

The Meeting of the Desborough Town Council held at the Library, High Street, Desborough on Thursday 19<sup>th</sup> November 2015.

**PRESENT**

**Councillors:** Cllr Tebbutt (Chairman) Cllr D Howes, Cllr D Soans, Cllr R Brooks, Cllr J Putt, Cllr R Marlow, Cllr J Pearce, Cllr A Turigel, Cllr K Sills, Cllr R Cutsforth

**Clerk:** James McKechnie

**Also in attendance:** Members of the Public

<b>1</b>	<p><b>Chairman’s announcements</b> The Chairman welcomed all those present and confirmed the health and safety/housekeeping issues for the building and asked for mobile phones to be put on silent. Chairman’s announcements included the following:</p> <p><b>Cllr Tebbutt</b> asked everyone to stand and join him in a minute’s silence in remembrance of the people killed and injured the Paris atrocity.</p> <p><b>Cllr Tebbutt</b> gave a warm welcome to the public and stated it was good to see so many taking an interest in the Councils work.</p>
<b>2</b>	<p><b>Apologies for absence</b> – Cllr Matthews &amp; Cllr Derbyshire</p>
<b>3</b>	<p><b>Declarations of Interest by Councillors - Cllr Soans</b> stated that he would not vote or express a decision on any planning matters as he is on the Planning Committee at Kettering Borough Council (KBC). He can however take part in discussions on planning issues.</p>
<b>4</b>	<p><b>Community Grant Scheme Cheque Presentations and Comments from Awardees</b> <b>Cllr Tebbutt</b> stated it gave him great pleasure to be presenting these Grants Awards for the very first time and invited Cllr Pearce whose idea this was to present the cheques. Steve Richards from Desborough Scrap Book will be taking photographs.</p> <p><b>Desborough Youth Group</b> Mr Putt accepted the cheque for £5,000 on behalf of the Youth Group stating he was very grateful for the funds which will be put towards renovating the entire heating system of the Youth Centre, not only for the Children of Desborough today, but for future generations.</p> <p><b>Desborough(N) Bowls Club</b> Mr Cosgrove the manager of the Junior Section of the Bowls Club accepted the cheque for £519.96 on behalf of the club, saying he very much appreciated it. The funds will be used to purchase 4 sets of Junior Bowls, explaining that they have around 18 junior members who will benefit from these.</p> <p><b>Desborough in Bloom (DiB)</b> Mr Kemp accepted the cheque for £1,000 which will be spent on plants and thanked the Council. John explained that the group formed some 4 years ago and now look after many floral tubs and borders around the Town Centre, run a garden competition and maintain hanging baskets. DiB has planted over 26,000 bulbs in the grass verges on the approaches to the Town, amongst many other things.</p> <p><b>3<sup>rd</sup> Desborough Scouts</b> Mr Krone accepted the cheque for £600 which will be used to purchase gas regulators replacing the Meths Burners, thanking the Council.</p> <p><b>Vine Community Trust (Marlow House)</b> Mr Smart accepted the cheque for £1,782 which will be used to replace a fire door. “We have a huge demand on our funds and really appreciate this money.” “Our last coffee morning will take place on this Saturday and you are all very welcome.”</p>

Chairman .....

Date .....

	<p><b>Desborough Town Football Club</b> Mr Parsons accepted the cheque for £1,600 which will be used to replace the goal posts which have been up for over 50 years with lighter, safer ones, especially for the youth players. “Most of you know that we are rebuilding our club after the destruction by a fire. Please come and visit us at the club, however the posts will not be going up until the spring.”</p> <p><b>St. Giles Anglican-Methodist Church</b> Mr Featherstone accepted the cheque for £2,752.90 which will be used towards the restoration of the World Memorial Eagle Lectern. “The recognition of this War Memorial has been sealed by the generous donation which will ensure its complete restoration. In early 2016 there will be a Service of re-dedication and that then it’s going to be our task to ensure that the significance of the Lectern is more widely known in the Town and that it is used appropriately in our service. This has already started when I hosted 3 parties from Havelock School showing them around the Church including the Eagle Lectern.”</p> <p><b>Cllr Tebbutt</b> reported that it was the Councils intention to continue this next year with the hope of further money being made available for the Grant Scheme.</p>
<p><b>5</b></p>	<p><b>Police Report</b> – No Officer present. The Crime Statistics were circulated in advance of the meeting.</p>
<p><b>6</b></p>	<p><b>Representations from members of the public –</b> <b>Cllr Tebbutt</b> asked the Clerk to briefly report on the Planning System which the Council must follow. <b>The Clerk</b> stated that the Council are a statutory body who must be consulted on Planning Applications for the Parish and neighbouring Parishes. To date the Council has not received any major Planning Application for the Land South of Desborough, until they do the Council have nothing to comment on. Once an Application is received the Council will hold an extraordinary Council Meeting to allow the Application to be considered and the public to address the Council. The Council have particular grounds on which it comments on: for example Material Grounds, however they can also make other comments which may be taken into consideration on the consultation. The Planning Portal on the internet is a good source of information, which the public may wish to visit. Whilst the Neighbourhood Plan is not complete, some weight will be given to it in relation to Planning Applications whilst it is being completed.</p> <p><b>Cllr Tebbutt</b> stated that he had received a great number of letters in relationship to the proposed development to the South of Desborough and in particular the progress of the Neighbourhood Plan and the opportunity of the public to influence its development. <b>Cllr Tebbutt</b> declared an interest as he lives in the Ise Valley area.</p> <p><b>Cllr Tebbutt</b> read out a letter received in advance from Mrs Frances Bayliss which I believe raises most of the issues which have been raised and I will then endeavour to answer the questions raised to the best of my ability.</p> <p><i>Dear Councillor Tebbutt</i></p> <p><i>Desborough Town Council meeting, 19 November 2015</i></p> <p><i>I will be unable to attend the above meeting to take a three-minute slot but request that the points raised in this letter will be put to the Council on my behalf at that meeting.</i></p> <p><i>1. It is almost two years since the Borough Council agreed that the town be designated a Neighbourhood Planning area. KBC at the time pointed out the importance of producing the Plan speedily if it was to influence, in particular, any future development proposal on the Ise Valley. In January 2015 KBC commented at Committee that the Plan had not moved forward as quickly as hoped and they were going ahead with their proposals.</i></p>

*My question is: Why has the Town Council not driven the Plan, not only for residents of the Ise Valley, but by giving a voice to the views and wishes of the whole community, by allowing a situation to arise where the Steering Group's work and expenditure of public money (whether used by grant or otherwise) has resulted in a Plan that, after almost two years of working on it appears to be still at a the first-stab draft stage and, because of it, public consultation targeted for November has been delayed by months to the new year. The current position is that the Plan appears to be, at best, weak and possibly inadequate, supported by the Steering Group's express need to get its members to write 'something' seemingly to plug any gaps, irrespective of, seemingly, whether their statements are underpinned by evidence, or not, prior to it going to public consultation. How would this be viewed by an independent inspector?*

2. *Has there been sufficiently robust public engagement throughout the two years sufficient to form an engagement statement capable of passing the scrutiny of an independent inspector? My experience is that there hasn't. To state that the public are not interested is inconclusive unless every effort has been made to engage appropriately with all sectors of the community. Did the Steering Group, for example:*

- *First, identify and second, target the various groups comprising the citizens of Desborough, e.g. elderly people, young people, housebound people, disabled people, ethnic minorities, clubs and societies, local businesses, local partnerships, visitors to the town (heritage centre) etc.,*

- *Consult national bodies i.e. Natural England, English Heritage, Environment Agency, Locality, Department of Communities and Local Government*

- *Identify the appropriate consultation topics to ascertain the key issues which are important to Desborough people and which should underpin the vision and objectives eg community services and facilities, health and well-being, employment, recreation and sport/leisure centre facilities, housing (where, what type), community safety, traffic issues/car parking, town centre, open spaces considered to be locally important, culture and arts, adult education and courses*

- *Identify the appropriate methods of communication in respect of the various groups eg letters, telephone, email, visits, surveys, community and business meetings*

- *Consider carefully the appropriateness of questions to ask the various groups to obtain valuable feedback on the key topics that could be meaningfully analysed and evidenced to underpin the content of the Plan and provide an audit trail?*

- *Feed back to community groups, by appropriate methods, at key stages in the process, and on an ongoing basis the results of findings, in order to maintain interest and facilitate ongoing involvement and joint community working and relationships – not everyone has a computer so merely using a website is insufficient.*

3. *How were the Steering Group Members selected, including the Chair, and what was the selection criteria? Can it be demonstrated to an independent inspector that the process was transparent and impartial and reached the wider community?*

4. *Can the council justify the expenditure on the Plan based on the outcome thus far? Was any effort made to ascertain whether there was any expertise within the community to avoid the expense of employing an independent consultant having to write the plan?*

*Kind regards  
Frances Bayliss*

**Cllr Tebbutt** responded to the letter stating  
The first output from the Steering Group was accepted and published in April 2015 Titled '**Desborough Site Review**', it is available for the public to read on the Steering Group Website,

this can be viewed at the Library, and a copy provided to KBC.

I wish to refer particularly to three of the many potential sites reviewed, which are at the South of Desborough. Firstly **‘Ecology & Biodiversity’** Any development of **DE/072** (and/or the adjacent site **DE/189**) must consider potential impacts upon the Nature Reserve and provide appropriate mitigation (i.e. location of development, density and landscape treatment). **DE/072** and the adjacent site to the west are all located within the **Nene Valley Nature Improvement area**.

Former **Hawthorns Leisure Centre DE/072** – DTC Comments on Housing Allocations (Nov 2013). DTC strongly objects to the development of this site for housing alone and would like to see any future development include green space and amenity space. DTC believe the appropriate yield would be no greater than 102 units.

**Lower Steeping DE/173** – DTC Comments on Housing Allocations (Nov 2013). DTC believe that this site should be permanently discounted. The value landscape, heritage and ecological features within the site boundary should be considered when assessing possible allocation. It is unlikely that development could be accommodated without causing significant harm.

**Land Adjacent to the Hawthorns DE/189** – DTC Comments on Housing Allocations (Nov 2013). DTC strongly objects to the development of this site for housing alone and would like to see any future development include green space and amenity space.

**Public Engagement** – The Chairman of the Steering group Cllr Soans was asked to detail the many public events which were undertaken including the questionnaire delivered to every household – these were detailed as below:-

**Cllr Soans** outlined the Community Engagement to date which included

The initial community engagement event, held to launch the DNP, took place on the 21<sup>st</sup> and 22<sup>nd</sup> March 2014. The launch event included a public exhibition which explained the purpose of the DNP and the opportunities which it provide the community to help shape the future of their town. The exhibition material was displayed both the library and the heritage centre. The initiation of the DNP process and the launch event in particular were promoted to the community through a town-wide leaflet drop.

On the 29<sup>th</sup> May 2014 DNP Steering Group set-up an engagement event outside the library at which the community was invited to identify the ‘Good’, ‘Bad’ and ‘Ugly’ aspects of Desborough and in particular what features of the town they would like to change. This event was successful in accessing the views of a wide and diverse range of residents and town centre users.

The results of the 29<sup>th</sup> May consultation were analysed and on Desborough Carnival Day (28<sup>th</sup> June 2014), the DNP Steering Group organised the community with the opportunity to vote for the previously identified issues which were most important to them. Four thematic categories were presented to the community each containing five subjects which were subject to the vote. This process helped to provide DNP Steering Group two subjects from each thematic group which had been identified by the people of Desborough. These subjects helped to define the ‘Key Issues’ and also helped to shape ‘Vision and Objectives’ for the DNP which respond to the key issues.

On 12<sup>th</sup>. November 2014 at Loatloads Primary School and on 26<sup>th</sup> November 2014 at the Havelock Schools the DNP team promoted the opportunity for the community to drop in for an update on DNP progress. This was followed by an opportunity for the community to join the DNP mailing list together with a further opportunity to make comments on the 28<sup>th</sup> November 2014 at the Desborough Gala Night.

‘Have You Had Your Say’ leaflets were delivered throughout the town and were placed into shops and other premises around the town for the community to complete. The useful feedback was collected, analysed and used to further inform and refine the focus and priorities within the DNP.

On 7<sup>th</sup> March 2015 the DNP Steering Group organised an event held at Marlow House which

was open to the community. The event reviewed the key issues raised through consultation against the emerging plan options in order to further refine the focus of the DNP.

On 27<sup>th</sup> June 2015 DNP Steering Group organised further targeted consultation which was undertaken as part of the town fete. A consultation questionnaire was prepared which asked the community to comment on the ‘working’ objectives which had been identified by earlier consultation activity.

**Cllr Tebbutt** The Steering Group comprises elements representative of many sectors including unaffiliated members of the public. When the number of members was agreed to be expanded earlier this year, the group was pleased to welcome all the **Churches** involvement - represented by **Rev Neil Clarke**. The plan has been guided throughout by ‘**Locality**’ who has funded much of the work including a recent technical study on the Town Centre. The most recent detailed feedback event took place in the Recreation Ground on Carnival Day.

Steering Group members were selected by the then Town Council to include as many interested groups and experts as offered their services. They elected a Chairman and operate under an agreed published constitution, Town Council Membership was changed following the May 2015 election.

The first draft of the plan has recently been received by the Steering Group who are addressing a number of issues raised. A public consultation will be undertaken on receipt of the updated draft.

**In respect of any forthcoming Planning Application for development at the South of Desborough an extraordinary meeting of the Town Council will be called with this subject as the sole Agenda item, enabling members of the public to express their Views.**

**Cllr Tebbutt** asked Mr John Phillip Conaty if he wished to add anything to the letter which was read out, as I read the letter out on Mrs Baylis’ behalf.

**Mr Conaty** – the only comment I would make is that it appears to me that there has been a decision made that that development is fine and that green space is being added to that development from what I can summarise. I’ve been told from the outset that you are impartial, but there seems to be some suggestion that the development has not been fought against the comment I’m getting that’s fine adding green space to it.

**Cllr Tebbutt** stated that DTC strongly object to the development.

**Mr Conaty** stated yes some of the words are there, objection to the development on the grounds that you want more green space adding to the development.

**Cllr Tebbutt** stated that DTC strongly object to the development of this site for housing alone.

**Mr Conaty** stated but housing alone, I don’t see any comments saying we object to housing.

**Cllr Tebbutt** stated that raises a completely different set of questions. We have to await the Planning Application appearance and we will then have a public meeting before we submit our comments through to the Planning Authority.

**Mr Conaty** stated his concern is that you have objected to housing alone.

**Cllr Tebbutt** invited Belinda Humfrey to speak and asked her in line with everyone else to declare her interests.

**Mrs Humfrey** declared that she sat on the Neighbourhood Plan Steering Group, Chairman of Desborough Civic Society and the Chairman and community member of about 8 other community groups in the town.

I’m a little nervous about speaking, because in the minutes last time my speech was entirely garbled and as I’m an ex professor of English language and literature and taught as a lecturer for many decades in absolute clear sentences and rather clearly I can guarantee you that rubbish in

the minutes is not produced by me.

Now what I want to say is I don't want to criticise this council, I would want to support some of the things which Cllr Tebbutt has just been saying, because in this Plan, on reading the larger version, Desborough Town does say we want the various sites along the Ise Valley. We want this site discounted from housing completely or we strongly object to houses on this area, they've qualified this in the book.

What I want to say however, is to the Council is that I'm absolutely shocked by what they have put on the Town Council website and the Neighbourhood Plan website, because these do not represent what the Neighbourhood Plan Steering Group has said. There is a repetition on the two sites, first of all on the Desborough Town Council website we have a letter addressed to dear Will, who one has to suppose is Brooke Smith Planning man, although it's not properly addressed letter, it does end with yours sincerely James McKechnie, Desborough Town Council Clerk. I implore that you'll find this letter there. This letter sent to the Brooke Smith planning people who put on the proposed plan in the Ise Valley. The letter also on the Neighbourhood Plan website of all things was also sent to the Brooke Smith planning people. And it says things like (this is on the Town Council letter) it's in the other one as well.

Through the Neighbourhood Plan engagement process, the community has expressed a desire to see the following valuable aspects of the Ise Valley site recognised and used to shape the future development which might take place on these sites. You can see what's that implying. The other website is headed the Emerging Desborough Neighbourhood Plan, as I say you see from the document which Cllr Tebbutt read, this is an earlier version of the Neighbourhood Plan.

**Cllr Tebbutt** stated that you've exceed your 3 minutes.

**Belinda Humfrey** stated you'll let me go on and say a bit more, won't you.

**Cllr Tebbutt** if you'd wrap up fairly quickly please.

**Belinda Humfrey** alright, well the letter consultation scheme comment, it goes on to say the outward facing nature of the proposal is welcomed with proposed residential units facing southwards views over the valley, this approach will have to provide improved southern edge to the settlement of that bit of the proposed plan. We have not said this I must say on the Neighbourhood Plan at all. Those totally defy the Ise Valley development, this has been put up on our website.

The development density must on site be compatible with and similar with to the neighbouring houses to the north. Any intensification of development along the settlement edge will be out of character, inappropriate and would be resisted by the neighbourhood plan. This is not a high density central site and should not have a character or density which seeks to replicate that of the historic urban core. These are only too small paragraphs there, all of which suggest that they're quite happy with some development on this site. And I do think that this, I understand now that a sentence has been added to the site to say that Desborough Neighbourhood Plan opposes any development to the Ise Valley, but it's obvious that Brook Smith planning people should be told this and that the two letters withdrawn and the Brook Smith planning development told this and so should Kettering Borough Council because this compromises us.

**Cllr Tebbutt** thanked Belinda Humfrey and again asked her to tell us one of your other interests to where you are a trustee.

**Belinda Humfrey** stated yes I am a trustee of the Millennium Green, Desborough Transport, Desborough Community Development Trust, the Cornerstone Trust which runs the Revive Café, I'm also on the committee of the Wildlife Trust.

**Philip Rice** Chairman of Desborough Community Development Trust and a resident of Desborough.

Stated that Chairman you've told us a lot about plans and processes, but what the people of Desborough want to hear is an unequivocal assurance from the Councillors that they will do everything possible to prevent any development along the Ise Valley to that scale of that

proposal by Brook Smith consultation.

**Cllr Howes** asked if he was correct in that Desborough Community Development Trust have put forward proposals for houses in that area.

**Philip Rice** stated that DCDT had never proposed any development on the scale now being proposed.

**Cllr Tebbutt** thanked Philip Rice for his comments and stated that the Town Council cannot comment at this stage.

**Morris Kiff** I ask is what idiot builds on a flood plain. In the late 60's the river was dredged a lot of wildlife disappeared from the Valley. When they dredged that river, Geddington flooded. If we build hard buildings, hard roofs the water will run off fast into that river. When they built the bypass they had four sites to build a reservoir to catch all the water before it hit the river. There is nowhere to build a reservoir in the Valley. In medieval times nobody built on river beds or besides rivers. They built above flood plains for safety. All I will say that, there is plenty of land around Desborough, Desborough needs houses, every town needs houses, I've lived here since 1963. I am biased I do love that valley, we have lost a lot of wildlife including Kingfishers and an Otter. We have wagtails. There are better sites to build on. The flooding risk to the town and Pioneer Avenue is real.

**Cllr Tebbutt** stated that before I invite the next member of the public, I would like to bring to your attention the item under agenda point 9.2 Consultation on the Historical and Visually Important Sites which my report covers. I would like to deliver it now, as it covers some of issues raised.

**Cllr Tebbutt's Borough Council activity report to Desborough Town Council November 2015.**

The North Northamptonshire Joint Planning Committee met on 15<sup>th</sup> October, (hence my inability to attend last month's Council Meeting), it reviewed the implications of recent changes in National Policy and guidance on policies in the Joint Core Strategy (and where the Inspector is likely to ask whether the JPU wished to propose modifications). The two most important areas related to the Government's announcement that it is not introducing Zero Carbon housing requirement and Allowable Solutions in 2016; and the deletion of national guidance restricting affordable housing contributions to developments of 11 or more dwellings. In both these respects the joint planning committee requested that our planners maximised, to the best of their ability, the retention of the high environmental standards for our future housing.

The Inspectors hearing is now confirmed to be commencing on November 17th and last for two to three weeks. I plan to attend the opening meeting and on other appropriate occasions.

Lobbying is taking place for a feasibility study on the requirements for rolling stock to be commissioned, to effectively utilise the planned electrification to its maximum potential when it becomes operational in 2019.

The KBC Planning Policy committee, (which I chair), consultation on 'Historically and Visually Important Open Space', which is part of the Site Specific Proposals Local Development Document (LDD), has now commenced. The Council Vice Chairman is leading a working group to produce the Desborough Town Council comments.

KBC Planning Policy Committee at its meeting on Nov 4<sup>th</sup> agreed the 'Biodiversity Supplementary Planning Document (for Northamptonshire, dated August 2015) and Annexes and recommended it to Full Council for adoption. This is planned to come before the December meeting. It requires that when existing biodiversity features are likely to be affected; a Nature conservation survey-carried out by an appropriately qualified ecologist together with an Ecological Management Plan (if required) as part of the Planning Application. It states **that 'if significant harm (to biodiversity) cannot be avoided, adequately mitigated, or, as a last resort, compensated for, then planning permission should be refused'**.

A brief report was given that detailed reports would be prepared on a Borough Wide Renewables Fund and on Renewable Energy-Solar Panels on Roofs of Buildings; both to be presented early in 2016.

**Cllr Sam Watts (Burton Latimer Town Council)**

Councillors and Chairman I'm here today, obviously I do not represent this Council or this town, however with respect to my business interests I do run a business which is a dog walking and pet care business. We utilise the Ise Valley countryside area quite significantly in what we do. As such a number of my customers have raised concerns about this development. I would just like to say that I'm here on my own behalf, I'm not here as a representative of Burton Latimer Town Council, my views here today are purely my own. I would just like to say, obviously listening to what has been said so far, I have to say I'm quite disappointed, we as Councillors, wherever we may stand are elected to represent our community. As such as a Councillor if people come to me and say they have concerns and a majority of people are against something or indeed in favour of something, I feel it is our role as a Councillor to act as their voice and not to put across our own personal party political agendas.

I have to say that comment made at the beginning of this meeting regarding Councillors not being able to make comments regarding this planning application, frankly are shocking.

**Cllr Tebbutt** stated that this is not a planning application at this stage.

**Cllr Sam Watts** continued stating, whatever it may be, people should be able to put their own views regardless of whether it's a planning application or to do with anything.

**Cllr Tebbutt** stated that all comments from the public had to go back to the organisation who was running the consultation.

**Cllr Sam Watts** continued, that just sounds like you're taking the easy route deflecting it. That aside, obviously moving onto this issue, as a Burton Latimer Councillor we ourselves have seen a great deal of development, we've got East Kettering development about to be built on our doorstep and with many local Town Councils we're given promises of section 106 monies that will help the community, we haven't seen any of that money. So I'm here on my own behalf to stand with the people of Desborough against this development and to show that the people of the Borough have had enough of it, this is Kettering Borough Council's agenda being forced upon our communities. I would just like to say that I'm aware of a petition that is either about to be set up or has been set up against this development and I would like to ask the individual Councillors as representatives themselves and not of the Town Council whether they would support that petition against this development.

**Mr Richard King**

My question has already been covered by the Clerks statement.

**Trevor Brighton**

I live in Desborough, we have talked a lot about consultation this evening. I wanted to pass on my observations on the consultation which took place recently in the church rooms. When I come along to a consultation event, I expect to see a number of options that was far from the truth. What seemed to be presented was a done deal. I don't know what influence you have over that, I'm not being critical in anyway, but it seems that the two guys represented there, came across as condescending to the people of Desborough was an understatement. To come out with comments to people, if Desborough doesn't grow it's going to die, is totally patronising and do not understand the people of Desborough and our history.

Also I'd like to comment on that, we have a lot of lovely glossy diagrams and pictures portraying so called green areas a so called cycle path. The cycle path runs for 200 to 300 yards, the green space is very limited and as for covering any practical issues, and I take your point it's not a planning application, but if you are going to do a consultation event show all the details, for example the access via the old A6, Sycamore Drive or how that was going to be addressed. So all I want to do is get across my observation on that so called consultation.



**Cllr Tebbutt** stated that, that consultation had nothing to do with Desborough Town Council. We learned of the plans at exactly the same time as you did and we made some of our observations felt in letter form. I do hope all those present wrote to the consultants stating your views.

**Trevor Brighton**

I was not being critical, but what you said, you should liaise with the consultants that you would like to see the proposals.

**Rob Price**

I would like to address you today for you to represent my views. The recent consultation showed the proposal for the intensive development of land for additional housing to meet our Borough Council's ambition to exceeding the target set out in the Core Strategy. I can understand the numerous economic drivers leading to this ambition, we need to take our share of the growth agenda, but I request the leaders and influencers of Desborough should demonstrate their collective wisdom to ensure that Desborough does not fall victim to the national land grab frenzy and instead:

1. Control housing growth to sensible proposals which will benefit Desborough.
2. Select appropriate locations to maximise the sunk investment in infrastructure that has the capacity to support the growth of housing and business.
3. Meet the needs and concerns of the existing people through the Neighbourhood Planning Process.
4. Protect local business by enabling progressive expansion development of their business, so they can compete effectively with national retail brands that will surely be attracted to successful and sustainable growing town.
5. Protect the Historically and Visually Important Ise Valley from any further development.

The natural capital of the land in the Ise Valley continues to demonstrate its worth to the whole of Desborough and the surrounding settlements, supporting an estimated 30,000 plus people visits per year. There are far better options for this land with the right proposition could increase that number of visits, activities, pursuits and positively contribute to the long term sustainable business growth locally in Desborough.

This is opposed to the options being presented of intensive housing which will maybe help meet the economic drivers of Kettering and Northamptonshire in the short term.

There are far more suitable sites available for the development in Desborough that have far less significant impact on the natural capital of the Ise Valley and already have the supporting infrastructure with the capacity in place for the proposed growth.

We are fortunate to have a Town Council which represents and serves the whole community of Desborough and respectfully request that you represent our views to oppose any further development of the Ise Valley, lead and influence growth at an appropriate level for our town located in the appropriate sites which are not in the environmentally valuable Ise Valley.

**Cllr Tebbutt** again reiterated how important it was that the public commented via the Clerk on the Visually Historically Important Site consultation. Information is contained on the Council's website.

**Veronica Price**

Handed the clerk a number of letters.

My question is regarding the Site Specific Proposal Local Development Document– Historically and Visually Important Open Space Consultation, currently being carried out by Kettering Borough Council. Thank you for putting the information on your website and bringing it to our attention. I have some concerns in relation to the consultation, as it is only for landowners and Town or Parish Councils as per the letter. Secondly it does not include one of the most important Visually Valuable Assets which we have in our Town which is Tailby Meadow. Another thing is that the community have been informed through Desborough Town website, but have not been consulted and there is no mechanism for the community to respond, but I hear this evening we can do this through the Town Council's Clerk, so thanks for that.

	<p>However previously consultations have been open to the public enabling them to make comments through the internet or by letter without having to go through any third party. So I am concerned that it is not an open consultation and it would be perceived a closed one.</p> <p>It also appears not to have taken into consideration the October – December 2013 consultation feedback, where of the 170 people who responded, 2 were in relation to another site in Desborough, 1 in support of providing infrastructure and shops in Desborough, 118 strongly disagreed with development in Ise Valley, 49 disagreed with development in Ise Valley. What I would like to know is, what are the plans to engage with the community to canvas their views on what they feel is historically and visually important in the town which they live and work. Furthermore what are the plans to engage with community organisations such as the Neighbourhood Plan Steering Group and Desborough Community Development Trust?</p> <p><b>Cllr Tebbutt</b> reported that Desborough Community Development Trust is represented on the Neighbourhood Steering Group by Belinda Humfrey, there is also another representative on that group from the Civic Society.</p> <p>Regarding the matter on the previous consultation in 2013 will go back to the Planning Policy Committee in early 2016 and go out to public consultation. Regarding the Specific Proposal Local Development Document– Historically and Visually Important Open Space Consultation, this a Borough wide matter. That document once put together will come out for public consultation at that point. But please get your views in now to the Clerk.</p> <p><b>Veronica Price</b> asked if she could come back on one thing. Earlier on you mentioned increasing the precept and I just wanted to check my understanding of it. Is my understanding correct you’re planning to increase the taxes we pay in Desborough to pay out to charities and voluntary groups, such as the football club?</p> <p><b>Cllr Tebbutt</b> stated that that is indeed what has been done this year and would hope possibly with support continue with that and even increase it to include a wider group. Because section 106 agreements and things of that nature as someone said earlier, tend never to happen to provide money to deliver that which we need in the town. We need lots of things to happen in Desborough, we are going to need to look at where we can obtain grants from elsewhere to deliver them.</p> <p><b>Cllr Tebbutt</b> thanked the public</p> <p><b>The Clerk</b> reassured the public that the Council had received overwhelming correspondences regarding the Ise Valley. You will be given the opportunity to address them when any such application is brought before them. The meeting will be heard in public and that is the time for the Council to speak.</p>
7	<p><b>Minutes of the Town Council meeting held on 15<sup>th</sup> October 2015</b>          The Minutes of the Town Council meeting held on the above date were <b><u>unanimously approved</u></b> and signed as a true record (Proposed by Cllr Cutsforth and seconded by Cllr Brooks).</p>
8	<p><b>Matters Arising - None</b></p>
9  9.1	<p><b>Planning Applications</b>          The following applications have been received and comments made under delegated procedures or to be made at the meeting:</p> <p><b>KET/2015/0854 – Mr King – 152 Pioneer Avenue, Desborough – s.72 Application: Variation of conditions 2, 3 and 4 of KET/2015/0481 in respect of approved plans and ground levels.</b> No objection subject to – The neighbours agree with the changes and that all the planning conditions are met.</p> <p><b><u>Notices of Withdrawn received: None</u></b></p> <p><b><u>Notices of Approval received:</u></b></p> <p><b>KET/2015/0647 – Mrs Scott – 12 Upper Steeping, Desborough – Full Application:</b></p>

	<p><b>Conversion of garage to habitable accommodation and single storey side extension.</b></p> <p><b>KET/2015/0712 – Mr Churcher – 66 Station Road, Desborough – Full Application: Change of use to B1, 2 no. replacement windows to front and no. replacement window to rear.</b></p> <p><b>KET/2010735 – Mr Masson – 3 Cherry Tree Close, Desborough – Full Application: Detached garage to front.</b></p> <p><b><u>Notices of Refusal received:</u></b></p> <p><b>KET/2014/0774 – Mr Creaney – Plot 4A Greenfields, Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with associated had standing, shed and cess tank.</b></p> <p><b>Ket/2014/0776 – Mr McDonagh – Plot 4B Green Fields, Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with associated hard standing, utility block or portaloos/portable toilet block and cess tank.</b></p> <p><b>KET/2014/0777 – Mr Cash - Plot 4C Greenfields, Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with associated hard standing, utility block, container, shed and cess tank.</b></p> <p><b>KET/2014/0778 – Mr McDonagh Jnr – Plot 4D Greenfields, Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with associated hard standing, utility building and cess tank.</b></p> <p><b>KET/2014/0784 – Mr Doran – Plot 9 Greenfields, Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with ancillary development.</b></p> <p><b>KET/2014/0786 – Mr Doran – Plot 8 Greenfields, Braybrooke, Road, Braybrooke - Full Application: Siting of caravans for residential occupation. Erection of utility building, installation of cess tank, construction of had standing, and erection of close board fencing.</b></p> <p><b>KET/2015/0079 – Mr Julian – 8A Greenfields, Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with associated hard standing, shed and septic tank.</b></p> <p><b>KET/2015/0317 – Mr Mongen – Greenfields, Plot 10 Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with associated hard standing, shed and septic tank.</b></p> <p><b>KET/2015/0500 – Mr Gavin – Plot 24b Greenfields, Braybrooke Road, Braybrooke – Full Application: Siting of caravans for residential occupation with associated hard standing and utility block.</b></p> <p><b>KET/2015/0784 – The Vine Community Trust – Marlow House, Harborough Road, Desborough – Full Application: Conversion of barn to create 2 no. dwellings.</b></p> <p><b>9.2 Consultation on the Historical and Visually Important Sites</b>  <b>Cllr Tebbutt</b> covered this matter under agenda item 6 public time and again encouraged the public to send their views to the Clerk.</p> <p><b>9.3 Potential Residential Development Land off Rushton Road, Desborough</b>  Gladman Public Consultation: Cllr Tebbutt stated that whilst not in Desborough Parish, it is part of Rushton, Desborough Town Council welcome the opportunity to give its views on this proposal.  A site east of Watermill Close adjacent to the current location was included in Kettering</p>
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	<p>Borough Council “Site Specific Proposals LDD, Housing Allocation (Feb 2012)”. It was identified as being outside the Town Boundary with poor accessibility. It was assessed again in “Assessment of Additional Sites and Update (Oct 2013)”, consultation resulted in the discounting of the site remaining in place. Desborough Town Council comments on Housing Allocation (Nov 13), was that it agreed that the site should be discounted. Had this new site proposed been included our view would have been identical.</p> <p>It was <b>AGREED</b> (proposed by Cllr Tebbutt and seconded by Cllr Cutsforth) to respond to the consultation with the statement.</p>
<p><b>9.4</b></p>	<p><b>Informal Public Consultation Land to South of Desborough Response</b>  <b>Cllr Tebbutt</b> reported that a letter of response had been sent.</p>
<p><b>9.5</b></p>	<p><b>Pocket Park Lease</b>  <b>Cllr Pearce</b> report that last week, Councillor Howes and I, attended the Pocket Park AGM at which the Chair of the group gave a comprehensive report detailing amongst other things the main project undertaken this year, that being the replacement of the pond fence and installing a new dipping platform. Committee members were decided upon for the forthcoming year, and Councillor Howes volunteered himself as Vice Project Co-ordinator to work alongside Dennis and lend some much needed help. Council is therefore asked to approve Councillor Howes as the second Town Councillor representative to the Pocket Park Committee.</p> <p>It was <b>AGREED</b> (proposed by Cllr Pearce and seconded by Cllr Soans) that Cllr Howes would be the seconded Desborough Town Councillor representative on the Pocket Park Management Committee.</p> <p>They have, or are planning, many ways to raise the profile of the Pocket Park, such as visits to local schools, and days spent in the entrance of the Co-op. They have worked hard to build good relationships with both the local radio stations and the local papers who regularly advertise/report their work days. They are also looking to contact local camera clubs and photography and country magazines to highlight the beauty of the park. The Beavers Rainbows and Cubs have all visited throughout the year, as had the local schools with 3 visits from one of the pre-schools or nurseries. These groups are also beginning to visit the park independently of the Committee which is fantastic news. The annual tree inspection has been completed and reported all was fine, then, 2 of the trees blew down! However to be fair, KBC responded very quickly and a total of 5 dead trees were removed. It was also reported at the meeting that a letter has been received from a resident whose property backs onto the park, with regards to the size of one of the trees with in the park that is causing him concern. KBC have been requested to carry out an inspection of all the boundary trees, although where possible the committee would prefer pruning rather than removal. The committee will also be liaising with KBC as a matter of urgency with regards to the willow trees on the boundary with the factory, as due to their size they are now causing damage to the factory chimney. The gentleman who has been responsible for the grass cutting is now retiring and the committee are in the process of putting the contract out for tender. Meetings are ongoing with regards to the major job of removing the silt from the pond, which is so bad in places that the depth has been reduced to little more than a few inches. A list is also currently being drawn up of other projects that the committee hope to undertake during the course of 2016, their progress of which will of course be reported upon. The committee did however mention that KBC are not terribly good at emptying the rubbish bins on a regular basis. Is there something perhaps the borough councilors could do to help with that?</p> <p>In order to carry out maintenance work around the park, the Committee need to purchase a heavy duty pole hedge trimmer at a cost of £360 inclusive of VAT. Money is budgeted each year for the pocket park, and for the last two years at least they have not used all their allotted money,</p>

	<p>meaning there is sufficient to cover the cost. Council is asked to agree to the change on the budget line and the purchase of the item.</p> <p>It was <b>RESOLVED</b> (proposed by Cllr Pearce and seconded by Cllr Brooks) to purchase the Heavy Duty Pole Hedge Trimmers at a cost of £360 inclusive of VAT.</p> <p>The Clerk and I met with Officers at KBC last week to discuss the Pocket Parks future. We did try asking them to sell it to us, but as expected this option was respectfully turned down. They were however happy to discuss a 25year lease with the option of a further 25years, and we are expecting to receive the first draft of Heads of Terms any day now. Which is extremely good news for securing the Pocket Park for the next 50years.</p> <p><b>Cllr Cutsforth</b> asked if the Clerk could explore the Tenants and Landlords Act with Kettering Borough Council which would help to protect the Pocket Park beyond 50 years.</p> <p>Council are asked to agree the following work days: This Saturday morning for bulb planting, if anyone is available to help it would be gratefully appreciated. 27<sup>th</sup> February, 23<sup>rd</sup> April, 9<sup>th</sup> July, 1<sup>st</sup> October, and 12<sup>th</sup> November.</p> <p>It was <b>AGREED</b> (proposed by Cllr Pearce and seconded by Cllr Howes) accept the work days.</p>
<p><b>10</b> <b>10.1</b></p> <p><b>10.2</b></p>	<p><b>To Receive Reports from:</b> <b>County Councillor</b> <b>Cllr Matthews</b> reported in writing to the meeting: The most recent information on the unauthorised [traveller] site at the end of Braybrooke Road is that NCC has now registered the land and is having talks with the landowners who have access rights over it, before discussions start with the travelling families. So it seems that a solution is not far away.</p> <p><b>Borough Councillors - Cllr Soans</b> Gypsy and Traveller update</p> <p>At the KBC planning committee of 27<sup>th</sup> October 2015, applications for 9 unauthorised plots (11 pitches) at Greenfields, Braybrooke Road, Braybrooke, were all separately considered by committee and all unanimously rejected. At the same meeting an application for 3 new pitches on an existing plot at 1. The Old A43, Broughton was considered and accepted. The latter application now fulfils KBC 5 year Gypsy and Traveller site requirement. This, together with new Government legislation, means that if and when the Greenfield applications go to appeal, the planning inspector is more likely to uphold the Councils planning decision and the unauthorised Greenfield site can be closed.</p> <p><b>Clerk's Report</b> <b><u>HGV Operators Licence Birchfield Springs Rushton Road</u></b> This application has now been granted with a number of restrictions.</p> <p><b><u>Pocket Park Lease</u></b> A meeting took place with officers from Kettering Borough Council and Desborough Town Council. A Heads of Agreement for a Lease of 25year with an option for a further 25 years is to be drawn up and presented for consideration.</p> <p><b><u>Safer Roads – Red Route Meeting</u></b> I attended a meeting- Red Routes in Northampton on Tuesday 13<sup>th</sup> October, where the B576 (old A6) was discussed.</p>

<p>10.3</p>	<p>It was agreed that representatives would attend and work closely with Desborough Town Council’s Speed Working Party and carry out a site visit to explore any options available to reduce the speed of vehicles. This meeting took place this morning with various members of the group this morning to explore how Desborough and members of the group now move forward.</p> <p><b><u>Trout Farm</u></b> I attended the Trout Farm on Thursday 12<sup>th</sup> November to observe another fish delivery to the completed lake. The growing lake is stocking up well too.</p> <p><b><u>Co-Op Meeting</u></b> I am in contact with Central England Co-Op to arrange a visit to the town centre to discuss the organisations plans for its vacant premises.</p> <p><b><u>GP Practice &amp; Dental Practices</u></b> I am now in contact with both organisations to discuss the delivery of services to the residents of Desborough, in particular the concerns raised regarding gaining appointments and their capacity to deliver services to a growing community.</p>																																																				
<p>11</p>	<p><b>Community Reports:</b> <b>Pocket Park</b> Cllr Pearce reported on the Pocket Park under agenda item 9.5</p>																																																				
<p>12 12.1</p>	<p><b>Financial report</b> <b>Accounts for Payment:</b> The following payments were <b>APPROVED</b> (Proposed by Cllr Pearce and seconded by Cllr Marlow ):</p> <table border="1" data-bbox="295 1104 1439 2042"> <thead> <tr> <th>Cheque No.</th> <th>Amount</th> <th>Payee</th> <th>Reason for Payment</th> </tr> </thead> <tbody> <tr> <td>101529</td> <td>£1,394.59</td> <td>Mr J McKechnie</td> <td>Salary &amp; Expenses (Nov 15)</td> </tr> <tr> <td>101530</td> <td>£595.37</td> <td>HM Revenue &amp; Customs</td> <td>PAYE &amp; NI (Nov 15)</td> </tr> <tr> <td>101531</td> <td>£518.70</td> <td>NCC Pension Fund</td> <td>Pension Contributions Employer &amp; Employee (Nov 15)</td> </tr> <tr> <td>101532</td> <td>£38.40</td> <td>Talk Talk Business</td> <td>Telephone Line Rental / Broadband + calls (Nov 15)</td> </tr> <tr> <td>101533</td> <td>£33.60</td> <td>NCC Library</td> <td>Room Hire Town Council Meeting (Nov 15)</td> </tr> <tr> <td>101534</td> <td>£677.85</td> <td>Zurich Insurance PLC</td> <td>Insurance Renewal 2015/16</td> </tr> <tr> <td>101535</td> <td>£9,000</td> <td>Derek Latham &amp; Co Ltd</td> <td>Desborough Neighbourhood Plan Consultation work to date November 15</td> </tr> <tr> <td>101536</td> <td>£5,000.00</td> <td>Desborough Youth Centre</td> <td>Community Grant Award (Minute 9.1/ October 15)</td> </tr> <tr> <td>101537</td> <td>£519.96</td> <td>Desborough(N) Indoor Bowls Club</td> <td>Community Grant Award (Minute 9.1/ October 15)</td> </tr> <tr> <td>101538</td> <td>£1,000.00</td> <td>DCDT Bloom</td> <td>Community Grant Award (Minute 9.1/ October 15)</td> </tr> <tr> <td>101539</td> <td>£600.00</td> <td>3<sup>rd</sup> Desborough Scout Group</td> <td>Community Grant Award (Minute 9.1/ October 15)</td> </tr> <tr> <td>101540</td> <td>£1,782.00</td> <td>Vine Community Trust</td> <td>Community Grant Award (Minute 9.1/ October 15)</td> </tr> </tbody> </table>	Cheque No.	Amount	Payee	Reason for Payment	101529	£1,394.59	Mr J McKechnie	Salary & Expenses (Nov 15)	101530	£595.37	HM Revenue & Customs	PAYE & NI (Nov 15)	101531	£518.70	NCC Pension Fund	Pension Contributions Employer & Employee (Nov 15)	101532	£38.40	Talk Talk Business	Telephone Line Rental / Broadband + calls (Nov 15)	101533	£33.60	NCC Library	Room Hire Town Council Meeting (Nov 15)	101534	£677.85	Zurich Insurance PLC	Insurance Renewal 2015/16	101535	£9,000	Derek Latham & Co Ltd	Desborough Neighbourhood Plan Consultation work to date November 15	101536	£5,000.00	Desborough Youth Centre	Community Grant Award (Minute 9.1/ October 15)	101537	£519.96	Desborough(N) Indoor Bowls Club	Community Grant Award (Minute 9.1/ October 15)	101538	£1,000.00	DCDT Bloom	Community Grant Award (Minute 9.1/ October 15)	101539	£600.00	3 <sup>rd</sup> Desborough Scout Group	Community Grant Award (Minute 9.1/ October 15)	101540	£1,782.00	Vine Community Trust	Community Grant Award (Minute 9.1/ October 15)
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12.2	101541	£1,600.00	Desborough Town FC	Community Grant Award (Minute 9.1/ October 15)
	101542	£2,752.90	St Giles Anglican-Methodist Church	Community Grant Award (Minute 9.1/ October 15)
	101543	£290.00	N Freeman	Pocket Park Grass Cutting for 2014 & 2015
	101544	£360.00	Garden Machines Ltd	Purchase Hedge Trimmers for the Pocket Park
	<b>Receipts:</b> None			
12.3	<b>Paid into Barclays</b>	<b>Amount</b>	<b>Received from</b>	<b>Reason for Payment</b>
	15/10/15	£400.00	Desborough Town Centre Partnership	Donation towards new Christmas Lights
12.4	<b>Monthly Bank Reconciliation:</b> Noted			
	<b>Budget 2016/17</b> This will be brought before the Town Council at December's meeting for resolution.			
13	<b>Items for the Next Agenda:</b> Cllr Sills – Flag flying, Cllr Sills and Cllr Soans are to liaise with Desborough Town Centre Partnership secretary Pamela Goodman in advance of the meeting.			
14	Date of next meeting and items for the agenda: <b>Thursday 17<sup>th</sup> December 2015 commencing at 7pm, Desborough Library, High Street, Desborough.</b>			
	<b>THE MEETING CLOSED AT 9.21PM</b>			