

MINUTES OF THE MEETING OF TRING TOWN COUNCIL HELD IN THE COUNCIL CHAMBER, THE MARKET HOUSE, HIGH STREET, TRING ON MONDAY 24th JUNE 2019 AT 7.30 p.m.

Present: Councillors: R. Ransley (Chairman)
A. Caps
P. Elley
P. Hearn
R. Hollinghurst
P. McDowell
N. Nutkins
B. Patterson
H. Piper

Also Present: Mr M. Curry, Town Clerk
Mrs D. Slade, Deputy Town Clerk
Mrs S. Collings, Tring School
Mr R. Gibberd, Tring School
7 Members of the public

19747. TO RECEIVE APOLOGIES FOR ABSENCE

Cllrs Bowden (illness), MacDonald (business commitment) and Townsend (prior appointment) gave their apologies

RESOLVED: To accept the apologies for the reasons given

19748. TO MAKE DECLARATIONS OF INTEREST

Cllr McDowell explained that he would not take part in item 19754 as a member of Dacorum Borough Council's Development Control Committee.

Cllr Mrs Hearn declared a prejudicial interest in item 19765 (Tring Youth Project) and item 19754 application 4/01439/19/FUL and would take no part in those items. She would not take part in item 19756 as she sat on Dacorum Borough Council's Licencing Committee.

19749. TO RECEIVE A BRIEFING FROM TRING SCHOOL The Mayor introduced Sue Collins, Head Teacher, and Rod Gibberd ,Business Director, to give an update on the management of the sports facilities and development of the school.

- The pool was opened on the 1st June under the management of Tring Sports & Leisure Ltd on behalf of the school:
 - At the opening session 200 people enjoyed a free swim
 - Comments have been very favourable – 15,000 likes on social media
 - There are over 150 members and demand has been good with a waiting list for activities
 - The plan is to introduce new activities for the outside areas to refresh the offering
 - The facility is run on a not-for-profit basis with any surplus reinvested

- The Ridgeway Learning Partnership is a multi-academy trust that includes Tring School and Grove Road Primary. It is probably the largest employer in the town
- Development of the school:
 - When initiated four years ago the project cost was estimated to be £18 million; the figure has now reached £27 million
 - It is one of the largest public/private initiatives in the country
 - The plan is for a three storey building providing a similar capacity but on a much smaller footprint. There will be more parking
 - Herts County Council's & Dacorum Planning's view was that there is no need to increase capacity
 - Currently out-of-catchment pupils are taken
 - A preferred supplier will be chosen in August. This will be followed by detailed work to finalise the contract. Building will take approx. 18 months to be ready by 1st September 2020
 - Open events will be held to inform parents and residents

19750. TO CONFIRM THE MINUTES OF THE ANNUAL COUNCIL MEETING HELD ON 20th MAY 2019

RESOLVED: To accept the Minutes and for the Mayor to sign them.

19751. MATTERS OF REPORT FROM THE MINUTES

Nothing to report

19752. TO RECEIVE SUCH COMMUNICATIONS AS THE TOWN MAYOR MAY DESIRE TO LAY BEFORE THE MEETING OF THE COUNCIL

The Mayor attended the following

- 6th June D Day Commemoration on Church Square
- 8th June Opening of Tring Swimming Pool
Presentation of cake to Aldbury Morris Dancers (50th Anniversary) at the Farmers Market
- 15th June Dacorum Talking News AGM
- 16th June Marsworth Steam Rally
- 19th June Midsummer Fun Run – presentation of medals (The Deputy Mayor attended)

The Clerk reported receipt of the following correspondence:

- The notice of a planning appeal 45 Park Road, Tring
- Changes to the 500 bus service from Arriva
- A complaint from a resident about Dacorum Borough Council's decision on the planning application for extra care flats on Brook St
- Dacorum Borough Council's Public Spaces Protection Order
- An enquiry concerning the replacement of the notice board in Dolphin Square
- NHS draft proposal for West Herts Hospitals

19753. PUBLIC PARTICIPATION:

Standing orders were suspended by **resolution** at 8:00pm.

Several residents spoke in opposition to planning application 4/01383/19/FUL. Whilst the site had been used as a house of multiple occupancy, this was for students at Tring Park School. They were bused to and from the school as they do not have their own transport. The current layout which would be acceptable to school students would not be appropriate to the stated users – young professional. The plans show that the existing layout would be unchanged.

The target residents would have a much higher car ownership. The claim of six parking spaces was overly optimistic – 4 was more realistic. There would be six vehicles parking offsite in an area where on-street parking was already at capacity. The site was on the junction of a busy road into town and a accessing a large residential area. A resident reported that there had been 4/5 accidents there recently.

The neighbour of application 4/01432/19/FHA opposed the application because of the scale of the proposed development; it established a second line of development that was out of character with the area; and loss of privacy.

Standing orders were resumed by **resolution** at 8.14 pm.

19754. (i) PLANNING APPLICATIONS:

The Council considered planning applications that had been referred by Dacorum Borough Council for observation of this authority. It was decided to request the Local Planning Authority to take the following comments into consideration when determining the under-mentioned applications.

PLAN REF. NO.

4/01259/19/FHA	Demolition of garden building. Construction of larger garden building at 39 Miswell Lane, Tring HP23 4DD for Mr Basmadjian
	The Council resolved to recommended no objection to this application
4/01303/19/LBC	Removal of west elevation door and WC to form kitchen. Replacement of barn door with modern solid oak stable door. Addition of French windows in east elevation and replacement of French windows in south elevations at 26 Park Street, Tring HP23 6AW for Mr Gatehouse
	The Council resolved to recommended no objection to this application
4/01331/19/LBC	New Victorian style timber lean-to conservatory to rear 1950's extension, to be accessed via new timber casement French windows from the kitchen at 26 Park Street, Tring HP23 6AW for Mr Gatehouse

The Council **resolved to recommended no objection** to this application

4/01342/19/FHA To raise garden fence surrounding rear garden at 1A Grove Road, Tring HP23 5HA for Mr Morley

The Council **resolved to recommended no objection** to this application

4/01373/19/FHA Two storey rear extension at Holloway Cottage, Track from Gadmore Lane to Hastoe Grove, Hastoe, Tring HP23 6LS for Mr and Mrs Edwards

The Council **resolved to recommended no objection** to this application

4/01365/19/LBC Installation of illuminated and non-illuminated signage to the exterior of the building including 1x illuminated menu case and 5LED lights at The Bell, 37 High Street, Tring HP23 5AA for Greene King Pub Co

The Council **resolved to recommended no objection** to this application

4/01366/19/ADV Installation of illuminated and non-illuminated signage to the exterior of the building including 1x illuminated menu case and 5LED lights at The Bell, 37 High Street, Tring HP23 5AA for Greene King Pub Co

The Council **resolved to recommended no objection** to this application

4/01378/19/FUL Change of use of existing building from B1 (office and light industrial) to C3 (Café) with play area and associated car parking at Doodle Caboodle, Unit 21, Silk Mill Industrial Estate, Brook Street, Tring HP23 5EF for Margisal Ltd

The Council **recommended refusal** of this application on the grounds that there was inadequate parking facilities on site for a café. Whilst the Council welcomes the enterprise, the café's operation has increased on street parking in Brook Street, aggravating a dangerous situation on a busy thoroughfare. Examples of parking close to junctions and at narrow points were quoted during consideration of this application

4/01379/19/LBC Change of use of existing building from B1 (office and light industrial) to C3 (Café) with play area and associated car parking at Doodle Caboodle, Unit 21, Silk Mill Industrial Estate, Brook Street, Tring HP23 5EF for Margisal Ltd

The Council **recommended refusal** of this application on the grounds that there was inadequate parking facilities on site for a café. Whilst the Council welcomes the enterprise, the

café's operation has increased on street parking in Brook Street, aggravating a dangerous situation on a busy thoroughfare. Examples of parking close to junctions and at narrow points were quoted during consideration of this application

4/01387/19/LDP

For information only Single storey rear extension with roof window to rear lower and main roof. New window in side elevation to existing recess at 31 Albert Street, Tring HP23 6AU for Mrs Maple

The Council **noted** this application; they had no objection

4/01383/19/FUL

Change of use from C2 (residential institution) to Sui generis (house of multiple occupancy up to 10 units) at Longfield, Aylesbury Road, Tring HP23 4DH for Tring Park School for the Performing Arts

The Council **resolved to recommend no objection** to this application, but with a comment about parking concerns

4/01408/19/TPO

Works to trees at Tring Town Football Club, Cow Lane, Tring HP23 5NS for Tree Monkey Tree Care Ltd

The Council **resolved to recommend no objection** to this application, subject to the Tree Officer's comments

4/01418/19/FHA

Proposed increased ridge height to roof at South Acres, Chesham Road, Wigginton for Mr and Mrs Thakker

The Council **resolved not to comment** on this application

4/01422/19/TPO

Works to trees at Street Record, Okeford Drive, Tring for Rivergate Homes Ltd

The Council **resolved to recommend no objection** to this application, subject to the Tree Officer's comments

4/01034/19/FHA

Amended/additional plans Demolition of garage and conservatory and construction of annex at 1 Longfield Gardens, Tring HP23 4DN for Mr Corderoy

The Council **resolved to recommend no objection** to this application

4/01432/19/FHA

Proposed construction of single storey granny annex at 31 Windmill Way, Tring HP23 4HH for Mr Carter

The Council **resolved to recommend no objection** to this application, but with requested a condition that the annex only be occupied by a relative and carer (if required)

4/01439/19/FUL

Temporary use of site as car parking for 25 cars at land west of Brook Street, Tring HP23 5ED for Tring Town Council

The Council **resolved to recommended approval** of this application

(ii) LIST OF DECISIONS BY DACORUM BOROUGH COUNCIL IN RESPECT OF RECENT PLANNING APPLICATIONS

The Council noted the following decisions by Dacorum Borough Council.

- 4/00720/19/FUL Permission granted for construction of 24 car parking spaces and 1 bike space in a new underground car park at Honours Building, 72-80 Akeman Street, Tring HP23 6AF
- 4/00756/19/FHA Permission granted for single storey rear extension and replacement garage at Kiln Farm Bungalow, Kiln Road, Tring HP23 6PE
- 4/00282/19/LDP WITHDRAWN Single storey outbuilding at Hastoe Hill House, Hastoe Hill, Tring HP23 6LR
- 4/00866/19/ROC Permission granted for variation of Condition 2 (materials) and 21 (approved plans) attached to planning permission 4/02528/16/FUL - construction of four detached dwellings with new access from Bulbourne Road at Gannel Farm, Bulbourne Road, Tring HP23 5HF
- 4/00529/19/FUL Permission granted for demolition of existing 3 bedroom chalet bungalow and construction of 4 bedroom detached house at Highcroft, 48 Icknield Way, Tring HP23 4HZ
- 4/00487/19/ROC Permission granted for variation of Condition 2 (approved plans) attached to planning permission 4/02152/17/MFA - construction of two new dwellings. Transfer of land to the west to Dacorum Borough Council for the extension of the existing recreation ground (Amended scheme) at land adj. Okeford Drive, Tring HP23 4EX
- 4/00919/19/LBC Permission granted for replacement and re-alignment of fencing. Replacement iron gates to carriageway. Retention of external paint colours and flood lighting. CCTV cameras to rear yard/garden. Replacement of carriageway lighting. Retention of internal floors within public bar and removal of hand rail from former shop entrance. Retention of internal porch/lobby. Remove all TV aerials and dishes, other than retention of one above rear entrance. Reinstate soil pipes to original details. Remove 2X pergolas from rear yard/garden. Paint kitchen air intake unit. Removal of external cabling. Remove fairy lights, projector and screen from carriageway at The Bell, 37 High Street, Tring HP235AA
- 4/00943/19/FHA Permission granted for proposed side and rear two storey extension at 42 Mill View Road, Tring HP23 4EP

- 4/00865/19/FHA Permission granted for demolition of existing study and entrance. Construction of side extension and entrance. External reconfiguration of existing front extension with new brick skin and roof. New window to west elevation, removal of one chimney, re-roofing of the existing house and new garage at Church End House, Church Yard, Tring HP23 5AE
- 4/01103/19/FHA Permission granted for two storey side extension at 1 Sycamore Drive, Tring HP23 5JG
- 4/01203/19/FHA Permission granted for installation of bay window to garage conversion at 49 Grove Park, Tring HP23 5JS
- 4/00817/19/LDE* Permission granted for occupation of 23 Goldfield Road, Tring by between 8 and 12 unrelated individuals, employed by Pendley Manor Hotel, who share a kitchen/dining room, utility area, WC and two bathrooms at 23 Goldfield Road, Tring HP23 4AZ
- 4/01001/19/FHA Permission granted for demolition and reconstruction of garage, new porch, first floor rear and side extensions, rear ground floor extension, new windows and solar panels to main roof at 39 Windmill Way, Tring HP23 4HH
- 4/01306/19/TCA Raise no objection to fell tree at Acorn House, 102 High Street, Tring HP23 4AF

Any decision marked with an asterisk was contrary to the recommendation of the Town Council.

RESOLVED: To note the planning decisions received

19755. TEMPORARY TRAFFIC REGULATION ORDERS

Details of the Deposit Documents The Hertfordshire (Various Roads, Tring) (20mph Zone) Order 2019, and temporary traffic regulation orders TRO13158 Charles St, TRO13196 Langdon St & TRO13248 Tring Road, Dudswell and Cow Lane were circulated.

RESOLVED: To note deposit documents received and the temporary traffic regulation orders considered

19756. PREMISES LICENCE APPLICATIONS

Details of licensing application M048643 – New Licence The Farm Shop, Wilstone Green were circulated prior to the meeting.

RESOLVED: To note the licence application

19757. STANDING COMMITTEES

- (i) Planning Committee held on 3rd June 2019
- (ii) Allotment & Environment Committee held on 3rd June 2019
- (iii) Local Transport Committee held on 10th June 2019
- (iv) Finance & Policy Committee held on 10th June 2019

RESOLVED: To receive and adopt the minutes listed above.

19758. TO APPROVE THE MINUTES OF THE TOWN PLAN & INFRASTRUCTURE COMMITTEE MEETING HELD ON MONDAY 4TH MARCH 2019

Because this committee has been disbanded, the last minutes had not been signed as a fair record to the meeting. The recommendation was that the Mayor sign them – with the approval of those members of the Committee still on the Council.

RESOLVED: For the Mayor sign the minutes of the Town Plan & Infrastructure Committee meeting held on Monday 4th March 2019 as an accurate record of the meeting

19759. COUNCIL COMMITTEES

The decisions & recommendations of the Annual Council Meeting have been considered at the first meetings of the Committees.

(i) Liz Bendall, Tring Bus Users Group & Henry Grace were nominated for co-option onto the Local Transport Plan Committee. N. Hollinghurst would be invited to attend the meetings as local County Councillor

(ii) Copies of the proposed terms of reference for the Local Transport Plan Committee and amended terms of reference for the Finance & Policy Committee (recommendations from the Internal Auditor), and Allotments & Environment Committees (to include Climate Change) were circulated prior to the meeting

RESOLVED: To (i) accept the nominations (ii) accept the terms of reference as presented

19760. OUTSIDE BODIES

Members gave reports of meetings attended when representing the Council:

- Cllr Caps attended Tring Together's Business Forum
- Cllr Nutkins attended a meeting of the Justice & Peace Group. The Town's Fair Trade Status had been renewed. Members of the Group had been to Watford to attend a welcome for refugees. There had been a meeting on modern slavery
- Cllrs Nutkins & Ransley had been to an on-site meeting with the Woodland Trust to be shown the Trust's plans for the new car park and access to the newly acquired land

19761. TRING YOUTH TOWN COUNCIL

The minutes of the meeting held on 15th May 2019 were circulated. Cllrs Nutkins and Piper will attend the next meeting.

RESOLVED: To note the Youth Town Council minutes

19762. ANNUAL REVIEW OF RISK MANAGEMENT ARRANGEMENTS

To consider a report on the Council's arrangements to manage risk circulated prior to the meeting.

RESOLVED: To approve the risk management arrangements

19763. TO RECEIVE AND APPROVE SECTION 1 ANNUAL GOVERNANCE STATEMENT IN THE ANNUAL GOVERNANCE AND ACCOUNTABILITY RETURN (AGAR) 2018/19. (previously circulated)

- RESOLVED:** (i) To approve each assertion in Section 1 of the AGAR
(ii) For the Chairman & Clerk to sign Section 1

19764. TO RECEIVE AND APPROVE SECTION 2 ACCOUNTING STATEMENTS IN THE ANNUAL GOVERNANCE AND ACCOUNTABILITY RETURN (AGAR) 2018/19 (previously circulated)

- RESOLVED:** (i) To approve Section 2 of the AGAR
(ii) For the Chairman to sign Section 2

19765. THE ANNUAL GRANTS 2019/20

To approve the following annual grants, approved in the 2019/20 Budget:

- (a) Tring & District Local History & Museum Society – Annual Endowment £2,000
- (b) Tring Together – support for Tring Christmas Festival £1,000
- (c) Tring Youth Town Council £300
- (d) Tring Together - Office Grant £5,000
- (e) Tring Youth Project - to support youth work in Tring £5,000

RESOLVED: To approve payment of the annual grants as listed

19766. FINANCIAL MATTERS:

Reports on the following were circulated prior to the meeting:

- The Clerk's Financial Statement
- The schedule of payments

RESOLVED: To note the above and approve the Schedule of Payments as presented

19767. STREET NAMING PROPOSAL GAMNEL FARM

The Clerk briefed Members that, whilst the authority to nominate its own names for the development had been challenged, Dacorum Borough Council's Street Naming Policy 2014 clearly stated the authority had been delegated to the Town Council.

19768. 'MEET YOUR COUNCIL' TRING CARNIVAL 29TH JUNE 2019

The Deputy Clerk gave details of the arrangements for the stand at the carnival and asked Members to complete a rota to man the stand.

The meeting closed at 9:25pm

Chairman