

## **DRAFT/UNAPPROVED**

### **MINUTES OF THE STANDISH ANNUAL PARISH MEETING**

**HELD ON THURSDAY MAY 19<sup>TH</sup> 2016**

**AT STANDISH VILLAGE HALL**

The evening commenced at 7pm with refreshments and the meeting commenced at 7.30pm

**Present:** Cllrs G. Stevens (who chaired the meeting), S.Dicker, S. Hartley, R. Kellie, S. Oppenheimer, A Frontczak (Homes and Communities Agency) eleven members of the public, the clerk (K. Lee).

**1. Apologies:** Maree and Mike Stephens and Jo Barber .

**2. Minutes:** The minutes of the Standish Annual Parish Meeting held on May 21<sup>st</sup> 2015 were approved as a correct record and signed by the Chair.

**3. Standish Hospital:** Adam Frontczak from the Homes and Communities Agency gave a report on the Agency's role in managing the hospital site. Standish Hospital had been transferred from the NHS to the HCA in 2014. The site had become neglected and the HCA were undertaking site management and were marketing the site for development. He outlined the maintenance work that was being undertaken including proposals to move the badger sett to the southern boundary of the site.

There were two stages to the marketing of the site. The first stage, which commenced in September 2015, sought development for the whole site with consideration being given to: health care provision, education facility, public house and residential. There was a requirement to bring the listed building into beneficial use. Despite some initial interest no formal bids were submitted.

The second stage commenced on December 4<sup>th</sup> 2015 for a three month period. This stage allowed for developers to propose 'enabling development' with residential or other development being used to 'pay' for the historic building.

A number of bids had been submitted and a preferred bidder had been selected with the bid being presented to the HCA Board on May 20<sup>th</sup> 2016. If approved, the HCA would contract with the developer and at the appropriate time invite the developer to meet with the local community. Adam Frontczak stressed that a lot of work had be undertaken before any building commenced on the site.

A resident questioned the 'enquiry by design process' and asked who had been involved in the consultation as residents were not happy with the design concept. Adam Frontczak stated that the HCA had policies for the marketing and disposal of

land, decisions were not made just on price but included quality and non-price criteria. He added that it could be a further year before the developer would be in a position to put forward a planning application.

Sue Oppenheimer and Sue Hartley were the Parish Council's representatives on the Partnership Board with the HCA. It was acknowledged that there had been a good dialogue up to the tendering process.

**4. Report by Cllr Sue Oppenheimer, retiring Chair:** Cllr Oppenheimer commented on the amount of work being undertaken by the Parish Council and the pressures in responding to major developments, including: Horsemarling Farm, Javelin Park, West of Stonehouse and Standish Hospital. In respect of Javelin Park, a community benefit company R4C were looking to build a MBT facility on a nearby site.

Cllr Oppenheimer said that there was wide concern about the amount of additional traffic that would be created by the development at West of Stonehouse and the impact that this would have on the A419. The congestion would worsen with the proposed football stadium and eco-park near to Junction 13 of the M5. Traffic modelling undertaken by Gloucestershire Highways had indicated that the traffic impact on the B4008 would be no more than a 5% increase.

The Parish Council's work on the Neighbourhood Development Plan had stalled through lack of support. An independent report had recommended that the Council progress with a NDP but additional support would be needed from Standish residents.

Other projects undertaken by the Parish Council in the past year included: a parish newsletter, footpath survey, continuing work on a multi-user path to Stonehouse and starting work on a combined website for the Parish Council and the village hall.

A resident commented that the R4C facility could not be considered as an alternative to the incinerator at Javelin Park as the contractor, UBB was commencing work on the site. Cllr Oppenheimer noted that under European legislation it would be illegal by 2020 for waste to be incinerated before being sorted.

**5. Report by Cllr Sue Hartley Javelin Park:** Cllr Hartley gave a report on the incinerator at Javelin Park and the setting up of a Community Liaison Group and a Community Fund Group. Both groups include representatives from local parish councils. The contractor, Urbaser Balfour Beatty had offered to set up a fund of £25,000 each year for the life of the incinerator to fund local community projects. The fund is to commence in 2019 when the incinerator begins operation. The fund is a goodwill gesture from UBB and does not form part of any planning condition. At a meeting with UBB, Cllr Hartley and Cllr Oppenheimer had reminded UBB that, in Cornwall, planning conditions required that the parishes in the vicinity of the St Dennis incinerator would receive £200k pa during the incinerator build and £100k pa thereafter, plus a further £15k pa for educational bursaries and £10k for air and soil monitoring. Given the comparison, Javier Peiro took these views back to the UBB Board, but they declined to increase their £25k offer.

At the first meeting of the CLG/CFG in October 2015, Cllrs Hartley and Oppenheimer put forward a proposal for UBB to pay for independent air and soil quality monitoring. A report by Standish Parish Cllrs and Chris Harmer (an active member of GlosVain and director of Zero Waste England) identified two types of monitor to measure the main types of air pollution; particulate matter (PM) and nitrogen oxides (NOx) and nitrogen dioxide (NO2).

The key Environmental Health officers at Stroud District Council have agreed to work with the parish councils and will undertake the monitoring and collect the results from the equipment.

Two sites have been identified for the PM monitoring one at Haresfield School and the other close to the Quedgeley East industrial site in Haresfield Lane. There will be seven sites for the NOx/NO2 monitoring equipment.

A further planning condition for UBB is the funding of trees to screen the incinerator and they have agreed in principle for Standish and Haresfield Parish Councils to make recommendations as to where they would best be sited. Recommendations for suitable sites from residents would be appreciated.

**6. Report by Cllr G Stevens:** Cllr Stevens gave an update on the proposed development at West of Stonehouse. The development did not form part of the District Council's draft Local Plan but was included and approved in December in 2015. There was concern that the planned highway improvements to the A419 did not take full account of the planned development. It was expected that there would be further traffic flows along the B4008.

A resident, who was a member of the allotments association, commented about the poor state of the track leading to the allotments and asked if the Parish Council could find out who owned the track and put pressure for the surface to be improved.

**7. Questions from Residents:** A resident asked about fast-speed broadband in rural communities. He advised the meeting of a company in Oxfordshire that was 'gap filling' to provide broadband in rural areas not covered by BT. Cllr R Kellie commented on the Fastershire website and the target for the whole of Gloucestershire to have hi-speed broadband by 2020.

A resident expressed the parish's gratitude for all the hard work done on its behalf by the Parish councillors.

**The meeting closed at 9.20pm**