



Stratfield Mortimer Parish Council

Unadopted Minutes of Meeting

held on Thursday 14 September 2006 @ 7.30 p.m.

Present: Councillors: K Davies, J Morden, P Challis, D Ives, A Philips, P Blagden, A Thorpe, T Shorrocks, C Lewis, K Lock (District) and Mrs J Kirk (Clerk).

Apologies: Councillors: S Harding, S Clark, N Kiley, G Puddephatt, A Smith, and G Parry.

Declaration of Interest: Cllr Philips item numbers 06/134 (viii) and 06/135 (ix).

06/120 **Minutes and Matters Arising:**

Minutes:

The Minutes of the Meeting of 13 July 2006 and the Minutes of the Extraordinary Meeting of the 3rd August 2006 were approved as a true record and signed by the Chairman.

Matters Arising:

06/116 The Clerk confirmed that a Business Credit Card had been obtained and that a copy of the terms and conditions and uses will be kept in the Parish Office.

06/121 **Report from District Councillors:**

Cllr Lock reported that the planning application had been received from Prudential to build 7,500 dwellings north of the M4 and west of the Mortimer to Reading railway line and all in Burghfield parish. Over 1000 of the dwellings would be 1 bedroom dwellings and more than 1,000 would have 4 bedrooms or more. There would be one secondary school, five primary schools, medical facilities, a church and shops etc. The scheme would take 25 years to complete and would include moving 3.5 million tons of spoil onto the site to raise it by a metre. Drainage would be into Theale Lake. West Berkshire are against the plan as are Reading Borough Council and the Environment Agency so the application will then be refused and will then go to appeal and probably a Public Enquiry. The effect on the wildlife sites would be catastrophic as would the effect on traffic in the whole area. **If allowed this development would be a 'windfall' site so it would be in addition to the 10,000 houses West Berkshire has to take under the next local plan.** A new Local Government Act has been passed which will strengthen the rules on Postal Voting and will also all require voters to sign for their ballot paper at the Polling Station. The Administration are tightening up on the issues of passes for free transport to schools, sticking strictly to the Government regulation of over 2 miles for under 9's and over 3 miles for 9 and over. There is some dispute about what is a safe route for walking to school accompanied by an adult and a number of families in Mortimer have lost their free passes. Cllr Lock said he was angry and disappointed that the work on the Street was not completed by the start of the school term. Because West Berkshire are changing contractors from Ringway to Fitzpatrick at the end of September and they are having difficulty in obtaining a connection date for the traffic lights from SEC the work will not be carried out until October. The 165 requests for vehicle activated signs throughout West Berkshire are still being prioritised. It was agreed that the Parish Council would write to West Berkshire Council protesting about the removal of the free bus passes to Willink School. Clerk to action.

06/122 **Planning:** Cllr Morden reported that the Committee had met three times since the last Council Meeting on the 26th July, 15th August and 6th September 2006 when 15 plans were considered.

06/01473/HOUSE 55 Windmill Road. Enlargement of first floor bedroom at rear and extension of canopy roof to porch. No objection.

06/01511/FULMAJ Land adjacent to 29-30 The Bevers. Erection of two storey building with accommodation in roof for 10 No 2 bedroom flats. Object:

1. Overdevelopment of the site.
2. Inadequate parking and amenity space.
3. By virtue of height and bulk and design totally out of keeping with the properties in this part of the village.

06/01556/HOUSE 55 Victoria Road. Kitchen and cloakroom extension. No objection.

06/01590/HOUSE	7 Garth Road. Two storey rear extension and single storey extension. No objection.
06/01600/FULD	Mortimer Men's Club. Demolition of existing and all outbuildings. Erection of 9 dwellings in semi-detached form, car ports and associated car parking. No objection.
06/01606/FULD	6 King Street. Demolition of house and workshop and erection of one pair of semi detached and 2 detached dwellings. No objection.
06/01652/HOUSE	Twelve Oaks, Brewery Common. Amendment to approval 06/00708 to increase kitchen extension by 1.06m north. No objection.
06/01625/FUL	Field adjacent to St Mary's Church, The Street. To formalise and extend use of existing field used as church car park and to include joint use by school for school events and for limited use, half hour beginning and end of school day. This will include dwarf wall with railings, getaway and pedestrian gate. Object <ol style="list-style-type: none"> 1. This application is not for regularisation of current use but an application for change of use from agricultural to car park. The current occasional use is no more than twice a month in summer and less in winter. 2. Dangerous road traffic implications where the sight lines are limited. 62 parking spaces indicate some 250 traffic movements per school day from the Church Lane onto The Street at a dangerous bend. 3. No proper case can be made for a permanent car park for such a limited use on a green field site outside the settlement boundary. 4. The proposal does not encourage a "Walk to School" ethos.
06/01727/HOUSE	11 Asparagus Close. Garden shed and garden greenhouse. No objection.
06/01744/HOUSE	Chestnuts, Hammonds Heath. Two storey side extension. No objection.
06/01789/FULD	Garth House, 34 St John's Road. Demolition of Garth House and construction of four x 5 bedroom houses and two 4 bedroom houses with parking, access and landscaping. No objection.
06/01662/HOUSE	12 Asparagus Close. Shed. No objection.
06/01853/OUTD	Land adjacent to 56 The Avenue. Segregation of 0.1 hectares from No 56 The Avenue and erection of two storey, four bedroom house. No objection.
06/01922/HOUSE	Hillside, The Street. Two storey side extension with room in roof, dormers front and rear, replacement porch. New vehicle access off of Kiln Lane. No objection.
06/02001/HOUSE	Portmellon, 3 Spring Lane. Single storey hall and workshop extensions. Conversion of garage, new conservatory and increased width of drive and entrance. Object <ol style="list-style-type: none"> 1. Concern over the loss of garage. 2. The inclusion of a workshop 2.5m by 6.0m adjacent to neighbours amenity space in a residential area.
The following Planning Officers recommendations have been received from West Berkshire Council:	
06/00675	Land adjacent to 40 West End Road, 2 Semi detached 3 bedroom houses. Approval.
06/01107	35 Windmill Road. Bedroom in roof and rear single storey extension. Approval.
06/01207	10 Asparagus Close. Conservatory. Approval.
06/01432	5 Asparagus Close. Conservatory. Approval.
06/01438	91 Victoria Road. Two storey rear extension and single storey side extension. Approval.
06/01473	55 Windmill Road. Enlargement of 1 st Floor bedroom to the rear and extension of canopy to porch. Approval.
06/01556	55 Victoria Road. Kitchen and cloakroom extension. Approval.
06/01590	7 Garth Road. Two storey rear extension, conservatory and single storey extension. Approval.
06/01600	Mortimer Men's Club. Demolition of existing. Erection of 9 dwellings in semi detached form. Approval.
06/01652	Twelve Oaks, Brewery Common. Amendment to approved permission 06/00708 to increase kitchen to the north by 10.6cm. Approval.
06/01293	This application has been withdrawn. Land adjacent to Orchard Cottage, 72 The Avenue to erect a four bedroom dwelling – withdrawn.

The following appeal decision have been received from the Planning Inspectorate:

- 05/00628 (a) The Colt House, Sweetzers Piece
- 05/01416 (b) The Colt House, Sweetzers Piece
- 05/01997 (c) The Colt House, Sweetzers Piece
- 06/00192 (d) The Colt House, Sweetzers Piece

The Inspector allowed the appeals a) b) and d) and dismissed c). The developers therefore have permission to proceed with the demolition of The Colt House and the erection of 2 detached houses on the lines of

applications a) b) or d) but not c) which was considered to be out of character.

06/00122: Land to the rear of 33, 25 and 37 West End Road. The appeal is dismissed. This is the second appeal to be dismissed for this site.

05/01685: Land to the rear of Serena, Birch Lane. New detached 4 bedroom dwelling and passing bay. The appeal is allowed. One of the conditions is that no work on the new house can commence until the passing bay in Birch Lane has been constructed.

05/01825: Land adjoining Mortimer Railway Station. This will be a Hearing to take place at 10am on Wednesday 18th October 2006 at West Berkshire Council Offices, Newbury.

06/00179: St John's House, Loves Wood. Single storey building to enclose swimming pool. This appeal is by written statements and a site visit.

06/00805: Land to rear of Birch Cottage, Birch Lane. Erection of dwelling house. This appeal is by written statements and a site visit.

05/02764: The Garden House, Monkton's Lane. This will be the subject of an Informal Hearing on a date to be determined.

06/00288: Mortimer Surgery, 72 Victoria Road. An Informal Hearing was held at the West Berkshire Council Offices on Tuesday 12th September 2006 followed by a site visit. Cllr Morden attended on behalf of the Parish Council. The Inspector's report and decision is to be expected in about 4 weeks.

The Fire Station, West End Road. The appeal by Hutchinson 3G UK Ltd against West Berkshire Council's refusal to allow the practice tower to be raised by 19.0m is being considered by written statements. The Parish Council has reiterated its objections to the Inspectorate.

06/123 **Update on Rural Housing Trust:** The Clerk reported that Helen Visram from the Rural Housing Trust had left a message to say that she had contacted West Berkshire Council Planning Department in order to arrange a site meeting but had been told that there would be a two month delay on being able to get planning guidance from West Berkshire. The Clerk was asked to contact West Berkshire Council direct to see if this long awaited meeting can be arranged.

06/124 **Update on Village Design Statement:** No report a meeting of the working party is to be held in the very near future.

06/125 **Roads, Footpaths and Commons:** Cllr Shorrocks reported that the Parish Council had been informed by West Berkshire Council that the Safer Routes for School scheme had started during the week commencing the 31st July with the ducting for the signal controlled crossing. It was their aim for the scheme to be completed before the schools returned but unfortunately their term contractor had been trying to complete many schemes as the contract finishes at the end of September when a new contractor takes over (see Cllr Lock's report). The construction works will be completed by the end of September. However the completion of the signal controlled crossing is in the hands of SEC as they have to connect the crossing to the power supply. The request to reduce the speed limit to 30mph on The Street was recommended by the Speed Limit Task Group and subsequently approved. This was advertised from the 3rd to 24th August 2006 and as no objections were received the new speed limit can be implemented. West Berkshire have said that they will arrange for the speed limit order and appropriate signing to be implemented without delay and the anticipate that the speed limit will be introduced by the end of September or early October depending on when their Legal Team can programme the work.

i. **Update on West End Road Car Park:** The Clerk reported that the letter requested at the last meeting had been sent to Royal Berkshire Fire and Rescue and that a reply was received on the 26 July both of which were read out. These letters have been forwarded to West Berkshire Legal Department who are to take up this matter on behalf of the Parish Council with the Fire Authority and the Land Registry.

ii. **Update on Brewery Common Registration:** The Chairman advised that further to minute 06/87(i) in June 2006 Mr McLoughlin had written to the Council saying that he now preferred 'disposing of the objection by agreement'. The Clerk had received advice from the Council's solicitors in the light of which The Chairman proposed that it would be an equitable and sensible agreement to dispose of the objection by agreeing a slightly adjustment of the boundary in return for a £1,500 contribution towards the Parish Council's costs already incurred. Cllr Shorrocks seconded this and it was unanimously agreed. **The Clerk** to action.

iii. **To consider installation of addition 'dragons' teeth' for Heath Elm Common:** Cllr Blagden proposed that dragons teeth be installed all the way round the road edge of Heath Elm pond and also to replace the stakes already there which are damaged and broken at a cost of up to £600 plus VAT. . This would prevent vehicles (mainly contractors) from parking their

vehicles on the grassed area and damaging it. This was seconded by Cllr Phillips and unanimously agreed. Clerk to action.

06/126 **Fairground, Trees and Amenities:**

Report: Cllr Blagden reported that Fairground Working Parties continue and have collected all the rubbish from the ponds, which is awaiting collection. Advice has been sought from the Pang and Kennet Valley regarding the clearing of the ponds who have advised that one quarter should be cleared each year. This is to be carried out in the autumn.

- i. **Monthly Play Area Inspection Report:** In the absence of Cllr Smith the Clerk reported that there had been no further damage to the pieces of equipment during the summer. One of the junior swings has been stolen and is to be replaced. The chains on the remaining junior swings are in need of replacement due to wear and tear and this has been put in hand. A handle has been ordered for the vandalised motorbike toy, which was removed for safety.
- ii. **Pavilion Project:**
 - a) The formation of a Community Interest Company (CIC) was considered on the recommendation of the Finance and General Purposes Committee. A paper on this had been previously circulated to all councillors. The Chairman proposed the formation of a CIC in relation to the relevant paperwork. This was seconded by Cllr Lewis and unanimously agreed.
 - b) The Chairman proposed that the CIC should be required to start work on the demolition of the existing building and incur the necessary expenses to draw down the first tranche of the SEEDA grant of £20,000 (plus £20,000 match funded) by the 31 March 2007. This was seconded by Cllr Blagden and unanimously agreed.
- iii. **Fairground Trust update on Lease:** The Chairman informed the Council that the Lease was signed on the 23rd August 2006 at an annual rent of £2,000 per annum. It had also been agreed by the Council at the Extraordinary Meeting on the 3rd August 2006 to pay the Charity an ex-gratia payment of £2,000 (which is non-refundable) plus a payment of £4,000 (interest free) towards their Solicitors' costs to be repaid by deduction from the rent as follows:-
 - 1 In the first year the annual rent of £2,000
 - 2 In the second, third, fourth and fifth years a reduced rent of £1,000
 - 3 In the sixth and seventh year the annual rent of £2,000
 - 4 Thereafter the sum of £2,000 or such other sum as is agreed by way of the rent review due in 2013.

The Parish Council are now the Leasehold owners of the Fairground.

06/127 **Cemetery:** In the absence of Cllr Clark the Clerk reported that installation of the 18 metre pipe with rodding eye had been completed. Councillor Challis questioned that an inspection chamber had not been installed and it was agreed the Clerk would check with both Cllr Clark and the contractor that the work had been carried out as per the quotation before paying the invoice submitted. Cllr Lewis said he would also make a site visit and check the work.

06/128 **Communications Committee:** Cllr Blagden reported that the Communications Committee met on the 13th September and that he was elected as Committee Chairman for the coming year. The development of the forthcoming Newsletter was discussed and Cllr Blagden updated councillors on the new arrangements for the computer courses. Unfortunately Mortimer has used up its allowance of the free sessions from the West Berkshire Adult Learning Department so from now on students will have to pay a fee for the tuition and a small fee to cover the hire of the hall for future courses. Cllr Blagden is in the process of making the arrangements for the next course due to begin in October.

06/129 **Street Lighting Working Party update:** In the absence of Cllr. Puddephatt the Clerk advised that an initial meeting of the Working Party took place on the 30th August 2006. A working feasibility paper 'Street Lighting in Stratfield Mortimer Parish' has been drawn up and a further meeting is to be held at the beginning of October to progress this further.

06/130 **Update on proposed car park at Mortimer Station:** The Chairman reported that he and Cllr Kiley had met with Mike Crane of First Great Western (which is to continue the train franchise) to try and progress the project. More information is needed from the Rail Development Officer at West Berkshire Council. A further Working Party Meeting is to be arranged.

- 06/131 **Policing update: Community Support Officers.** A consultation paper was circulated to all members. Cllr Ives informed that following the meeting on the 29th June a letter had been received from Chief Inspector Paul Kirkland outlining a proposal for partial funding for Community Support Officers. A further meeting has been arranged for 4th October and Cllrs. Clark, Ives and Blagden are to attend. Cllr Ives is to also approach Burghfield Parish Council to discuss possible options and this will also be discussed at the next BNAG Meeting on 3rd October. This is to be put on the next Parish Council Meeting to be discussed further.
- 06/132 **SID (Speed Indicator Device) Update:** Cllr Ives reported that Parish Councillors had carried out a series of speed checks on roads around the village using the Speed Indicator Device (SID) provided by West Berkshire Council. This was carried out at various times of the day but mainly focused on morning and evening rush hours and the afternoon school runs. The objective of using the SID machine is to make car drivers aware of their vehicle speeds. All sightings were done in the 30mph areas in the village and more than half of the drivers were travelling at more than the regulation speed limit.
- 06/133 **Audit Report from Hacker Young for year ending 31.3.06:** The Clerk reported that Messrs Hacker Young (the council's external auditors) have returned the Annual Return for the year to 31 March 2006 duly audited. A copy of the public notice advising the conclusion of the audit stating that the annual inspection is available for inspection will be advertised on the Parish Council notice boards for 14 days. A formal vote of thanks was offered to The Clerk for all her hard work in completing the audit.
- 06/134 **Finance: To ratify accounts paid in August 2006:** proposed by The Chairman and Cllr Thorpe seconded this. Carried unanimously.
- i. Clerk's Salary.
 - ii. Inland Revenue Tax and NI.
 - iii. Clerk's Expenses.
 - iv. Custodian's Salary.
 - v. RBWM (Pension).
 - vi. Stewarts of Mortimer Ltd (Mortimer Link) £900 inc VAT.
 - vii. Forbuoys Ltd (newspapers) £4.75.
 - viii. Ian Philips (grass cutting/spraying Cemetery) £221.81inc VAT.
 - ix. Staples (stationery)£47.38 inc VAT.
 - x. D Nickless (updating Community Award Board) £44.80.
 - xi. Court Solutions (repairs to tennis courts) £420.00
 - xii. Hacker Young (external audit fee) £411.25
 - xiii. SLCC (Annual Conference Fee) £340.00
 - xiv. Pipex Homecall Ltd (telephone Parish Office) Direct Debit £24.99 inc VAT
- 06/135 **Finance:** In accordance with the Council's Financial Regulations all the following items for payment were considered together. The Chairman proposed that they be paid; Cllr Thorpe seconded this. Carried unanimously.
- i. Clerk's Salary.
 - ii. Inland Revenue (Tax and NI).
 - iii. Clerk's Expenses.
 - iv. Custodian's Salary.
 - v. RBWM (Pension).
 - vi. Stewarts of Mortimer Ltd (Mortimer Link) £900 inc VAT.
 - vii. Forbuoys Ltd (newspapers) £3.80.
 - viii. Caudwell Communications Ltd (telephone Parish Office) direct debit £25.26 inc VAT
 - ix. Ian Philips (grass cutting Cemetery) £166.00 inc VAT.
 - x. Bridgewood Landscape Services (grass cutting Alfred Palmer Field) £160.00. Not submitted
 - xi. R M Weavers (grass cutting Fairground June) £179.78 inc VAT.
 - xii. Stratfield Mortimer Fair Ground Charity (rent for Lease 06/07) £2,000.00.
 - xiii. Stratfield Mortimer Fair Ground Charity (ex-gratia payment towards legal expenses) £2,000.00.

- xiv. Stratfield Mortimer Fair Ground Charity (Loan to Trustees) £4,000.00.
- xv. K Davies (reimbursement of part payment of BT Bill Parish Office) £44.90.
- xvi. Clarks Legal (part payment for Brewery Common registration) £801.35 inc VAT.
- xvii. Kompan Ltd (spare part for play equipment) £25.57 inc VAT.
- xviii. Dabs.com (external hard drive for PC) £125.88 inc VAT.
- xix. Butlers Land Services Ltd (installation of new drainage pipe Cemetery) £1,410.00 inc VAT.
- xx. SLCC Conference Hampshire (training Clerk) £20.00.
- xxi. Dads Shop Ltd £35.90
- xxii. Thames Water Utilities Ltd (water trough Fairground) £5.48
- xxiii. Burghfield Parish Council (Hall rental BMNAG Meeting) £16.50
- xxiv. G.W. Roffe (blade for brush cutter) £22.99 inc VAT.
- xxv. Viking Direct (stationery) £8.67 inc VAT.

06/136 **Correspondence:**

West Berkshire Council. District Parish Council 17 October at the Council Offices, Newbury.

06/137 **Minor Matters/Future Agenda Items:**

None

Date of Next Meeting: Thursday 12th October 2006 at 7:30 p.m.

The Meeting closed at 10:05pm