over the CDC proposal to introduce a scheme whereby residents would pay for the collection of garden refuse and considered his request that the Parish Council urge the District Council to oppose the scheme.

RESOLVED to write to the District Council Environmental Services Dept. stressing the Parish Council's disappointment that the decision to introduce the scheme had been taken without consultation with Parish Councils. To reiterate the Council's concerns that more garden refuse would be dumped on open spaces like the Common if residents were required to make a special trip to the CDC offices to purchase the correct refuse bags. To suggest that arrangements be made for local shops to sell the garden refuse bags and that further consideration be given to the introduction of composting kits.

7. OPEN SPACES (CONT.)

Received a letter from a local resident enquiring about the possible introduction of wheelie bins in the parish to eliminate the nuisance caused by cats and vermin attacking rubbish bags.

RESOLVED to add these comments to the letter to the Environment Dept. and to thank the resident for her comments.

ii) Colney Heath Farm

Deed of Easement

Received a letter from the Council's Solicitor reporting that the Deed of Easement for the access across the Common to the farm had now been executed and the matter should be completed early in the New Year.

Construction of Stable Block and Unauthorised Access Track

The Clerk reported on the Chairman's conversation with the CDC Chief Executive regarding the Council's concerns over the importation of hard-core materials for the construction of an unauthorised access track from the Tollgate Road entrance to the site.

Received a letter from the CDC Enforcement Officer reassuring the Parish Council that the matter was being dealt with and closely monitored.

b) RECREATIONAL AREAS

Received confirmation from SDK Kilsyth that the two dog bins had now been installed in Roestock Park in December 1996 and the emptying service had commenced one week later.

c) HIGH STREET RECREATION GROUND.

Received from the CDC a list of Grounds Maintenance Companies to contact for advice and inspection of the pitches at the High Street.

RESOLVED to contact each of the three companies listed and ask each one to attend at different times, report to the Groundsman and assess the pitches at the High Street.

d) PARK RANGER'S REPORT FOR DECEMBER

Received Mr. Paxton's report.

e) WHITE HORSE LANE PLAYING FIELD (DUDLEY WOOD)

Cllr. Mrs. Defoe circulated copies of the proposed boundary changes between London Colney and Colney Heath.

RESOLVED to confirm to the CDC that Colney Heath Parish Council wishes to adhere to the original agreement whereby White Horse Lane Playing Field is transferred to the parish of London Colney while the former Cell Barnes Hospital site is transferred to the parish of Colney Heath. This change would not affect Colney Heath Parish Council's ownership of White Horse Lane Playing Field.

Cllrs. queried whether the Watling Chase Community Forest Assn. had ever produced a site for White Horse Lane Playing Field, renaming it "Dudley Wood" in memory of the former Clerk to the Council.

RESOLVED to write to the Assn. to query the progress of the sign.

f) HIGHFIELD TRUST

Cllr. Ellis reported that the Trustees had not met since his last report but would be meeting again on 13 February 1997.

g) SLEAPSHYDE POND

Received a letter from Toby Lowe (CMS) following the site meeting held at the pond on 1/12/96, giving a summary of management suggestions for the pond and an offer of assistance with practical management tasks to be undertaken prior to commencement of a full plan of action.

RESOLVED to reply that the Parish Council approves of the suggestions in the last two paragraphs of the letter as long as he or another CMS representative was present on volunteer task days to supervise the work.

Cllr. Mrs. Defoe reported receipt of the draft lease for the pond from Redland Aggregates and confirmed that she was satisfied with the content.

h) SLEAPSHYDE PLAYGROUND

Cllrs. were concerned to learn that the damaged chain link fence between the playground and the CDC garages had still not been repaired.

RESOLVED to remind the CDC of this outstanding repair, and to stress the need for retention of a gap at the far end to enable children access to the garages to retrieve lost footballs.

i) ROESTOCK PARK - SCOUT HUT LEASE

Cllr. Mrs. Defoe had studied the terms of the sub-lease to the Scout Group for their hut in Roestock Park and she confirmed that she was satisfied with the content.

RESOLVED that two Cllrs. execute the lease on behalf of the Parish Council and return to the CDC legal department for completion.

8. HIGHWAYS

a) PUBLIC TRANSPORT

Passenger Transport Update no.107 - January

Cllr. Crump queried the progress of the proposed bus shelter in Station Road, Smallford opposite the Post Office.

RESOLVED to instruct the CDC to proceed with the construction of a base on behalf of the Parish Council while placing an order with Astolat for the supply and installation of a rural, timber shelter.

b) SMALLFORD TRAIL

Cllrs. were concerned about the attitude of some cyclists to pedestrians using the Trail.

RESOLVED to write to the CDC requesting that signs be erected along the Trail asking cyclists to respect pedestrians using the Trail.

9. COUNCIL OWNED (OR TRUSTEE) BUILDINGS

a) VILLAGE HALL COUNCIL

There was no report on the VHC.

b) CHARLES MORRIS HALL MANAGEMENT CTTEE.

There was no report on the Charles Morris Hall Management Cttee.

Received a letter requesting permission to hold a wedding ceremony in the Tyttenhanger Playing Field to the rear of the Charles Morris Hall.

RESOLVED to allow the ceremony to take place, subject to sight of detailed plans, provided no vehicles entered the field or parked in the access track and provided the applicant accepted that the playing field was a public open space and therefore the Council could not grant her exclusive use of the area.

10. OUTSIDE ORGANISATIONS

a) Colney Heat Twinning Association

December 1996 Newsletter

b) Council for Voluntary Service

CVS News - December 1996

c) Countryside Management Service

St. Albans Recreational Cycle Ride Leaflet

10. OUTSIDE ORGANISATIONS (CONT.)

d) Groundwork Hertfordshire

Year Book 1996

e) HALC

Periodic Electoral Review of the Hertfordshire Districts.

Hertfordshire Hedgehog - Winter 1996

f) Hertfordshire Police Authority

Annual Report 1995-96 and request for details of Parish Council meetings to avoid any clashes with the authority's public consultation meetings.

g) Home Office

Asylum and Immigration Act 1996 - Section 8 "Prevention of illegal working" - Guidance for Employers.

h) Local Government Forum

Newsletter - issue 15 - November 1996

i) London Colney Parish Council

London Colney News - Winter 1996

i) RoSPA

Children's Playgrounds - Annual Inspection 1997

j) Rotary Clubs of St. Albans

Details of the 1997 Charity Cycle Ride and request for comments on the proposed route.

k) St. Albans CDC

Disability Discrimination Act 1995

11. STAFF

There were no matters relating to the Council's staff.

12. ST. ALBANS CITY & DISTRICT COUNCIL

a) AGENDA, MINUTES, REPORTS

13/11/96 Full Council Meeting

18/12/96 Highways and Works Cttee.

13. URGENT BUSINESS

COLNEY HEATH CHRONICLE

Cllrs. discussed the next issue of the Chronicle for which the deadline was 1 February 1997.

RESOLVED that Cllrs. submit the following articles for inclusion:

Cllr. Ellis - budget summary

Cllr. Mrs. Nash - request for suggestions for Millenium commemorations.

Cllr. Crump - summary of public meetings to discuss traffic problems.

There being no further business the meeting closed at 11.15 p.m.

CHAIRMAN.....

DATE.....

COLNEY HEATH PARISH COUNCIL MEETING ON 8 JANUARY 1997
PARISH COUNCIL ACCOUNTS

<u>a) Emergency Payments:</u>		£
R. Paxton		
Tyttenhanger Tree	50.00	
4 Oaks & 2 Conifers	70.00	120.00
Mrs. Defoe - reimbursement of train ticket		64.00
Wages Account - December payments		670.00
C.S.Pluck - salary & allowances December:		
salary (30 hours)	1006.22	
fringe all.	31.75	
staff plusage	<u>157.33</u>	
	1195.30	
LESS superann.	71.72	
" income tax	188.16	
" national ins.	<u>76.26</u>	
	879.68	
PLUS car all.	66.75	
" 244 miles @34.4p	83.94	
" office all.	50.00	
" superann.	71.72	
		<u>1131.57</u>
		1985.57

<u>b) Current Accounts</u>		£
Inland Revenue - December:		
L.T. Howard	17.40	
Fowler	26.64	
Paxton	59.76	
Pluck	<u>188.16</u>	
	291.96	
Pluck (c)	93.99	
" (p)	<u>76.26</u>	
	170.25	462.21
Kall Kwik - monthly account for December		37.02
British Telecom - bill to 23/12/96		278.04
Straightforward Stationers - Dec. 96 Chronicle		550.00
T&D Typewriters - copier servicing & lead		<u>62.87</u>
		1390.14

BALANCES as at 6/1/97	£
Current Account Credit Balance	10375.98
B.R.Account Credit Balance	16130.01
Capital Reserve Account Balance	51224.38
Wages Account Credit Balance	180.89
Map Account - Current	73.31
Map Account - B.R.	830.67

<u>Included in Capital Reserve Account:</u>	£
Common Trust	7500.00
Building Fund	20000.00

MONIES RECEIVED AND BANKED SINCE THE MEETING ON 11/12/96

	£
Colney Heath Football Club - December rental	216.67
S. Lloyd - December tennis	6.00
Savacentre - balance on biscuits	<u>3.00</u>
	225.67

**CHARITY OF CHARLES MORRIS FOR ALLOTMENTS
AT TYTTENHANGER GREEN**

BALANCES as at 6/1/97	£
Current Account Credit Balance	97.44
B.R. Account Credit Balance	426.05
Capital Account Credit Balance	3250.69

COLNEY HEATH PARISH COUNCIL - ACCOUNT STATEMENT
January 1997

ITEM	BUDGET ALLOCATION	MONTHLY EXPENSE	PREDICTED EXPENSE	ACTUAL EXPENSE	OVERSPEND UNDERSPEND
<u>ADMIN</u>					
SALARIES	15892	1289	11951	11600	-351
WAGES	11152	774	8361	8731	370
OFFICE ACCOM.	600	50	450	450	0
COPYING	1000	37	750	430	-320
TELEPHONE	621	278	466	680	214
MILEAGE	2013	151	1512	1280	-232
SUBS. & DON'S.	667	0	257	133	-124
COURSES	100	0	72	0	-72
PETTY CASH	1035	0	774	600	-174
OFFICE EQUIP.	650	63	486	300	-186
	33730	2642	25079	24204	-875
<u>OPEN SPACES</u>					
GRASS CUTTING	6180	0	6180	4925	-1255
COMMON	2200	0	1467	817	-650
BOISSY PARK	400	0	400	175	-225
<u>COMMUNITY PARK</u>					
GLOUCESTER PGD.	400	0	230	145	-85
HIGH STREET	850	0	825	759	-66
LAPSHYDE/POND	1400	0	300	380	80
TYTTENHANGER	500	0	200	765	565
ST. MARKS CH.	200	0	148	100	-48
ROESTOCK PARK	2400	0	900	55	-845
	14930	0	10900	8231	-2669
<u>BUILDINGS</u>					
VILLAGE HALL	350	0	350	290	-60
SCOUT HUT	0	0	0	0	0
BUILDING FUND	10000	0	0	0	0
BUS SHELTERS	3100	0	750	1538	788
<u>NOTICE BOARDS</u>					
PAVILION	400	0	300	0	-300
	657	0	657	897	240
	14507	0	2057	2725	668
<u>MISCELLANEOUS</u>					
CHRONICLE	4000	550	2250	2053	-197
MISCELLANEOUS	4060	184	2050	1793	-257
CONTINGENCY	1000	0	0	0	0
	9060	734	4300	3846	-454
<u>TOTAL</u>	72227	3376	42336	39006	-3330
<u>INCOME</u>					
	9374	226		4620	
<u>BALANCE 95/96</u>					
	51594				
<u>PLUS UNDERSPEND</u>					
	3330				
<u>BALANCE 96/97</u>					
	54924				