

MINUTES OF A MEETING OF BUCKLEBURY PARISH COUNCIL
Held at Bucklebury Memorial Hall on Monday 12th June 2017 at 7.30pm.

PRESENT

Cllr. P. W. Frankum (Chair); Cllr. B. Dickens; Cllr. A. Hillerton; Cllr. H. Cairns; Cllr. L. Clarke; Cllr. T. Banks; Cllr. A. Aldridge; Cllr. D. Southgate; Cllr. R. Ranken; Mrs. H. Pratt (Clerk).

APOLOGIES

Cllr. T. Slatford; Cllr. J. Brims.

OTHERS

District Cllr. G. Pask; District Cllr. Q. Webb; Mr. P. Allison (Pang Valley Flood Forum); Mr. A. Railton; Mr. G. Miles; Mrs. Hutchinson; Mr. and Mrs. Simpson; Mr. and Mrs. Allen; Mrs. S. Thompson.

PUBLIC SESSION

PS1. Planning application 17/01276/HOUSE for 4 Mortons Lane.

The minutes for this item are detailed under the planning section of these minutes.

PS2. Planning application 17/01313/HOUSE for Terrelee, Turners Green.

The minutes for this item are detailed under the planning section of these minutes.

PS3. Planning application 17/01257/HOUSE for Edglee House, Broad Lane.

The minutes for this item are detailed under the planning section of these minutes.

PS4. Pang Valley Flood Forum (PVFF).

Mr. Allison introduced the PVFF to councillors. The PVFF was formed in 2013 as a result of recommendations of WBC for parishes along the river Pang to work together in conjunction with Thames Water, WBC and the Environment Agency. Meetings are held every 3 to 4 months; the group is chaired by Kay Lacey and the Vice Chairman is Piers Allison.

Flooding in the Pang Valley has two separate causes; in the upper part of the valley flooding is caused by ground water and in the lower part of the valley flooding is caused by river water.

There is a technical subgroup which endeavours to model the river Pang. This group has two separate projects; the first project is looking at lowering the levels of ground water in the chalk and the second project is looking at where the river can be slowed down (and allowed to spread out increasing the volume of water which can be held) and also where the river can be speeded up.

Richard Benyon MP has given his support to the project and a bid has been submitted to Defra for funding.

All the work of the PVFF can be followed at www.floodallevation.co.uk. A link to this website will be placed on the BPC website.

Mr. Allison reported that it has been suggested that parishes along the Pang make a contribution of £100 towards expenses of the PVFF. It was unanimously agreed that BPC would make a contribution of £100 to the PVFF.

DECLARATIONS OF INTEREST

D1. Declarations of interest.

Members reviewed their declarations of interest; no amendments were made.

MINUTES

M1. Bucklebury Parish Council Meeting Minutes - Monday 8th May 2017.

The minutes of the Annual meeting of BPC held on Monday 8th May 2017 were approved as a true record and signed by Cllr. Frankum.

M2. Bucklebury Planning Committee Meeting Minutes – Monday 22nd May 2017.

Signature

Date

The minutes of the Planning Committee Meeting held on Monday 22nd May 2017 were approved as a true record of the meeting and signed by Cllr. Dickens.

CHAIR'S REPORT

CR1. Thames Water Meeting.

Cllr. Frankum reported that in a very positive meeting on the 12th June 2017, with Donna North (Thames Water) and Jon Wickens (8toO) it was reported that Thames Water would be replacing the water main on Harts Hill. It was also reported that funding would be available to assist with services which would be disrupted by the replacement work and in particular the school mini bus.

Donna North agreed to write an article for The Oaks and also send an article for the website.

CR2. Bucklebury Veteran Tree Leaflet

This has gone to the printers. It has been paid for the West Berkshire Countryside Society; BPC has not contributed to the cost.

Cllr. Frankum asked if it be appropriate for BPC to show their appreciation to Dick Greenway and the various people who have been involved by holding a small tea party to celebrate the launch in the Oak room. Thirteen people have been involved and councillors would be invited.

It was agreed that a small launch party of the updated leaflet should be held.

CR3. Thatcham Library.

The volunteer rota for Thatcham Library is going ahead. Cllr. Frankum will attend a meeting later in the month.

CR4. Heritage Forum.

There is a Heritage Forum meeting on 28th June when projects suitable to be locally listed will be presented. Cllr. Frankum will attend and talk about the Chapel and the cast iron grave markers in the Cemetery, if the work on those is completed in time.

CR5. West Berkshire Countryside Society (WBCS).

The WBCS held it's AGM in the Oak Room. It was well attended, Kay Lacey has retired as chair and Ed. Cooper is the new chair. We look forward to working with him.

CR6. Sally Wallington

Sally Wallington has moved to Dorset. Cllr. Frankum sent a card from BPC wishing her well. She will still be doing some work in West Berkshire.

CR7. Berkshire, Buckinghamshire and Oxfordshire Wildlife Trust (BBOWT).

BBOWT held a meeting for all the volunteers at their headquarters, Woolly Firs which was very well attended. It was a good occasion for networking and Cllr. Frankum had the opportunity to talk to Alex Cruckshank who is in charge of the commons in West Berkshire.

CR8. Clerk's Pay and Pension.

Cllr. Frankum reported that she has suggested that the Clerk should look at her pay with a view to a rise and investigate a pension.

HP

CR9. Bus Shelter Bin.

Cllr. Frankum reported that the bin on the Broad Lane bus shelter has been removed. BPC need to investigate replacement.

HP

CLERK'S REPORT

CL1. Planning Training.

A planning training session has been organised for Monday 26th June at 8pm in the Committee Room at the Memorial Hall. Bob Dray, a senior planning officer at WBC will talk about the planning process and the new Local Plan.

The planning meeting (if one is required) will take place at 7.30pm, prior to the training.

Signature

Date

CL2. Contribution to the Library services.

The Clerk has spoken to Paul James at WBC and informed him that BPC wish to support the service, but can only do so when a legal way forwards has been identified. Mr. James commented that it will be possible for parishes to contribute towards specific elements of the running of the libraries eg. book supply.

CL3. Bucklebury Vision.

The Clerk now has an editable, soft copy of Bucklebury Vision which can be updated in order to produce the refreshed version.

COUNCILLORS REPORT

CO1. Assets of Community Value.

It has been suggested that framed certificates are issued to venues which have been approved as Assets of Community Value. Mr. Shingadia, at Peach's stores would prefer not to have one but Mr. Bush at The Cottage Inn would like one, preferably before the end of the month. Cllr. Alderton will ask the publican at The Bladebone Inn whether he would like one.

CO2. Highspeed Broadband.

Gigaclear has been installing their cabled in the Berry's Road area. In doing this they have cut through the BT cable on several occasions.

PLANNING

Planning applications to be considered:

- P1. 17/01256/HOUSE The Old Police House, Bucklebury.
Demolition of existing single storey extensions and detached outbuildings, new extension and alterations to the Old Police House.
It was agreed that BPC has **no objection** to this application.
- P2. 17/01313/HOUSE Terrelee, Turners Green.
Front-side extension at ground floor and loft level, creation of new loft space and roof extension, new front porch, changes to existing fenestration; erection of new double length garage and demolition of existing garage and lean-to utility; removal of existing chimney.
The meeting was **closed** for the applicant to speak.
The applicant explained the application and the increase in size of 44%.
The meeting was **reopened**.
BPC had **no objection** to this application.
- P3. 17/01257/HOUSE Edglee House, Broad Lane.
S73A. Variation of condition 2 approved plans, to formalise existing self contained Annex instead of the approved garage conversion to games and study room. Of approved reference 10/03150/HOUSE. Conversion of attached garage to games room and study together with construction of detached garage.
The meeting was **closed** for the applicant to explain the application.
The meeting was **reopened**.
It was agreed that BPC has **no objection** to this application subject to the proposal not being rented out and must remain ancillary to the main property.
- P4. 17/01276/HOUSE 4 Mortons Lane.
Loft conversion with roof alterations with velux windows.
Cllr. Cairns reported that 4 Mortons Lane is one of a pair of semi-detached properties which together have the appearance of a traditional Berkshire farmhouse. This proposal would have the effect of unbalancing the dwellings and the massing will be very obtrusive. The property is in a very prominent position from the road as you enter Mortons Lane. When

Signature

Date

David Wilson Homes designed this part of Mortons Lane, the aim was to recreate a farm, with barn like buildings (nos 1 & 2), the farmhouse (nos 3 & 4) and farm cottages (nos 43 and 44).

The meeting was **closed** for residents to speak.

Mr. Miles commented that he had purchased 2 Mortons Lane and DWH were very keen on the entrance to Morton's Lane representing a farmyard. This proposal would change the whole impression.

The meeting was **reopened**.

It was agreed that BPC **object** to this application.

Planning decisions made by WBC:

- P5. 17/01123/HOUSE Stage Cottage, Zin Zan.
Detached garden studio.
BPC **objected** to this application which has been **withdrawn**.
- P6. 17/00833/HOUSE Brackenwood, Little Lane.
Proposed porch with additional roof dormer and internal first floor alterations.
BPC had **no objection** to this application which has been **approved** by WBC.
- P7. 17/00787/HOUSE Paxton House, Sadgrove Lane.
Alterations and extension to dwelling including single and first floor rear extensions and replacement flat roof with roof lights.
BPC had **no objection** to this application which has been **approved** by WBC.
- P8. 17/00512/HOUSE Ingleside, Fanny's Lane.
Erecting of two storey rear extension with new traditional car port to the side of the property.
BPC had **no objection** to this application which has been **approved** by WBC.
- P9. 17/00658/HOUSE Hytaville, Byles Green.
Proposed two storey side and rear extension and refurbishment of existing dwelling.
BPC **objected** to this application which has been **refused** by WBC.
- P10. 17/00215/HOUSE Marlston Farm.
Extensions to dining room and front door entrance porch.
BPC **objected** to this application; however it has been **approved** by WBC.
- P11. 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 took this decision to appeal and the appeal has now been **dismissed**.

DISTRICT COUNCILLORS REPORT

DC1. Cllr. Pask reported that he had taken up the issue about parish councils not being explicitly listed on the WBC web site as statutory consultees for planning applications; the website is being updated to include them.

TOPICS

T1. Thames Water.
Details of the issues with the water supply in Bucklebury have been passed to Kay Lacey who is a member of the Consumer Council for Water. She has agreed to pursue our case.

Signature

Date

Cllr. Banks commented on the leak in Little Lane, which appears to be in the same place as the last.

T2. Ivinghoe

BPC feels strongly that the insurance company should not simply pay this claim. In lieu of the insurance company agreeing to cover this claim it was **resolved** that: the ‘acknowledgement of service’ should be submitted giving BPC 28 days from the date of service to prepare a defence, a letter be requested from WBC stating that the comments of BPC did not influence WBC’s decision to advise Mr. Alderton to apply for a certificate of lawfulness and that the Clerk would consult with Roger Taylor at Hedley’s solicitors who specialise in parish council matters. Cllr. Dickens will keep a watching brief on the situation whilst the Clerk is on holiday.

T3. Bucklebury Meadows.

Cllr. Slatford had circulated a paper on the merits of the various options for access to the meadows prior to the meeting.

It was **resolved** that Mr. W. Hartley Russell would be approached informally concerning access to the meadows from Byles Green with a view to reaching a formal agreement prior to transfer of the meadows.

Cllr. Slatford was thanked for his work on this matter.

T3. Cemetery.

The applications for the local listing of the Chapel and the cast iron grave markers in the Cemetery will be considered by the Heritage Listing Committee on 28th June.

T4 Fred Dawson Playpark and the BMX Track.

Vandalism – The gate to the Playpark next to the BMX track was torn off its hinges last weekend; this has been reported to the Police. As a result, the Memorial Hall committee have been asked about CCTV behind the hall. Cllr. Dickens reported that there are two sensors behind the hall, but the CCTV hasn’t been operating recently and needs to be upgraded. BPC agreed to support the upgrade of the CCTV facility.

Fencing – Replacement of the fencing has started and was scheduled to take three days although it looks as though it will only be two.

Replacement of the Pole supporting the Tube Slide – A quote for repairs to the pole is expected from Playground Facilities Ltd (who installed the unit). There was a suggestion that a second quote should be obtained for this work.

Working party – A date needs to be set for a working party to make various general repairs to the equipment. Cllr. Southgate has worked on costings of between £350 and £450. It was **resolved** that £500 could be spent on materials for repairs to the playpark equipment.

T5. Countryside.

Rights of Way – Byway BUCK 81/1 (Hillfoot to Scotland Corner) had an emergency closure on it due to a split willow tree. The Clerk advised WBC that they should also inspect the surface with a view to placing a TRO on it.

FINANCE

F1. Statement of Accounts.

Councillors **resolved** to approve the Statement of Accounts for FY16/17 as presented by the Clerk/RFO.

F2. Statement of Governance.

Members **resolved** to approve the Statement of Governance as presented by the Clerk/RFO.

F3. Cheques signed since the last meeting:

The Alpha Xperience £261.00 Printing of the May edition of The Oaks.

F4. Cheques signed by Councillors:

Post Office Ltd £11.94 SSE streetlight supply.

Signature

Date

The Alpha Xperience	£28.00	Printing for the Assembly.
BALC	£581.95	BALC Membership.
GLEAM	£15.00	GLEAM Membership.
J. S. Poole	£3.00	Oaks delivery – Berry’s Road.
Piers Allison	£12.60	Hall Hire for PVFF meeting.
David Southgate	£11.83	Cable ties for the Playpark.
P.W. Frankum	£17.50	Expenses
Helen Pratt	£554.27	Clerk’s May salary.
Sylvia Cornell	£40.00	Bus shelter cleaning, April, May & June 2017.
P. W. Frankum	£25.69	Card and token for internal audit.

F5. To review current balances and financial position.
Lloyds Current Account balance after all
cheques cleared and lodgements received: £43,574.10
Lloyds Current Account: £45,201.19 On the 19th May 2017.
Scottish Widows Reserve Account: £37,773.89 On the 1st April 2017.
Scottish Widows Gilroy Account: £4577.97 On the 1st April 2017.

REPORTS

- R1. Victory Room.
The committee is busy making applications for grants. A group from Kennet School are making a video of the hall users showing how it is used by the people who hire it. The Bucklebury Beerfest will be held on 30th September; volunteers are most welcome.
- R2. WB Heritage Forum AGM.
Cllr. Cairns reported that she had attended this meeting with Cllr. Frankum and Cllr. Southgate. The meeting focused on how heritage is championed across West Berkshire. Assets to be considered for local listing include the Pound at Brown’s Gate and the Chapel. There was some suggestion of extending the ‘blue plaque’ scheme which has been started in Newbury, but funds are limited.
- R3. WBC Devolution workshop.
The Clerk reported that she had attended a workshop run by WBC on devolution. It was suggested that assets could be devolved so that local communities could run them more efficiently and be proud of them. In addition to the devolution of assets there was some discussion about the devolution of services. Essentially there was strong encouragement to recruit and maintain volunteers.
The message relayed to WBC by those Clerks present was that better communication needs to take place between all parties involved.
- R4. Events Committee.
The Christmas Tree Festival will take place this year on Sunday 1st December in the Memorial Hall. Funds raised will be donated to the Rosemarie appeal and West Berkshire Foodbank.

ROUND TABLE COMMENTS

- RT1. Complements Slips.
A number of councillors requested more complements slips. Cllr. Cairns agreed to distribute them.

The meeting closed at 9.45pm.

Future Meetings

BPC Meeting: 7.45pm Monday 10th July 2017 Memorial Hall.
Planning Meeting: 7.30pm Monday 24th July 2017 Memorial Hall.

Signature

Date