

**Brampton Ash Parish Council**  
**Minutes of the Extra Meeting of the Parish Council**  
**Thursday 8 August 2019, 7.30pm At St Mary's Church, Brampton Ash**

This meeting was open to members of the public, subject to prescribed regulations where applicable.  
This meeting was recorded in accordance with the parish council's protocol.

**Present (Parish Councillors)**

Clr S Power (Chair)    Cllr N Bevan    Cllr W Brooks    Cllr T Hilliard    Cllr J Lillie

**In Attendance:** Liz Evans (Clerk)

**Public Attendee(s)** None

<b>21/ 19-20</b>	<b>Chair's Announcements</b> There were no announcements.
<b>22/ 19-20</b>	<b>Apologies for Absence</b> None
<b>23/ 19-20</b>	<b>Declarations of Interest:</b> <i>To Receive Disclosures of Personal and Prejudicial Interests from Councillors On Matters to Be Considered at the Meeting.</i> Cllr Brooks advised the parish council that, although she is a personal friend of the applicants, she has no personal or pecuniary interest in the planning application.
<b>24/ 19-20</b>	<b>Planning Matters:</b> <i>To Consider Matters Relating to Planning Applications in and Adjacent to the Parish</i> Planning Application <b>KET/2019/0517</b> - Mr D Bailey, Manor Farm, Harborough Road, Brampton Ash, LE16 8PD Change of use of 2 no. agricultural buildings to create 2 no. dwellings. Details can be found at the following link: <a href="https://www.kettering.gov.uk/planningApplication/129008">https://www.kettering.gov.uk/planningApplication/129008</a> Paper copies are obtainable from the clerk on request.  It was stated that there were no known objections to the proposed development from neighbouring property owners.  It was understood that the applicants had sought advice from Kettering Borough Council (KBC) planning department and planners had carried out an advisory pre-application visit to the site.  It was understood that the buildings were to be converted for family (non-commercial) use.  It was agreed that there would be a benefit to the parish in preventing the unused barns from falling into decay.  Parish councillors felt that the following 3 points required clarification:  1. The Structural Survey p.9, section 3.3 documents details of Barn 3 but Barn 3 is not identified on the plans, which show only Barn A and Barn B. This makes it difficult to accurately read the plans.

2. The Planning Statement p7, section 4.7 states: *'The conversion of Barns A and B will remove large, slow moving agricultural-related vehicles and traffic from this access road. This is an enhancement to road safety.'* Presumably the agricultural vehicles referred to will be re-located elsewhere within the site. If that is so, councillors question whether there would really be any appreciable enhancement to road safety.
3. The Planning Statement p8 states: *'The submitted drawings show the full extent of works planned to the building.'* The plans do not, however, give any indication of provision for the disposal of surface water or foul drainage.

Councillors had no objection to the proposed development and the clerk would inform KBC of this decision. In view of the 3 points listed above, however, the councillors did not feel able to proactively support the application.

<b>25/ 19-20</b>	<b>Date and Venue of Next Meeting:</b> Monday 2nd September 2019, 7.30pm at the parish church
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**The meeting closed at 7.50pm**

**Signed:** Liz Evans, Clerk to Brampton Ash Parish Council

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