



# Tarleton Parish Council

## Minutes of the Annual Parish Council meeting held on Monday 14<sup>th</sup> May 2018 at 7.30pm at the Pavilion, Carr Lane, Tarleton

### Present

Cllrs. Kay; Barron; Baybutt; Bryan; Evans; Latham; Lockwood; Mee and Sutton.  
Two members of the public were present.

### 2018/001 Election of Chairman

Cllr Kay was elected Chairman for the next twelve months. He duly signed the Declaration of Acceptance of Office.

### 2018/002 Election of Vice Chairman

Cllr Latham was elected Vice Chairman for the next twelve months.

### 2018/003 Apologies for absence

Cllrs: Slater and Wareing.

### 2018/004 Notifications of Interests

None.

### 2018/005 Minutes of the last meeting

It was resolved that the minutes of the meeting held on 9<sup>th</sup> April 2018 should be approved and signed by the Chairman as a correct record.

### 2018/006 Appointment of Council representatives to working groups

It was resolved that Cllrs should be appointed as detailed below:

- a) Sports & Community Users Committee – Cllr Mee;
- b) Estate Management Working Group- Cllrs Bryan, Latham, Mee and the clerk;
- c) Communications & Media Working Group – Cllrs Sutton; Lockwood, Wareing and the clerk;
- d) Parish Council Finance Working Group – Cllrs Kay, Latham and the clerk.

### 2018/007 Appointment of Council representatives to an outside body

It was resolved that Cllr Bryan should be appointed as detailed below:

- a) Mere Brow Village Hall – Cllr Bryan.

### 2018/008 Dates of Council Meetings

2018: 11th June; 9<sup>th</sup> July; 10<sup>th</sup> September; 8<sup>th</sup> October; 12<sup>th</sup> November; 10<sup>th</sup> December; 2019: 14<sup>th</sup> January; 11<sup>th</sup> March; 8th April; 13<sup>th</sup> May (Annual Assembly and Annual Parish Meeting)  
No meetings in August 2018 and February 2019

### **2018/009 Financial Matters**

- (a) It was resolved that the payments listed should be paid.
- (b) Items of income received since last meeting were noted.
- (c) It was resolved that the financial statement to the 31<sup>st</sup> March 2018, which had been previously circulated, should be approved.

### **2018/010 Internal Audit 2017/18**

It was resolved to receive the report of the internal auditor and to note that there were no matters arising in the report.

### **2018/011 Annual Governance Statement 2017/18**

It was resolved that the Chairman and Clerk sign Section 1 Annual Governance Statement 2017/18 being part of the annual External Audit for the year ending 31 March 2018.

### **2018/012 Accounting Statements 2017/18**

It was resolved that the Chairman and Clerk sign Section 2 Accounting Statements 2016/17 being part of the annual External Audit for the year ending 31 March 2018.

### **2018/013 Planning Matters**

The following applications were considered:

- a) 2018/0324/OUT T Ascroft & Sons Ltd, 2 - 4 The Marshes Lane, Mere Brow
- b) 2018/0329/FUL Worthingtons Farm, Park Lane, Tarleton, Preston
- c) 2018/0345/FUL Sports Pavilion, Carr Lane, Tarleton, Preston
- d) 2018/0347/FUL Huntapac Produce Ltd, 293 Blackgate Lane, Tarleton
- e) 2018/0447/PNH 105 Southport New Road, Tarleton, Preston

It was resolved that no representation should be made on any of the applications.

### **2018/014 Clerks Report**

The Clerk updated on discussions with local sports clubs on potential sporting / community developments at Carr Lane.

### **2018/015 Information & Data Protection Policy**

The General Data Protection Regulation (GDPR) becomes law on 25<sup>th</sup> May 2018. Members resolve to adopt a Model Policy (principally designed by the Society of Local Council Clerks). The Council holds no details other than that of Members of the Council.

### **2018/016 Mere Brow Village Hall (MBVH)**

Members resolved to provide an interest free loan of £20,000 to MBVH. This will principally be used to upgrade the downstairs toilets whilst providing disabled toilet facilities as part of the redesign.

The loan would be repaid over three years. The first repayment would be £575 followed by 35 monthly repayments of £555 per month, payable on the 15<sup>th</sup> of each month, by standing order. MBVH will provide the Council with 6 monthly accounts, (30<sup>th</sup> June and 31<sup>st</sup> December) each year.

**2018/017 Next Meeting**

The date and location of the next meeting is scheduled for Monday 11<sup>th</sup> June 2018 at 7.30pm at the Pavilion, Carr Lane.

**2018/018** It was resolved that **members of the public are excluded from the meeting** under the Public Bodies (Admission to Meetings) Act 1960 Para 2 for the next matter on the agenda for the reason of confidentiality of the business to be transacted.

**2018/019 The Tarleton Masterplan**

Members considered in more detail a response to the questions posed by The Director of Development and Regeneration at WLBC in relation to The Masterplan. Prepared by The Lilford Estate. The principle that the Council should work with The Estate on the Masterplan was agreed. It was far better to work and try and influence than stay on the outside of any plans. Community views on what effectively was neighbourhood planning is an essential part of this process and both the Lilford Estate, through its appointed Agent's, Acland Bracewell Surveyors Limited and Tarleton Parish Council will start to seek the views of the local community on the proposals by holding a public exhibition on Wednesday 4<sup>th</sup> July 2018 at the Pavilion, Carr Lane.

It is clear that these plans are long term. West Lancashire Borough Council are undertaking a review of their Local Plan, to establish the housing and employment needs for the West Lancashire Borough, including the Northern Parishes for the next 30 years, up to 2050.

There are benefits in collectively working together to prepare a Masterplan. It presents a unique opportunity to create a sustainable vision for Tarleton and its neighbouring villages. The Masterplan seeks to meet the needs of both existing and future communities, providing new homes of high quality design and employment land over the next 30 years.

The new homes proposals equate to less than 40 houses per year over the next 30 years with the Council feeling that preference for any build should be away from the Village centre. The Council would strongly push for significant quotas of affordable housing (current WLBC guideline 35%) and specialist homes for the elderly (current WLBC guidelines 25%). Recent housing developments in the Parish have failed to deliver such quotas (not The Lilford Estate) and this is a constant frustration to the Council. It is believed that this collaborative working can see such quotas delivered according to plans.

In addition, the Masterplan seeks to show how it can support agriculture and local economic growth. This is the heartbeat of the area and in the post Brexit environment should not be ignored. As an example could distribution hubs be established away from the villages themselves?

This last point links very importantly to infrastructure issues. The Council has seen many developments approved in the last decade. Objections by the Council on the basis of, for example, highways issues have been overturned by County Council and Borough Council views. The Masterplan is seen as an example of localism whereby developments cannot be built in isolation and the “bigger picture” is always maintained. Retention of Community Infrastructure Levy and Section 106 planning monies to the area is key to this. It is seen as essential that these funds are directed into the local area. As an example the delivery of The Green Lane Link taking traffic away from Tarleton Village could be delivered as part of these plans. Previously this has failed to happen through lack of funding.

The Council is also extremely keen that any Masterplan includes wider community benefits. These could be provided for the residents of the Parish, generated through a plan of sustainable development. The Council as an example is keen to explore developing the sporting and recreational land around Carr Lane. Informal discussions with the Football, Cricket and Rugby Clubs have started. Plans for tennis courts, partly funded by The Lawn Tennis Association (LTA), have taken place. Could the Carr Heys Plantation be developed with some further funding to improve access and pathways? Could there be some development of the Linear Park plans along the River Douglas linking through to Hesketh Bank? Further meetings in the next few weeks on the potential community benefits are planned with Acland Bracewell, the LTA and local schools / sporting clubs.

It is clear to the Council that the opportunity to engage in discussions regarding The Masterplan should take place. Not to do so would be a dereliction of responsibility. Equally the views of the wider community need to be sought after the issues behind this planning process are explained.

Planning law now is such that it is likely that significant development will happen in the Village in the next 30 years. The Council agreed that it would be much better to try and influence crucial decisions from the start rather than remain on the outside objecting in vain to every new proposal.