

# Minutes of Langham Parish Council Meeting held on 25<sup>th</sup> January 2011

## Attendance

Cllr Pickard  
Cllr Hosmer  
Cllr Wright  
Cllr Kirk  
Cty Cllr Wainwright  
Cllr Duncan  
Cllr Higgins  
Cllr Bailey

1. Apologies  
None received

## Declaration of Interest

Cllr A Pickard if 7 Orchard Rd discussed in planning

2. Minutes of meeting held on 7<sup>th</sup> December

The Minutes were signed as correct.

Proposed Cllr Kirk  
Seconded Cllr Hosmer

3. Matter Arising

### a) Hawksmead

Cllr Wainwright informed the meeting of the outcome of the RCC planning meeting which had been held the previous evening.

Outline permission granted for the Hawksmead proposal.

1069 houses – over a period of years 20 years.

The equivalent of 3 Ruddle Ways a year( 150 dwellings).

Note this is just outline permission

Individual, smaller, more detailed plans will have to be submitted before anything is done.

Individual supermarket applications lie outside of this application.

Cllr Wainwright had attended the meeting as Ward Councillor, Cllr Higgins, Cllr Duncan and Cllr Crouch had also attended in an unofficial capacity. Cllr Wainwright and the other councillor whose ward will be affected by the development were the only ward members who spoke against the application. Cllr Higgins commented on the high quality of debate.

As far as Core Strategy is concerned it would be perverse for planning committee to turn down this application given that this is what they had voted on at the Core Strategy.

Cllr Higgins commented on the procedures at the meeting. She advised that there were over 50 members of public at the meeting but at no stage was their presence even acknowledged. The main speaker was inaudible to some and the meeting did not give the impression of taking the public with them. Cty Cllr Wainwright

explained that this is set procedure at Council meetings : members of public can attend but cannot speak. However it was felt that in comparison to the Tesco's planning application which allowed written questions etc this meeting was very different.

The Langham public meeting was referred to by several speakers. Cllr David Troy mentioned the closure of Cottesmore and Ashwell Prison however the point was made RCC cannot plan around these unknowns.

Cllr Wainwright then made reference to a different planning application which has been put in by Jim Weir for development of a site on Uppingham Rd, Oakham. Mr Weir and others have applied to the Sec of State to appeal against the current RCC decision on this.

Hawksmead have talked to some of the Langham councillors informally and explained that in previous meetings their hands have been tied but now they are keen to work with the local community to pull together an appropriate plan.

Cllr Higgins highlighted the need to focus on the issues for Langham and primarily safety issues of the A606. It was felt that this is something which needs to be watched continuously . This will be put on the agenda for all subsequent meetings

Cllr Wright highlighted the fact that plans will not automatically be sent to Langham as the proposed work is not in Langham Parish.

There is a need to send a letter to RCC requesting all Hawksmead planning applications get referred to Langham.

In view of the planning decision on the Hawksmead application and in view of proximity and impact to Langham we would be grateful if planning applications that come in referring to Hawksmead be forwarded to Langham PC

Proposed Cllr Wright  
Seconded Cllr Hosmer

FT

Cllr Hosmer questioned the statement that the 'Hawksmead application has been retracted' which was made at the last Parish Council meeting. Cty Cllr Wainwright advised that this was just a feature of the updating process. Plans are regularly updated (now on plan N), however people are not kept informed of changes and also in the new plans the changes are not highlighted.

Cllr Higgins – propose that we request copies of 2 key maps recently presented at planning meeting and put them up in the Village Hall. Clerk to write to Hawksmead – asking for relevant maps so we may display them for relevance.

Cty Cllr Wainwright also to speak to Hawksmead.

Cllr Kirk commented that this would enable transparency to be achieved.

FT

NW

b) Village History sign

Cllr Duncan to follow up points from last meeting

PD

### c) Mickley Lane

Cllr Higgins commended the Langham News article which stated the position clearly.

Cllr Wright felt that there was a need to register the land. Cllr Hosmer concerned that if registered the Parish Council would become liable for the road. Cllr Hosmer advised that the solicitors had said that it is a long winded process in that PC would have to prove that no-one else owned it. However others had had personal experience that this was not the case.

Proposed that we draw red line on map and send to Land Registry to ask to register accompanied by an explanation of it having been a public right of way since 1624 etc. As act of public responsibility we would wish to register it.

FT

Proposed Cllr Duncan,  
Seconded Cllr Wright

passed unanimously.

### d) Trees on allotments

The trees have been removed.

### e) Travellers site

Cllr Duncan and the Clerk have composed and sent a letter to council advising that temporary planning permission on The Paddocks expires Dec 2012 but that RCC not looking for a permanent travellers site until Dec 2012 and there is therefore a timing issue.

Cllr Higgins had investigated the current legal situation and understands that the law currently stands until it is changed. The County Council still has an obligation to provide a permanent travellers site. There has been discussion about this law being changed but this has not yet occurred.

Cllr Higgins recommended that The Ashwell Amenity Site owned by RCC be considered as a suitable site. This site has previously been earlier considered for housing. It was felt that this would be a potential site particularly as it already has water going to it and is a brownfield site.

Proposed that the clerk write formally to the Chairman of County Council Mr Edward Baines, and to leader and Chief Exec to recommend putting forward this site which is already within their control.

FT  
PD

Langham Primary school was praised for the way it has adjusted to coped with the current travellers' children and their non attendance during the early autumn months.

Proposed write to Chair of CC Edward Baines

Seconded Cllr Pickard

Unanimous

Reference was made to site near to the railway where a second set of travellers have bought land and moved in. Cllr Higgins highlighted that they have rights to education, health provision and social services but without an address they cannot access these. They will be expected to pay council tax.

f) Parish Ledgers

Cllr Wright reminded the meeting that they were going to discuss scanning in the existing Parish ledgers.

Cllr Higgins proposed that this matter be carried over to next meeting.

Seconded Cllr Duncan

General agreement that the originals should be kept in Village Hall.

Cllr Duncan to speak to Mike Frisby

PD

g) Road safety scheme

The clerk advised the meeting that Dave Brown had been in touch and the proposal is to go to the RCC meeting on the 1<sup>st</sup> Feb.

4. Playground Enhancements

Cllr Pickard advised that he had had discussions with the teenagers researching the skateboard addition and it was going to cost around £2000 + installation costs which are as yet unknown. Details to be submitted by the youngsters. Discussion to be postponed to next meeting.

AP

Cllr Wright to investigate additional pieces for younger children.

Wendy Broad to be approached for guidance as she led the initial installation.

RW

5 Registering land

As per 3c.

6. Parish Council Website

Cllr Wright and Cllr Higgins to have email addresses removed from the website. Cllr Duncan to request to MF that these email addresses be removed.

PD

7 Correspondence

High Sherriff's Nomination for the County of Rutland for the Queen's Jubilee Medal.

PD

Each Parish Council to nominate a person by Feb 21<sup>st</sup>. Cllr Higgins formally proposed George Kirk. Seconded Cllr Duncan. Cllr Duncan to write.

FT

Langham Village Hall committee request for a nominee to sit on the Village Hall committee. Clerk to respond that the Parish Council are very happy with current custodianship and would like to receive minutes and accounts but do not wish to have a representative at meetings.

8. Finance

a. Current Financial position

The clerk circulated the accounts schedule (Appendix 1).

The clerk advised that there had been relatively little movement on the account in the month except that £2000 had been received for grass cutting against a budget of £1000. All other variances in line with prior period.

Proposed Cllr Pickard  
Seconded Cllr Crouch

b. Accounts for payment – none

9. Planning

The clerk circulated the planning reports ( Appendix C and D)

The PC discussed the proposed closure of the Ashwell Level Crossing. Cllr Wright strongly against it being closed and backed by Cllr Kirk. Other members of the PC held less strong views. For 3 Against 4.

Clerk to write letter to state that Parish council has considered the matter and is against it – the reasons as stated in Cllr Wright's report. FT

Cllr Hosmer advised that there is an application for Barns in Manor Lane. Previously has been a problem.

Cllr Wright requested that the comments made by the Langham Parish Council planning sub-committee and those made to RCC are kept filed with the plans. Clerk agreed to do this. FT

Cllr Wright advised that she has received a number of complaints regarding the Urn outside the Old Hall, however other opinion is that it is an improvement. The Parish Council noted these comments.

Cllr Higgins advised that an application had been made for 3 cottages within the grounds of the Old Hall. Cllr Higgins was concerned that some of the details such as garages design were not set out. Overall however the plans from the architect had been impressive. Consequently the missing information may be an omission by the County Council.

Cllr Duncan declared an interest in that the building is next to his property and he has written as an individual to say no objection. However the owner has expected to have carports but these are not on the plans.

The clerk advised the meeting that a number of planning applications had been sent out over the Christmas period and had been received after the closing date for comments. The RCC planning officer had extended the deadline to the evening of the actual meeting but this had still required the PC Planning sub committee to turn the plans round in a very short time and the clerk thanked them for their diligence and co-operation on this.

10. Report from any Sub Committees

Playing field and burial ground

Cllr Hosmer advised that Mr Hubbard had trimmed branches and tidied up.

Cllr Wright asked if we should offer Mr Hubbard more money in the light of the recent increased fuel costs. Clerk to write to ask him to continue with the work. FT

Cllr Hosmer advised that there had been a recent internment.

11. Report from any meeting attended on Parish Council behalf.

Cllr Higgins gave information from the Parish Forum on Nov 30<sup>th</sup> and the clerk has already circulated the minutes.

3 major items discussed :

Travellers site – already discussed.

NHS reforms in current Government Bill. Local Healthcare facilities to be within budgets held by local GPs. The Consortium for Rutland will be included within South and East Leicestershire. Local GPs in discussion with RCC. Community services will be transferred from GP practices. The local Community hospitals will be run by Derby Community Trust as Local Authority does not have the expertise.

Patients will still be able to choose to go to either Leicester or Peterborough hospitals as at present.

A further update as to progress of changes will be presented to forum in about 9 months.

FT

National Census on the 27<sup>th</sup> March 2011. Notice to remind people to complete their details. Clerk to put on noticeboard.

RCC suggests that Parish Council assist by reminding people about date and encourage all to fill in.

FT

Need to put details on website. Clerk to contact MF

Additional Information available at [www.census.gov.uk](http://www.census.gov.uk)

Cllr Hosmer advised on the meeting of Leic and Rutland Assoc of Parish Councils. Had been due to have a talk on localism but this had to be postponed.

12. Playing field inspection rota as follows

. Cllr Bailey stressed the importance of noting all findings in the book.

Feb Cllr Bailey

Mar Cllr Duncan

13. Date and Items for next meeting

The next meeting will be **Tuesday 29<sup>th</sup> March**

Items for discussion

Hawksmead

Land Registration

Website

Playarea

A606

14. AOB.

1. .Treestump blockage in brook. Clerk advised that letters had already been sent to the land owners concerned.
2. Langham News Copy Date March 7<sup>th</sup> Cllr Hosmer

16. The meeting ended at 9.28pm

# APPENDIX 1 Finance Plan

	2010-11	Year to date:			Current period:		5
	<i>Budget</i>	<i>Budget</i>	Actual	Variance	<i>Budget</i>	Actual	Variance
<b>INCOME</b>							
Precept:	15,000	15,000.00	15,000.00	0.00	0.00	0.00	0.00
Grass Cutting:	1,000	0.00	2,120.99	2,120.99	0.00	2,120.99	2,120.99
Street Lights:	2,200	0.00	1,610.00	1,610.00	0.00	0.00	0.00
Burial Ground:	1,000	833.33	871.00	37.67	166.67	0.00	-166.67
Admin fees:	100	83.33	50.00	-33.33	16.67	0.00	-16.67
Insurance:	0	0.00	0.00	0.00	0.00	0.00	0.00
Sundries:	0	0.00	501.00	501.00	0.00	2.00	2.00
Interest:	0	0.00	6.90	6.90	0.00	0.00	0.00
VAT:	1,000	1,000.00	458.74	-541.26	0.00	0.00	0.00
	0	0.00		0.00	0.00	0.00	0.00
<b>TOTAL:</b>	<b>20,300</b>	<b>16,916.67</b>	<b>20,618.63</b>	<b>3,701.96</b>	<b>183.33</b>	<b>2,122.99</b>	<b>1,939.66</b>
<b>EXPENSES:</b>	<b>0</b>						
Clerk's Salary:	2,400	2,000.00	1,922.00	78.00	400.00	389.50	10.50
Clerk's Expenses:	300	250.00	199.34	50.66	50.00	0.00	50.00
Street Lights:	3,500	2,916.67	2,107.70	808.97	583.33	238.38	344.95
Burial Ground RCC:	1,000	833.33	840.82	-7.49	166.67	0.00	166.67
Grounds & Open Space:	5,700	4,750.00	5,554.18	-804.18	950.00	0.00	950.00
Insurance:	1,000	1,000.00	984.33	15.67	0.00	0.00	0.00
Admin:	100	83.33	50.00	33.33	16.67	0.00	16.67
Sundries:	300	250.00	274.89	-24.89	50.00	124.87	-74.87
Recreation Ground:	200	200.00	329.00	-129.00	0.00	0.00	0.00
Grants:	1,300	1,300.00	2,400.00	-1,100.00	0.00	0.00	0.00
Bus Shelter:	0	0.00	0.00	0.00	0.00	0.00	0.00
Audit:	200	200.00	135.00	65.00	0.00	0.00	0.00
Subscriptions:	400	400.00	414.65	-14.65	0.00	0.00	0.00
Hall Rental:	100	100.00	122.00	-22.00	0.00	0.00	0.00
Chairmans Fund:	100	83.33	13.99	69.34	16.67	0.00	16.67
Contingency:	500	416.67	0.00	416.67	83.33	0.00	83.33
Post Office:	0	0.00	0.00	0.00	0.00	0.00	0.00
VAT:	1,000	833.33	598.45	234.88	166.67	97.72	68.95
	0	0.00		0.00		0.00	0.00
<b>TOTAL:</b>	<b>18,100</b>	<b>15,616.67</b>	<b>15,946.35</b>	<b>-329.68</b>	<b>2,483.33</b>	<b>850.47</b>	<b>1,632.86</b>
<b>OVERALL SURPLUS/DEFICIT:</b>	<b>2,200.00</b>	<b>1,300.00</b>	<b>4,672.28</b>	<b>3,372.28</b>	<b>-2,300.00</b>	<b>1,272.52</b>	<b>3,572.52</b>

<b>Closing account mgmt acct</b>		<b>16,935.81</b>
Expenditure cancelled out	-42.04	
		<u>-42.04</u>
Rutland CC Grass	2,087.45	
<b>Income</b>		<u>2,087.45</u>
<b>Closing account for y/e</b>		<b>19,065.30</b>
Current a/c: at 1 Apr 09:	8,626.19	
Deposit a/c: at 1 Apr 09:	8,622.82	
Less uncleared cheques/income	<u>-1,816.29</u>	
Opening balance:		<b>19,065.30</b>
Income to date:	20,618.63	
Expenditure to date:	<u>15,946.35</u>	
Surplus/deficit to date:		<u>4,672.28</u>
Balance at 28/9/10		<b><u>23,737.58</u></b>

Appendix II Planning

Date	Reference	Address	Proposal	Granted/ Refused
	FUL/2008/0692/NH	Rutland Garden Centre	Erection of retail building	pd
22-Sep-2009	LBA/2009/0818/PG	The Old Hall , Church St	Blocking of doorways to facilitate division of property into 2 dwellings	G
24-Sep-2009	FUL/2009/0817/PG	The Old Hall , Church St	Conv of property into 2 residential units	G
29-Jul-2009	FUL/2009/0486	24 Kimball Close, Langham	Construction of 2 storey extension to side (west) revised 2008/0804	R
1-Sep-2009		Langham Cof E School	wall	
13-Jan-2010	OUT/2009/1306/NH	Land between Barleythorpe, Oakham bypass and Rutland College & Land north of Oakham Bypass	Outline application for residential development including local centre and ancillary services.	
29-Mar-2010	FUL/2010/0259	39 Church St	Replacement of timber single glazed windows with timber double glazed windows.	G
11-May-2010	CAT/2010/0427/APB	41 Church Street	Fell 1 Cedar tree	G
11-May-2010	CAT/2010/0430/APB	The Manor House, 36 Church St	Reduce tree and hedge	G
11-May-2010	CAT/2010/0431/APB	1 Hayes Close	Fell 1 Ash tree	G
25-May-2010	FUL/2010/0490/PG	RCC Dept Ashwell Rd, Oakham	Location of independent toilet block	G
17-Jun-2010	FUL/2010/0505/JHG	24 Cold Overton Road	Single storey extension to side west elevation	G
14-Jun-2010	FUL/2010/0592/JHG	11 The Range	Extension of time application for 2 storey extension	G
28-Jun-2010	FUL/2010/0662/NT	Fieldfare Melton Road	2 Storey extension to front and 2nd storey ext over garage	G
19-Jul-2010	FUL/2010/0593/DTR	Langham House, 15 Church St	Replacement of 2 dormer windows	G
26-Jul-2010	FUL/2010/0697/JM	4 Kimball Close, Ashwell	Construction of 2nd floor window to side elevation	
3-Aug-2010	CAT/2010/0791/APB	3 Melton Road	Reduce height of Euclyptus tree.	G
3-Aug-2010	CAT/2010/0816/APB	5 Well Street	Fell 1 Willow tree	G
3-Aug-2010	LBA/2010/0785/DTR	13 Bridge Street	Replace wooden windows with APVC in modern bungalow	G
9-Aug-2010	LBA/2010/0844/DTR	13 Bridge Street	Painting of 3 concrete window lintels	G
16-Aug-2010	FUL/2010/0807/APB	15 Melton Rd	Construction of double garage following demolition of existing single garage and wooden shed	G
16-Aug-2010	FUL/2010/0834/APB	12 Cold Overton Rd	Erection of 2 storey house	R
17-Aug-2010	FUL/2010/0783/DTR	8 Well Street	External alterations inc replacement of front door, painting side elevation and painting of render to front	G

8-Sep-2010	CAT/2010/0933/APB	Langham Cof E School	Reduce Ash and Sycamore group by 1m	
20-Sep-2010	FUL/2010/0965/DTR	6 Well St	Painting of front elevation	G
6-Oct-2010	APP/2010/1044/APB	16 Cold Overton Rd	Fell 1 cedar tree	
19-Oct-2010	APP/2010/1063/NH	Land North of Main Road Barleythorpe	Creation of new vehicle access	
19-Oct-2010	APP/2010/1080/DTR (LBA)	13 Bridge Street	Replace fascias soffits with white UPVC	G
20-Oct-2010	APP/2010/1083/APB	21 Ruddle Way	Crown 2 Lime Trees	
19-Oct-2010	APP/2010/1050/NT	31 Well St	Replacement of garage door and windows and construction of side elevation	G
20-Oct-2010	APP/2010/1091/APB	71 Church St	Raise the crown of Lime tree	
9-Nov-2010	APP/2010/1095/JM	1 Kimball Close	Construction of single storey extension to east elevation.	
10-Nov-2010	APP/2010/1138/PG	Rutland Garden Centre	Retrospective application for change of use of part of first floor of retail unit from storage to living accomodation	R
30-Nov-2010	APP/2010/1193/NT	64 Burley Road	Erection of stable block in garden to side of dwelling	
30-Nov-2010	APP/2010/1192/NT	64 Burley Road	Erection of 2 Dormer bungalows	
23-Nov-2010	APP/2010/1175/APB	7 Sharrads Way	First floor extension to rear	
7-Dec-2010	APP/2010/1197/APB	Elizabeth House, 13 Jubilee Drive	Fell 1 willow and 1 Sorbus tree	G
20-Dec-2010	APP/2010/1138	Rutland Garden Centre	Retrospective application for change of use of part of first floor of retail unit from storage to living accomodation	R
20-Dec-2010	FUL/2009/0656	Rutland Garden Centre	Retrospective application for change of use of agricultural land	G
21-Dec-2010	APP/2010/1253/PG	7 Orchard Road	Construction of single storey extension to rear	
30-Dec-2010	APP/2010/1075/APB	The Granary, Church St	Erection of 3 2 storey dwellings	
21-Dec-2010	APP/2010/121/APB	6 Ranksborough Drive	Fell 14 trees	
10-Jan-2011	APP/2010/1286/NH	Land adj to 1 Oakham RD	Erection of 2 dwelling houses	
10-Jan-2011	APP/2010/1210/DTR	Davenport Cottage, The Old Hall, 535 Church St	Internal alterations	

# Minutes of Langham Parish Council Meeting held on 29<sup>th</sup> March 2011

## Attendance

Cllr Hosmer

Cllr Wright

Cllr Kirk

Cllr Duncan

Cllr Higgins

Cllr Crouch

Two members of the public

Before the meeting opened a question was raised regarding the Langham Parish Council Constitution. It was confirmed that national guidelines are laid out and adhered to by the Parish Council

1. Apologies  
Cllr Pickard  
Cty Cllr Wainwright

2. Minutes of meeting held on 25<sup>th</sup> Jan  
P588 with respect to the land owned by Jim Weir this should read  
'Uppingham Road', Oakham and not 'Cold Overton Rd' Oakham  
The Minutes were signed as correct. Proposed Cllr Kirk  
Seconded Cllr Higgins

3. Matter Arising

### a) Hawksmead

Hawksmead have presented to the Parish Council a large board with details of proposed plans for Oakham North Development as well as a number of smaller plans to be displayed within the village hall. Cllr Higgins had spent time with Paul Bywater during the recent Core Strategy enquiry by the Governement Inspector. Agreed that one plan should be displayed in the corridor and one in the the Ruddle Room.

FT

### b) Village History sign

Cllr Duncan reported that a sign would cost £62 or £75 for printing depending on type required, this price including framing. Discussion followed to consider the placing of the sign. An additional sign outside the Village Hall was suggested as this is felt to be the most central part of the village. Permission required from the Village Hall Committee and RCC Highways. The current location of the old sign was to be kept and renewed. The Village History Group have agreed to do the art work required.

FT

RW

### c) Mickley Lane

Clerk has applied to register lane. No response yet received

Cllr Higgins commended the Langham News article which stated the position clearly.

It was agreed to attach details from Langham News to the minutes for clarity.

FT

Clerk to write to RCC to ask that the postcode for Mrs Lee also to include Mickley Lane and Munday's Close

d) Travellers site

Clerk showed the response given to the RCC Planning, the Parish Council recommended refusal. The meeting was advised that Cllr King had advised that a site had come forward but this turned out to be the currently used land at Langham and as this land is not owned by RCC it does not fulfil the council's responsibilities. Cllr Duncan stated that the problem of lack of designated travellers' sites stretches across the country. He stressed that Langham welcomed the current travellers already established in the village but it was felt that Langham could not cope with anymore. Cllr Crouch highlighted the issue – buy the land, move on, retrospective planning. Cllr Wright stated that it is not necessary to have an address to receive benefits or medical attention.

Ashwell amenity site owned by RCC as a potential site for travellers designated by the County.

PD

e) Parish Ledgers

Cllr Duncan advised that copying of these ledgers had not yet been achieved.

f) Road safety scheme (Highways RCC)

Cllr Duncan advised that this had been postponed indefinitely owing to monetary constraints. Cllr Hosmer asked whether it was possible to fund one of the items as a Parish Council. Cllr Crouch to speak to Barry Roper re costs of signs. Clerk to speak to Dave Brown to discuss what might be possible.

HC

FT

4. Playground Enhancements

Clerk read out correspondence from a resident regarding problems with local youths

Cllr Higgins highlighted the ongoing problems with early teenagers skate boarding and playing football in Ruddle Way. Police have visited parents and children warned Some do not live in the village.

Cllr Hosmer asked what happened to the playing area assigned for Ruddle Way. Cllr Higgins advised no play area agreed just open nature reserve.

Cllr Hosmer suggested that setting up a skate board park might cause additional problems attracting in other teenagers as no other villages have a skate board park. However it was felt that the Oakham park was better and more likely to provide that draw and the proposed enhancements were likely to simply entertain local teenagers.

AP

The Parish councillors agreed that they would go ahead as agreed in previous meeting.

Clerk advised that a suggestion had been made that a 'playleader' in the park would be a better use of funds. The parish council noted the comments.

Cllr Higgins suggested speaking to Wendy Broad relating to the existing equipment as she led the original group to advise on play equipment etc.

5 Registering land

As above, application has been made on behalf of the Parish Council

6. Parish Council Website

Cllr Duncan advised that parish council emails are up and running and asked if parish councillors happy with what had been done. Councillors agreed.

Cllr Crouch suggested that local clubs should be updated on the site. Cllr Duncan stressed the problems of keeping a site up to date.

Cllr Higgins suggested that Mike Frisby write a further article in the Langham News in order to refresh the site.

Cllr Kirk advised that we send an email to the local papers advising of each Parish Council meeting with its agenda. Clerk to action.

FT

7 Correspondence

Cllr Duncan advised that following the nomination made by the parish council Cllr Kirk is to receive The Queen's Birthday Award for Services to the Community' on April 21<sup>st</sup> (the Queen's birthday). The Parish council officially congratulated Cllr Kirk on this honour.

The Clerk had received letters regarding dog dirt in the village and other councillors had been addressed on the same matter. Cllr Hosmer advised that Glyn Hubbard complains bitterly about it. The councillors again voiced their frustration over how little they can do. Cllr Duncan stressed that it is up to all locals to act upon what they see at the time as it is more difficult to confront people at a later stage.

There was a question surrounding whether there were signs saying 'no dogs' near the playground. Cllr Hosmer advised that the sign says no dogs and no camping are outside the playing field gate. Cllr Crouch advised that if there is a sign there and a member of the public sees a problem then it is easier for them to act if a sign is present.

HC

Cllr Duncan proposed that if after inspection it was felt that the signage is not sufficient then the Parish council should install new ones.

Cllr Crouch to review signs currently on the field and to arrange 3 signs to be sourced, to be positioned on the gate; on the far side of the field; in the wildlife area. To be reviewed as part of the playground review.

Cllr Kirk asked whether the Parish Council could utilise the powers given to fine an individual. Cllr Hosmer advised that the RCC does not have a dog warden.

8.

Finance

a. Current Financial position

The clerk circulated the accounts schedule (Appendix 1) and advised that we have closed £2K ahead of budget and with income £4k ahead of expenditure.

Cllr Higgins suggested that some of the positive balance could be used to fund road safety improvements already identified.

Cllr Kirk advised that the PC used to hold a balance of £7K in earlier

days.

The councillors accepted the accounts

Proposed Cllr Hosmer  
Seconded Cllr Crouch

b. Accounts for payment

A number of subscriptions were due for renewal

CPRE £29 Proposed Cllr Kirk Seconded Cllr Wright

Rural Communities Council RCC £40 Proposed Cllr Hosmer ,  
seconded Cllr Crouch.

LRALC £280 Cllr Hosmer advised that he attends on behalf of Parish council. Rutland County Council do not help to finance this body whereas Leicestershire CC do fund. There was a discussion as to what membership gave. General discussions indicated that it is a source of legal advice and can sometimes represent Parish Clerks. Cllr Higgins asked where our legal advice would come from, if not from there. Felt that Legal Advice insurance could be obtained for less if deemed required. Cllr Crouch suggested contacting them and asking what we would get for our subscription. Clerk to action. Not to be renewed at this stage.

FT

9. Planning

The clerk circulated the planning reports ( Appendix C and D)

With respect to the planning application The Paddock Burley Rd APP/2011/0025/NH for horse exerciser etc a question was raised as to whether planning permission had earlier been given for a gate onto the Highway. Cllr Wainwright has highlighted this to RCC – they have researched back to 2000, no entrance way there has been approved. Cllr Higgins suggested that the PC write a letter to planning saying we are not aware of a planning application for a gate and could they please advise. Clerk to action. FT

Cllr Hosmer advised of an application to remove a hedge on Melton Road. No information received. Clerk to investigate. FT

Cllr Higgins asked if any feedback had been received re the Hawksmead application for access to the field next to the roundabout on A606. Clerk to investigate. Cllr Higgins stressed the danger of such an entrance which the Parish Council had highlighted in comments to RCC. FT

Cllr Wright asked that planning requests be sent through asap. Cllr Duncan suggested using the post where appropriate.

Cllr Wright asked for original applications and plans to be included when amended applications and appeals are considered by the planning committee.

10. Report from any Sub Committees

Burial ground. Cllr Hosmer advised that there had been 3 burials in the last few months, one sadly of a baby. There had been an additional one with an unusually large casket which had required a mechanical digger to dig the area.

Cllr Hosmer advised that the burial ground is being used at a rate greater than expected and suggested that burial fees be discussed at the next meeting. Clerk to action on agenda. FT

11. Report from any meeting attended on Parish Council behalf.

Cllr Higgins had attended a Parish Forum meeting on 3<sup>rd</sup> March which had a presentation on Broadband Facilities for the County.

The meeting discussed facilitating better speeds within villages. Cllr Hosmer asked if the PC were aware of Rutland Telecom – Ron Simpson arranged a meeting in Uppingham.

There was a discussion regarding broadband in schools and whether Langham School has a fibre optic cable which could be accessed.

Cllr Duncan advised when he had spoken to BT the costs had been £25K upfront, or for a quorum of 20 to 50 people to invest and then charge others to use the service. This has been done in Lyddington.. General consensus that it was probably better to wait than to spend money at this stage. Cllr Higgins recommended keeping in touch with any further developments.

Also the Parish Council Forum Working Group which researches items for the Parish Forum is looking for further recruits. Cllr Kirk currently serves on this working group.

Under Forum AOB information was shared giving County concern surrounding the Kingscliff Dump site which is was proposed to receive radioactive material from the Olympic site. As it is close to the River Welland which feeds Rutland Water there is concern for Rutland and is being strongly opposed by RCC as an 'interested body'.

The Forum received an update on the Local Dev Framework – Core Strategy: .

Cllr Higgins advised on the Government Inspector review of the Core Strategy for Rutland. Mr Yule was the government inspector sitting in sole judgement on the strategy as it's final stage.

Presentations by a Local consortium; representatives for Sainsburys (who were challenged on their attendance); Hawksmead and other interested groups including the Council for Protection of Rural England (CPRE). Some felt that the proposed 150 houses a year was low. More that 160 houses per annum would raise over £200,000 per annum on council tax etc. Others opposed the 150 per annum as a high number.

There was a discussion regarding the 5 Hectares of land set aside for employment – the proposal is to look for another large development in line with Lands End rather than look for multiple sites. Major Crouch made a very strong presentation on second day and was listened to by Mr Yule was the only member there who was there participating as an individual rather than part of a team.

Hawksmead presented their case. Mr Yule set aside the fact that there has been a judicial review regarding the Hawksmead decision and reviewed the core strategy alone.

Cllr Higgins represented Langham Council through most of the week's hearings.

Cllr Crouch advised that he has written to EMC Pickles and to Alan Duncan re the manner in which the Planning Applications were received and agreed prior to the Core Strategy being agreed. As yet he has received no response from Mr Pickles.

The date for the publication of the report is unknown. The Inspector advised that given the current situation he was probably going to put this report into his pending tray due to many planning statutes still hanging in the air.

Cllr Hosmer asked what happens to the LDF if no report is made. Cllr Higgins said the Inspector indicated a report would be made when it could be made in a valid way. There could even be an Interim Report or outline.

## 12 Playing field inspection rota as follows

Cllr Bailey stressed the importance of noting all findings in the book.

Feb	Cllr Bailey
Mar	Cllr Duncan
April	Cllr Duncan

May Cllr Hosmer

13. Date and Items for next meeting

**AGM Thursday 19<sup>th</sup> Parish Meeting 7.30pm**

FT

Rutland Times – put AGM agenda to Rutland Times

Put next to polling station

FT

The next meeting will be **Tuesday 26<sup>th</sup> May 7.30pm**

Items for discussion

Dog fouling

Playground

Burial ground

Traffic calming

Annual accounts

The meeting closed at 9.50pm

# Appendix A Finance Report

Langham Parish Council

Finances April 2010 - March 2011

The financial year is divided into six two-month periods.

	2010-11	Year to date:			Current period:		
	<i>Budget</i>	<i>Budget</i>	Actual	Variance	<i>Budget</i>	Actual	Variance
<b>INCOME</b>							
Precept:	15,000	15,000.00	15,000.00	0.00	0.00	0.00	0.00
Grass Cutting:	1,000	1,000.00	2,120.99	1,120.99	1,000.00	0.00	-1,000.00
Street Lights:	2,200	2,200.00	1,610.00	-590.00	2,200.00	0.00	-2,200.00
Burial Ground:	1,000	1,000.00	1,819.00	819.00	166.67	948.00	781.33
Admin fees:	100	100.00	100.00	0.00	16.67	50.00	33.33
Insurance:	0	0.00	0.00	0.00	0.00	0.00	0.00
Sundries:	0	0.00	501.00	501.00	0.00	0.00	0.00
Interest:	0	0.00	6.90	6.90	0.00	0.00	0.00
VAT:	1,000	1,000.00	458.74	-541.26	0.00	0.00	0.00
	0	0.00	0.00	0.00	0.00	0.00	0.00
<b>TOTAL:</b>	<b>20,300</b>	<b>20,299.99</b>	<b>21,616.63</b>	<b>1,316.64</b>	<b>3,383.33</b>	<b>3,120.99</b>	<b>-262.34</b>
<b>EXPENSES:</b>	<b>0</b>						
Clerk's Salary:	2,400	2,400.00	2,311.50	88.50	400.00	389.50	10.50
Clerk's Expenses:	300	300.00	199.34	100.66	50.00	0.00	50.00
Street Lights:	3,500	3,500.00	2,309.48	1,190.52	583.33	201.78	381.55
Burial Ground RCC:	1,000	1,000.00	939.83	60.17	166.67	99.01	67.66
Grounds & Open Space:	5,700	5,700.00	5,974.18	-274.18	950.00	420.00	530.00
Insurance:	1,000	1,000.00	984.33	15.67	0.00	0.00	0.00
Admin:	100	100.00	125.00	-25.00	16.67	75.00	-58.33
Sundries:	300	300.00	293.34	6.66	50.00	18.45	31.55
Recreation Ground:	200	200.00	329.00	-129.00	0.00	0.00	0.00
Grants:	1,300	1,300.00	2,400.00	-1,100.00	0.00	0.00	0.00
Bus Shelter:	0	0.00	0.00	0.00	0.00	0.00	0.00
Audit:	200	200.00	135.00	65.00	0.00	0.00	0.00
Subscriptions:	400	400.00	469.40	-69.40	0.00	54.75	-54.75
Hall Rental:	100	100.00	122.00	-22.00	0.00	0.00	0.00
Chairmans Fund:	100	100.00	13.99	86.01	16.67	0.00	16.67
Contingency:	500	500.00	0.00	500.00	83.33	0.00	83.33
Post Office:	0	0.00	0.00	0.00	0.00	0.00	0.00
VAT:	1,000	1,000.00	649.76	350.24	166.67	51.31	115.36
	0	0.00	0.00	0.00	0.00	0.00	0.00
<b>TOTAL:</b>	<b>18,100</b>	<b>18,100.00</b>	<b>17,256.15</b>	<b>843.85</b>	<b>2,483.33</b>	<b>1,309.80</b>	<b>1,173.53</b>
<b>OVERALL SURPLUS/DEFICIT:</b>	<b>2,200.00</b>	<b>0.00</b>	<b>2,199.99</b>	<b>4,360.48</b>	<b>2,160.49</b>	<b>900.00</b>	<b>1,811.19</b>
<b>Closing account mgmt acct</b>					<b>16,935.81</b>		
Expenditure cancelled out				-42.04			

		<u>-42.04</u>	
Rutland CC Grass	2,087.45		
<b>Income</b>		<u>2,087.45</u>	
<b>Closing account for y/e</b>			<b>19,065.30</b>
Current a/c: at 1 Apr 09:	8,626.19		
Deposit a/c: at 1 Apr 09:	8,622.82		
Less uncleared cheques/income	<u>-1,816.29</u>		
Opening balance:			<b>19,065.30</b>
Income to date:	21,616.63		
Expenditure to date:	<u>17,256.15</u>		
Surplus/deficit to date:			<u>4,360.48</u>
29-Mar-11			<u><b>23,425.78</b></u>

Date	Reference	Address	Proposal	Granted/refused
	FUL/2008/0692/NH	Rutland Garden Centre	Erection of retail building	pd
22-Sep-2009	LBA/2009/0818/PG	The Old Hall , Church St	Blocking of doorways to facilitate division of property into 2 dwellings	G
24-Sep-2009	FUL/2009/0817/PG	The Old Hall , Church St	Conv of property into 2 residential units	G
29-Jul-2009	FUL/2009/0486	24 Kimball Close, Langham	Construction of 2 storey extension to side (west) revised 2008/0804	R
1-Sep-2009		Langham Cof E School	wall	
13-Jan-2010	OUT/2009/1306/NH	Land between Barleythorpe, Oakham bypass and Rutland College & Land north of Oakham Bypass	Outline application for residential development including local centre and ancillary services.	
29-Mar-2010	FUL/2010/0259	39 Church St	Replacement of timber single glazed windows with timber double glazed windows.	G
11-May-2010	CAT/2010/0427/APB	41 Church Street	Fell 1 Cedar tree	G
11-May-2010	CAT/2010/0430/APB	The Manor House, 36 Church St	Reduce tree and hedge	G
11-May-2010	CAT/2010/0431/APB	1 Hayes Close	Fell 1 Ash tree	G
24-May-2010	FUL/2010/0504/JM	Islington Stud, Cold Overton Road	Construction of porch and side extension, loft conversion and detached double garage	G
25-May-2010	FUL/2010/0490/PG	RCC Dept Ashwell Rd, Oakham	Location of independent toilet block	G
17-Jun-2010	FUL/2010/0505/JHG	24 Cold Overton Road	Single storey extension to side west elevation	G
14-Jun-2010	FUL/2010/0592/JHG	11 The Range	Extension of time application for 2 storey extension	G
28-Jun-2010	FUL/2010/0662/NT	Fieldfare Melton Road	2 Storey extension to front and 2nd storey ext over garage	G
19-Jul-2010	FUL/2010/0593/DTR	Langham House, 15 Church St	Replacement of 2 dormer windows	G

26-Jul-2010	FUL/2010/0697/JM	4 Kimball Close, Ashwell	Construction of 2nd floor window to side elevation	
3-Aug-2010	CAT/2010/0791/APB	3 Melton Road	Reduce height of Euclyptus tree.	G
3-Aug-2010	CAT/2010/0816/APB	5 Well Street	Fell 1 Willow tree	G
3-Aug-2010	LBA/2010/0785/DTR	13 Bridge Street	Replace wooden windows with APVC in modern bungalow	G
9-Aug-2010	LBA/2010/0844/DTR	13 Bridge Street	Painting of 3 concrete window lintels	G
16-Aug-2010	FUL/2010/0807/APB	15 Melton Rd	Construction of double garage following demolition of existing single garage and wooden shed	G
16-Aug-2010	FUL/2010/0834/APB	12 Cold Overtion Rd	Erection of 2 storey house	R
17-Aug-2010	FUL/2010/0783/DTR	8 Well Street	External alterations inc replacement of front door, painting side elevation and painting of render to front	G
8-Sep-2010	CAT/2010/0933/APB	Langham Cof E School	Reduce Ash and Sycamore group by 1m	
20-Sep-2010	FUL/2010/0965/DTR	6 Well St	Painting of front elevation	G
6-Oct-2010	APP/2010/1044/APB	16 Cold Overton Rd	Fell 1 cedar tree	
19-Oct-2010	APP/2010/1063/NH	Land North of Main Road Barleythorpe	Creation of new vehicle access	
19-Oct-2010	APP/2010/1080/DTR (LBA)	13 Bridge Street	Replace fascias soffits with white UPVC	G
20-Oct-2010	APP/2010/1083/APB	21 Ruddle Way	Crown 2 Lime Trees	
19-Oct-2010	APP/2010/1050/NT	31 Well St	Replacement of garage door and windows and construction of side elevation	G
20-Oct-2010	APP/2010/1091/APB	71 Church St	Raise the crown of Lime tree	

9-Nov-2010	APP/2010/1095/JM	1 Kimball Close	Construction of single storey extension to east elevation.	
10-Nov-2010	APP/2010/1138/PG	Rutland Garden Centre	Retrospective application for change of use of part of first floor of retail unit from storage to living accommodation	R
30-Nov-2010	APP/2010/1193/NT	64 Burley Road	Erection of stable block in garden to side of dwelling	G
30-Nov-2010	APP/2010/1192/NT	64 Burley Road	Erection of 2 Dormer bungalows	
23-Nov-2010	APP/2010/1175/APB	7 Sharrads Way	First floor extension to rear	R
7-Dec-2010	APP/2010/1197/APB	Elizabeth House, 13 Jubilee Drive	Fell 1 willow and 1 Sorbus tree	G
20-Dec-2010	APP/2010/1138	Rutland Garden Centre	Retrospective application for change of use of part of first floor of retail unit from storage to living accommodation	R
20-Dec-2010	FUL/2009/0656	Rutland Garden Centre	Retrospective application for change of use of agricultural land	G
21-Dec-2010	APP/2010/1253/PG	7 Orchard Road	Construction of single storey extension to rear	
30-Dec-2010	APP/2010/1075/APB	The Granary, Church St	Erection of 3 2 storey dwellings	
21-Dec-2010	APP/2010/121/APB	6 Ranksborough Drive	Fell 14 trees	
10-Jan-2011	APP/2010/1286/NH	Land adj to 1 Oakham RD	Erection of 2 dwelling houses	
10-Jan-2011	APP/2010/1210/DTR	Davenport Cottage, The Old Hall, 535 Church St	Internal alterations	G
18-Jan-2011	APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building	
18-Jan-2011	APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building	

31-Jan-2011	APP/2011/0025/NH	The Paddock, Burley Rd	Construction of fenced riding area and erection of horse exerciser	
3-Feb-2011	APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building	G
3-Feb-2011	APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building	G
8-Feb-2011	APP/2011/0043/APB	The Cottage, Burley Rd	Construction of a single storey extension to east	
14-Feb-2011	APP/2010/1266/NH	Travellers Rest, Burley Rd	Use of land for mobile home, touring caravan and dayroom	
14-Feb-2011	APP/2011/007/APB	30 Church St	Construction of gable wall to replace twin dormer.	
22-Feb-2011	APP/2011/0112/apb	20 Ranksborough Drive	Reduce Willow by 1/3	
28-Feb-2011	APP/2011/0116/nh	12 Cold Overton Rd	retrospective application for demolition of a dwelling house	
1-Mar-2011	APP/2011	Land adj 15 Cold Overton Rd	Erection of 2 storey dwelling house	
9-Mar-2011	app/2011/0137	16 Harewood Close	Prune 1 Maple tree	

APP/2010/1286/NH	Land adj to 1 Oakham RD	Erection of 2 dwelling houses		<p>This application concerns land on the edge of the Conservatio village wihtin the garden / adjacent to 1 Oakham Rd.</p> <p>The entry to the Oakham side of the village runs into a sharp right angle bend, together with a complex slip road system to Burley Rd, the Primary School, two bus stops and also Bridge Street.</p> <p>The proposal is for one two storey house within the grounds of 1 Oakham Rd. The style and location of the house itself are acceptable within the context of other nearby buildings.</p> <p>The proposed access to this house is not acceptable on the grounds of safety on the unsighted bend on this busy part of the A606. Existing properties have access either via a small 'service road' or from the A606 in a less hazardous position. Pedestrians already find the crossing difficult with traffic coming from many directions it would be inappropriate to cause further hazard by planning roadway access for this house at the location proposed. A slipway to 3 houses nearby services these houses by a non hazardous driveway. A shared access drive from this slipway could be gained, also serving 1 Oakham Rd.</p> <p>Aside from the safety considerations the village is currently enhanced by the amenity value of this land where the drive is proposed. This land is a wide grass verge where trees are underplanted with a wide variety of bulbs producing beautiful wild flowers in spring and summer and much enhancing the village. This green verge has been identified in the VDS as important to the village character. It would be preferable if vehicle access across this green could be avoided.</p> <p>Whilst the proposed dwelling is acceptable, the problems of access do need to be addressed.</p> <p>Observation : windows and doors should preferably be made of wood. VDS</p> <p>Recommend Approval for the HOUSE ONLY with the condition of replanning access away from the main road, possibly through the already established 3 house driveway.</p>
APP/2010/1210/DTR	Davenport Cottage, The Old Hall, 535 Church St	Internal alterations	G	<p>The proposal for the renewal of a staircase for this cottage within the curtilage of the Old hall grounds is well made. The timber construction would seem more appropriate for the cottage and overall safety considerations. It is unlikely that the staircase was an original structure.</p> <p>No objections to this proposal</p>
APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building		<p>No objections. The new building may provide better security for farm vehicles and machinery and will be neatly situated within the existing yard.</p>
APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building		<p>This application is for an extension to an existing building. The proposed extension will replace a smaller existing barn and will have minimal impact when viewed from Manor Lane and from Ashwell Rd. This will be an addition to a farm of long standing and we have no objection to the proposal. Recommend Approval.</p>
APP/2011/0025/NH	The Paddock, Burley Rd	Construction of fenced riding area and erection of horse exerciser		<p>This proposal is in support of local tradition and riding / farming industry within a farm setting located behind existing dwellings and stables. The appraisal and rationale of reasons for these constructions are well argued and accepted.</p> <p>The fencing riding area is acceptable and it is not felt that it will have a significant impact on either the immediate or wider area.</p> <p>Although these proposed constructions will not be directly visible from public spaces there is concern over the horse exerciser, it is far from attractive and could be intrusive, especially given the plain steel grey colour. If existing hedges and trees provide sufficient screening there may not be a problem. However, it may be necessary to plant additional screening to reduce the impact of the exerciser on the surrounding open countryside, or indeed to paint it green or brown to reduce the impact.</p> <p>Recommend approval with considerations</p>

APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building	G	The proposed building is acceptable, it is within an existing yard and will have little impact on the surrounding area. Recommend approval.
APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building	G	Manor Farm is a long established business and the building will have minimal impact on the surrounding area. Recommend approval.
APP/2011/0043/APB	The Cottage, Burley Rd	Construction of a single storey extension to east		This property was extended in a similar style to the original some years ago. The proposed extension in thi sapplication will be partially screened on the north elevation by the existing hedge and trees. As it will be single storey it is not deemed to be particularly intrusive. The retention of the Oak tree is to be commended. the extension looks like it will be a pleasing and useful addition. Recommend approval
APP/2010/1266/NH	Travellers Rest, Burley Rd	Use of land for mobile home, touring caravan anyroom		This application concerns a portion of land in Open Countryside and outside the planned limits of development. It is next to a freight and passenger line and signal box with it's adjacent road and level crossing. The land is said originally to have been the crossing keeper's cottage before the gates were operated from the signal box. The location is isolated with only the road access back into Langham village, Ashwell or Oakham ( there is no footpath along this stretch of Burley Road. The site is a considerable distance from other habitation, shops, schools and the surgery. There is access to an open railway line both sides of the road and this could prove of particular danger if there are any children living on the site. It is in an exposed position and would be almost impossible to provide acceptable and adequate screening.The application is being made by a Traveller and family for a semi-permanent living base. We object most strongly to the practice of buying land and moving on to it prior to obtaining planning permission knowing that it is very difficult to get them to leave if permission is not granted. This problem is compounded as there is no allocated Travellers site within Rutland and no plans to make provision until 2012 (Re Local Development Framework, Core Strategy). At the present time of the application there must be an expectation primarily of compliance with the current planning regulations with protection of Open Countryside unless this site is proven to be a brown field site. There must also be an obligation places on the County Council, without which, matters are left open to appeal. This is not a proper nor appropriate resolution for either the applicants nor the residents of the neighbouring villages. Recommend refusal
APP/2011/007/APB	30 Church St	Construction of gable wall to replace twin dormer.		
APP/2011/0112/apb	20 Ranksborough	Reduce Willow by 1/3		This application concerns 30 Church Street which is situated in the centre of village within the Conservation Area. It occupies a prominent position adjacent to the path leading to the Church of St Peter and St Pauls ( Grade 1 listed).The appearance of this house was changed considerably some years ago when the garage was incorporated into the main house, along with other additional internal alterations.The proposed dormer windows and gable wall will improve the appearance of the dwelling. It is regrettable that the original brickwork will be lost although it is accepted that it would be difficult to match the brick after so long ( The house was built by David Wilson in the mid 70's). The brickwork of the adjacent house was painted some time ago and the former shop opposite is also painted. Therefore the painted render is acceptable. Observations : the render should be a colour that meets with the approval of the Conservation Officer. The quoins should be of stone that is used elsewhere in the village e.g. Clipsham stone. Recommend approval. The tree in question is mature but not worthy of a TPO. Recommend approval.

APP/2011/0116/nh	Drive 12 Cold Overton Rd	retrospective application for demolition of a dwelling house	This application is believed to be a repeat. The bungalow is not felt to be of any particular architectural merit. From the photographs there is an indication of an older possibly historic stone wall fronting the property - hopefully this can be retained. Recommend approval
APP/2011	Land adj 15 Cold Overton Rd	Erection of 2 storey dwelling house	No objection to this extension
app/2011/0137	16 Harewood Close	Prune 1 Maple tree	

# Minutes of Langham Parish Council Meeting held on 26<sup>th</sup> May 2011

## Attendance

Cllr Hosmer  
Cllr Wright  
Cllr Kirk  
Cllr Duncan  
Cllr Higgins  
Cllr Lee

Peter Green and Hugh Crouch in attendance

### 1. Appointment of Chair

It was proposed that Peter Duncan be elected Chair of the Parish Council.  
Proposed Roy Hosmer  
Seconded George Kirk

### 2. Co-opting of members.

6 Parish Councillors managed to get their papers submitted correctly and in time. The council may hold 9 councillors in Langham. As a result the Parish councillors are able to co-opt other members on to the Parish council.

There were 2 people who had been parish councillors prior to the election but due to a misunderstanding they had problems getting their papers submitted in time. It was proposed that due to their previous good work they be co-opted.

Proposed : George Kirk    Seconded Peter Duncan  
Voted 4 : 2 in favour.

Discussion regarding the final seat on council. Cllr Duncan asked whether it was possible to have 10 on Parish Council but was advised that this was not possible.

Two candidates had earlier identified themselves: Peter Green and Terry Manning. Peter Green accepted the decision, and when asked made a statement about himself to enable an informed decision to be made.

Cllr Duncan agreed to write to both candidates to ask if they are still willing to stand. Terry Manning who is currently on holiday and Peter Green on holiday next week will be invited to make a short statement and resume of themselves and what they may bring to the council.

Chairman will identify when an extra meeting will occur in order to do this. Cllr Lee asked if he considered the process fair. Mr Green agreed that he did.

Declarations of interest. Clerk acknowledged that these required forms were received from all councillors present. Clerk to ensure that these are submitted to RCC

Cty Cllr Wainwright apologised for not attending the Parish AGM – he had not been made aware of the date. This was due to problems with the Clerks' email and the clerk apologised for this.

- FT
- 3 Apologies and Declaration of Interest  
Start of council business
- Andy Pickard had sent apologies for absence due to work commitments and change of meeting dates
- To prevent issues over future dates it was agreed that forthcoming meetings be the last Tuesday every other month normally.
- No declarations of interest.
4. Minutes of meeting held on 29th Mar
- Cllr Crouch advised that he had been present at the meeting. FT
- The Minutes were signed as correct. Proposed Cllr Kirk  
Seconded Cllr Higgins
5. Appointments to sub committees.
- Finance and Burial Sub committee will remain as current.  
There is a vacancy on the Planning sub-committee which will be clarified at the next council meeting.
- Cllr Duncan explained the workings of sub- committees to the new member of the Parish Council, Cllr Lee.
6. Matter Arising
- a) Hawksmead
- Cty Cllr Wainwright explained he learned from Mr Bywater and that a detailed planning application is to be made. Mr Bywater has offered to address the next Parish Council meeting before this is submitted. Cty Cllr Wainwright understood that the next Parish Council meeting may be too late and suggested holding an extraordinary meeting to discuss the proposal and whether this should be opened up to a wider audience. Accept his offer but suggest that it be opened up to the public. Cllr Higgins suggested giving Mr Bywater a fixed length time to discuss with the Parish Council, perhaps immediately prior to the next meeting. This was accepted. Cty Cllr Wainwright to discuss with Paul Bywater to confirm details. NW
- a2) Cllr Kirk brought up the issue of Lorry parking off Lands End Way. The lorry drivers are using the road and are emptying rubbish on to the land. Cty Cllr Wainwright to take this back to RCC for action and restraint. NW
- b) Village History sign
- Cllr Hosmer advised the meeting of a discussion with Mr Mobbs Chair of the Langham Village Hall Committee. A sign on the wall

rather than on the ground to assist mowing etc was felt to be better. Cllr Wright felt that it was unsuitable to have it in a position where people had to walk on the grass to read it. Cllr Crouch supported putting it on the wall. Cllr Hosmer to liaise with Mr Mobbs to agree a position. RH

#### c) Mickley Lane

Cllr Lee was advised that she had a prejudicial interest in this discussion, Cllr Lee felt that it was a personal interest not a prejudicial interest and therefore could stay. Cllr Higgins suggested that this should be clarified with Democratic Services at RCC, through Mr Pook to ensure that the correct decision be made. Cllr Lee asked if there is a ransom strip at the top of Mickley Lane. Cllr Crouch advised that there is and that this land is owned by Wimpey Homes.

Discussion centred around the registering of Mickley Lane land and , whether it should be left as is or, to register ownership. The PC should go ahead and attempt to do so.

There was a view that it was in the best interests of the village to try to secure ownership of this land and if not too expensive to obtain the relevant legal advice. Cllr Wright suggested getting advice from Rutland County Council. Cllr Lee asked why the PC are looking at registering the land at this time, Cllr Crouch responded that the installation of the gate has brought this issue to the fore. PD HC

There was a discussion around Anglian Water's view but Cllr Lee advised that Anglian Water are not interested as long as they can access their land.

Discussion surrounding whether a third party could register land without PC knowing about it. Cllr Lee believed that if land is to be registered there must be a consultation however Cllr Duncan disagreed believing that 12 years exclusive use would enable the land to be registered.

Cty Cllr Wainwright suggested that a solicitor should be contacted to discuss potential costs. Cllr Kirk to action. GK

Clerk clarified with the meeting that Mickley Lane and Mundays Close are now included on the new postcode LE15 7LA

#### d) Travellers site

Clerk advised that application for permanent site at the Paddocks has been submitted.

Cllr Higgins advised that the planning application included only a short summary of the original decision and not the full ruling by the Inspector and that the RCC needs to read the original papers in full before making a decision. The earlier appeal decision stated that the site be put back to original state when the 5 year period was up. Thus indicating a temporary not permanent usage.

Cty Cllr Wainwright advised that the RCC did not put full support to the appeal process and this needs to be addressed sufficiently this time. Cllr Duncan suggested writing to each of the councillors (26) and to the Planning Officer setting out the case fully against the planning application. The only reason temporary permission was granted was given as being the non compliance of RCC to provide a

site for travellers.

Cllr Higgins highlighted that previously this has been mentioned at the Parish Forum and the discussion was not recorded in the minutes.

Cllr Duncan to draft letter.

PD

Cllr Lee asked whether a refused retrospective planning application can be resubmitted without change. Cty Cllr Wainwright advised that you would need to show how you had addressed the reasons behind the original refusal or expect to receive the same conclusion again.

e) Parish Ledgers

Cllr Duncan advised that copying of these ledgers had not yet been achieved. Cllr Wright suggested that Mike Frisby would be willing to do this.

f) Traffic calming

Cllr Crouch advised that a sign which would display the speed and display a smiley face or a slow down sign as well as recording the traffic volume and speed could be bought for £3000 plus £250 for installation. Cllr Crouch had spoken to RCC Highways and got approval for these in principal. Details of the sign to be sent to RCC for final approval.

Cllr Crouch given permission to spend in the region of £3250 for the SID. Proposed Cllr Hosmer

Seconded Cllr Higgins

Unanimous

HC

g) Renewal of membership LRALC

There was discussion around membership of the LRALC.

Cllr Hosmer advised that it provides legal advice and training, however Rutland Parish councils have reduced in support. Cllr Duncan advised that associations struggling are normally struggling for a reason. Cllr Hosmer advised that previously the meetings had had a number of interesting speakers providing good advice on

different subjects, however recently this has not been the case. Cllr Kirk advised that this could be brought up at Parish Forum. It was felt that it was very Leicestershire based mainly due to the lack of funding from RCC. Cllr Higgins suggested that on reflection the membership be kept to cover legal advice. Cllr Duncan suggested that he would prefer to pay the money for legal advice if needed. Cty Cllr Wainwright advised that the legal team within RCC is now outsourced to a bigger team in Peterborough enabling more in depth knowledge of different subjects. Agreed not to renew membership at this point.

RW

7. The grass mowing programme was reviewed and complimented A letter to Glynn Hubbard sent thanking him for his hard work and dedication to the village.

FT

8. Playground Enhancements

Cllr Wright advised that she felt the younger children are catered for, but that the group with the least provision is the 7 -12 age group.

Cllr Wright advised that a toddler swings costs - £556 + VAT plus extra for delivery and installation.

Cllr Duncan has spoken with parents who are there and asked their opinions for what was wanted and both groups stated that they would like a swing.

Cllr Higgins suggested postponing the decision to the next meeting and Cllr Crouch suggested inviting the children from the local school to make a decision.

Cllr Wright to come back with costs and installation costs.

Cllr Higgins advised that the village children are very happy with the current Play pod provision. Cllr Hosmer advised that he has given the key to the field to the Playpod.

The money is available for the Council to afford a swing – but need the space to be assessed.. Cllr Wright to look at dimensions. Site meeting to be held at 10 O'clock Monday to check area available. Cllr Wright to confirm dimensions tomorrow. RW

Cllr Duncan proposed that the council should go ahead to buy half skate board ramp as discussed at the previous meeting. Proposed that Cllr Crouch be given a budget of up to £2000 to purchase. HC  
Proposed Cllr Higgins Seconded Cllr Kirk

9. Dogs Fouling

The previous meeting had discussed the ongoing problem of dog muck in the village. Cllr Crouch advised that dog signs available for £13, it was agreed that 4 signs be bought and placed in positions identified at previous meeting of parish council.

Cllr Hosmer had obtained a quote from Pete Burdett for the installation of wire strands to try to discourage dogs from entering the village burial area.

Cllr Kirk proposed , Cllr Hosmer seconded. To be discussed also on Monday at site meeting.

There was consensus from Annual Parish meeting was that dog foul bins provision was insufficient and that if the only barrier was money for collection then this would be money well spent. Bin next to the notice at the entrance to Mickley Lane was needed. Cllr Hosmer suggested writing to Cory Environmental.. Clerk to write to Cory for quote for emptying 4 bins. FT

The meeting identified 4 spots in total to install such bins. Lane to Well St footpath, Manor Lane/Ashwell Road and Mickley Lane/Ashwell Road.

10. Burial Ground

There was a discussion regarding the price charged when a reserved plot is used.



13 Planning

The clerk circulated the planning reports ( Appendix II)

a) Oakham Rd Planning permission given for 2 houses. Decision deferred and applicant advised to remove the third house which was causing a problem. The application would then be accepted.

b) Cty Cllr Wainwright advised that the Chair of the RCC planning committee had phoned to advise that the Silver birch in Harewood Close was not worthy of a TPO therefore can be taken down.

14. Report from any Sub Committees

Cllr Hosmer advised that there will be a Leicestershire and Rutland Policing Meeting on 16<sup>th</sup> June at Catmose. Chief Constable will present How policing has changed due to current financial constraints. Need to register interest to attend. Ben Jackson from BBC facilitating.

15. Report from any meeting attended on Parish Council behalf.

Cllr Kirk reported on the Parish Forum Working group that the Chair has resigned and other members also. Cllr Higgins stated that she would be agreeable to be proposed for the PFWG membership.

16 Playing field inspection rota as follows

. June Cllr Hosmer  
July Cllr Lee

17. Date and Items for next meeting

The next meeting will be **Tuesday 26<sup>th</sup> July 7.30pm**

Items for discussion

Playground

Burial ground – under finance.

18. AOB

Cllr Hosmer advised that he has spoken to Glynn Hubbard on village mowing matters and he is finding it harder to run his business with increased fuel costs. Meeting agreed to increase in payment of £20 per cut. Also agreed that the area next to brook to be strimmed again. Clerk to write to Mr Hubbard. FT

Cllr Wright reported that there is a missing footpath sign at Church St. at the end of footpath leading to Burley Rd. Clerk to contact Highways. E149 FT

Langham News July 4<sup>th</sup> Cllr Higgins complimented Cllr Duncan on his article in the last newsletter. Cllr Crouch suggested asking people if they wanted to receive it by email. Cllr Wright stated that the Langham News is e-mailed to organisations but a mix of e-mail and paper copies to villagers

may cause problems for deliverers.

Cllr Lee brought up the Vacancy for Parish Clerk. It was suggested that the person who also applied last time, Jenny Morris be contacted to enquire as to whether she is still interested. Notice to be placed in Langham News and notice in Langham School Newsletter but if the earlier applicant is happy then she would be first choice.

The council thanked the clerk for her past efforts and her work for the council over the last few months.

The meeting closed at 10.20pm – the start having been delayed due to setting the meeting and the councillors in post.

# Appendix A Finance Report

Langham Parish Council

Finances April 2010 - March 2011

The financial year is divided into six two-month periods.

	2010-11	Year to date:			Current period:		
	<i>Budget</i>	<i>Budget</i>	Actual	Variance	<i>Budget</i>	Actual	Variance
<b>INCOME</b>							
Precept:	15,000	15,000.00	15,000.00	0.00	0.00	0.00	0.00
Grass Cutting:	1,000	1,000.00	2,120.99	1,120.99	1,000.00	0.00	-1,000.00
Street Lights:	2,200	2,200.00	1,610.00	-590.00	2,200.00	0.00	-2,200.00
Burial Ground:	1,000	1,000.00	1,819.00	819.00	166.67	948.00	781.33
Admin fees:	100	100.00	100.00	0.00	16.67	50.00	33.33
Insurance:	0	0.00	0.00	0.00	0.00	0.00	0.00
Sundries:	0	0.00	501.00	501.00	0.00	0.00	0.00
Interest:	0	0.00	6.90	6.90	0.00	0.00	0.00
VAT:	1,000	1,000.00	458.74	-541.26	0.00	0.00	0.00
	0	0.00		0.00	0.00	0.00	0.00
<b>TOTAL:</b>	<b>20,300</b>	<b>20,299.99</b>	<b>21,616.63</b>	<b>1,316.64</b>	<b>3,383.33</b>	<b>3,120.99</b>	<b>-262.34</b>
<b>EXPENSES:</b>	<b>0</b>						
Clerk's Salary:	2,400	2,400.00	2,311.50	88.50	400.00	389.50	10.50
Clerk's Expenses:	300	300.00	199.34	100.66	50.00	0.00	50.00
Street Lights:	3,500	3,500.00	2,309.48	1,190.52	583.33	201.78	381.55
Burial Ground RCC:	1,000	1,000.00	939.83	60.17	166.67	99.01	67.66
Grounds & Open Space:	5,700	5,700.00	5,974.18	-274.18	950.00	420.00	530.00
Insurance:	1,000	1,000.00	984.33	15.67	0.00	0.00	0.00
Admin:	100	100.00	125.00	-25.00	16.67	75.00	-58.33
Sundries:	300	300.00	293.34	6.66	50.00	18.45	31.55
Recreation Ground:	200	200.00	329.00	-129.00	0.00	0.00	0.00
Grants:	1,300	1,300.00	2,400.00	-1,100.00	0.00	0.00	0.00
Bus Shelter:	0	0.00	0.00	0.00	0.00	0.00	0.00
Audit:	200	200.00	135.00	65.00	0.00	0.00	0.00
Subscriptions:	400	400.00	469.40	-69.40	0.00	54.75	-54.75
Hall Rental:	100	100.00	122.00	-22.00	0.00	0.00	0.00
Chairmans Fund:	100	100.00	13.99	86.01	16.67	0.00	16.67
Contingency:	500	500.00	0.00	500.00	83.33	0.00	83.33
Post Office:	0	0.00	0.00	0.00	0.00	0.00	0.00
VAT:	1,000	1,000.00	649.76	350.24	166.67	51.31	115.36
	0	0.00		0.00		0.00	0.00
<b>TOTAL:</b>	<b>18,100</b>	<b>18,100.00</b>	<b>17,256.15</b>	<b>843.85</b>	<b>2,483.33</b>	<b>1,309.80</b>	<b>1,173.53</b>
<b>OVERALL SURPLUS/DEFICIT:</b>	<b>2,200.00</b>	<b>0.00</b>	<b>2,199.99</b>	<b>4,360.48</b>	<b>2,160.49</b>	<b>900.00</b>	<b>1,811.19</b>
<b>Closing account mgmt acct</b>					<b>16,935.81</b>		
Expenditure cancelled out				-42.04			

		<u>-42.04</u>	
Rutland CC Grass	2,087.45		
<b>Income</b>		<u>2,087.45</u>	
<b>Closing account for y/e</b>			<b>19,065.30</b>
Current a/c: at 1 Apr 09:	8,626.19		
Deposit a/c: at 1 Apr 09:	8,622.82		
Less uncleared cheques/income	<u>-1,816.29</u>		
Opening balance:			<b>19,065.30</b>
Income to date:	21,616.63		
Expenditure to date:	<u>17,256.15</u>		
Surplus/deficit to date:			<u>4,360.48</u>
29-Mar-11			<b><u>23,425.78</u></b>

Date	Reference	Address	Proposal	Granted/refused
	FUL/2008/0692/NH	Rutland Garden Centre	Erection of retail building	pd
22-Sep-2009	LBA/2009/0818/PG	The Old Hall , Church St	Blocking of doorways to facilitate division of property into 2 dwellings	G
24-Sep-2009	FUL/2009/0817/PG	The Old Hall , Church St	Conv of property into 2 residential units	G
29-Jul-2009	FUL/2009/0486	24 Kimball Close, Langham	Construction of 2 storey extension to side (west) revised 2008/0804	R
1-Sep-2009		Langham Cof E School	wall	
13-Jan-2010	OUT/2009/1306/NH	Land between Barleythorpe, Oakham bypass and Rutland College & Land north of Oakham Bypass	Outline application for residential development including local centre and ancillary services.	
29-Mar-2010	FUL/2010/0259	39 Church St	Replacement of timber single glazed windows with timber double glazed windows.	G
11-May-2010	CAT/2010/0427/APB	41 Church Street	Fell 1 Cedar tree	G
11-May-2010	CAT/2010/0430/APB	The Manor House, 36 Church St	Reduce tree and hedge	G
11-May-2010	CAT/2010/0431/APB	1 Hayes Close	Fell 1 Ash tree	G
24-May-2010	FUL/2010/0504/JM	Islington Stud, Cold Overton Road	Construction of porch and side extension, loft conversion and detached double garage	G
25-May-2010	FUL/2010/0490/PG	RCC Dept Ashwell Rd, Oakham	Location of independent toilet block	G
17-Jun-2010	FUL/2010/0505/JHG	24 Cold Overton Road	Single storey extension to side west elevation	G
14-Jun-2010	FUL/2010/0592/JHG	11 The Range	Extension of time application for 2 storey extension	G
28-Jun-2010	FUL/2010/0662/NT	Fieldfare Melton Road	2 Storey extension to front and 2nd storey ext over garage	G
19-Jul-2010	FUL/2010/0593/DTR	Langham House, 15 Church St	Replacement of 2 dormer windows	G

26-Jul-2010	FUL/2010/0697/JM	4 Kimball Close, Ashwell	Construction of 2nd floor window to side elevation	
3-Aug-2010	CAT/2010/0791/APB	3 Melton Road	Reduce height of Euclyptus tree.	G
3-Aug-2010	CAT/2010/0816/APB	5 Well Street	Fell 1 Willow tree	G
3-Aug-2010	LBA/2010/0785/DTR	13 Bridge Street	Replace wooden windows with APVC in modern bungalow	G
9-Aug-2010	LBA/2010/0844/DTR	13 Bridge Street	Painting of 3 concrete window lintels	G
16-Aug-2010	FUL/2010/0807/APB	15 Melton Rd	Construction of double garage following demolition of existing single garage and wooden shed	G
16-Aug-2010	FUL/2010/0834/APB	12 Cold Overtion Rd	Erection of 2 storey house	R
17-Aug-2010	FUL/2010/0783/DTR	8 Well Street	External alterations inc replacement of front door, painting side elevation and painting of render to front	G
8-Sep-2010	CAT/2010/0933/APB	Langham Cof E School	Reduce Ash and Sycamore group by 1m	
20-Sep-2010	FUL/2010/0965/DTR	6 Well St	Painting of front elevation	G
6-Oct-2010	APP/2010/1044/APB	16 Cold Overton Rd	Fell 1 cedar tree	
19-Oct-2010	APP/2010/1063/NH	Land North of Main Road Barleythorpe	Creation of new vehicle access	
19-Oct-2010	APP/2010/1080/DTR (LBA)	13 Bridge Street	Replace fascias soffits with white UPVC	G
20-Oct-2010	APP/2010/1083/APB	21 Ruddle Way	Crown 2 Lime Trees	
19-Oct-2010	APP/2010/1050/NT	31 Well St	Replacement of garage door and windows and construction of side elevation	G
20-Oct-2010	APP/2010/1091/APB	71 Church St	Raise the crown of Lime tree	

9-Nov-2010	APP/2010/1095/JM	1 Kimball Close	Construction of single storey extension to east elevation.	
10-Nov-2010	APP/2010/1138/PG	Rutland Garden Centre	Retrospective application for change of use of part of first floor of retail unit from storage to living accommodation	R
30-Nov-2010	APP/2010/1193/NT	64 Burley Road	Erection of stable block in garden to side of dwelling	G
30-Nov-2010	APP/2010/1192/NT	64 Burley Road	Erection of 2 Dormer bungalows	
23-Nov-2010	APP/2010/1175/APB	7 Sharrads Way	First floor extension to rear	R
7-Dec-2010	APP/2010/1197/APB	Elizabeth House, 13 Jubilee Drive	Fell 1 willow and 1 Sorbus tree	G
20-Dec-2010	APP/2010/1138	Rutland Garden Centre	Retrospective application for change of use of part of first floor of retail unit from storage to living accommodation	R
20-Dec-2010	FUL/2009/0656	Rutland Garden Centre	Retrospective application for change of use of agricultural land	G
21-Dec-2010	APP/2010/1253/PG	7 Orchard Road	Construction of single storey extension to rear	
30-Dec-2010	APP/2010/1075/APB	The Granary, Church St	Erection of 3 2 storey dwellings	
21-Dec-2010	APP/2010/121/APB	6 Ranksborough Drive	Fell 14 trees	
10-Jan-2011	APP/2010/1286/NH	Land adj to 1 Oakham RD	Erection of 2 dwelling houses	
10-Jan-2011	APP/2010/1210/DTR	Davenport Cottage, The Old Hall, 535 Church St	Internal alterations	G
18-Jan-2011	APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building	
18-Jan-2011	APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building	

31-Jan-2011	APP/2011/0025/NH	The Paddock, Burley Rd	Construction of fenced riding area and erection of horse exerciser	
3-Feb-2011	APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building	G
3-Feb-2011	APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building	G
8-Feb-2011	APP/2011/0043/APB	The Cottage, Burley Rd	Construction of a single storey extension to east	
14-Feb-2011	APP/2010/1266/NH	Travellers Rest, Burley Rd	Use of land for mobile home, touring caravan and dayroom	
14-Feb-2011	APP/2011/007/APB	30 Church St	Construction of gable wall to replace twin dormer.	
22-Feb-2011	APP/2011/0112/apb	20 Ranksborough Drive	Reduce Willow by 1/3	
28-Feb-2011	APP/2011/0116/nh	12 Cold Overton Rd	retrospective application for demolition of a dwelling house	
1-Mar-2011	APP/2011	Land adj 15 Cold Overton Rd	Erection of 2 storey dwelling house	
9-Mar-2011	app/2011/0137	16 Harewood Close	Prune 1 Maple tree	

APP/2010/1286/NH	Land adj to 1 Oakham RD	Erection of 2 dwelling houses		<p>This application concerns land on the edge of the Conservatio village wihtin the garden / adjacent to 1 Oakham Rd.</p> <p>The entry to the Oakham side of the village runs into a sharp right angle bend, together with a complex slip road system to Burley Rd, the Primary School, two bus stops and also Bridge Street.</p> <p>The proposal is for one two storey house within the grounds of 1 Oakham Rd. The style and location of the house itself are acceptable within the context of other nearby buildings.</p> <p>The proposed access to this house is not acceptable on the grounds of safety on the unsighted bend on this busy part of the A606. Existing properties have access either via a small 'service road' or from the A606 in a less hazardous position. Pedestrians already find the crossing difficult with traffic coming from many directions it would be inappropriate to cause further hazard by planning roadway access for this house at the location proposed. A slipway to 3 houses nearby services these houses by a non hazardous driveway. A shared access drive from this slipway could be gained, also serving 1 Oakham Rd.</p> <p>Aside from the safety considerations the village is currently enhanced by the amenity value of this land where the drive is proposed. This land is a wide grass verge where trees are underplanted with a wide variety of bulbs producing beautiful wild flowers in spring and summer and much enhancing the village. This green verge has been identified in the VDS as important to the village character. It would be preferable if vehicle access across this green could be avoided.</p> <p>Whilst the proposed dwelling is acceptable, the problems of access do need to be addressed.</p> <p>Observation : windows and doors should preferably be made of wood. VDS</p> <p>Recommend Approval for the HOUSE ONLY with the condition of replanning access away from the main road, possibly through the already established 3 house driveway.</p>
APP/2010/1210/DTR	Davenport Cottage, The Old Hall, 535 Church St	Internal alterations	G	<p>The proposal for the renewal of a staircase for this cottage within the curtilage of the Old hall grounds is well made. The timber construction would seem more appropriate for the cottage and overall safety considerations. It is unlikely that the staircase was an original structure.</p> <p>No objections to this proposal</p>
APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building		<p>No objections. The new building may provide better security for farm vehicles and machinery and will be neatly situated within the existing yard.</p>
APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building		<p>This application is for an extension to an existing building. The proposed extension will replace a smaller existing barn and will have minimal impact when viewed from Manor Lane and from Ashwell Rd. This will be an addition to a farm of long standing and we have no objection to the proposal. Recommend Approval.</p>
APP/2011/0025/NH	The Paddock, Burley Rd	Construction of fenced riding area and erection of horse exerciser		<p>This proposal is in support of local tradition and riding / farming industry within a farm setting located behind existing dwellings and stables. The appraisal and rationale of reasons for these constructions are well argued and accepted.</p> <p>The fencing riding area is acceptable and it is not felt that it will have a significant impact on either the immediate or wider area.</p> <p>Although these proposed constructions will not be directly visible from public spaces there is concern over the horse exerciser, it is far from attractive and could be intrusive, especially given the plain steel grey colour. If existing hedges and trees provide sufficient screening there may not be a problem. However, it may be necessary to plant additional screening to reduce the impact of the exerciser on the surrounding open countryside, or indeed to paint it green or brown to reduce the impact.</p> <p>Recommend approval with considerations</p>

APP/2010/0016/apb	Manor Farm Lane	Erection of General purpose agricultural building	G	The proposed building is acceptable, it is within an existing yard and will have little impact on the surrounding area. Recommend approval.
APP/2011/0015/apb	Manor Farm Lane	Construction of extension to agricultural building	G	Manor Farm is a long established business and the building will have minimal impact on the surrounding area. Recommend approval.
APP/2011/0043/APB	The Cottage, Burley Rd	Construction of a single storey extension to east		This property was extended in a similar style to the original some years ago. The proposed extension in thi sapplication will be partially screened on the north elevation by the existing hedge and trees. As it will be single storey it is not deemed to be particularly intrusive. The retention of the Oak tree is to be commended. the extension looks like it will be a pleasing and useful addition. Recommend approval
APP/2010/1266/NH	Travellers Rest, Burley Rd	Use of land for mobile home, touring caravan anyroom		This application concerns a portion of land in Open Countryside and outside the planned limits of development. It is next to a freight and passenger line and signal box with it's adjacent road and level crossing. The land is said originally to have been the crossing keeper's cottage before the gates were operated from the signal box. The location is isolated with only the road access back into Langham village, Ashwell or Oakham ( there is no footpath along this stretch of Burley Road. The site is a considerable distance from other habitation, shops, schools and the surgery. There is access to an open railway line both sides of the road and this could prove of particular danger if there are any children living on the site. It is in an exposed position and would be almost impossible to provide acceptable and adequate screening.The application is being made by a Traveller and family for a semi-permanent living base. We object most strongly to the practice of buying land and moving on to it prior to obtaining planning permission knowing that it is very difficult to get them to leave if permission is not granted. This problem is compounded as there is no allocated Travellers site within Rutland and no plans to make provision until 2012 (Re Local Development Framework, Core Strategy). At the present time of the application there must be an expectation primarily of compliance with the current planning regulations with protection of Open Countryside unless this site is proven to be a brown field site. There must also be an obligation places on the County Council, without which, matters are left open to appeal. This is not a proper nor appropriate resolution for either the applicants nor the residents of the neighbouring villages. Recommend refusal
APP/2011/007/APB	30 Church St	Construction of gable wall to replace twin dormer.		
				This application concerns 30 Church Street which is situated in the centre of village within the Conservation Area. It occupies a prominent position adjacent to the path leading to the Church of St Peter and St Pauls ( Grade 1 listed).The appearance of this house was changed considerably some years ago when the garage was incorporated into the main house, along with other additional internal alterations.The proposed dormer windows and gable wall will improve the appearance of the dwelling. It is regrettable that the original brickwork will be lost although it is accepted that it would be difficult to match the brick after so long ( The house was built by David Wilson in the mid 70's). The brickwork of the adjacent house was painted some time ago and the former shop opposite is also painted. Therefore the painted render is acceptable. Observations : the render should be a colour that meets with the approval of the Conservation Officer. The quoins should be of stone that is used elsewhere in the village e.g. Clipsham stone. Recommend approval.
APP/2011/0112/apb	20 Ranksborough	Reduce Willow by 1/3		The tree in question is mature but not worthy of a TPO. Recommend approval.

APP/2011/0116/nh	Drive 12 Cold Overton Rd	retrospective application for demolition of a dwelling house	This application is believed to be a repeat. The bungalow is not felt to be of any particular architectural merit. From the photographs there is an indication of an older possibly historic stone wall fronting the property - hopefully this can be retained. Recommend approval
APP/2011	Land adj 15 Cold Overton Rd	Erection of 2 storey dwelling house	No objection to this extension
app/2011/0137	16 Harewood Close	Prune 1 Maple tree	

## Minutes of Langham Parish Council Meeting held on 26<sup>th</sup> July 2011

Actions

Attendance:

County Cllr Wainwright  
Cllr Hosmer  
Cllr Wright  
Cllr Kirk  
Cllr Duncan  
Cllr Higgins  
Cllr Lee  
Cllr Crouch  
Cllr Pickard

Clerk

5 Members of the Public plus Terry Manning

### 1. Welcome to the new clerk

Introductions given

### 2. Apologies & Declarations of Interest – None

### 3. Candidate for the vacancy of Parish Councillor

Terry Manning was invited to give a brief introduction of himself and the reasons he would like to become a Councillor. Members of the public were asked to leave while this was taking place. After discussion of the two candidates it was resolved to coopt T. Manning with effect from the next meeting. Cllr Duncan undertook to inform Peter Green, who had made an earlier presentation.

### 4. Minutes of last meeting held on 26<sup>th</sup> May 2011

- a. Cllr Wright, as referred to in point 13, should be Cty Cllr Wainwright.
- b. Cllr Wright did not think an agreement had been made to have meetings on the last Tuesday of every other month. It had been agreed that **normally** the meetings would be held on this day.

Minutes from 26<sup>th</sup> May 2011 signed

Proposed Cllr G Kirk  
Seconded Cllr Pickard

### 5. Appointments to sub committees

It was decided to have 4 members on the Planning sub-committee just in case anyone is ever away, always leaving at least 3 members. The members will be Cllr Wright, Cllr Higgins, Cllr Lee and Cllr Hosmer will be the reserve in case of absences.

Proposed Cllr Crouch  
Seconded Cllr Kirk

The Finance sub-committee was already in place: Cllr Duncan, Cllr Kirk and Clerk.

Actions

The Burial Ground sub-committee remain as before: Cllrs Crouch and Hosmer.

The Playground sub-committee also remain as before: Cllrs Wright and Hosmer.

## 6. Matters arising

### a. Hawksmead

A public meeting/exhibition took place last week. It was not well publicised and was only attended by approximately 45 people. Cllr Higgins mentioned that it would be important to keep an eye on when any future meetings/exhibitions would be taking place in order that they can be attended by more people.

It was pointed out that the 1<sup>st</sup> phase doesn't affect Langham.

### b. Village History Sign

Cllr Duncan is waiting for copy in order to organise the printing of the sign. He will contact Mike Frisby.

PD

The location of the sign on the wall of The Village Hall has been agreed by The Village Hall Committee. A sign will also replace the existing sign near the pumping station on Well Street.

### c. Mickley Lane

Cllr Kirk said that Philip Robson could act on behalf of the Parish Council for the possible registration of the land with the Land Registry. The Clerk will write to him regarding charges. ID required from Clerk.

PR

It was discussed that all land owners at the end and sides of Mickley Lane should be able to have keys to the bollards to enable access. The landowners to the sides need to access Mickley lane to trim hedges and may need to bring small vehicles down the lane to do this. Cllr Duncan will write to Mr Ovington to ask for extra keys.

PD

### d. Travellers Site

Cty Cllr Wainwright agreed to send through the Officers Report on the application submitted by the Travellers on Melton Road. Clerk to then forward to all Parish Cllrs.

NW

For information- existing temporary planning permission on Travellers site expires on 8th Jan 2013.

A discussion took place regarding whether councils should provide alternative sites for Travellers. Cty Cllr Wainwright said that RCC had no policy yet.

Actions

Cty Cllr Wainwright said that substantial input from the public to Rutland County Council would be helpful if trying to get RCC to implement a policy to provide alternative sites.

**e. Parish Ledgers**

PD/MF

Cllr Duncan said Mike Frisby will undertake to scan parish records so that they are presented in digital format for the future.

**f. Traffic Calming**

Cllr Crouch said that RCC Highways Department have highlighted Langham as one of the primary traffic calming sites.

A sign which can measure speed and volume was thought to be a good idea by Cllr Couch as the information can be downloaded. When the Hawksmead development arrives the impact from traffic can be measured. These signs are £3600 installed. The position mentioned was on the approach to Langham from Melton.

HC

A meeting with Highways and Dave Brown will take place. Cllr Crouch to attend.

**g. Playground**

Cllr Wright and Cllr Hosmer presented 3 options for new equipment at the playground, see appendix 1. Both thought that Option 3 was the best option because it provided for a greater age range, from 3 to 14.

In order to afford option 3 it was agreed to postpone the purchase of the extra ramp and assess the need for another ramp at a later date.

Proposed Cllr Wright and Cllr Hosmer  
Seconded Cllr Higgins

There would be a £380 charge to store the equipment overnight in a container before installation. To save this money Cllr Lee offered to store the equipment in one of Mr Ovingtons' barns.

RW/PR

Equipment to be ordered by Cllr Wright/Clerk

**h. Dog signs/bins**

Cllr Crouch confirmed that new dog fouling signs are up.

The on-going dog fouling issue was then discussed. Cllr Duncan said that the offenders really needed catching in the act.

It was agreed there will be an additional 5 bins around the village. One will be located on the stretch of pavement from Ruddle Way to the school as this stretch has been a particular problem recently. The other sites have been agreed.  
The Clerk will write to Cory to find out how much it will cost to have the bins emptied.

Actions

PR

## 7. Correspondence – None .

## 8. Finance

- a. No changes since new Clerk arrived. See appendix 2.
- b. A discussion took place about whether to renew the LRALC membership. Cllr Higgins mentioned that membership included training for Councillors and Clerks so given that the new Clerk will need to have some training it was thought to be a good idea. The membership will be £250. Clerk to organise paperwork.

PR

Proposed Cllr Higgins  
Seconded Cllr Pickard

### c. Burial Ground

It has been 3 years since the charges were last updated. Cllr. Hosmer presented a revised set of charges. Appendix 3. It was agreed the administration charge should be increased to £30 from £25.

Proposed Cllr. Hosmer  
Seconded Cllr. Duncan

It was agreed that the reservation of either a grave space or a cremation plot should be the same as if taken. This would mean that when a reserved plot is used there is no additional charge for the plot.

Cllr Hosmer confirmed that there had been no changes to the rules.

## 9. Planning

- a. APP/2011/0422 – The Paddock, Burley Road.  
Erection of 4 bay garage with raised platform and office space to front of house.

Comments by the Planning sub-committee:

At present the bungalow is well concealed by the hedge. The proposed building would be more intrusive. That said the building is acceptable. It would be preferable if the weather board were allowed to weather naturally to blend in with countryside.

Recommend approval – subject to above considerations.

- b. APP/2011/0448/NH – Langham Cottage, 28 Burley Road.  
Erection of summerhouse in rear garden.

Comments by the Planning sub-committee:

If the hedge remains at its present height then the summerhouse may be well concealed. In winter, when the leaves have fallen, this may not be the case. Recommend that it be painted in a less obtrusive colour than white, for example soft green or other colour approved by the Conservation Officer.

Recommend approval subject to colour being approved by the Conservation Officer.

For full comments and updates see appendix.

- c. New Clerk to have a meeting with Cllr Wright and Cllr Higgins to discuss the processes involved with planning issues and what needs to happen when a new planning application is submitted. (Meeting took place 28<sup>th</sup> July)

## **10. Report from any sub-committees**

The Burial Ground sub-committee reported that the cremation plaque had been moved 4 inches as discussed previously.

## **11. Report from any meeting attended on Parish Council behalf**

Parish Forum 7<sup>th</sup> July – attended by Cllr Higgins

- a. Cllrs Higgins reported that newly appointed Cty Cllr Gene Plews had talked about small grants for Parish Councils. This would be worth noting for future reference.
- b. It was also reported at the Forum that if located within 10 miles of a landfill site then a Parish could qualify for grants up to £50000 towards projects. Distance to be checked.
- c. Waste collection changing in September. Clerk pointed out that Langham collection days would not be changing.
- d. If anyone would like a visit to a recycling plant then this could be arranged after the autumn.

## **12. Playground inspection**

Cllr Pickard – Aug  
Cllr Manning – Sep

### 13. Date & Items for next meeting

a. Date of next meeting **Tues Sep 27<sup>th</sup> at 7.30pm**

b. **Items for next meeting:**

Restoration of signpost on the green triangle. Cllr Wright will ask Tony Wright to see if this can be done by RCC.

Actions

RW

### 14. AOB

a. Cllr Higgins congratulated Cllr Crouch on his appointment of Senior Community Safety Officer.

b. 12<sup>th</sup> September is copy date for the Langham News. Cllr Duncan to write.

PD

c. Precis of minutes to both newspapers, approximately 150 words. The Clerk to write.

PR

d. Cllr Kirk thanked Cllr Wright and Cllr Higgins for all their hard work.

Proposed Cllr Kirk

Seconded Cllr Duncan.

## Appendix 1

### Playing Field

Option 1.

Standard cradle swing	£1,165
Skiddaw	£975
Striding stilts (4)	£493
Tilted walk	£383
6m2 GrassLok inst.	£234
Deliv & installation	£1,199
Less discount	- £302
Total	£4,147

Option 2.

Junior swing, cradle seats	£1,304
Skiddaw	£975
27m2 GrassLok inst.	£1,053
Deliv & inst	£869
Less discount	-£228
Total	£3,973

Option 3.

Junior swing cradle seats	£1,304
Skiddaw	£975
Striding stilts (4)	£493
Titled walk	£383
27m2 GrassLok inst.	£1,053
Deliv & inst.	£1,254
Less discount	-£316
Total	£5,146

Container if required, £380

All excluding VAT

## Appendix 2

All figures in the box are CALCULATED  
and are in BLACK or RED!  
Data to be entered is in BLUE!

Langham Parish Council

Finances April 2011 - March 2012

The financial year is divided into six two-month periods.

CURRENT PERIOD: 2

	2011-12	Year to date:			Current period: 2		
	Budget	Budget	Actual	Variance	Budget	Actual	Variance
<b>INCOME</b>							
Precept:	15,000.00	5,000.00	15,000.00	10,000.00	2,500.00		-2,500.00
Grass Cutting:	1,500.00	500.00		-500.00	250.00		-250.00
Street Lights:	1,600.00	533.33		-533.33	266.67		-266.67
Burial Ground:	1,100.00	366.67	30.00	-336.67	183.33		-183.33
Admin fees:	100.00	33.33		-33.33	16.67		-16.67
Insurance:							
Sundries:			44.00	44.00			
Interest:			6.95	6.95			
VAT:	550.00	183.33		-183.33	91.67		-91.67
<b>TOTAL:</b>	<b>19,850.00</b>	<b>6,616.67</b>	<b>15,080.95</b>	<b>8,464.28</b>	<b>3,308.33</b>		<b>-3,308.33</b>
<b>EXPENSES:</b>							
Clerk's Salary:	2,400.00	800.00	584.25	215.75	400.00	194.75	205.25
Clerk's Expenses:	400.00	133.33		133.33	66.67		66.67
Street Lights:	3,300.00	1,100.00	915.60	184.40	550.00	559.00	-9.00
Burial Ground RCC:	1,100.00	366.67	530.00	-163.33	183.33	150.00	33.33
Grounds & Open Space:	5,700.00	1,900.00	2,200.24	-300.24	950.00	1,120.00	-170.00
Insurance:	1,000.00	333.33	1,020.96	-687.63	166.67	1,020.96	-854.29
Admin:	100.00	33.33		33.33	16.67		16.67
Sundries:	1,300.00	433.33	41.99	391.34	216.67	41.99	174.68
Recreation Ground:	5,200.00	1,733.33		1,733.33	866.67		866.67
Grants:	1,300.00	433.33		433.33	216.67		216.67
Bus Shelter:	5,000.00	1,666.67		1,666.67	833.33		833.33
Audit:	150.00	50.00	25.00	25.00	25.00		25.00
Subscriptions:	420.00	140.00	132.56	7.44	70.00		70.00
Hall Rental:	150.00	50.00	102.18	-52.18	25.00	31.00	-6.00
Chairmans Fund:	100.00	33.33		33.33	16.67		16.67
Contingency:	500.00	166.67		166.67	83.33		83.33
Legal:			300.00	-300.00			
VAT:	600.00	200.00	182.84	17.16	100.00	111.80	-11.80
<b>TOTAL:</b>	<b>28,720.00</b>	<b>9,573.33</b>	<b>6,035.62</b>	<b>3,537.71</b>	<b>4,786.67</b>	<b>3,229.50</b>	<b>1,557.17</b>
<b>OVERALL SURPLUS/DEFICIT:</b>	<b>-8,870.00</b>	<b>-2,956.67</b>	<b>9,045.33</b>	<b>12,002.00</b>	<b>-1,478.33</b>	<b>-3,229.50</b>	<b>-1,751.17</b>
Current a/c: at 1 Apr:	14,802.23						
Deposit a/c: at 1 Apr:	8,629.72						
Adjustments:	-317.66						
2011/12 opening balance:		23,114.29					
Income to date:	15,080.95						
Expenditure to date:	6,035.62						
Surplus/deficit to date:		9,045.33					
Bank balance at period end:		32,159.62			(Current:	Deposit:	

List of invoices from this period to be authorised this month:

Salary :	5.00
Lighting :	6.00
EON :	7.00
Sundries :	8.00
	<u>26.00</u>

## Appendix 3

### Burial Grounds Fees 2011

Burial charge in single depth grave	£215.00
Burial charge in double depth grave	£265.00
When 2nd internment takes place	Admin charge
Burial of a child up to 1 year old	No Charge
Burial of a child up to 5 years old	£ 52.00
Burial of a child up to 14 years old	£ 105.00
Cremated remains in designated area assuming double plot	£ 80.00
When second internment takes place	Admin Charge
Cremated remains in an existing grave	£ 50.00
Reservation of a grave space	£215.00
Reservation of a cremation plot	£ 42.00
<u>Headstones</u>	
On grave space	£ 65.00
Tablet on cremation plot	£ 35.00
Second inscription on headstones	£ 15.00
Previous Langham residents who have moved away fees to be	DOUBLED
Non Langham Residents fees to be	TRIPLED
<u>Administration Charges</u>	£30.00

to cover:

- marking grave
- completing records
- receipts
- headstone administration

Cheques to be made payable to *Langham Parish Council*

#### **Parish Clerk**

Portia Richardson  
1 Ruddle Way  
Langham  
Rutland  
LE15 7NZ

Tel: 01572 756129

## Appendix 4

Date	Reference	Address	Proposal	Date Out	Date Due Back	Date due to RCC	Date sent to RCC	Granted/ Refused	RCC Conditions	Comments by Parish Councillors
19-Apr-2011	APP/2011/0169/NH	Sherrards Farm, Burley Rd	Retrospective application for creation of new vehicular access to field construction of access road, gate and fence	23/04/2011	09/05/2011	10/05/2011				The new vehicle access is acceptable although a wider splay at the entrance may be advisable. The laid back gate is commendable for pull off. It is possible that the fence on the Langham side of the entrance may need to be repositioned in order to improve visibility - matters for consideration by the 'Highways Department' especially considering that the fast moving traffic has not yet been resolved along this stretch of Burley Rd. The current vehicle access is to be restricted to pedestrian and bridleway access only. There is no public bridleway in this area and whilst this access is acceptable for pedestrians, we have concerns with it being used by horse riders. Recommend approval subject to above concerns.
19-Apr-2011	APP/2011/0244/APB	19 Melton Rd	Fell 1 Ash and crown lift 3 Leylandii	23/04/2011	09/05/2011	10/05/2011		Granted		These four trees are situated in a rear garden of a semi detached house along Melton Road and not obvious from the street scene. Their only amenity value may be noise reduction across the village from the busy A606. Otherwise these are not significant trees. A crown lift for a Leylandii would seem an unusual treatment but they are not worthy of a TPO. There is no objection to the felling of the Ash. Recommend approval
27-Apr-2011	APP/2011/0285/PG	56 Church St	Remove leylandii	04/05/2011	17/05/2011	18/05/2011		Granted		The Leylandii is in the rear garden of house at edge of village. It is not a significant tree. Recommend approval
3-May-2011	APP/2011/0272/PG	17 Lonsborough Gdns	Construction of Conservatory to rear elevation of mobile home	05/05/2011	23/05/2011	24/05/2011		Granted	1. Work must begin within 3 years of 2/6/2011	The impact of the proposed conservatory on adjacent mobile homes will be minimal. Recommend approval
3-May-2011	APP/2011/0264/NH	The Homestead, Ranksborough Drive	Siting of mobile home for temp residential use	05/05/2011	23/05/2011	24/05/2011				A good case has been made for the need for some kind of residential accommodation for employees of this local business on the north side of Langham. A mobile home will cause minimum impact on both the immediate and wider area. As it is for temporary use it would be preferable for a time limit to be set - perhaps 3 years. Recommend approval subject to a time limit being set by Rutland County Council.
3-May-2011	APP/2011/0293/PG	24 Harewood Clo	Fell 1 silver birch	05/05/2011	23/05/2011	24/05/2011		Granted		The silver birch is planted within a grass verge in a prominent position in Harewood Close. It was probably part of the original landscaping scheme approved by the then local authority. The tree appears to be in good health and is of considerable amenity value. It does much to enhance both this area of Harewood Close and the wider Conservation Area. The size of the tree is in proportion to the adjacent houses and there is no indication that it is too big for its position. It is stated that there has been a complaint from a neighbour but the nature of the complaint is unclear. The tree will drop leaves in the autumn; it will shed seeds and sometimes it may be attacked by aphids but all these problems can be dealt with easily. It appears that some parts of branches overhang the drive of 25 Harewood Close but this is no reason to fell the tree. Some minor trimming may be acceptable or perhaps limited crown lifting if the Tree Officer considers that to be appropriate treatment. The loss of this tree will have a serious impact on the village landscape and on wildlife habitats. Due to its importance as detailed above, it is worthy of protection by a Tree Protection Order. Recommend Refusal
10-May-2011	APP/2011/0273/PG	Langham Lodge	Erection of 2 agricultural buildings	17/05/2011	30/05/2011	31/05/2011		Granted	1. Work must begin within 3 years of 2/6/2011 2. Development must be carried out in accordance with the details and specifications included in the submitted application, as amended by the revised drawings, Nos. 705-02A and 705-06 received by the Local Planning Authority on 2/6/11 and showing revised block plan and elevations.	This is a well established farm and the fact that cattle are to be kept here again is to be welcomed. The proposed buildings are within the existing farmyard and the rejuvenation of the farm in its rural setting is to be welcomed. The Design and Access Statement is to be commended. Recommend approval.

10-May-2011	APP/2011/0304/CC	The Paddocks	Application to vary conditions 1 and 2 of FUL/2007/0175	17/05/2011	31/05/2011	31/05/2011				<p>The residents of this site occupied this land without planning consent and then applied for retrospective planning consent. Rutland County Council refused consent but on appeal, the Government Planning Inspector granted temporary approval for 5 years. The applicants emphasised the fact they wanted to access medical facilities and that they wanted their children to be educated. Many of the residents, including children, leave the site in Langham from approximately May to October. Of course, medical facilities can be accessed regardless of whether patients have a settled address. It is not known if the children receive any education when they are away from Langham. However these children are not receiving continued education in one school, depriving them of a sound education and the best life chances. It is therefore fair to conclude that, for the majority of residents at the paddocks, education and medical facilities are not the priority despite this being stated on the original application. The planning appraisal supplied with this application contains a number of inaccuracies.</p> <p>The residents have provided services such as sewage treatment plant on site but when deciding to do this work they were well aware that planning consent existed for 5 years only.</p> <p>The site has not been assimilated into the rural surroundings in a satisfactory way and because of the nature of a gypsy/ travellers site, this looks unlikely to improve in the future.</p> <p>Whilst there is probably integration of children and perhaps parents into the school environment, there is little evidence of integration with villagers. This is understandable considering the way of life of travellers. Villagers have to accept that the occupants of the site are there for 5 years but it is not possible to say that they have been wholly</p>
17-May-2011	APP/2011/0331/NT	26 Cold Overton Rd	Construction of single storey garage extension to side	17/05/2011	06/06/2011	07/06/2011		Granted	1.Work must begin within 3 years of 30/6/2011 2. Facing material should match as near as possible to existing building	<p>The existing garage is a dominant feature at the front of the dwelling. The proposed extension will increase the size of the garage required on a present day house but with the illusion of a reduction in size as seen from the street, on balance this is considered acceptable.</p> <p>The extension will not have a significant effect on the adjacent property and a Leylandii hedge at the front of the house will in some way reduce the impact on the street scene.</p> <p>The application is commended for reuse of some materials and window. Recommend approval</p>
24-May-2011	APP/2011/0329/PG	6 Ruddle Way	Construction of single storey extension to rear of house	26/05/2011	14/06/2011	14/06/2011		Granted	1.Work must begin within 3 years of 29/6/2011 2. Facing material should match as near as possible to existing building	<p>The proposed extension will have little impact on adjacent dwellings and there will be sufficient amenity land for the occupants of the property</p> <p>All materials should match existing</p> <p>Recommend approval</p>
1-Jun-2011	APP/2010/1286	Land adj to 1 Oakham Rd	Erection of 2 storey dwelling house	04/06/2011	14/06/2011	15/06/2011				<p>The access on the proposed property is now acceptable. The safety issues have been resolved. Recommend approval</p>
27-Jun-2011	APP/2011/0222/DTR	Old Hall 43 Chrch St	Erection of iron gates to forecourt			18/07/2011		Granted	Work must begin within 3 years of 26/7/2011	<p>Commend the use of the original Goodhart Rendel design. These gates will be a handsome addition to the Old Hall complex. It would be a pity if the proposed gates became electric, adding to the gated community that this complex has become. Whilst this may be the preferred option in London or other large cities it is regrettable that the Old Hall and associated cottages are now separate from the rest of the village.</p> <p>Recommend approval</p>
27-Jun-2011	APP/2011/0223/DTR	Old Hall 43 Chrch St	Erection of iron gates to forecourt			18/07/2011		Granted	Work must begin within 3 years of 26/7/2011	<p>Commend the use of the original Goodhart Rendel design. These gates will be a handsome addition to the Old Hall complex. It would be a pity if the proposed gates became electric, adding to the gated community that this complex has become. Whilst this may be the preferred option in London or other large cities it is regrettable that the Old Hall and associated cottages are now separate from the rest of the village.</p> <p>Recommend approval</p>
29-Jun-2011	APP/2011/0428/APB	22 Melton Rd	Reduce cherry tree by 25%	01/07/2011		20/07/2011		Granted		<p>The cherry tree cannot be viewed by the general public and is therefore of no amenity value. It is good that the tree is to be reduced rather than felled as any trees or bushes on the edge of the village reduce the noise from the A606.</p> <p>Recommend approval.</p>

5-Jul-2011	APP/2011/0448/NH	Langham Cottage, 28 Burley Rd	Erection of summerhouse in garden to rear	09/07/2011	24/07/2011	26/07/2011				The rear garden of Langham Cottage (Grade11 Listed) is bordered by New Lane and Church Street. The Church of St Peter and St Paul (Grade 1 Listed) is situated almost opposite and the Old Hall and grounds (Grade11* Listed) are situated in Church Street/New Lane. If the hedge remains at its present height then the proposed summer house may be well concealed, but if the hedge is reduced at any time the summer house may become visible. In the winter the hedge will be less of a screen. Whilst the summer house is acceptable, we are mindful to the possible intrusion of the structure on the Conservation Area and the street scene in general with particular reference to the setting of the parish church. It is stated that the summer house will be painted white. To reduce the possible impact it would be preferable to paint the outside a less obtrusive colour such as soft green or any colour approved by the conservation Officer. Recommend approval subject to the colour being approved as above.
4-Jul-2011	APP/2011/0422/NH	The Paddock Burley Rd	Erection of 4 bay garage with raised platform and office space above to front of house	09/07/2011	24/07/2011	25/07/2011	26/07/2011			At present the bungalow is well concealed by a hedge, the proposed building in the grounds would be more intrusive and easily seen from the road as well as the open countryside. That said, the building is acceptable. Consideration should be given to an approved planting scheme of trees/shrubs to the sides and rear of the building in order to reduce its impact . It would be preferable if the weatherboard, if after any necessary treatment, were allowed to weather naturally in order to blend in with the surrounding countryside. Recommend Approval subject to above considerations.
18-Jul-2011	APP/2011/0466/PG	12 Cold Overton Road	Erection of 2 storey dwelling house and garage following demolition of existing bungalow.	23/07/2011	05/08/2011	08/08/2011	31/07/2011			The Design and Access Statement is interesting, describing Parva Lodge as "exceeding 100 years old". Parva Lodge is considerably younger, being built approximately 15 years ago using some recycled materials! At present the site consists of a partially demolished bungalow. Clearance and redevelopment will be particularly welcome. The development will be cramped with little amenity land but some effort has been made to design a property that will fit in with the surrounding properties in this part of the village. Most of the intended materials are sympathetic to the village and to the Conservation Area. The use of stone quoins and lintels, clay pantiles and timber windows and doors is commended. The timber used on the garage should be finished in a colour approved by the Conservation Officer. Recommend Approval.
18-Jul-2011	APP/2011/0504/APB	17 Ruddle Way	Crown raise 1 Lime tree to clear neighbouring tree	23/07/2011	05/08/2011	08/08/2011	03/08/2011			The application concerns one of a row of lime trees which were one side of an avenue leading to Harewood House which has now been demolished and replaced with the Ruddle Way development. The gardens in Ruddle Way are quite small and perhaps some mature trees need a little work in order to make them more acceptable in limited amenity spaces. Mature lime trees need regular attention in order to keep them in good health. This is a significant tree for historic reasons therefore it's health maintenance is of importance. Recommend approval.
26-Jul-2011	APP/2011/0507/NT	5 The Range	Construction of a two storey extension to the front elevation. Alterations to include balconies to the front and rear and cladding of parts of the existing building	28/07/2011	13/08/2011	16/08/2011	07/08/2011			The proposed alterations would result in a considerable change in appearance. Not all proposals would be appropriate. The extension itself, to the front of the property, is acceptable. However, Juliet balconies are not typical of properties in The Range or of the wider Conservation Area. Those to the front would be particularly dominant and would not reflect the character of the location in materials or form. However those to the rear would not occupy a prominent position, would not overlook any other properties and they would therefore be acceptable. The proposed use of cedar cladding would be inappropriate. It is not typical of The Range or the village of Langham in colour, tone, or texture. The proposed use of cedar cladding would have a detrimental effect on the immediate Conservation Area. There is tile cladding on this and other properties in The Range and this would be a more sympathetic material. We have no objection to the proposed felling of the tree. Please refer to The Village Design Statement Guidelines Nos. 14,16,19,30,31,34,35. Recommend approval for the extension to the front elevation and for the Juliet balconies to the rear of property. Recommend refusal for the Juliet balconies to the front of the dwelling and for the proposed cedar cladding.

**Minutes of the Langham Parish Council Meeting  
Held on Tuesday, 27<sup>th</sup> September 2011  
At Langham Village Hall**

<b>Attendance</b>	<p>Cllr Duncan Cllr Hosmer Cllr Kirk Cllr Higgins Cllr Lee Cllr Crouch Cllr Manning</p> <p>Clerk</p> <p>4 Members of the Public</p>	
<b>Apologies</b>	<p>County Cllr Wainwright Cllr Wright</p>	
<b>Item</b>	<b>Actions</b>	
1	<p><b>Minutes of Last Meeting</b> Corrections to be made to parts 3, 5 and 11. Clerk to amend and send to the Chairman for final approval. Proposed PL Seconded GK Resolution passed</p>	PR
2	<p><b>Hawksmead</b> Reserved matters application for Phase 1 of outline application OUT/2009/1306. Erection of 143 dwellings with associated works including garages, roads, allotment gardens and public open space submitted along with a full appraisal of the whole area with regards to ecological and archaeological aspects.</p> <p>A discussion took place about how the Planning sub-committee comments, which are submitted to RCC, should be laid out. Cllr Higgins reported that Cllr Wright would like comments to be kept under headings. On this occasion the comments were submitted to RCC without headings. Cllr Higgins asked for a meeting to be organised of the Planning sub-committee and the Clerk in order to agree the correct format to use and also to discuss the arrangements while the Clerk is away on holiday.</p> <p>Cllr Hosmer said the comments should be seen by the Chairman as they represent the view of the Parish Council. On this occasion time was limited so the comments were submitted before sending to the Chairman. The Chairman said that in future comments should be sent to him for final approval unless time is very limited.</p> <p>Cllr Higgins raised her concern about the positioning of a play area/picnic area within the development which is located next to a "balancing pond and asked for this to be minuted.</p>	PR

3	<p><b>Village History Sign</b> No further developments to report.</p>	
4	<p><b>Mickley Lane</b> Philip Robson the solicitor from Daltons in Oakham returned his charges which are £20 for potential search fees and legal costs of £40. The Chairman considered these very reasonable. It was proposed that Philip Robson be appointed to act on behalf of the Parish to ascertain the ownership of Mickley Lane. The Chairman said that once ownership has been established it may not be necessary to register the land as this may just burden the Parish with liabilities but no corresponding benefit - He said Mickley Lane is a Right of Way and will always be a right of way no matter who owns the land.</p> <p>Proposed HC Seconded RH Resolution passed</p>	PR
5	<p><b>Traffic Calming</b> Cllr Crouch reported that to fit 3 new data recording speed signs will cost the Parish £4500. The County Council then pay the remaining amount and any installation charges. Cllr Crouch asked for an extra £1500 to be put aside for any future traffic calming measures. Positions will be:</p> <p>Coming into Langham from Melton Coming into Langham from Oakham Coming into Langham from Cold Overton Road</p> <p>The existing speed sign on the approach from Melton, which does not record data, will be removed.</p> <p>Proposed HC Seconded PD Resolution passed</p>	HC
6	<p><b>Playground</b> New play equipment has been ordered with Playdale. They will deliver directly to the site rather than delivering to a temporary storage area and then moved. They have assured the Clerk that all equipment is covered by their insurance until the installation is complete. The exact delivery date will be confirmed later this week, but the approximate date will either be week commencing 3<sup>rd</sup> Oct or week commencing 10<sup>th</sup> Oct.</p>	
7	<p><b>Dog Bins</b> 4 bins have been installed Locations are: [1] Outside the Wheatsheaf Pub [2] Next to the little bridge at the Well Street/Church Street junction [3] and [4] One either end of the lane which links Manor Lane with Well Street</p>	

	<p>The Clerk will confirm with Cory the position of the 5<sup>th</sup> bin which will be on the wall outside the school. Mrs Lord has given her approval.</p> <p>Cllr Duncan said that Cory had confirmed that the bins can be used for anything so there is no specific colour for dog bins. There are now approximately 8 bins in Langham which can be used.</p> <p>David Butcher from Cory is sourcing some stickers which can be put on the bins to show they can be used for dog mess.</p> <p>Cllr Kirk said the church yard would be a good place for a dog bin but the thought was this would encourage dogs/dog owners into the grounds which is not something they want to do.</p> <p>A discussion took place about the dog fouling problem. Cllr Duncan said that now signs and bins are in place it was for the Public to approach dog owners they see not picking up mess. Cllr Crouch added that there should be a growing intolerance of it amongst the Public.</p>	PR
8	<p><b>Correspondence</b></p> <p>The Chairman received a letter from GA Hubbard explaining why it will not be possible for them to continue to look after the grounds and open spaces in Langham anymore. The Chairman will reply to the letter.</p> <p>A discussion took place about the replacement. Cllr Crouch said that someone who lives in the village had expressed an interest. Cllr Kirk said that the post should be advertised. It was agreed that an advertisement should be placed in both papers and on the notice boards. The advertisement must stipulate that the Parish will need to see the applicants Public Liability Certificate.</p>	PD  PR
9	<p><b>Finance</b></p> <p>Expenditure for Period 3 - Aug/Sep £6057.51. This is £1104.18 more than budgeted. This is due largely to part payment of the play equipment of £3087.60.</p> <p>The Clerk reported that the cheque book had not arrived. Cllr Kirk will chase Lloyds TSB and also find out whether the correspondence address has been change to the new Clerks address.</p> <p>Outstanding invoices for Eon for £242.14 and GA Hubbard for £650 were approved.</p> <p>Proposed RH Seconded GK Resolution passed</p>	
10	<p><b>Planning</b></p> <p>A discussion took place about how to go through the planning register as the complete register for the year had been printed off. The Clerk said that Cllr Wright would like all Councillors to receive a complete copy once a month, therefore the copy handed out at the meeting would be the monthly copy.</p>	

	The Clerk agreed to investigate a way to highlight any changes since last meeting so that updates can be identified quickly and easily.	PR
11	<p><b>Romany Travellers</b></p> <p>A further temporary period of two years has been granted for the Romany Travellers to stay on the site at The Paddocks on Oakham Road, this will now expire on 31/12/14. The Langham Parish Council is in accord with the two year extension.</p> <p>A discussion took place about Rutland County Council's obligation to provide alternative areas for a transient site. Cllr Crouch said that most counties have provision. Cllr Duncan said he had written to the County Councillors individually but had had no reply. Cllr Higgins said there has been a significant blind approach by RCC when they have been aware of their duty. She said that the obligation may have been lifted but there is no implementation yet, this is still an obligation as far as the law is concerned. Cllr Duncan said that if RCC are neglecting their duty then the Parish Council should make a 'fuss'. He will meet with Cllr Higgins to plan a campaign. Cllr Duncan said the position of the Parish Council on Romany Travellers is they have been forced to break the law because of a need to educate their children. Their lifestyle precludes them from living in brick built accommodation.</p> <p>Cllr Lee said she differentiates very strongly between Romany Travellers and Travellers. With Romany people it is in their blood. Travellers are people who choose not to live in houses and travel around generally not paying their dues.</p>	PD/JH
12	<p><b>Meetings Attended</b></p> <p>Cllr Higgins said she turned up for the last scheduled Parish Forum but it had been cancelled. The next Parish Forum is due to take place on 17<sup>th</sup> Oct 2011.</p> <p>A Right of Way Talk by Leicester County Council was attended by Cllr Duncan, Cllr Manning and the Clerk. They reported that it wasn't particularly useful.</p> <p>Cllr Hosmer asked if Rutland County Council have a Footpaths Officer. The Clerk will find out.</p>	PR
13	<p><b>Playground Inspection</b></p> <p>Cllr Hosmer Oct Cllr Duncan Nov</p>	
14	<b>Next meeting Tuesday 29<sup>th</sup> November 2011</b>	
15	<p><b>AOB</b></p> <ul style="list-style-type: none"> <li>• Cllr Kirk commented on the speed limit changes between the Barleythorpe roundabout and Huntsman Drive. It starts at 40mph then changes to 30mph, then back up to 40mph and then back to 30mph. The Chairman said the residents of Barleythorpe should challenge this if they have a problem with this.</li> <li>• Cllr Higgins reported that there is a depression in the road on New</li> </ul>	PR

	<p>Lane of approximately 1ft x 2ft. The Clerk will report this to Highways.</p> <ul style="list-style-type: none"> <li>The Chairman received a complaint about the parking along Burley Road by Briggins Walk. Their suggestion was to make the area Residents Parking only. The Chairman thought this would only push the problem to another part of the village. He will reply and explain there is not much we can do.</li> <li>Cllr Manning explained about the Wren scheme which gives grants for community projects if the area lies within 10 miles of a landfill site. He confirmed that Langham lies 8.2 miles from the Colsterworth landfill site. This will be added to the agenda of the next meeting and in the meantime Cllr Manning will discuss with the other committees in the village about any projects for which monies are both proven to be wanted and needed for a grant. The criteria are very strict.</li> <li>Referring to the review of the Polling Districts and Polling Places, Cllr Hosmer said that Kimball Close residents vote in Langham whereas Burley Crescent residents vote in Ashwell. The Clerk will forward this comment to Mr G Pook the Electoral Registration Officer at RCC.</li> </ul>	<p>PD</p> <p>TM</p> <p>PR</p>
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<b>Summary of Action Points</b>			
<b>Number</b>	<b>Description of Action</b>	<b>Responsible</b>	<b>Due Date</b>
1	Correction to minutes of meeting held on 26 <sup>th</sup> July	PR	1/10/11
2	Arrange meeting of planning sub-committee to discuss arrangements while the Clerk is away and also to agree a format for comments submitted to RCC	PR	10/10/11
3	Appoint Philip Robson to ascertain ownership of Mickley Lane	PR	1/10/11
4	Arrange the installation of 3 data recording speed signs	HC	
5	Arrange installation of 5 <sup>th</sup> new dog bin and stickers	PR	14/10/11
6	Reply to GA Hubbard	PD	
7	Place job advertisement in local paper and notice boards	PR	7/10/11
8	Clerk to organise the planning register for the next circulation so as to highlight only most recent changes.	PR	14/10/11
9	Arrange a campaign regarding RCC's obligation to provide a transient site	PD/JH	
10	Find out if there is a Footpaths Officer at RCC	PR	1/10/11
11	Report depression in New Lane to Highways	PR	29/9/11
12	Reply to resident of Briggins Walk regarding the parking issues.	PD	
13	Discuss with other committees in Langham about any projects they would like grants for.	TM	
14	Pass comment to G Pook about the crossover of voters in Kimball Close and Burley Crescent	PR	5/10/11

All figures in the box are CALCULATED  
and are in BLACK or RED!  
Data to be entered is in BLUE!

Langham Parish Council  
Finances April 2011 - March 2012  
The financial year is divided into six two-month periods.

CURRENT PERIOD: 3

	2011-12	Year to date:			Current period: 3		
	Budget	Budget	Actual	Variance	Budget	Actual	Variance
<b>INCOME</b>							
Precept:	15,000.00	7,500.00	15,000.00	7,500.00	2,500.00		-2,500.00
Grass Cutting:	1,500.00	750.00		-750.00	250.00		-250.00
Street Lights:	1,600.00	800.00	1,822.00	1,022.00	266.67	1,822.00	1,555.33
Burial Ground:	1,100.00	550.00	30.00	-520.00	183.33		-183.33
Admin fees:	100.00	50.00		-50.00	16.67		-16.67
Insurance:							
Sundries:			44.00	44.00			
Interest:			12.47	12.47			
VAT:	550.00	275.00	657.21	382.21	91.67		-91.67
<b>TOTAL:</b>	<b>19,850.00</b>	<b>9,925.00</b>	<b>17,565.68</b>	<b>7,640.68</b>	<b>3,308.33</b>		<b>-3,308.33</b>
<b>EXPENSES:</b>							
Clerk's Salary:	2,400.00	1,200.00	973.88	226.12	400.00	389.63	10.37
Clerk's Expenses:	400.00	200.00		200.00	66.67		66.67
Street Lights:	3,300.00	1,650.00	915.60	734.40	550.00		550.00
Burial Ground RCC:	1,100.00	550.00	800.00	-250.00	183.33	270.00	-86.67
Grounds & Open Space:	5,700.00	2,850.00	3,880.24	-1,030.24	950.00	1,680.00	-730.00
Insurance:	1,000.00	500.00	1,020.96	-520.96	166.67		166.67
Admin:	100.00	50.00	15.00	35.00	16.67	15.00	1.67
Sundries:	1,300.00	650.00	149.98	500.02	216.67	107.99	108.68
Recreation Ground:	5,200.00	2,600.00	3,087.60	-487.60	866.67	3,087.60	-2,220.93
Grants:	1,300.00	650.00		650.00	216.67		216.67
Bus Shelter:	5,000.00	2,500.00		2,500.00	833.33		833.33
Audit:	150.00	75.00	25.00	50.00	25.00		25.00
Subscriptions:	420.00	210.00	408.85	-198.85	70.00	276.29	-206.29
Hall Rental:	150.00	75.00	102.18	-27.18	25.00		25.00
Chairmans Fund:	100.00	50.00		50.00	16.67		16.67
Contingency:	500.00	250.00		250.00	83.33		83.33
Legal:			300.00	-300.00			
VAT:	600.00	300.00	182.84	117.16	100.00		100.00
Waste Collection:	1,000.00	500.00			166.67	231.00	-64.33
<b>TOTAL:</b>	<b>29,720.00</b>	<b>14,860.00</b>	<b>11,862.13</b>	<b>2,997.87</b>	<b>4,953.33</b>	<b>6,057.51</b>	<b>-1,104.18</b>
<b>OVERALL SURPLUS/DEFICIT:</b>	<b>-9,870.00</b>	<b>-4,935.00</b>	5,703.55	10,638.55	<b>-1,645.00</b>	<b>-6,057.51</b>	<b>-4,412.51</b>

Current a/c: at 1 Apr:	14,802.23	
Deposit a/c: at 1 Apr:	8,629.72	
Adjustments:	-317.66	(cheques and payments not cleared at year end)
2011/12 opening balance:		23,114.29
Income to date:	17,565.68	
Expenditure to date:	11,862.13	(Includes invoices listed below requiring approval)
Surplus/deficit to date:		5,703.55
Bank balance at period end:		28,817.84
		(Current:                      Deposit:

List of invoices from this period to be authorised this month:

EON (lighting) :	242.14
GA Hubbard :	650.00
	<u>892.14</u>

Date	Reference	Address	Proposal	Date Out	Date Due Back	Date due to RCC	Date sent to RCC	Granted/ Refused	Comments by Parish Councillors
19-Apr-2011	APP/2011/0169/NH	Sherrards Farm, Burley Rd	Retrospective application for creation of new vehicular access to field construction of access road, gate and fence	23/04/2011	09/05/2011	10/05/2011		Granted	The new vehicle access is acceptable although a wider splay at the entrance may be advisable. The laid back gate is commendable for pull off. It is possible that the fence on the Langham side of the entrance may need to be repositioned in order to improve visibility - matters for consideration by the 'Highways Department' especially considering that the fast moving traffic has not yet been resolved along this stretch of Burley Rd. The current vehicle access is to be restricted to pedestrian and bridleway access only. There is no public bridleway in this area and whilst this access is acceptable for pedestrians, we have concerns with it being used by horse riders. Recommend approval subject to above concerns.
19-Apr-2011	APP/2011/0244/APB	19 Melton Rd	Fell 1 Ash and crown lift 3 Leylandii	23/04/2011	09/05/2011	10/05/2011		Granted	These four trees are situated in a rear garden of a semi detached house along Melton Road and not obvious from the street scene. Their only amenity value may be noise reduction across the village from the busy A606. Otherwise these are not significant trees. A crown lift for a Leylandii would seem an unusual treatment but they are not worthy of a TPO. There is no objection to the felling of the Ash. Recommend approval
27-Apr-2011	APP/2011/0285/PG	56 Church St	Remove leylandii	04/05/2011	17/05/2011	18/05/2011		Granted	The Leylandii is in the rear garden of house at edge of village. It is not a significant tree. Recommend approval
3-May-2011	APP/2011/0272/PG	17 Lonsborough Gdns	Construction of Conservatory to rear elevation of mobile home	05/05/2011	23/05/2011	24/05/2011		Granted	The impact of the proposed conservatory on adjacent mobile homes will be minimal. Recommend approval
3-May-2011	APP/2011/0264/NH	The Homestead, Ranksborough Drive	Siting of mobile home for temp residential use	05/05/2011	23/05/2011	24/05/2011			A good case has been made for the need for some kind of residential accommodation for employees of this local business on the north side of Langham. A mobile home will cause minimum impact on both the immediate and wider area. As it is for temporary use it would be preferable for a time limit to be set - perhaps 3 years. Recommend approval subject to a time limit being set by Rutland County Council.
3-May-2011	APP/2011/0293/PG	24 Harewood Close	Fell 1 silver birch	05/05/2011	23/05/2011	24/05/2011		Granted	The silver birch is planted within a grass verge in a prominent position in Harewood Close. It was probably part of the original landscaping scheme approved by the then local authority. The tree appears to be in good health and is of considerable amenity value. It does much to enhance both this area of Harewood Close and the wider Conservation Area. The size of the tree is in proportion to the adjacent houses and there is no indication that it is too big for it's position. It is stated that there has been a complaint from a neighbour but the nature of the complaint is unclear. The tree will drop leaves in the autumn; it will shed seeds and sometimes it may be attacked by aphids but all these problems can be dealt with easily. It appears that some parts of branches overhang the drive of 25 Harewood Close but this is no reason to fell the tree. Some minor trimming may be acceptable or perhaps limited crown lifting if the Tree Officer considers that to be appropriate treatment. The loss of this tree will have will have a serious impact on the village landscape and on wildlife habitats. Due to its importance as detailed above , it is worthy of protection by a Tree Protection Order. Recommend Refusal
10-May-2011	APP/2011/0273/PG	Langham Lodge	Erection of 2 agricultural buildings	17/05/2011	30/05/2011	31/05/2011		Granted	This is a well established farm and the fact that cattle are to be kept here again is to be welcomed. The proposed buildings are within the existing farmyard and the rejuvenation of the farm in it's rural setting is to be welcomed. The Design and Access Statement is to be commended. Recommend approval.

10-May-2011	APP/2011/0304/CC	The Paddocks	Application to vary conditions 1 and 2 of FUL/2007/0175	17/05/2011	31/05/2011	31/05/2011	Granted (23/8/2011)	<p>The residents of this site occupied this land without planning consent and then applied for retrospective planning consent. Rutland County Council refused consent but on appeal, the Government Planning Inspector granted temporary approval for 5 years. The applicants emphasised the fact they wanted to access medical facilities and that they wanted their children to be educated. Many of the residents, including children, leave the site in Langham from approximately May to October. Of course, medical facilities can be accessed regardless of whether patients have a settled address. It is not known if the children receive any education when they are away from Langham. However these children are not receiving continued education in one school, depriving them of a sound education and the best life chances. It is therefore fair to conclude that, for the majority of residents at the paddocks, education and medical facilities are not the priority despite this being stated on the original application. The planning appraisal supplied with this application contains a number of inaccuracies.</p> <p>The residents have provided services such as sewage treatment plant on site but when deciding to do this work they were well aware that planning consent existed for 5 years only. The site has not been assimilated into the rural surroundings in a satisfactory way and because of the nature of a gypsy/ travellers site, this looks unlikely to improve in the future.</p> <p>Whilst there is probably integration of children and perhaps parents into the school environment, there is little evidence of integration with villagers. This is understandable considering the way of life of travellers. Villagers have to accept that the occupants of the site are there for 5 years but it is not possible to say that they have been wholly accepted into the community. Indeed, there are members of the local community who resent the fact that gypsies / travellers are apparently treated more favourably than themselves when it comes to planning matters. It is stated that the residents need a site somewhere in Rutland. No reasons have been given to support this statement. There is no evidence that the residents have any historical links with the county although I understand that they may have links with Leicestershire where there are some permanent sites. It would be interesting to know if they have taken any positive steps to find such a site. The Paddocks is outside the planned limits of development. It occupies a prominent position on the approach to the village. The whole site with caravans, toilet blocks, vehicles etc. is particularly intrusive in this rural location. A close boarded fence has been erected on the boundary of the site and this has helped to make the site even more obtrusive. There is no doubt that this development site is detrimental to the character and appearance of the landscape and the setting of the Conservation Village of Langham. If the site becomes permanent it is possible that there will then be pressure to increase the size of the site and / or number of pitches and experience shows that this will be difficult to resist. If a permanent site is to be established in Rutland this would need to be planned in a measured way in a suitable location rather than being established by default.</p> <p>The conditions 1 and 2 of planning consent granted in 2007 should remain. In addition for consideration of this application it would be pertinent to consult the Full Written assessment and judgement by the Government Planning Inspector on appeal, not just a short paper as attached here. This is not a light weight matter. The Inspector granted the appeal with the expectation that it was temporary only. He made statements concerning the clearing of the site and returning it to open countryside condition. The agreement was not given as a step wise process to permanency as a development in open countryside on the entrance and setting for a conservation village.</p> <p>Recommend refusal</p>
17-May-2011	APP/2011/0331/NT	26 Cold Overton Rd	Construction of single storey garage extension to side	17/05/2011	06/06/2011	07/06/2011	Granted	<p>The existing garage is a dominant feature at the front of the dwelling. The proposed extension will increase the size of the garage required on a present day house but with the illusion of a reduction in size as seen from the street, on balance this is considered acceptable.</p> <p>The extension will not have a significant effect on the adjacent property and a Leylandii hedge at the front of the house will of some way to reduce the impact on the street scene.</p> <p>The application is commended for reuse of some materials and window. recommend approval</p>

24-May-2011	APP/2011/0329/PG	6 Ruddle Way	Construction of single storey extension to rear of house	26/05/2011	14/06/2011	14/06/2011		Granted	The proposed extension will have little impact on adjacent dwellings and there will be sufficient amenity land for the occupants of the property All materials should match existing Recommend approval
1-Jun-2011	APP/2010/1286	Land adj to 1 Oakham Rd	Erection of 2 storey dwelling house	04/06/2011	14/06/2011	15/06/2011			The access on the proposed property is now acceptable. The safety issues have been resolved. Recommend approval
27-Jun-2011	APP/2011/0222/DTR	Old Hall 43 Church St	Erection of iron gates to forecourt			18/07/2011		Granted	Commend the use of the original Goodhart Rendel design. These gates will be a handsome addition to the Old Hall complex. It would be a pity if the proposed gates became electric, adding to the gated community that this complex has become. Whilst this may be the preferred option in London or other large cities it is regrettable that the Old Hall and associated cottages are now separate from the rest of the village. Recommend approval
27-Jun-2011	APP/2011/0223/DTR	Old Hall 43 Church St	Erection of iron gates to forecourt			18/07/2011		Granted	Commend the use of the original Goodhart Rendel design. These gates will be a handsome addition to the Old Hall complex. It would be a pity if the proposed gates became electric, adding to the gated community that this complex has become. Whilst this may be the preferred option in London or other large cities it is regrettable that the Old Hall and associated cottages are now separate from the rest of the village. Recommend approval
29-Jun-2011	APP/2011/0428/APB	22 Melton Rd	Reduce cherry tree by 25%	01/07/2011		20/07/2011		Granted	The cherry tree cannot be viewed by the general public and is therefore of no amenity value. It is good that the tree is to be reduced rather than felled as any trees or bushes on the edge of the village reduce the noise from the A606. Recommend approval.
5-Jul-2011	APP/2011/0448/NH	Langham Cottage, 28 Burley Rd	Erection of summerhouse in garden to rear	09/07/2011	24/07/2011	26/07/2011		Granted	The rear garden of Langham Cottage (Grade11 Listed) is bordered by New Lane and Church Street. The Church of St Peter and St Paul (Grade 1 Listed) is situated almost opposite and the Old Hall and grounds (Grade11* Listed) are situated in Church Street/New Lane. If the hedge remains at its present height then the proposed summer house may be well concealed, but if the hedge is reduced at any time the summer house may become visible. In the winter the hedge will be less of a screen. Whilst the summer house is acceptable, we are mindful to the possible intrusion of the structure on the Conservation Area and the street scene in general with particular reference to the setting of the parish church. It is stated that the summer house will be painted white. To reduce the possible impact it would be preferable to paint the outside a less obtrusive colour such as soft green or any colour approved by the conservation Officer. Recommend approval subject to the colour being approved as above.
4-Jul-2011	APP/2011/0422/NH	The Paddock Burley Rd	Erection of 4 bay garage with raised platform and office space above to front of house	09/07/2011	24/07/2011	25/07/2011	26/07/2011	Refused	At present the bungalow is well concealed by a hedge, the proposed building in the grounds would be more intrusive and easily seen from the road as well as the open countryside. That said, the building is acceptable. Consideration should be given to an approved planting scheme of trees/shrubs to the sides and rear of the building in order to reduce its impact . It would be preferable if the weatherboard, if after any necessary treatment, were allowed to weather naturally in order to blend in with the surrounding countryside. Recommend Approval subject to above considerations.
18-Jul-2011	APP/2011/0466/PG	12 Cold Overton Road	Erection of 2 storey dwelling house and garage following demolition of existing bungalow.	23/07/2011	05/08/2011	08/08/2011	31/07/2011		The Design and Access Statement is interesting, describing Parva Lodge as "exceeding 100 years old". Parva Lodge is considerably younger, being built approximately 15 years ago using some recycled materials! At present the site consists of a partially demolished bungalow. Clearance and redevelopment will be particularly welcome. The development will be cramped with little amenity land but some effort has been made to design a property that will fit in with the surrounding properties in this part of the village. Most of the intended materials are sympathetic to the village and to the Conservation Area. The use of stone quoins and lintels, clay pantiles and timber windows and doors is commended. The timber used on the garage should be finished in a colour approved by the Conservation Officer. Recommend Approval.

25-Oct-2011	APP/2011/0466/PG - <b>REVISED</b>	12 Cold Overton Road	Erection of 2 storey dwelling house and garage following demolition of existing bungalow.	03/11/2011	07/11/2011	15/11/2011				
18-Jul-2011	APP/2011/0504/APB	17 Ruddle Way	Crown raise 1 Lime tree to clear neighbouring tree	23/07/2011	05/08/2011	08/08/2011	03/08/2011	Granted	The application concerns one of a row of lime trees which were one side of an avenue leading to Harewood House which has now been demolished and replaced with the Ruddle Way development. The gardens in Ruddle Way are quite small and perhaps some mature trees need a little work in order to make them more acceptable in limited amenity spaces. Mature lime trees need regular attention in order to keep them in good health. This is a significant tree for historic reasons therefore it's health maintenance is of importance. Recommend approval.	
26-Jul-2011	APP/2011/0507/NT	5 The Range	Construction of a two storey extension to the front elevation. Alterations to include balconies to the front and rear and cladding of parts of the existing building	28/07/2011	13/08/2011	16/08/2011	07/08/2011	Granted (12/09/2011)	The proposed alterations would result in a considerable change in appearance. Not all proposals would be appropriate. The extension itself, to the front of the property, is acceptable. However, Juliet balconies are not typical of properties in The Range or of the wider Conservation Area. Those to the front would be particularly dominant and would not reflect the character of the location in materials or form. However those to the rear would not occupy a prominent position, would not overlook any other properties and they would therefore be acceptable. The proposed use of cedar cladding would be inappropriate. It is not typical of The Range or the village of Langham in colour, tone, or texture. The proposed use of cedar cladding would have a detrimental effect on the immediate Conservation Area. There is tile cladding on this and other properties in The Range and this would be a more sympathetic material. We have no objection to the proposed felling of the tree. Please refer to The Village Design Statement Guidelines Nos. 14,16,19,30,31,34,35. Recommend approval for the extension to the front elevation and for the Juliet balconies to the rear of property. Recommend refusal for the Juliet balconies to the front of the dwelling and for the proposed cedar cladding.	
2-Aug-2011	APP/2011/0534/NH	24 Kimball Close	Construction of two storey extension to side (west) elevation of dwelling house.	03/08/2011	20/08/2011	23/08/2011	23/08/2011	Granted (20/9/2011)	Kimball Close, although at a distance from the central conservation area of Langham, has historic significance being the original quarters of the Cottesmore Kennels prior to development. The proposal is for a 2 storey extension to the west elevation although the plans show a proposed rear extension too. Perhaps this will be covered by "permitted development rights". The proposed extension to the side (west) elevation will be subservient to the existing property and of a similar style, it is therefore acceptable. The Juliet balcony to the rear is not typical of dwellings in the area but will not overlook neighbouring properties. Observations: All building materials should match existing. To the front elevation, new windows should be the same as existing. Recommend approval.	
2-Aug-2011	APP/2011/0533/APB	Magnolia House, Ranksborough Drive	Fell 1 No. Chestnut tree	06/08/2011	20/08/2011	23/08/2011	23/08/2011	Granted	This mature horse chestnut tree is one of a pair situated in a prominent position in Ranksborough Drive. It contributes so much to the approach road leading to the mobile home/caravan site and to Ranksborough Hall. The tree is certainly of some age and was planted closer to its neighbour than would be recommended now. However, these 2 trees have thrived and co-existed for many years, the loss of the smaller tree would be regrettable. The tree, which can be widely viewed by the general public, has significant amenity value in this part of the village and in the Conservation Area. In addition, the Village Design Statement emphasises the importance of the trees in Ranksborough and recommends that they should be safeguarded. Horse chestnut trees are on the decline and it is important the specimen survives. We consider the tree worthy of a Tree Protection Order. Recommend refusal.	

2-Aug-2011	APP/2011/0535/NH	Sherrards Farm, Burley Road	Construction of oak framed orangery, extension to rear (south) elevation of dwellinghouse.	06/08/2011	20/08/2011	23/08/2011			
10-Aug-2011	APP/2011/0560/NH (CAC)	48a Well Street	Demolition of workshop and garage to facilitate erection of new dwelling.	12/08/2011	26/08/2011	31/08/2011	30/08/2011		The existing workshop and garage are in a poor state of repair. They are of no architectural or aesthetic merit. Following demolition there will be an opportunity for an archaeological assessment. The 15th Century listed house next door is in very close proximity to the working site and is of considerable interest to the history of the village. Recommend approval
8-Aug-2011	APP/2011/0573/NH (FUL)	48a Well Street	Erection of two storey dwelling and associated works following demolition of existing workshop and garage. Alterations to existing bungalow, including construction of porch extension to front elevation.	12/08/2011	26/08/2011	29/08/2011	30/08/2011		Two Storey Dwelling House. This will be a fairly cramped development but the Village Design Statement has been used for guidance and some thought has been given to both the design and the use of building materials. Architectural features of the proposed house will reflect the character of existing buildings in the locality. The two parking spaces in front of the property are not a desirable feature but the proposed dwelling will not be visible from Well Street as it will be tucked behind an existing property, it will therefore not detract from the street scene or from the Conservation Area. The parking provision is preferable to on street parking. The adjacent house to No 48 (No 50) is Grade II listed. However, recent investigation has demonstrated that this is an important property originally dating from the 15th Century. An archaeological survey of this site should be considered if this has not already been undertaken. Recommend approval subject to an archaeological review.  Alterations to Existing Bungalow. This bungalow can be easily viewed from Well Street. It is constructed of a type of brick, which appears to have weathered well, that was often used in the years after World War II. This is a good example of building of its time and it would be preferable to retain the existing brickwork if possible rather than covering with masonry paint. However, in the future the brickwork may weather and therefore the use of a tinted cement to weatherproof would be preferable. There are other houses in the Village with similar treatments and low key colouring. The proposed rear extension and porch are both acceptable. Recommend approval subject to comments regarding existing brickwork.
22-Aug-2011	APP/2011/0597/NT (FUL)	Langham Lodge, Burley Road	Erection of agricultural hay barn.	23/08/2011	09/09/2011	12/09/2011	01/09/2011		Langham Lodge is now a working farm with stock which is very much welcomed. A barn for the storage of hay is a necessary development. Recommend approval.
30-Aug-2011	APP/2011/0540/DTR (LBA)	Davenport Cottage, The Old Hall Stables, 53 Church Street	Installation of satellite dish to side elevation of dwelling house.	02/09/2011	17/09/2011	20/09/2011	19/09/2011	Granted (27/9/2011)	The satellite dish installation has been well considered, it will have small impact on the local scene. If the satellite dish is painted in matt white it would help it to blend in with the walls of the building. Recommend approval.
6-Sep-2011	APP/2011/0612/NH (FUL)	Land between Barleythorpe and Oakham Burley Park Way	Reserved matters application for Phase 1 of outline application OUT/2009/1306. Erection of 143 dwellings with associated works including garages, roads, allotment gardens and public open space.	08/09/2011	25/09/2011	27/09/2011	26/09/2011		See separate file 'Comments - Reserved matters application for Phase 1' filed in Planning folder
25-Oct-2011	APP/2011/0612/NH (FUL) - REVISED	Land between Barleythorpe and Oakham Burley Park Way	Reserved matters application for Phase 1 of outline application OUT/2009/1306. Erection of 143 dwellings with associated works including garages, roads, allotment gardens and public open space.	03/11/2011	07/11/2011	15/11/2011			
5-Sep-2011	APP/2011/0607/DTR(LBA)	30 Well Street	Various internal and external alterations including the repositioning of 2 windows and 1 door, new roof lantern, and 2 conservation rooflights	08/09/2011	24/09/2011	26/09/2011	26/09/2011		This application concerns minor works to the rear of a Grade II cottage situated in a row of cottages in the centre of the conservation area of the village. The proposed internal and external alterations are proposed for the modern part of the cottage. The proposed roof lights for the barn will be installed in a modern roof. The impact on the historic part of the building and the rear view will be minimal, therefore no objection to the proposal can be seen. Recommend approval.

20-Sep-2011	APP/2011/0638/APB (CAT)	Swinburne 7 Grange Close	Fell 4 Conifers	25/09/2011	08/10/2011	11/10/2011	10/10/2011		We do not consider that these trees are worthy of protection by a Tree Preservation Order. The trees outlined in the application are within the rear garden of the Wilson houses Cul de Sac off Burley Road. They do not form part of the street scene, nor therefore are they 'significant' trees. They are apparently in good health. Recommend approval.
20-Sep-2011	APP/2011/0429/DTR (HSE)	The Forge, 22 Well Street	Repair, replacement and painting of windows to front elevation of dwellinghouse.	25/09/2011	08/10/2011	11/10/2011	10/10/2011	Granted (20/10/11)	The proposed works to this Grade II Listed dwelling will do much to enhance the appearance of this building and the wider Conservation Area. We commend the use of wooden windows. Observations: The colour of the windows should first be approved by the Conservation officer. Recommend approval.
20-Sep-2011	APP/2011/0430/DTR (LBA)	The Forge, 22 Well Street	Repair, replacement and painting of windows to front elevation of dwellinghouse.	25/09/2011	08/10/2011	11/10/2011	10/10/2011	Granted (20/10/11)	This dwelling, which is Grade II listed, has historical significance and is located in the heart of the conservation village of Langham. The replacement of some relatively modern windows with those of a more appropriate design, 3-pane style as others in the row of cottages, is to be welcomed. The repair of some older windows is also to be welcomed. The painting of the windows should be in a colour approved by the Conservation Officer. Recommend approval.
27-Sep-2011	APP/2011/0667/NT (HSE)	8 Ruddle Way	Replacement of fascias, soffits, gutters and down-pipes.	04/10/2011	14/10/2011	18/10/2011	10/10/2011		We see no objection as the materials are consistent with that on the other buildings in Ruddle Way. Recommend approval.

**Minutes of the Langham Parish Council Meeting**  
**Held on Tuesday, 29<sup>th</sup> November 2011**  
**At Langham Village Hall**

Attendance	<p>Cllr Duncan  Cllr Higgins  Cllr Lee  Cllr Crouch  Cllr Wright</p> <p>Clerk</p>	
Apologies	<p>Cllr Kirk  Cllr Manning  Cllr Hosmer</p>	
Item		Actions
1	<p><b>Minutes of Last Meeting</b>  Corrections to be made to parts 2 and 15. Clerk to amend and send to the Chairman for final approval and return to website.  Proposed PD  Seconded HC  Resolution passed</p>	PR
2	<p><b>Romany Travellers</b>  The Romany Travellers on Oakham Road, Langham have been granted a further temporary 2 year extension until 31<sup>st</sup> December 2014. Cllr Higgins said this is to allow Rutland County Council, in conjunction with Leicestershire County Council, time to assess the number and future needs of Travellers and Romanies. A review of the Leicestershire and Rutland Gypsy and Traveller Needs Assessment will be carried out in 2012 as stated in the Core Strategy Development Plan Document. A discussion was held with regard to the next steps in ensuring that the matter is properly addressed by the local authorities. The Chairman proposed that the item be added to the agenda for the March meeting when he will write to Rutland County Council asking for a response before the Annual Parish Meeting in May.</p>	
3	<p><b>Mickley Lane</b>  Philip Robson of Daltons in Oakham has carried out an Index Map Search of Mickley Lane which reveals that no part of Mickley Lane is registered at HM Land Registry. Mr Robson said that in 1987 Severn Trent Water Authority granted G Ruddle &amp; Company PLC a right of way over Mickley Lane. He added that Severn Trent would not have been able to grant such a right of way unless they were the owners of the land. To confirm this Mr Robson has suggested that he write to Severn Trent Water Authority to ask for confirmation of their ownership of Mickley Lane. It was proposed that the Clerk write to Philip Robson to request that he does this.  Proposed Cllr Duncan  Seconded Cllr Higgins</p>	PR

4	<p><b>Hawksmead</b></p> <p>The recent planning application for 143 homes in Phase 1 has been approved. A discussion took place about the hotel and pub which are also approved but which Langham Parish Council was not given the opportunity to comment on. Cllr Higgins said that Hawksmead had given verbal assurances that Langham Parish Council would be consulted on any commercial development which would have an effect on Langham. The Chairman proposed that the Clerk write to the Planning department to say we would like to be consulted on all planning applications relating to the development of the land between Barleythorpe and Oakham Burley Park Way.</p> <p>Further discussion took place. Cllr Lee expressed her concern about the density of the dwellings, which Hawksmead say is below the recommended guideline density identified by the national Planning Policy Statement 3 on Housing, raising the question about whether the density is appropriate for a rural location. Cllr Duncan said that a large development such as Hawksmead should stop piecemeal development in all 33 villages of Rutland. Cllr Wright said that this can't be ruled out.</p>	PR
5	<p><b>Traffic Calming</b></p> <p>A discussion then took place about the increased traffic that Langham will experience as a result of the Hawksmead developments in deciding the commercial elements. Cllr Higgins said the Parish Council should start a campaign. Cllr Crouch has figures from a traffic monitoring exercise which took place about a year ago but an update of this data is now required. The SID traffic calming devices can record data but confirmation about whether they can record the time, volume and flow is needed. The Clerk will speak to Neil Tomlinson to find out when installation will take place and ask what they will be able to record.</p>	PR
6	<p><b>Playground</b></p> <p>Cllr Lee congratulated Cllr Wright for all her hard work which has gone into the new play equipment for the playground. The Chairman agreed and comments were made about how happy people have been with the new facilities.</p>	
7	<p><b>Dog bins</b></p> <p>The Clerk confirmed that David from Cory is still trying to source some stickers for the sides of the new dog bins that have been installed around the village. Discussion took place about whether the dog fouling problem has improved since the bins have been installed. The Clerk confirmed that the pavement between Ruddle Way and the school has been better. Cllr Higgins however reported seeing someone letting their dog foul a pavement at the bottom of Well Street.</p>	
8	<p><b>G A Hubbard – Leaving</b></p> <p>It was decided that Cllr Duncan write to Glynn and his wife thanking them for their hard work and as a mark of gratitude Cllr Duncan will arrange for them to go out for a meal. Cllr Lee suggested also giving them a sketch of the village by Wendy Broad. Cllr Duncan will organise.</p> <p><b>Replacement</b></p> <p>Cllr Duncan has had 7 replies to the job advertisement. The next step will be to send a job specification and a map to each candidate in order that they can provide a quote by the end of December. The specification and map will be circulated once final changes have been made. The quote they provide must</p>	<p>PD</p> <p>PD</p>

	include an equipment list, their public liability insurance and the name of referees. They must also declare whether they intend to sub-contract the work themselves. A conversation took place about whether they should take away the grass cuttings and dispose of them somewhere else. Cllr Duncan said this would be something they can discuss at a later date.	
9	<p><b>Correspondence</b> Cllr Duncan received a letter regarding Home to School Transport. A recent change to the policy means that children will be able to attend a school which is nearest to their home but not necessarily in the catchment area. If the school is over 2 miles away then children will be eligible to have a bus pass.</p> <p>Cllr Duncan received a letter from Mr G Steel from Bournville, the son of Mr Steel from Langham who served in WW1. He wanted to point out that his father's name had been misspelt on the website. Cllr Duncan called Mike Frisby who has corrected it. The letter will be passed on to The History Group.</p>	LVHG
10	<p><b>Grants</b> No grants have been issued this financial year to the Baptist Church or to Langham Church. The Clerk will double check to see if this is correct and if it is, then a figure of £600 for Langham Church and £400 for the Baptist Church was agreed leaving £300 left to allocate where necessary.</p>	PR/PD
11	<p><b>Finance</b> A meeting took place of the finance sub-committee last Thursday to decide next year's budget, see appendix 2. It was proposed to keep the precept at £15,000. Proposed Cllr Wright Seconded Cllr Crouch Resolution passed Cllr Higgins asked that the Parish Council subscribe to The Journal of Local Planning. Proposed Cllr Higgins Seconded Cllr Duncan Resolution passed</p>	PR
12	<p><b>Planning</b> All updates since the last meeting are attached at Appendix 3.</p>	
13	<p><b>Reports from any meeting attended on Parish Council behalf</b> Cllr Higgins attended the Parish Forum on 17<sup>th</sup> Oct. She said that Cllr Terry King gave an update on the local government financial picture which is still in progress. There was an update on transport services which Cllr Higgins said was of interest and asked the Clerk to re-circulate the minutes of the Forum. She said that there is a Working Group prior to the Forum which is attended by Parish Councillors, County Councillors and RCC Officers to decide the agenda for the next Parish Forum. It would be useful to know this should the Parish Council wish to raise any issues in the future. The issues raised must be generic issues which affect all parishes.</p>	
14	<p><b>Playground Inspection</b> Cllr Lee December Cllr Crouch January</p> <p>The recent RoSPA safety inspection raised a few points which need attention. Cllr Crouch said that young offenders could help with filling in the rabbit holes, cleaning ramps, painting the goal posts, picking up the rubbish and putting</p>	

	more bark down. Cllr Crouch will email the Clerk with a contact who can help arrange this - Vicki Buck	HC/PR
15	<p><b>Next meeting January 31<sup>st</sup> 2012</b></p> <p>Cllr Wright asked for the Jubilee to be added to the agenda for next meeting under 'Finance'</p> <p>Cllr Crouch added the 3<sup>rd</sup> July when the Olympic flame will be passing through Langham.</p> <p>Room needs to be booked</p>	PR
16	<p><b>AOB</b></p> <ul style="list-style-type: none"> <li>Cllr Higgins proposed that a tree or trees be planted to commemorate the Diamond Jubilee with a brass plaque. Possibly at the bottom of Well Street. This was unanimously agreed and referred to next meeting for finance and detail.</li> <li>Cllr Crouch raised the issue of Loudall Lane as Mike Frisby has recently made a complaint about the clearing of this right of way. Mr Frisby is not happy with the way the lane has been cleared; he said it was a historic medieval monument which has been destroyed. Cllr Duncan said that the landowner who cleared the lane, Mr John Mills, had consulted Charlotte Horner prior to the work taking place in order that the work was carried out correctly. He said it was an issue only for the two landowners.</li> <li>The next Langham News copy date is Jan 9<sup>th</sup> 2012</li> </ul>	

<b>Summary of Action Points</b>			
Number	Description of Action	Responsible	Due Date
1	Corrections to minutes of last meeting	PR	5/12/11
2	Clerk to write to Philip Robson to ask him to write to Anglian Water	PR	5/12/11
3	Clerk to write to Planning Dept. to ask that we would like to be consulted on all planning applications on the land between Barleythorpe and Oakham Burley Park Way.	PR	12/12/11
4	Clerk to speak to Neil Tomlinson in Highways to ask when traffic calming devices to be installed and what they record.	PR	5/12/11
5	Chairman to write to G Hubbard and organise meal and sketch of village.	PD	
6	Chairman to send job specification and map of the green spaces to the 7 candidates.	PD	
7	Clerk to double check that no grants have been issued by the Parish Council this financial year.	PR	5/12/11
8	Chairman to speak to Baptist Church and Langham Church to arrange grants.	PD	
9	Clerk to arrange subscription of The Journal	PR	12/12/11
10	Cllr Crouch to email Clerk Vicki Buck's contact details	HC	

11	Clerk to write to Vicki Buck to arrange possible work in the playground for young offenders.	PR	
12	Clerk to book Village Hall for future Parish Council meetings	PR	12/12/11

Appendix 1

All figures in the box are CALCULATED  
and are in BLACK or RED!  
Data to be entered is in BLUE!

Langham Parish Council  
Finances April 2011 - March 2012  
The financial year is divided into six two-month periods.

CURRENT PERIOD: 4

	2011-12	Year to date:			Current period: 4		
	Budget	Budget	Actual	Variance	Budget	Actual	Variance
<b>INCOME</b>							
Precept:	15,000.00	10,000.00	15,000.00	5,000.00	2,500.00		-2,500.00
Grass Cutting:	1,500.00	1,000.00		-1,000.00	250.00		-250.00
Street Lights:	1,600.00	1,066.67	1,822.00	755.33	266.67		-266.67
Burial Ground:	1,100.00	733.33	240.00	-493.33	183.33		-183.33
Admin fees:	100.00	66.67		-66.67	16.67		-16.67
Insurance:							
Sundries:			44.00	44.00			
Interest:			12.47	12.47			
VAT:	550.00	366.67	657.21	290.54	91.67		-91.67
<b>TOTAL:</b>	<b>19,850.00</b>	<b>13,233.33</b>	<b>17,775.68</b>	<b>4,542.35</b>	<b>3,308.33</b>		<b>-3,308.33</b>
<b>EXPENSES:</b>							
Clerk's Salary:	2,400.00	1,600.00	1,363.38	236.62	400.00	389.50	10.50
Clerk's Expenses:	400.00	266.67		266.67	66.67		66.67
Street Lights:	3,300.00	2,200.00	1,498.07	701.93	550.00	582.47	-32.47
Burial Ground RCC:	1,100.00	733.33	1,438.00	-704.67	183.33	638.00	-454.67
Grounds & Open Space:	5,700.00	3,800.00	5,000.24	-1,200.24	950.00	1,120.00	-170.00
Insurance:	1,000.00	666.67	1,020.96	-354.29	166.67		166.67
Admin:	100.00	66.67	15.00	51.67	16.67		16.67
Sundries:	1,300.00	866.67	285.37	581.30	216.67	71.83	144.84
Recreation Ground:	5,200.00	3,466.67	5,207.80	-1,741.13	866.67	2,634.80	-1,768.13
Grants:	1,300.00	866.67		866.67	216.67		216.67
Bus Shelter:	5,000.00	3,333.33		3,333.33	833.33		833.33
Audit:	150.00	100.00	223.00	-123.00	25.00	198.00	-173.00
Subscriptions:	420.00	280.00	345.29	-65.29	70.00		70.00
Hall Rental:	150.00	100.00	126.18	-26.18	25.00	24.00	1.00
Chairmans Fund:	100.00	66.67		66.67	16.67		16.67
Contingency:	500.00	333.33		333.33	83.33		83.33
Legal:			300.00	-300.00			
VAT:	600.00	400.00	1,458.63	-1,058.63	100.00	722.69	-622.69
Waste Collection:	1,000.00	666.67	192.50	474.17	166.67		166.67
Traffic Calming:	4,500.00	3,000.00	4,500.00	-1,500.00	750.00	4,500.00	-3,750.00
<b>TOTAL:</b>	<b>34,220.00</b>	<b>22,813.33</b>	<b>22,974.42</b>	<b>-161.09</b>	<b>5,703.33</b>	<b>10,881.29</b>	<b>-5,177.96</b>

OVERALL SURPLUS/DEFICIT: -14,370.00 -9,580.00 -5,198.74 4,381.26 -2,395.00 -10,881.29 -8,486.29

Current a/c: at 1 Apr:	14,802.23	
Deposit a/c: at 1 Apr:	8,629.72	
Adjustments:	-317.66	(cheques and payments not cleared at year end)
2011/12 opening balance:		23,114.29
Income to date:	17,775.68	
Expenditure to date:	22,974.42	(Includes invoices listed below requiring approval)
Surplus/deficit to date:		-5,198.74
Bank balance at period end:		17,915.55
		(Current: Deposit:

List of invoices from this period to be authorised this month:

\_\_\_\_\_  
\_\_\_\_\_

**BUDGET 2012-2013**

	<b>Budget</b>	<b>Actual</b>	<b>2012-2013</b>
<b>INCOME</b>			
Precept:	15,000.00	15,000.00	15,000.00
Grass Cutting:	1,500.00		1,500.00
Street Lights:	1,600.00	1,822.00	1,800.00
Burial Ground:	1,100.00	240.00	1,100.00
Admin fees:	100.00		
Insurance:			
Sundries:		44.00	
Interest:		12.47	
VAT:	550.00	657.21	550.00
<b>TOTAL</b>	<b>19,850.00</b>	<b>17,775.68</b>	<b>19,950.00</b>
<b>EXPENSES</b>			
Clerk's Salary:	2,400.00	1,363.38	2,500.00
Clerk's Expenses:	400.00	285.37	500.00
Street Lights:	3,300.00	1,498.07	2,250.00
Burial Ground RCC:	1,100.00	1,438.00	1,400.00
Grounds & Open Space:	5,700.00	5,000.24	7,000.00
Insurance:	1,000.00	1,020.96	1,100.00
Admin:	100.00	15.00	
Grants:	1,300.00		1,400.00
Bus Shelter:	5,000.00		
Audit:	150.00	25.00	200.00
Subscriptions:	420.00	345.29	500.00
Hall Rental:	150.00	126.18	200.00
Chairman's Fund:	100.00		100.00
Contingency:	500.00		500.00
Legal:		300.00	
VAT:	600.00	1458.63	600.00
Waste Collection:	1000.00	192.50	1,200.00
Traffic Calming:	(4,500.00)	4,500.00	
<b>TOTAL</b>	<b>18,220.00</b>	<b>17,568.62</b>	<b>19,450.00</b>

Appendix 3

Date	Reference	Address	Proposal	Date Out	Date Due Back	Date due to RCC	Date sent to RCC	Granted/ Refused	Comments by Parish Councillors
2-Aug-2011	APP/2011/0534/NH	24 Kimball Close	Construction of two storey extension to side (west) elevation of dwelling house.	03/08/2011	20/08/2011	23/08/2011	23/08/2011	Granted (20/9/2011)	Kimball Close, although at a distance from the central conservation area of Langham, has historic significance being the original quarters of the Cottesmore Kennels prior to development. The proposal is for a 2 storey extension to the west elevation although the plans show a proposed rear extension too. Perhaps this will be covered by "permitted development rights". The proposed extension to the side (west) elevation will be subservient to the existing property and of a similar style, it is therefore acceptable. The Juliet balcony to the rear is not typical of dwellings in the area but will not overlook neighbouring properties. Observations: All building materials should match existing. To the front elevation, new windows should be the same as existing. Recommend approval.
27-Sep-2011	APP/2011/0667/NT (HSE)	8 Ruddle Way	Replacement of fascias, soffits, gutters and down-pipes.	04/10/2011	14/10/2011	18/10/2011		Granted (11/11/2011)	We see no objection as the materials are consistent with that on the other buildings in Ruddle Way. Recommend approval.
10-May-2011	APP/2011/0304/CC	The Paddocks	Application to vary conditions 1 and 2 of FUL/2007/0175	17/05/2011	31/05/2011	31/05/2011		Granted (23/8/2011)	<p>The residents of this site occupied this land without planning consent and then applied for retrospective planning consent. Rutland County Council refused consent but on appeal, the Government Planning Inspector granted temporary approval for 5 years. The applicants emphasised the fact they wanted to access medical facilities and that they wanted their children to be educated. Many of the residents, including children, leave the site in Langham from approximately May to October. Of course, medical facilities can be accessed regardless of whether patients have a settled address. It is not known if the children receive any education when they are away from Langham. However these children are not receiving continued education in one school, depriving them of a sound education and the best life chances. It is therefore fair to conclude that, for the majority of residents at the paddocks, education and medical facilities are not the priority despite this being stated on the original application. The planning appraisal supplied with this application contains a number of inaccuracies.</p> <p>The residents have provided services such as sewage treatment plant on site but when deciding to do this work they were well aware that planning consent existed for 5 years only. The site has not been assimilated into the rural surroundings in a satisfactory way and because of the nature of a gypsy/ travellers site, this looks unlikely to improve in the future.</p> <p>Whilst there is probably integration of children and perhaps parents into the school environment, there is little evidence of integration with villagers. This is understandable considering the way of life of travellers. Villagers have to accept that the occupants of the site are there for 5 years but it is not possible to say that they have been wholly accepted into the community. Indeed, there are members of the local community who resent the fact that gypsies / travellers are apparently treated more favourably than themselves when it comes to planning matters. It is stated that the residents need a site somewhere in Rutland. No reasons have been given to support this statement. There is no evidence that the residents have any historical links with the county although I understand that they may have links with Leicestershire where there are some permanent sites. It would be interesting to know if they have taken any positive steps to find such a site. The Paddocks is outside the planned limits of development. It occupies a prominent position on the approach to the village. The whole site with caravans, toilet blocks, vehicles etc. is particularly intrusive in this rural location. A close boarded fence has been erected on the boundary of the site and this has helped to make the site even more obtrusive. There is no doubt that this development site is detrimental to the character and appearance of the landscape and the setting of the Conservation Village of Langham. If the site becomes permanent it is possible that there will then be pressure to increase the size of the site and / or number of pitches and experience shows that this will be difficult to resist. If a permanent site is to be established in Rutland this would need to be planned in a measured way in a suitable location rather than being established by default.</p> <p>The conditions 1 and 2 of planning consent granted in 2007 should remain. In addition for consideration of this application it would be pertinent to consult the Full Written assessment and judgement by the Government Planning Inspector on appeal, not just a short paper as attached here. This is not a light weight matter. The Inspector granted the appeal with the expectation that it was temporary only. He made statements concerning the clearing of the site and returning it to open countryside condition. The agreement was not given as a step wise process to permanency as a development in open countryside on the entrance and setting for a conservation village.</p> <p>Recommend refusal</p>

30-Aug-2011		APP/2011/0540/DTR (LBA)	Davenport Cottage, The Old Hall Stables, 53	Installation of satellite dish to side elevation of dwelling house.	02/09/2011	17/09/2011	20/09/2011	19/09/2011	Granted (27/9/2011)	The satellite dish installation has been well considered, it will have small impact on the local scene. If the satellite dish is painted in matt white it would help it to blend in with the walls of the building. Recommend approval.
25-Oct-2011		APP/2011/0466/PG - REVISED	12 Cold Overton Road	Erection of 2 storey dwelling house and garage following demolition of existing bungalow.	03/11/2011	07/11/2011	15/11/2011	07/11/2011		The amendments are mostly internal and we can't see any objections to the proposal. Recommend approval.
25-Oct-2011		APP/2011/0612/NH (FUL) - REVISED	Land between Barleythorpe and Oakham Burley Park Way	Reserved matters application for Phase 1 of outline application OUT/2009/1306. Erection of 143 dwellings with associated works including garages, roads, allotment gardens and public open space.	03/11/2011	07/11/2011	15/11/2011	07/11/2011		APP/2011/0612/NH (FUL) – REVISED Comments from Langham Parish Council Apartments: There has been some improvement to the front elevations but we still consider these intrusive. This is a rural area and large apartment blocks are not typical of the area. A rethink on the design should be considered. Perhaps the blocks could be reduced in length and and/or reduced by one storey. The size of the exterior living space available to dwellers particularly in the North and South Barns is cause for concern. There is little or no room in most units for outside living or for child play near the living space. This is relevant, given that these small houses are likely to be made available for younger couples as starter homes. The houses should be thinned out in the central area of the development, ensuring that each family home has a safe area for the children to be outside, and allows for the safe storage of wheelie bins etc. This may well mean reducing the number of houses a little in this area. The increase in garden size is welcomed but 1m is hardly going to make a difference! House types 2304, 2306, 3401 and 4401 appear to have a chimney but no fireplace. The chimney should not be just for decoration! Many 4 bedroom houses – at least 6 different types have no chimney or fireplace. It should not be only larger and more expensive houses that have chimneys. A chimney adds interest and provides an additional/alternative source of heat. The addition of windows to the parking bays is to be welcomed. As previous comments: It is of considerable significance that the amenity area designated as “play area” and “kicking area” are both close to a large “balancing pond”. Clearly the pond is a necessary feature, and from the nature of the housing, so is the play area. But it would not be practical nor safe for both to be virtually side by side. Balls and children go into ponds. Parents do not always supervise their children, whether there are picnic tables there or not. There needs to be a safe environment for children to play. The issue of the proximity of the pond to the proposed play area has not been addressed as yet. It could be resolved by swapping the position of the play area with that of one of the allotment patches, preferably the furthest away from the pond. We still have concerns about houses being built beneath power lines. The cladding to be use on the houses is not particularly in keeping with the area, and can weather to look grey and tatty in a very short time. We would like to seek assurances that Affordable Housing will be kept for that purpose for a good period after being built. One of the councillors knows of two instances where affordable housing has been built, and then a number of the houses privately purchased at the affordable price, and subsequently rented to private individuals. Recommend further amendments as above.
18-Oct-2011		APP/2011/0750/APB (CAT)	Fell Dyke Cottage, 54 Well Street	Reduce height of 2 No. Leylandii trees by 50%	05/11/2011	03/11/2011	08/11/2011	04/11/2011		These trees are now too big for their chosen position. I do not consider that they are worthy of protection by a Tree Preservation Order and we therefore have no objection to the proposal. Recommend approval.
19-Oct-2011		APP/2011/0732/APB	4 Grange Close	Reduce 1 No. Leylandii tree to approx. 2m in height.	22/11/2011	03/11/2011	09/11/2011	04/11/2011		This is a clear case of a tree not being suitable for its allotted space. Langham Parish Council do not consider this tree worthy of protection by a Tree Preservation Order and therefore they have no objection to the proposal. Recommend approval.
9-Nov-2011		APP/2011/0809/APB	4 Orchard Road	Removal of No. Conifer, 1 No. Ash and Leylandii hedging.	11/11/2011	27/11/2011	30/11/2011	21/11/2011		The above trees are all growing in the rear garden of 4 Orchard Road. None of the trees have significant amenity value and are not worthy of protection by a Tree Preservation Order. We therefore have no objection to their removal. Recommend approval.
5-Sep-2011		APP/2011/0607/DTR(LBA)	30 Well Street	Various internal and external alterations including the repositioning of 2 windows and 1 door, new roof lantern, and 2 conservation rooflights	08/09/2011	24/09/2011	26/09/2011	26/09/2011	Granted (5/10/2011)	This application concerns minor works to the rear of a Grade II cottage situated in a row of cottages in the centre of the conservation area of the village. The proposed internal and external alterations are proposed for the modern part of the cottage. The proposed roof lights for the barn will be installed in a modern roof. The impact on the historic part of the building and the rear view will be minimal, therefore no objection to the proposal can be seen. Recommend approval.

20-Sep-2011		APP/2011/0638/APB (CAT)	Swinburne 7 Grange Close	Fell 4 Conifers	25/09/2011	08/10/2011	11/10/2011	10/10/2011	Granted (11/10/2011)	We do not consider that these trees are worthy of protection by a Tree Preservation Order. The trees outlined in the application are within the rear garden of the Wilson houses Cul de Sac off Burley Road. They do not form part of the street scene, nor therefore are they 'significant' trees. They are apparently in good health. Recommend approval.
1-Nov-2011		APP/2011/0775/APB	Elm House, 10 Sharrards Way	Fell 1 No. Acer and 1 No. Prunus	05/11/2011	20/11/2011	22/11/2011	22/11/2011		The Acer appears to be healthy but small. We consider that it's loss will not have a significant impact on the street scene. The Prunus is larger and more mature. Although growing in the rear garden, it is easily seen by the public from both Sharrads Way and Burley Road. It does have significant impact on the street scene and on the Conservation Area. The tree appears to be healthy and is looking especially attractive at this time of year. If the tree is not causing a problem with the wall we consider that the tree is worthy of protection by a Tree Preservation Order. Sadly, the mature Elms at the end of Sharrads Way were lost to Dutch Elm disease in the 1970's. Residents planted replacement trees which do much to enhance the area and we believe that these trees should be retained if at all possible. Recommend approval for the Acer. Recommend refusal for the Prunus subject to above comments.
5-Sep-2011		APP/2011/0607/DTR(LBA)	30 Well Street	Various internal and external alterations including the repositioning of 2 windows and 1 door, new roof lantern, and 2 conservation rooflights	08/09/2011	24/09/2011	26/09/2011	26/09/2011	Granted (5/10/2011)	This application concerns minor works to the rear of a Grade II cottage situated in a row of cottages in the centre of the conservation area of the village. The proposed internal and external alterations are proposed for the modern part of the cottage. The proposed roof lights for the barn will be installed in a modern roof. The impact on the historic part of the building and the rear view will be minimal, therefore no objection to the proposal can be seen. Recommend approval.
1-Jun-2011		APP/2010/1286	Land adj to 1 Oakham Rd	Erection of 2 storey dwelling house	04/06/2011	14/06/2011	15/06/2011		Granted (11/11/2011)	The access on the proposed property is now acceptable. The safety issues have been resolved. Recommend approval
22-Nov-2011		APP/2011/0847/NT (HSE)	9 Jubilee Drive	Conversion of garage to provide disabled accommodation including increasing height of garage roof.	25/11/2011	11/12/2011	13/12/2011			
23-Nov-2011		APP/2011/0832/NH (MARJ)	Land between Barleythorpe and Oakham Burley Park Way	Application to vary Condition 10 of outline planning permission reference OUT/2009/1306/NH	25/11/2011	11/12/2011	14/12/2011			