

MINUTES OF A MEETING OF BUCKLEBURY PARISH COUNCIL

Held at the Memorial Hall, Upper Bucklebury on Monday 13th February 2017 at 7.45pm.

PRESENT

Cllr. P. W. Frankum (Chairman); Cllr. B. Dickens; Cllr. J. Brims; Cllr. L. Clarke; Cllr. H. Cairns; Cllr. A. Hillerton; Cllr. T. Slatford; District Cllr. Q. Webb; Mrs. H. Pratt (Clerk).

OTHERS

Robin Ranken; John and Sue Wright; Ian Robertson; Richard Bowman.

APOLOGIES

Apologies were received and accepted from Cllr. A. Aldridge; Cllr. T. Banks, District Cllr. Pask and Stephen Manson.

DECLARATIONS OF INTEREST

D1. Declarations of Interest in Agenda Items.

There were no declarations of interest in items on the agenda.

MINUTES

M1. Bucklebury Parish Council Meeting Minutes - Monday 9th January 2017.

The minutes of the BPC meeting held on Monday 9th January 2017 were agreed as a true record and signed by Cllr. Frankum.

M2. Bucklebury Planning Committee Meeting – Monday 23rd January 2017.

The minutes of the Bucklebury Planning Committee meeting held on Monday 23rd January 2017 were agreed as correct and signed by Cllr. Dickens.

PUBLIC SESSION

PS1. Planning application 17/00078/FUL – J Sellwood, Long Grove.

For the minutes of this item please refer to the Planning section of these minutes.

CHAIR'S REPORT

CR1. West Berkshire Countryside Society (WBCS) work in Bucklebury Meadows.

On the 17th January, 20 members of the WBCS cut back brambles, dead wood and scrub from within the hedgerows in the meadows before planting slips in the hedgerow. The work was supervised by Sally Wallington and Richard Hubbard.

CR2. Veteran Tree Leaflet.

Sally Wallinton, Cllr. Frankum, Mr. Frankum and Mrs. Pratt have photographed and surveyed all the trees listed in the Veteran Tree leaflet. The information and photographs will be given to Dick Greenaway to update the leaflet. The WBCS discussed the cost of reprinting the leaflet last week, but BPC hasn't heard the outcome. Printing of the last version was funded by North Wessex AONB, Bucklebury Estate and the Woodland Trust. It is understood that WBC would be prepared to make a contribution to printing the leaflet.

CR3. Wheelie Bin Stickers – Speed Awareness.

Having signed up for the WBC wheelie bin stickers trial in Chapel Row and Upper Bucklebury, Alan Dunkerton will be carrying out a traffic survey in both locations, prior to and after distribution of the stickers for a comparison to be made.

CR4. Bucklebury Heathland Group.

The Heathland Group were scheduled to meet for the last work party this season on Saturday 11th February. Due to the inclement weather this has been postponed until Saturday 18th February.

CR5. Middlewood.

A resident of Hatch Lane has reported to BPC and the WBC planning department an incident of two very large lorries entering Middlewood, laden with wood. These are not

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an isolated incidents. It has been suggested that, if possible, photographs are taken of the vehicles involved.

CR6. Parking at Mount Pleasant (by the Saab Garage).

A complaint has been received about the parking by the Saab Garage and the panel beaters causing a traffic hazard. The Clerk will report this to the police.

HP

CR7. Bucklebury Congregational Chapel, Turners Green.

Chris Willetts has inspected the chapel, accompanied by Shelia Kent. He does not think the roof beams are rotting, but discussed the care of the building with Shelia Kent suggesting that it be heated during the winter to prevent damp and mould. It is still not clear who owns the land and buildings or who holds the deeds.

CR8. Cemetery Chapel.

Chris Willetts has looked at and confirmed that Alistair Anderson's proposed approach to the repair of the cracks in the building is correct. The Chapel is an early example of a concrete structure, having been built in 1884; the first concrete buildings were built in south London in the 1860's.

CR9. Chapel Row.

Shelia Kent has raised concerns that the signage for Chapel Row; when approaching from the east is, in her opinion, in the wrong place. Having carried out some research, Cllr. Frankum said that there is no documentary evidence for where Chapel Row begins and ends; in fact on early maps, The Avenue is referred to as Chapel Row Common. Cllr. Frankum has reported this back to Shelia Kent.

CR10 Fanny's Lane.

Shelia Kent has raised concern that Fanny's Lane should be called Fanny's Road and the signage should reflect this.

CLERK'S REPORT

CL1. Thames Water.

A planning application for a pumping station on the opposite side of the Harts Hill Road to the existing pumping station was approved by WBC last year. It is assumed that this is the site for the proposed new pumping station, merging the Bucklebury and Cold Ash pumping stations.

Gill Golding from Thames Water has clarified that there will be a meeting at the new pumping station site later this month and will contact the Clerk on the 27th February with an update.

It was agreed to investigate making a report to OFWAT and gather some background information on how the process works and decide in the future whether or not to pursue this route.

HP

CL2 Annual Parish Assembly.

Rose Somerset from the North Wessex Downs AONB has agreed to come and speak on the History of the North Wessex Downs AONB at the parish assembly on Friday 19th May.

CL3. Parking outside 1, 2, 3 and 4 Roundfield.

The Clerk and Cllr. Frankum have walked around Roundfield. There are a number (approximately 10) of parking spaces on "The Ring", which are not obviously allocated to any particular property; these are adjacent to a path leading to 1, 2, 3 and 4 Roundfield. The majority of houses on "The Ring" have a drive to accommodate at least one car.

Parking for the other apartment blocks in Roundfield could be improved if the parking spaces were rearranged so that they are perpendicular to the road rather than parallel.

It was agreed that the Clerk would speak to Sovereign Housing about encouraging the residents of 1, 2, 3 and 4 Roundfield to park on "The Ring" and actually give them allocated parking spaces there. It was also felt that walking around Roundfield with a housing officer from Sovereign Housing to discuss parking would be beneficial.

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CL4. Flooding at the Chapel Row Culvert.

The Clerk has reported the blocked culvert at Chapel Row to WBC.

COUNCILLOR'S REPORT

CL1. Rhododendrons at the Cemetery.

Cllr. Dickens and Cllr. Frankum have visited the Cemetery and produced a plan of which rhododendrons should be cut back and which removed. It was felt that a rolling programme to be carried out over the next 3 years would be the best way forwards.

The Clerk will approach suitable contractors and ask for quotes for the work and find out what time of year the work should be carried out.

HP

CL2. Footpath BUCK 122/1 Hillfoot to Hillfoot Farm.

Cllr. Clarke reported that the footpath is not clear. It was agreed that she would walk it with the Clerk.

LC

HP

CL3. Assets of Community Value.

Cllr. Cairns reported that she had spoken to Steve Mann at WBC and that The Cottage Inn has very recently been approved as an asset of Community Value. The Landlord has not yet been informed of this news.

There was a discussion about applying for the Recreation Ground to be made an asset of Community Value and it was agreed that this wouldn't be pursued as the deeds state that it is to be used as a Recreation Ground and it is set up as a charity.

PLANNING

Planning applications to be considered:

P1. 16/03627/HOUSE Stable Cottage, Upper Woolhampton.

Proposed side and front extension.

Stable Cottage is estimated to be 40m². The proposed extension would increase this to 87m². It was unanimously agreed that BPC **object** to this application as overdevelopment of the site.

P2. 17/00156/HOUSE Beech Cottage, Burdens Heath.

Proposed rear orangery.

It was unanimously agreed that BPC has **no objection** to this application.

P3. 17/00078/FUL J Sellwood, Long Grove.

Dismantling of existing derelict bungalow with purpose of recycling bricks on site for new construction. Erection of new single private low-carbon 2-storey family dwelling by way of self-build by owner of the site.

Cllr. Cairns had visited the site with Cllr. Banks. Cllr. Cairns explained the application. Concern was raised about the increase in size from the dilapidated bungalow that is currently on the site.

The meeting was **closed** for the applicant and his architect to speak.

The architect clarified that the existing bungalow has a footprint of 90m² and the proposed house has a footprint of 165m² (floor space of 273m²). When other dwellings in Long Grove were considered, the size was not considered to be excessive.

Mr. Wright commented that the new build will be an improvement on the existing bungalow.

The meeting was **reopened**.

Cllr. Cairns proposed that BPC have **no objection** to this application. This motion was seconded by Cllr. Dickens and carried with 4 votes in favour and 2 against.

Planning decisions made by WBC:

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- P4. 16/03291/HOUSE Wallins, Westrop Green.
& 16/03292/LBC2 *Demolition of existing 1960's and 1980's single storey extension to the side of the original grade II listed cottage. Construction of a new single storey extension in place of existing extensions. Replacement of 2 no: non original crittall windows in original cottage with timber casement windows.*
BPC had **no objection** to these applications which have been **approved** by WBC.
- P5. 16/03255/HOUSE High Barrow, Paradise Lane.
Single storey front extension.
BPC had **no objection** to this application which has been **approved** by WBC.
WBC Planning decisions which have been taken to appeal:
- P6. 16/01782/FULD Bushnells Green Farmhouse.
Retention of existing timber lodge as farm worker accommodation. Non compliance with condition 12 of approved 13/03014/FUL.
BPC **objected** to this application which was **refused** by WBC. The applicant has now taken the decision to appeal which will be determined on the basis of an informal hearing. Any additional information needs to be submitted not later than 5 weeks after 30th January 2017.
- P7. 16/01926/HOUSE Osgoods Gully.
Two storey rear extension
BPC **objected** to this application which was **refused** by WBC. The applicant has now taken the decision to appeal. The appeal will be determined on the basis of written representations and is proceeding under the "House holder appeals scheme" such that no further comments may be submitted.

DISTRICT COUNCILLORS REPORT

DC1. Roger Croft.

District Cllr. Webb reported that the leader of the Council Councillor Roger Croft and his wife had been involved in a serious car crash near Paris, in which Councillor Croft was seriously injured and his wife killed. Councillor Graham Jones as deputy leader will be assuming the role until further notice.

DC2. Libraries.

It is understood that BALC and WBC have been working together on a proposal for library funding to which parish councils can legally contribute.

TOPICS

T1. Bucklebury Meadows.

The Clerk has chased DWH and the BPC solicitor has chased the DWH legal representative. No progress has been made.
It was noted that a caravan has been parked on land behind the pub.

T2. Fred Dawson Playpark and the BMX Track.

The Memorial Hall Management Committee has drafted a lease agreement and BPC has drafted an initial position from BPC's perspective which needs to be agreed with the Memorial Hall Management Committee. The Memorial Hall Management Committee is keen that the tarmac and grass areas immediately behind the hall should be included in any agreement whereas BPC was largely in favour of only taking on managing and maintaining the playpark and the BMX track in the first instance (this would be reviewed after 1 year).

Cllr. Frankum commented that historically, the Memorial Hall Management Committee has had total responsibility for the Playpark and BMX track and many halls are responsible for their attached playparks.

BPC unanimously endorsed the initial position for BPC in an agreement to take on the

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responsibility of the Playpark and the BMX track.

T3. Management and Maintenance of Assets.

Chapel Row Bus Shelter.

The quote from Jeremy Tipton to retreat the Chapel Row bus shelter and erect the new notice board was approved.

Cemetery Maintenance.

The Clerk had obtained two quotes for the maintenance of the Cemetery; one from C.R. Landscapes and one from A.D. Clarke. Whilst the quote from C.R. Landscapes was slightly more, it was agreed that it would be accepted because he has had the contract for a number of years and carries out a good job.

Chapel Maintenance.

A quote to repair the cracks, re-putty and paint the windows, treat the door, clean the inside walls and ceiling of the Chapel and repaint the noticeboard has been received from All Things Property for £1,780.00. The work has been approved by Chris Willett. The quote was agreed by all present.

T4. Countryside.

Rights of Way.

It was reported that byways 39/2 (Briff Farm to Hopgoods Green) and 47/9 (Greens Old Farm to Sadgrove Lane) have been closed for a period of 21 days or until repairs have been made on the basis of potential danger to the public.

River Pang.

It was reported that the bank of the river Pang between the two fords has been completely cleared, making it far more vulnerable to 4x4s. No one was sure who had carried out the work; Cllr. Brims will talk to Andreas Hempell who farms the adjacent land.

T4. Bucklebury Vision.

Sections of Bucklebury Vision which need rewriting have been allocated to councillors on the working group. It is hoped that a draft will be available for the March BPC meeting.

T5. Co-option of new Councillors.

Steven Manson, from the west ward is very interested in standing. Robin Ranken is possibly interested in standing for the east ward; he will contact the Clerk after the meeting.

T6. Spring Common Clearing – Saturday 18th March.

It was agreed that tea would be served by Cllr. Frankum and Cllr. Hillerton. Cakes will be provided by Cllr. Cairns, Cllr. Hillerton and Cllr. Clarke.

It was requested that the date set for Commons Clearing does not clash with the Six Nations Rugby matches in future.

Cllr. Dickens asked if Veolia could be asked to clear the Common Road between Upper Bucklebury and Chapel Row, and Burdens Heath immediately prior to the event.

HP

FINANCE

F1. Cheques to be signed by Councillors:

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|---------------------|---------|---|
| The Alpha Xperience | £306.00 | The February edition of The Oaks. |
| Post Office Ltd | £12.17 | Electricity supply for street lights. |
| SSE Contracting Ltd | £18.96 | Maintenance contract for street lights |
| P. W. Frankum | £93.69 | Slips from Barlows for the meadows. |
| Helen Pratt | £17.97 | Hosting of the buckleburyparish.org domain. |
| Helen Pratt | £554.27 | Clerk's January 2017 salary. |

F2. To review current balances and financial position.

Lloyds Current Account balance after all cheques cleared and lodgements received: £34,221.27

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|----------------------------------|------------|---------------|
| Lloyds Current Account: | £35,334.32 | On 20/1/2017. |
| Scottish Widows Reserve Account: | £37,725.30 | On 1/1/2017. |
| Scottish Widows Gilroy Account: | £4,576.93 | On 1/1/2017. |

CORRESPONDENCE

The following correspondence has been received:

- C1. WBC – District Parish Conference – Tuesday 21st March.
It was agreed that Cllr. Frankum and Mrs. Pratt would attend.
- C2. Local government Review of West Berkshire warding arrangements.
Cllr. Hillerton, Cllr. Frankum and Cllr. Cairns will meet to agree a response to the review.

ROUND TABLE COMMENTS

- RT1. Consistency on Planning Applications.
There was a discussion on the consistency of BPC's observations on planning applications.

The meeting closed at 9.40pm.

Next Planning Meeting:

8.00pm Monday 27th February 2017 Memorial Hall.

Next BPC Meeting:

7.45pm Monday 13th March 2017 Memorial Hall.

Signature

Date