



## Stratfield Mortimer Parish Council

### Unadopted Minutes of Meeting

held on Thursday 14<sup>th</sup> December 2006 @ 7.30 p.m.

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

**Apologies:** Councillors: G Puddephatt, S Harding, G Parry, N Kiley, S Clark, T Shorrocks, and K Lock (District)

**Declaration of Interest:** None

06/178 **Minutes and Matters Arising:**

**Minutes:**

The Minutes of the Meeting of 9<sup>th</sup> November 2006 were approved as a true record and signed by the Chairman.

**Matters Arising:**

- Cllr Lewis expressed concern that he was not informed that he wished to know the date of the Finance and General Purposes Committee Meeting as an observer.
- 06/177 (i) Further to this minute Cllr Challis added that meetings could be shorter if discussions were to be kept more concise.

06/179 **Report from District Councillors:**

In the absence of Cllrs Lock and Harding the Clerk read out a report which said that the planning application for Wokefield Park has been withdrawn for further local consultation. Sovereign Housing have been disposing of housing sites to the private sector in order to raise money for new construction and are to continue to dispose of sites in this way and in fact will be reducing the overall number of rented dwellings for some time. The only way of ensuring that local village needs are met is by insisting on a local lettings policy on new developments or providing small schemes on so called exception sites which can be done through the village plan process. The Government have informed West Berks that funds are being made available to rebuild one secondary school in the district under the Schools for the Future programme. St Barts at Newbury was chosen from a short list of schools. There is a plan to rebuild Deanfield School and to put Long Lane Primary, Brookfield Special School and local council services all on the same site. West Berks has £12million in the forward budget for this scheme but the cost will be £26million and difference is to be made up from asset disposals.

06/180 **Planning:** Cllr Morden reported that the Committee had met once since the last Council Meeting on the 29<sup>th</sup> November 2006 when 8 plans were considered.

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|----------------|---|
| 06/02606/HOUSE | 14 The Avenue. Two storey rear extension, single storey detached garage to rear.<br>Object The Parish Council cannot comment until such time as drawings showing clear dimensions and especially the relationship to the adjacent properties are submitted. The block plans give an entirely false indication as to the relative position and size of Nos 12 & 16 The Avenue. It was further understood that the garage was to be situated 4 ft from the common boundary in order to retain the viability of the hedge.   |
| 06/02617/FULD  | Monkey Puzzle Field, The Street. Retrospective change of use. Agricultural to equestrian, erection of stables, barn, storage of caravan and horse box.<br>Object. To allow this application would create a dangerous precedent which could lead to further development on the agricultural site. The buildings presently erected are unsightly. The rough shed is masquerading as makeshift stables. The 'caravan' is dilapidated. The horse box is a box van. In addition the buildings are too close to the highway and the access to the field at the junction of The Street and the eastern arm of The Avenue is dangerous. |
| 06/02517/HOUSE | 23 Bilberry Gardens. Conservatory. No objection   |
| 06/02527/OUTD  | Land adjacent to 16 The Bevers. New dwelling.<br>Object Over development, will create a cramped appearance at the end of this terrace with limited access.  |
| 06/02541/HOUSE | Trees, 29 St John's Road. Single storey extension with rooms within roof space. No  |

- objection.
- 06/02588/HOUSE 38 Stephens Road. Front and rear ground floor extensions. Object. The front addition is overlarge as a porch projecting beyond the building line and will be detrimental to the street scene.
- 06/02667/HOUSE 17 The Avenue. Single storey side and rear extensions. No objection.
- 06/02674/HOUSE 65 Victoria Road. Single storey and two storey rear extensions, demolition of existing rear workshop and relocation of rear garage. No objection.
- The following Planning Officers recommendations have been received from West Berkshire Council:
- 06/02113 4 Railway Terrace. Front porch, change garage to kitchen, enclose rear passage, convert to study. Approval.
- 06/02231 Land at 2 The Avenue. New dwelling and double garage. Approval. Condition 8. First floor windows to N.W and S.E. elevations to be obscure glass and no additional openings to these elevations without written permission irrespective of the provisions of the Town Planning (general permitted development) Order 1995.
- 06/02236 34 Windmill Road. Two and single storey extensions. Approval.
- 06/02321 Little Goodwyns, Drury Lane. Single storey rear extension. Approval.
- 06/02323 12 St John's Road. Shower room extension and pitched roof over garage and study. Approval.
- 06/02330 71 The Avenue. Single storey rear extension. Approval.
- 06/03118 40 West End Road. An application to remove certain conditions attached to the approval granted for Application 06/00675 has been withdrawn. There are two properties already built and advertised for sale. The Parish Council objected to the removal of the agreed condition.
- 06/02290 (adjacent parish) Wokefield Park. The replacement of the burnt West Lodge with additional bedrooms has been withdrawn pending consultation on trees, lighting, traffic and access.
- The following appeal decisions have been received from the Planning Inspectorate:
1. Land adjacent to Mortimer Railway Station (05/01825). Dismissed. Whilst accepting that flooding could be contained, gas cylinders were an acceptable hazard, foul sewage presented no risk. He came to the conclusion that the housing element would be harmful to the open countryside and it was outside the settlement boundary.
  2. Fire Station, West End Road (06/00433) Hutchinson 3G UK Ltd for a 2.5m extension to the tower with various radio dishes and antenna. Allowed under Government guidance PPG8
  3. Land to the rear of 40 Stephens Road ( See Minute No 06/177 (iii)): This has now been fenced for a considerable distance. The fence is 2m high. The ownership of this land is traceable for more than 40 years. West Berkshire Planning Enforcement Officer has reported that 'The legislation states quite clearly that where a fence is adjacent to highway, it can only be to a height of 1metre without consent, any greater, and planning permission is required. As this is not residential land, and the trees are covered by TPO, we should seek the necessary retrospective planning application from the landowner for the fence. At the same time, we should investigate what plans the landowner has for this site as change of use would have to be considered if there is any stated intention to use the land in a different way than at present. I have noted the double gates in the fence. I will pursue this.'
  4. Ancient Monument, Round Barrow adjacent to 36 Stephens Road (see Minute No 06/177(ii): As requested the Clerk wrote to Head of Property Services, West Berkshire Council asking for his help in resolving the long outstanding problem of the encroachment of the lelandii hedge on this ancient site which was first reported to them in September 2004. A subsequent reply has been received from West Berks saying they will investigate and report their findings shortly.
- 06/181 **Update on Rural Housing Trust:** Cllr Morden reported that we have now heard from Mr P Sulley (Principal Planning Officer) at West Berkshire Council who has carried out site visits. He has seemed to rule out nearly all sites after balancing the positives and negatives. The Rural Housing Trust have also responded saying that they will need to consider the report and comments from the planners from a fieldwork and development perspective and will contact the Parish Council to discuss.
- 06/182 **Update on Village Design Statement:** No report.
- 06/183 **Roads, Footpaths and Commons:**
- i. **Update on West End Road Car Park:** No update.
  - ii. **Update on Brewery Common Registration:** No update.
  - iii. **Update on Vehicle Activated Signs:** The Clerk reported that she had received a letter saying that 176 individual sites had been nominated for inclusion in the Council's VAS project. These sites are being organised with those having the highest number of recorded injury accidents and concerns about speed of traffic being the highest priority. West Berkshire are

hopeful that funding can be provided in the Council's Capital Programme to extend the project beyond 2006/07 enabling them to install a further 40 signs. He (and Cllr Lock) said that parishes that would be willing to contribute towards the cost of a VAS are more likely to be considered. It was therefore agreed that the Clerk write to West Berkshire Council to say that SMPC might consider making a contribution towards Vehicle Activated Signs in Mortimer and to ask for further details such as costs etc.

06/184 **Fairground, Trees and Amenities:**

- i. **Report from Committee Meeting held on 16<sup>th</sup> November 2006 who recommend the following (using funds from the 06/07 budget to be spent by 31.3.07):**
  - **Replacement of broken rails and post fence and installation of a pinch stile at a cost of £2,656 plus VAT**
  - **Repair/replacement of fence on both sides of the conservation strip and installation of 2 x 12' metal gates at a cost of £1,017 plus VAT**
  - **Installation of Youth Shelter (to include solar lighting) at a total cost to the Parish Council of £1,625 plus VAT (after a grant from West Berkshire Council of £5,000 towards the cost)**
  - **Installation of a multi-sport goal at a total cost to the Parish Council of £4,295 plus VAT (after using the remaining £1,800 from the LIPS Grant towards it)**
  - **Purchase of hand tools for use by working party/custodian to be purchased from Winchester Garden Machinery at a cost of £352.96 inc VAT**
  - **Purchase of daffodils at a cost of £33.45 plus VAT**

Cllr Blagden confirmed that the full £5,000 Parish Plan grant had been obtained towards the Youth Shelter and proposed that all the items above be purchased from the 06/07 budget in the financial year to 31.3.07; this was seconded by Cllr Ives and unanimously agreed. The Clerk was asked to check on whether planning permission is required for the youth shelter and multi sport goal. **The Clerk to action.**

- ii. **Monthly Play Area Inspection Report:** No report
- iii. **Pavilion Project: Update on the formation of a CIC:** The Chairman reported that the Directors have been appointed and the company set up. The Company will now be responsible for the building of the pavilion and fund raising (in consultation with the Parish Council). It was unanimously agreed that the balance of approximately £3,039 in the Parish Council's account can be given to the CIC once they have set up a bank account. The Parish Council's account can then be closed.

06/185 **Cemetery:** No report.

06/186 **Communications Committee:** Cllr Blagden reported that the Committee met on the 5<sup>th</sup> December when it looked at the content for the next Newsletter is scheduled to go out at the end of January 2007.

06/187 **Street Lighting Working Party update:** No report.

06/188 **Update on proposed car park at Mortimer Station:** In the absence of Cllr Kiley The Chairman read out his report which stated that a planning application can be submitted as soon as forms are received from West Berkshire Planning Dept. Cllr Kiley has the plans and will submit an application reflecting the concerns, recommendations and specifications discussed with Planning Officer Sara Appleton at the meeting at the Parish Office on the 7<sup>th</sup> November.

06/189 **Policing update: Community Support Officers:** Cllr Ives reported that Neighbourhood Watch are giving out more information from which it is apparent that there is more crime, burglaries and vandalism. There has been no meeting of the BMNAG since the last Parish Council Meeting and Burghfield Parish Council have informally said they are intending to go forward with the additional CSO regardless of whether any other parishes participate. More information to be given at the next meeting.

06/190 **Willink Leisure Centre Report:** Cllr Morden attended the 'Stakeholder' day at Shaw House on Wednesday 13<sup>th</sup> December 2006. The Willink contract runs out on 30 June 2007 and unless a new contract is in place on 1<sup>st</sup> July 2007 the Willink Leisure Centre will have to temporarily close.

Courtesy Leisure, the current managers are not applying. There are now only two contenders for the contract to run the 5 core sites, Northcroft, Hungerford, Kennet, Willink and Cotswold (all currently run by private management) and the 4 non core sites, Downland, Lambourn, Theale and Kintbury (West Berkshire Council managed). The 4 non core sites are small. The two contenders are Parkwood Leisure and Leisure Connection. Parkwood run 51 facilities nationwide and Leisure Connection 40. They are both profit making companies. West Berkshire Officers are evaluating how stable the companies are, how robust, how flexible etc and will be obtaining references and visiting other authorities who have contracts with the contenders.

06/191 **Government White Paper:** The Chairman reported that this is not legislation yet and a Local Government Act will probably follow in the future. He had nothing to add to the information already circulated by the SLCC/NALC via the Clerk.

06/192 **AWE Liaison Committee Report (Circulated) and nomination of LLC representative:** Previously circulated and noted, a copy is available at the Parish Office. The Clerk reported that Mr B Taylor wishes to stand down as the LLC Representative after the next quarterly meeting in March. Cllr Ives agreed to become the new representative and this was proposed by The Chairman and seconded by Cllr Blagden. The Clerk was asked to write to Mr Taylor offering a vote of thanks.

06/193 **Update on Parish Plan Action Plan and meeting with West Berkshire:** The Clerk reported that members of the former Parish Plan working party met with Mrs Emma Lamb, Parish Plan Liaison Officer, West Berkshire Council on Friday 3<sup>rd</sup> November. The action plan was up-dated and West Berkshire Council have taken on board a number of outstanding actions such as Mortimer Link funding, Parish Plan grant for proposed youth shelter, the Rural Housing Trust planning steer, safe route to Willink School, new station car park etc. Many actions from the original Action Plan are now complete. The up-to-date action plan is available at the Parish Office and will be put on the Parish Council website. Mrs Lamb now recommends that the Parish Council consider re-visiting the Parish Plan.

06/194 **Precept figure recommended by the Finance and General Purposes Committee for the year 2007/2008 (papers attached):** The Chairman reported that the Finance and General Purposes Committee met on the 20th November to agree a budget and precept figure for the next financial year (budget circulated to all members). The Finance and General Purposes Committee recommend a precept of £79,779 (an increase of £4,961 on last year) the actual figure per household will probably not increase in view of the additional houses in the village (approx 150). It was proposed by The Chairman and seconded Cllr Thorpe that this Precept figure be accepted and was unanimously resolved. The Clerk to complete the Local Government Finance Act Form and send it to West Berkshire Council asking for a Precept of £79,779.

06/195 **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. This was seconded by Cllr Thorpe and it was 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. Forbuys Ltd (newspapers) £4.00.
- viii. Pipex Homecall Ltd (telephone Parish Office) direct debit £27.82 inc VAT.
- ix. West Berkshire Council (training cost, computer course) £288.00.
- x. Fieldwork Rest & Play (supply and installation of 2 Big Ben Litter Bins, repairs and work in play area) £1,535.73 inc VAT.
- xi. Kompan Ltd (Crazy Scrambler rocker toy top) £358.41 inc VAT.
- xii. Butlers Lands (waste clearance Fairground) £88.13 inc VAT.
- xiii. Thames Water (water trough Fairground) £5.61
- xiv. Butlers Lands (new dragons teeth Heath Elm Common) £685.03 inc VAT
- xv. Roland Signs & Graphics Ltd (two signs play area) £487.63 inc VAT

xvi. Society of Local Council Clerks (annual subscription) £135.00

xvii. SPISE (annual subscription) £30.00

06/196 **Correspondence:**

None

06/197 **Minor Matters/Future Agenda Items:**

**Date of Next Meeting:** Thursday 11<sup>th</sup> January 2007 at 7:30 p.m.

The Meeting closed at 09.40 p.m.