

Welbourn Parish Council

MINUTES OF WELBOURN PARISH COUNCIL EXTRAORDINARY MEETING  
HELD ON WEDNESDAY 6 NOVEMBER 2024  
IN THE WELBOURN VILLAGE HALL AT 7.30 p.m.

**PRESENT**

<b>Parish Councillors</b> Robert Cross (Chair) Steve Spedding	Mark Crosby Steve Ralph
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Mr Jim Fieldhouse – Parish Clerk

**Not Present**

Cllr. Michael Bighi Cllr. Harriet Huntsman Cllr. Katie Stark	Cllr. Stephen Short Cllr. Louise Troy Mr Daniel Bancroft – Responsible Finance Officer (RFO)
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1. Chairman's welcome
2. Acceptance of reasons for absence
  - 2.1 Apologies were received from Cllr Bighi (child minding responsibility), Cllr.Troy (reclused), Cllr. Stark (working late), Cllr. Short. (holidays), Mr Bancroft. These were accepted.
3. Declaration of interest in any matter on the agenda – None
4. Notes of meeting held on 9 October 2024 to be approved as minutes. Proposed by Cllr Spedding and seconded by Cllr Ralph.
5. Public Forum – No members of the public present.
- 6. Planning Matters to consider and discuss:**
  - 6.1 Planning Application Reference: 24/0904/HOUS  
Proposal: Erection of breeze block structure surrounding a newly installed fuel storage container (retrospective) (Revised plans)  
Location: 14 The Green Welbourn Lincoln Lincolnshire LN5 0NJ
  - 6.2 The Parish Council convened this Extraordinary Meeting to provide comments to North Kesteven Planning before the deadline for comments which is 11 November 2024. The members carefully considered the revised plans and neighbours' comments on those plans.
  - 6.3 Resolved:** That the original comments made by resolution on 9 October 2024 still stand, that is: - The blockwork structure is totally out of keeping and contrary to the Design & Character Objectives contained in the Welbourn Neighbourhood Plan. A lower profile tank with a timber fence or trellis screening would be more appropriate.
  - 6.4 Resolved:** That the Parish Council has looked at the amended plans for retrospective planning permission and has the following comments:  
The oil tank and wall are an incongruous addition to the garden and adversely affect the character of the listed building and its relationship with the outbuildings. It is not

clear if the scale of the tank and wall are necessary, but at the very least there should be mitigation applied to the wall to lessen the impact. The use of exposed breeze block is not sympathetic to the context and character of the site, so the walls should be clad with sympathetic materials, or potentially white-washed with trellising and planting applied. This would reduce the impact of walling and allow it to sit more sympathetically within the garden area. Details of this should be submitted as part of the application and not conditioned. Whilst the proposed mitigation might soften the impact, the wall and tank will still dominate the garden and look out of place. The tank is too large, and the purpose of the breeze block wall is not clear. If a wall is necessary, then natural stone would be more appropriate than painted blockwork.

7. Portfolio Holders Updates – No updates given

8. Agenda items for the next meeting: Annual Budget, Emergency Plan.

Signed ..... Date.....  
Chair

Meeting closed at 8.30 pm.

**Next meeting:**

Wednesday 13 November 2024

Copies to: Parish Councillors, County & District Councillors, Parish Council Web Site.

Meeting dates for 2025 (All meeting commence at 7.30 pm in the Meeting Room)

8 January	9 April	9 July
12 February	14 May	10 September
12 March	11 June	8 October
		12 November

Councillor	Portfolio 1	Portfolio 2 (& 3)
Robert Cross	Byways/Highways	Cliff Cluster Group Rep
Stephen Short	Planning & Finance Cttee	Human Resources Cttee (& VH Rep)
Harriet Huntsman	Finance Cttee	
Katie Stark	Human Resources Cttee	Communications (& Planning)
Steve Ralph	Drainage	
Michael Bighi	Schools Liaison	Nature and Environment
Steve Spedding	Castle Hill	Community Safety & Resilience
Mark Crosby	Allotments	Village Hall Rep
Louise Troy	Health & Welfare	