

**MINUTES OF THE MEETING OF WOLSTON PARISH COUNCIL  
HELD AT THE VILLAGE HALL, WOLSTON  
THURSDAY 1st DECEMBER 2022 AT 7.15PM**

**PRESENT**

Cllr Dobinson (Chair), Cllr L Wright, Cllr Rainey, Cllr Ramsay, Cllr R Grainger, Cllr Ball and Mrs D George (Clerk)

County Councillor: H Timms; Borough Councillors: T Willis and D Poole

Rugby Borough Officers: H Biddington, M Warren

Plus: 10 members of the public.

After members of the public and Councillors had been given the opportunity to raise any issues, the Chair thanked everyone for attending, and the Parish Council meeting commenced at 8.08 pm.

- 145 Apologies and acceptance of reasons for absence**  
The apologies of Cllr Humphreys and reasons for absence were accepted and Borough Cllr Ward were noted.
- 146 Declarations of Interest (existence and nature) for items on the agenda**  
Cllr Ramsay declared an interest in item 162  
Cllr Rainey declared an interest in items 155, 156 and 157  
The Chairman advised that Councillors could declare an interest later in the meeting should this become apparent for any agenda item.
- 147 To receive all Councillors' Declaration of Acceptance of Office as required**  
Received, and signed by the Clerk
- 148 To receive Declaration of Pecuniary Interests – For Councillors to enter pecuniary/financial interests in Register of Members' Interest forms to be updated and signed as required.**  
Received and signed by the Clerk
- 149 Code of Conduct – For Councillors to receive and sign copies of the Code of Conduct as required**  
Received and signed by the Clerk
- 150 Minutes of the Parish Council – To review and, if appropriate, approve the minutes of the Parish Council meetings held on 6th October 2022 and 3rd November 2022.**
- Resolved** To approve Minutes of WPC Meeting 6<sup>th</sup> October 2022  
Proposed: Cllr Wright  
Seconded: Cllr Rainey  
Agreed with one abstention
- Resolved** To approve the Minutes of WPC Meeting 3<sup>rd</sup> November 2022  
Proposed: Cllr Wright  
Seconded: Cllr Rainey  
Unanimous
- 151 Finance**
- a) To Endorse Accounts paid up to 31<sup>st</sup> October 2022**  
Cllr Ball provided a list of payments and receipts up to 30<sup>th</sup> November 2022
- Resolved** To endorse Accounts paid up to 30<sup>th</sup> November 2022  
Proposed: Cllr Wright  
Seconded: Cllr Rainey  
Unanimous
- b) To note payments received up to 31<sup>st</sup> October 2022.**  
There were no Receipts
- c) To endorse the bank reconciliation to 30th September 2022.**  
No reconciliation available.
- Resolved** To defer bank reconciliation until the next WPC meeting in January 2023  
Proposed: Cllr Ball  
Seconded: Cllr Grainger  
Unanimous  
Cllr Ball reported that AGAR is not available, some information is missing. Auditor has given extension to 5<sup>th</sup> January 2023.
- Resolved** That WPC endorse actions taken by RFO  
Proposed: Cllr Wright  
Seconded: Cllr Rainey  
Unanimous

Signed .....

- 152 Budget and Precept 2023-24 – To discuss and review the current budget and the draft budget and Precept for 2023-24.**  
A discussion was held regarding the budget and precept 2023-24.  
**Resolved** it was agreed that a separate meeting to finalise the budget and precept is required to be held on 15<sup>th</sup> December 2022 at 4pm.  
Proposed: Cllr Ball  
Seconded: Cllr Wright  
Unanimous
- 153 Allotment Land Update – To receive an update from the Allotment Working Group regarding snagging list (Cllr Dobinson, Cllr Grainger and Cllr Wright).**  
Cllr Dobinson reported that Phase 1 has not been completed – Cllr Grainger reported that the lease only becomes active on the day following the completion of the Phase 1 Works. There will be no rent payable until then.  
**Action** Cllr Grainger to liaise with Allotment Association Treasurer to provide updated income statement to WPC.  
Cllr Ball confirmed payment has been made for the fertiliser invoice.  
**Action** Cllr Grainger to formulate holding reply to Mr Blay’s email.  
Cllr Wright reported on snagging list items, drainage and containers. The 7 plots will not be worked on until February 2023. Soil levels will be addressed when the weather is better. Land drain will be installed. The level of the roadways will be adjusted. Visibility splay will be sorted as soon as possible. The rabbit fencing in the statement of common ground needs to be addressed. We need to write to Spitfire regarding the statement of common ground.  
**Resolved** To request amended report following site meeting this morning between Cllr Wright, Spitfire and O’Briens. That all items discussed and raised this morning and currently on the snagging list including especially all the things that are in the statement of common ground that have not been addressed should be actively pursued by AWG. Including the legal requirement of Disability Access.  
Proposed: Cllr Wright  
Seconded: Cllr Grainger  
Unanimous  
Cllr Dobinson reported that it is hoped that the containers will be removed on 7<sup>th</sup> December 2022.  
Cllr Grainger reported that certificate of completion for the Phase 1 Works has not been issued.
- 154 Adjacent gateways to school service road together with holed carriageway. To consider actions to be taken and informing whoever is responsible and to make any appropriate decisions. (Cllr Wright)**  
Cllr Wright reported that the bollards need to be straightened and to remove the broken ones. Holes in footpath need to be repaired. Stables have responsibility for road down to church.  
**Action** Cllr Grainger to prepare a map covering issues and find out who owns the roads. Clerk to request repair from appropriate bodies.  
**Resolved** Public Works Lead to remove broken bollards and fill in the holes along the beech hedge by the school.  
Proposed: Cllr Wright  
Seconded: Cllr Grainger  
Unanimous  
**Action** Cllr Ramsay to liaise with the school.
- 155 Bollards Request for consideration of safety bollards on the south side of School Street, between Dyers Lane and Wolston Chemist covering the disabled access north/south and make any appropriate decisions. (Cllr Rainey)**  
A discussion was held.  
**Action** Cllr Grainger to prepare a map for Cllr Rainey to mark on the map where the bollards are required. Clerk to contact locality officer with location and requirements and request installation.  
**Resolved** WPC to purchase relevant bollards to match existing ones in the village to be installed by WCC and WPC to cover all costs as required.  
Proposed: Cllr Wright  
Seconded: Cllr Grainger  
Unanimous

Signed .....

- 156 Maintenance and ongoing management of the Yew memorial trees in the Baptist cemetery - To consider and make any appropriate decisions. (Cllr Rainey)**  
A discussion was held.
- Resolved** That Cllr Rainey on behalf of WPC seek professional advice on how to manage the trees from David Gower of Rugby Borough Council or any other professional and report back with a proposal to be presented to BUBG who own the land and trees.  
Proposed: Cllr Ball  
Seconded: Cllr Ramsay  
Unanimous
- 157 Drainage Gully - To consider supplementary drainage, sump to ditch on Dyers Lane/School Street in the absence of regular street management and make any appropriate decisions. (Cllr Rainey)**  
A discussion was held.
- Action** Cllr Rainey and Cllr Wright to investigate and report back with proposal regarding excess water causing flooding in Dyers Lane and School Street.
- 158 Planning - Councillors are to review planning applications prior to the Parish Council meeting. All planning applications and consultations can be viewed on the RBC Planning Portal Website. To discuss and if appropriate comment on any planning applications received.**
- a) R22/0201 Housing Mix – deadline for comment 30th November 2022.**  
A discussion was held.
- Action** Clerk to ask L Davison of RBC to acknowledge receipt of WPC letter of 28<sup>th</sup> November 2022 for the avoidance of doubt.  
Cllr Grainger reported that Statement of Common Ground submitted to the planning officer contained the following matters which were agreed: -  
Site Drainage will be enhanced notably in the Orchard Area  
There will be provision of full access provided for persons of reduced mobility  
The whole of the site will be secured by rabbit proof fencing  
The applicant in the submission to the planning inspector stated that these works would be delivered to WPC and the Wolston WBAGA jointly. They have not been delivered.  
Cllr Grainger reported that this is not a Spitfire problem, the responsibility rests with the applicant.
- Resolved** WPC draft a formal carefully worded letter for the clerk to send to planning officer drawing the attention to the fact that the inspector appears to have been misled and/or that the applicant has failed to deliver what they promised to deliver.  
Proposed: Cllr Grainger  
Seconded: Cllr Wright
- Resolved** Clerk to write a letter to WPC solicitor to clarify WPC position.  
Proposed: Cllr Grainger  
Seconded: Cllr Wright  
Unanimous
- b) Planning Application R22/0935 - The Lodge, Priory Hill, Rugby Road, Wolston, Coventry, CV8 3FZ for extensions comprising of both single storey extensions to the front and rear and a first floor addition**
- Agreed** Agreed subject to neighbourhood consultation and that all materials are kept on site keeping alleyway clear.
- 159 Warm Places Community Project – to receive an update on the Warm Places Community Project and make any decisions as appropriate. (Cllr Dobinson).**  
Cllr Dobinson reported that no funding will be coming from the UK Shared Prosperity Fund, but other grant making bodies like National Lottery Community Fund Awards for All are being approached where the money may come through the Parish Council.  
Local venues will apply for funding directly themselves from various sources.  
Cllr Wright reported that Smith Concrete are willing to donate money to the Warm Places Project.  
Cllr Wright proposed traffic light system be adopted for the elderly under the warm places project
- Resolved** Cllr Dobinson will liaise with Cllr Wright and Cllr Grainger to investigate and if necessary, apply for funding to implement a traffic light system for the elderly and report back to council  
Proposed: Cllr Wright  
Seconded: Cllr Grainger  
Unanimous

Signed .....

- 160 Working Groups – To endorse working groups and other committees**  
**Resolved** To approve and endorse working groups  
Proposed: Cllr Wright  
Seconded: Cllr Ramsay  
Unanimous
- Resolved** To approve and endorse members of committee  
Proposed: Cllr Wright  
Seconded: Cllr Ramsay  
Unanimous
- 161 Exclusion of Press and Public For Agenda Items 161 and 162 In accordance with Paragraph 1 (2) of The Public Bodies (Admission to Meetings) Act 1960, the Parish Council is invited to Resolve that the press and public be excluded from the meeting during consideration of the following agenda item owing to the confidential nature of the business to be transacted and the public interest would not be served in disclosing that information. Reason for Exclusion – The exclusion is on the grounds that items of business to be discussed relate to personnel and staffing.**
- Resolved** Item 161 incorrectly named items 161 and 162. These should have been named Items 162 and 163. The Clerk apologised for this typing error. It was agreed that the exclusion of press and public was to cover the agenda items 162 and 163.  
Members of the public and press were excluded.
- 162 Clerk’s Report**  
Clerk presented report to councillors.
- Action** Clerk to liaise with Cllr Ball to email Monitoring/Elections Officer for clarification on vacancies and when and how they can be filled.  
Data Breach has been formally reported to ICO, instructions followed, outcome awaited.  
FOI – Cllr Dobinson registered real concern and requested WPC seek legal advice before releasing the report.
- Action** Cllr Ball to raise a WALC ticket to ask if the report can be released in redacted form.  
Pay award accepted for all employees of WPC - Cllr Ball gave costings of WPC staff.
- Action** Cllrs Ramsay and Grainger to liaise with Contractor re date of CCTV Service and Inspection.  
**Action** Cllr Ball to supply clerk with previous list of future agenda items.  
**Action** Cllr Ramsay to organise Pavilion periodic inspection and PAT test.
- 163 To consider action to recover monies due to quotation non-compliance.**  
A discussion was held.  
Action: Clerk to send recorded delivery letter requesting information relating to the depths of the trench and the work carried out and unless the documentation is produced WPC will take steps to recover the funds.  
Proposed: Cllr Wright  
Seconded: Cllr Ramsay  
Unanimous
- 164 Civility & Respect Pledge - to consider this pledge (<https://www.nalc.gov.uk/our-work/civility-and-respect-project#take-the-pledge>) recommended by WALC and make any appropriate response/decisions**
- Agreed** It was agreed to defer this item to next meeting.
- 165 Future Agenda Items – Councillors are asked to use this opportunity to raise items for future agendas. Councillors are respectfully reminded that this is not an opportunity for debate or decision-making.**
- 166 Date of Next Meeting – To confirm Thursday 5th January 2023 for the next regular meeting of the Parish Council at the Village Hall at 7:15pm.**  
**If an interim meeting is required, an agenda will be sent to Councillors and be put on the website and in the Main Street noticeboard three clear days before the meeting is held.**

**Meeting closed at 10:50pm**

Signed:..... Chair

Date: .....

Signed .....

## Notes on the Public Forum and Parish Matters held during the Parish Council Meeting on 1<sup>st</sup> December 2022

The Chairman welcomed everyone to the meeting and asked if there were any representations from anyone present at the meeting.

### Public

- Thanks for brook clearance
- First section of footpath by the garage of Brook Street needs re-surfacing
- Cars parking on footpath of Brook Street.(Cllr Ball will include this in the report about speeding).
- Resident expressed concern over large Fire work display held at the pub on 5/11/22 caused distress to animals in the area
- HR Data breach not on the agenda – To be addressed tonight in Clerk's report item 162
- Why is Warm places in Rugby only – Chair to report on this in item 159 of the agenda

### Borough and County Council

Cllr D Poole reported that a traffic survey took place between 7 to 18 October 2022 – recorded 42000 vehicles on Main Street with an average speed of 21mph

635 issue been resolved re noise and speed

Housing Allocation is online – google RBC Allocations Policy Tenancy Section 7 Discretion.

Cllr H Timms – Cost of living summit 130 participants – warm places library funded by WCC, early next week there will be an agreed offer from all partners.

Cllr Wright asked Cllr Timms and other borough councillors to defend and support WPC in fighting for the correct housing mix

Henry Biddington, Environmental Health and Community Safety Manager at Rugby Borough Council and Michael Warren gave a report on the testing of land after historic illegal tipping of contaminated toxic waste concerning the new housing development. No sign of allotments being adversely affected, there is no pathway for any contaminants to find their way to the receptors. Testing did not identify any chemicals or ground gas problems. Land has not been deemed as contaminated and does not require any further remediation.

There followed a Q&A session MOP = Members of Public.

MOP	Was there testing for cyanide?
M Warren	Results were below acceptable thresholds Testing was done only on housing development site
MOP	Drums will disintegrate withing 50 years – will there be future testing? – what assurances can you give going forward?
M Warren	Environmental Health test the waters regularly
MOP	Will RBC press for extra testing?
M Warren	Routine testing across waterways is carried out by Environmental Health
MOP	Would the randomly dumped toxic waste sites come up on a land search when people come to sell their property?
Cllr Wright	Could RBC monitor and sample the land drainage water drained before it discharges into the attenuation pond and on into the brook? Did RBC monitor the existing gas stations on the site?
M Warren	There has been no recent gas monitoring of the original landfill site because there are no Receptors (people living nearby).
Cllr Rainey	Are there contaminants present but not reaching levels of concern at the moment?
M Warren	Yes

Signed .....

Cllr Rainey      How do we mitigate that?

M Warren      Contaminants there are naturally occurring. There is nothing to suggest contamination from the land fill site.

Cllr Rainey      It would be prudent to keep an eye on it though?

M Warren      Keep an eye out for anything that has not previously been identified.

Cllr Rainey      How do we mitigate the contaminants increasing in the future?

M Warren      No requirement for further remediation – there are no signs of die back of vegetation.

Cllr Poole resolved to work with the two officers to make sure any concerns that the residents have are alleviated.

M Warren      Environment Agency currently monitor all waterways, anything that indicates contamination would be picked up immediately.

Cllr Ball –      Asked for information regarding the samples and frequency of the bore holes tested

M Warren      If you know there is contamination underground – you will create a grid and sample every so many meters. It is very rare to do this type.

There were sixteen bore holes taken.

MOP      Suggested thermal imaging under ground

M Warren      Ground penetrating radar is used to detect structures under ground

There is no mechanism for further testing the land.

If there is any evidence pass it on and they will re-open the investigation.

Chair thanked the officers and requested to keep this subject live.

Public Forum closed at 8:08pm

Signed .....