

CHIEVELEY PARISH COUNCIL

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PARISH COUNCIL MEETING MINUTES FOR TUESDAY 12 SEPTEMBER 2023 AT 7.30PM IN THE CHIEVELEY VILLAGE HALL, HIGH STREET, CHIEVELEY RG20 8TE MINUTES

Cllrs. Present:

Cllr. Sandie Allan
Cllr. Maurice Beard
Cllr. Mike Belcher
Cllr. Rob Crispin
Cllr. David Cowan
Cllr. Lesley Derry (Chair)
Cllr. Eric Friend
Cllr. Sarah Hutchison (Vice Chair)
Ward Member: Cllr. Heather Codling
Public: 7

Note: The meeting was recorded for the sole purpose of producing the minutes. The recording would be deleted once the minutes had been agreed.

1 APOLOGIES FOR ABSENCE: Cllr. Lesley Dick -

2 DECLARATIONS OF INTEREST ON AGENDA ITEMS AND DECLARATION OF MEMBERS INTEREST FORMS

Cllr. Belcher declared an interest in the Planning Application for 23/01805FUL Coombe House, High Street, Chieveley.

3 PUBLIC PARTICPATION

Three members of the public raised the following concerns on Planning Application 23/01577FUL Buildings and Land to rear of Londis Stores, Church Lane, High Street, Chieveley.

- Parking and road congestion in Church Lane and the High Street
- Safety of pedestrians, especially children who used Church Lane frequently for School.
- Eliminate parking for the Church users
- Plans of the development were not in keeping with Chieveley's Village Design Statement and Parish Plan.

4 PLANNING SCHEDULE (Appendix 1)

- **Planning Application 23/01577FUL Buildings and Land to rear of Londis Stores, Church Lane, High Street, Chieveley.** Parish Council Objected there was nothing in the design of the buildings that would 'enhance or better reveal the significance' of the Conservation Area (National Planning Policy Framework, NPPF para 206). The built form presented looked bland and the flat roof elements were out of character with other buildings nearby. The Heritage, Planning, Design and Access Statement did not explain how the proposal would enhance the Conservation Area. The removal of existing buildings would be necessary for any re-

development, so was not a notable achievement of the design. The concerns raised from the public would be noted in Parish Council's objection.

- Parish Council had no objections to other Planning Applications shown in Appendix 1.
- **Planning Application for 23/01805FUL Coombe House, High Street, Chieveley**, a comment would be added to 'no objections' to request that the main door window was of rippled/frosted glass to provide privacy.
- **21/02113/COMIND** - Land South Of Radnalls Farm Green Lane Chieveley Newbury West Berkshire. Construction of 2 no. agricultural buildings, formalisation of field access and construction of new track and hardstanding yard area. Construction of 10. no pigeon lofts, bird pond and siting of temporary agricultural worker's dwelling.
Ward Member, Cllr. Codling confirmed that the application would still be 'called-in' to full committee at WBC, if it were to be approved. Cllr. Cowan reported that 74 letters of objection, and a further 24 objections in 'comments' were submitted on-line. The Parish Council also objected. This pending application, which was submitted two years ago, has been causing a lot of anxiety to neighbours and residents wanted to know when it would be determined. In response to further application submissions shown on the planning portal, the Parish Council submitted a second representation on 16th August. ,
- **Vine Cottage, Curridge**. The Clerk had received an email from a Curridge resident to ask if Parish Council knew what was happening regarding tree felling etc. The resident asked if a 'change of use' had been approved? The Curridge Councillors did not know of a change and recommended residents to contact WBC using its [Report a Problem](#) online tool.

5 MINUTES

Councillors **RESOLVED UNANIMOUSLY** to confirm and adopt the Minutes of the Parish Council meeting held on 11 July 2023.

MATTERS ARISING

Item 10, the Clerk reported that someone had come forward to clean the Curridge (Long Road) bus shelter, following the advert, the Clerk would meet with them and report back. **ACTION: Clerk**

Item 15, Cllr. Derry would meet with Cllr. Friend to discuss the new PROW sign re-location.

ACTION: Cllr. Derry/Friend

6 FINANCE

Councillors **RESOLVED UNANIMOUSLY** to approve the August/September Income and Payments shown in the following statement of accounts.

Statement of Accounts
Accounts for Payment August & September 2023

Expenditure brought forward 23-24 £127,575.39

Payments

Cheque No	Payee	Description	Amount
1777	* HAGS (2nd payment)	Playground Replacement	£ 57,465.29
1778	* WBC	Dog Waste QTR 2	£ 292.58
1779	* Kim Lloyd	Clerk Salary - August	
1780	Kim Lloyd	2nd Class stamps	£ 12.00
1780	Kim Lloyd	Clerk Salary - Sept	
1781	SME Accounting Ltd	Payroll - August	£ 12.00
1781	SME Accounting Ltd	Payroll - September	£ 12.00
1782	Tactical Management	Dog Waste - July	£ 32.64
1782	Tactical Management	Dog Waste - August	£ 97.92
1783	HMRC	Clerk Employee/er NI Contributions	£ 983.47

The 2023-2024 Budget vs Expenditure to date was noted.

- Councillors **RESOLVED UNANIMOUSLY** to spend the Curridge CIL that needed spending before November on the re-location of the Curridge PROW sign.
- Suggestions on how to spend the Chieveley CIL monies that expire in April included additional features for the new playground, electric car chargers for the recreation centre and bike racks. Cllr. Hutchison would discuss these proposals with the Chieveley Recreation Centre committee members and report back.

ACTION: Cllr. Hutchison

7 2024 PARISH ASSEMBLY

It was agreed that the next assembly meeting should be held in late May 2024 to avoid Easter school holidays. Suggestions for the agenda included the 'Green' agenda, health and exercise, and Chieveley Architecture. Dates would be investigated, and a programme drafted to review.

ACTION: Cllr. Derry/Clerk

8 COMMUNITY WARM HUBS

Cllr. Hutchison and Derry attended a course hosted by Connecting Communities in Berkshire (CCB) to explore ways of how Chieveley could offer a warm space to the parishioners. CCB would help with the start-up of a project until volunteers could be found. Cllr. Hutchison and Allan would investigate the need for warm and welcoming spaces and the funds requirements.

CTION: Cllr. Hutchison and Allan

9 COMMUNITY SPEED WATCH (CSW)

The Parish Council resolved to approve the Speed Awareness Group (SAG) proposal for CSW signage at £1,793.08 plus VAT. SAG had worked with the Traffic Team at WBC on where the signs should be located. The signage would enable SAG to carry out CSW activities in the Parish. The Parish Council thanked SAG for all their efforts.

Cllr. Hutchison reported that she had been out with members of the SAG team in Oxford Road, other members of SAG had already deployed CSW on the B4009 Long Lane.

SAG had asked the Parish Council to support traffic calming measures on the B4009. The data provided by WBC and the SAG was inconsistent and confusing. WBC would be asked to clarify its data for traffic speeds on the B4009 and the SAG would be encouraged to borrow the Speed Indicator Device (SID) from WBC to obtain more data. Chieveley Parish Council has a SID portal managed by WBC where data could be saved and shared.

ACTION: Clerk

10 NADAS

Members of the Showground Working Group met with Newbury Agricultural District and Society (NADAS) board members on 4 August to discuss modifications to the S106 agreement prior to submission to WBC. The Parish Council would consult on the S106 Modifications at the October's meeting as the application was received too late for the September agenda.

11 BURIAL GROUND

The Working Group met on 21 August to identify issues to raise with Diocese of Oxford at a forthcoming meeting.

ACTION: Cllr. Derry

12 CLERK REPORT

The Clerk had received an email and been approached by parents at Chieveley School regarding the pavement between Sowbury Park and Heathfields, which was severely overgrown and barely passable. This had been reported to WBC and the Clerk reported that this had been cut.

WBC Ward Member Bids were now open. A maximum of £5k in any one financial year was available. Also, the rules had changed, they will now match fund 40% to Chieveley, and not 50%. The Clerk recommended a bid be submitted towards the CSW signage. Councillors **RESOLVED UNANIMOUSLY** to approve. **ACTION: Clerk**

WBC reported that it would look at East Lane outside the Pharmacy and School Road, opposite Horsemoor junction regarding inconsiderate verge parking when they were able to consider it. The Clerk would continue to chase.

13 COUNCILLORS REPORTS

Received: (i) Report from Cllr Paul Dick, Ward Member (circulated 7 August 2023)
(ii) Report from Cllr. Heather Codling, Ward Member (circulated 7 September 2023)

- **Oare, Cllr. Allen**

Foliage in Oare is encroaching onto the lane which had been reported to WBC. Continual reports of environmental concerns at Stable View were also raised.

- **Curridge**

Cllr. Friend reported that one of the trustees was leaving the Curridge Playground Committee and that the Parish Council needed to investigate the situation. Cllr. Crispin said he would talk to one of the members of the Playground Committee for an update. Parish Council have a statutory responsibility to nominate two trustees to the playground and if there were vacancies then the Parish Council would need to consider this.

ACTION: Cllr. Crispin

Cllr. Friend commented on the overgrowth of hedgerows, especially around signage within the parish and beyond. The Clerk advised him to report this to WBC via its [Report a Problem](#) online tool.

14 MATTERS FOR FUTURE CONSIDERATION

- Stable View (and other traveller sites)
- Consultation on West Berkshire draft ROWIP – October meeting
- Any other matters

15 DATE OF THE NEXT PARISH COUNCIL MEETING

10 October 2023 @ 7.30pm, Curridge WI Hall

APPENDIX 1

Planning Applications, Appeals and Enforcement Notices for consideration at the Parish Council Meeting 12th September 2023

Planning applications can be viewed by members of the public on the West Berkshire Council's website

[West Berkshire Planning Applications On Line Simple Search Link](#)

Planning applications for consideration at meeting

Reference	Type	Location	Description	Observations
23/01577	FUL	Buildings and Land To Rear Of Londis Stores High Street, Church Lane Chieveley	Demolition Of Industrial Units And Pigsty, And Construction Of 4no. Residential Dwellings And Parking Provision (Pursuant To Refusal 22/00106/FULD)	Object
23/01661	House	Pearmain House, Oxford Road, Chieveley RG20 8RU	Proposed front and rear single storey extension.	No Objection
23/01658	House	(Adjacent Parish) - Oldwell Hall, Worlds End. Beedon, RG20 8SA	Detached Garage with Gym on Ground floor and Office at first floor	No Objection
23/01749	House	Wood House, Snelsmore, Newbury, RG14 3BX	Erection of detached garage.	No Objection
23/02027	House	(Adjacent Parish) Britwell Farm, Oxford Road, Downend, Chieveley, Newbury, RG20 8RU	Proposed demolition of part of existing single storey side extension; Erect new single storey side extension; Insertion of sliding/folding doors to rear elevation	No Objection
23/02050	House	The Orchard, Marsh Lane, Curridge, Thatcham, RG18 9EE	Proposed ground floor extension to side, render walls, proposed new front entrance and new slate tiled roof.	No Objection
23/01805	FUL	Coombe House, High Street, Chieveley Newbury, RG20 8UX	Conversion and fit-out of existing outbuilding and construction of pitched roof extension within its courtyard; construction of new pitched roof external storage along walls of courtyard and fitting of photovoltaic panels to pitched roof of new extension, existing outrigger and roof of proposed external storage.	No Objection
23/01860	FUL	(Adjacent Parish) Cross Lanes House Oxford Road Downend	Section 73a: Removal of Condition 4 of approved historic application 82/16542/ADD (116542): New dwelling plus granny annex	No Objection

Reference	Type	Location	Description	Decision
23/01123	House	1 Bardown, Chieveley, Newbury, RG20 8TH	Two storey side extension and single storey rear extension.	Granted
201/21/1072	TPO	Land at Tudor Avenue, Chieveley, Newbury, RG20 8RW	Tree Prevention Order (TPO)	Notification
23/1092	House	2 Ivy Cottages, Downend Chieveley, Newbury, RG20 8TR	Demolition of existing garage to be replaced with garden building.	Granted
23/01237	House	Hazelhanger Barn, North Heath, Chieveley, Newbury	Application for approval of details reserved by condition 10 (SuDs) of approved 21/02626/HOUSE - Construction of outbuilding with parking, storage, workshop and swimming pool following removal of existing outbuilding	Approves
23/01013	House	Hillcroft, Arlington Grange, Curridge Road, Curridge Thatcham RG18 9AB	Garden room outbuilding to rear garden	Granted
23/00982	House	Noonwood House, Curridge Road, Curridge, Thatcham RG18 9EF	Erection of a detached garage, following removal of existing	Granted
23/01626	Cond	18 Kiln Drive, Curridge, Thatcham, RG18 9EG	Application for Approval of Details Reserved by Condition 4 (Ecological Enhancements) of	Approves
23/01712	Certp	Chieveley Recreation Ground High Street Chieveley Newbury	Like for like replacement of existing light fitting	Lawful
22/02950	House	3 Crabtree Lane, Curridge, Thatcham, West Berkshire RG18 9DP	Demolish existing outbuildings. New two storey side/rear extension. New single storey rear extension. New Single storey	Granted