



LAMBOURN PARISH COUNCIL

The Memorial Hall, Oxford Street, Lambourn, Berkshire. RG17 8XP

Telephone: 01488 72400

Clerk: Karen Wilson

Assistant Clerk: Rachael Burns

email: info@lambourn-pc.gov.uk

MINUTES OF A MEETING OF THE FULL COUNCIL ON WEDNESDAY 5 OCTOBER 2022 AT 7:30 PM IN THE MEMORIAL HALL.

Present: Cllr Rieunier, Cllr Cocker, Cllr Mead, Cllr Jones, Cllr Bracey, Cllr Leeming, Cllr Snowden, and Mrs Wilson (Clerk)

Dist. Cllr Woollaston via Teams.

Acceptance of apologies for absence

Schedule 12 of the Local Government Act 1972 requires a record to be kept of the members present and that this record form part of the minutes of the meeting. Members who cannot attend a meeting should tender apologies to the Parish Clerk as it is usual for the grounds upon which apologies are tendered also to be recorded. Under Section 85(1) of the Local Government Act 1972, members present must decide whether the reason(s) for a member's absence are accepted

Apologies: Cllr Noll, Cllr Bulbeck Reynolds, Cllr McKay and Cllr Spence.

Cllr Cocker proposed Cllr Rieunier to Chair this meeting. This was seconded by Cllr Jones, Cllr Rieunier accepted.

DECLARATIONS OF INTEREST

Disclosable Pecuniary Interests Regulation 2012 (SI 2012/1464).

None

82 CHAIRS REPORT

Cllr Rieunier opened offer the Council condolences to the Chair due to family bereavement. She continued by requesting volunteers for the Speed Watch initiative for Lambourn and confirmed that all Councillor's should look at the training courses available to them. She noted in particular the Local plans & planning policy which both Cllr Cocker and Cllr Jones were interested in. Clerk to send the details.

83 MINUTES OF THE PREVIOUS MEETING

LGA 1972 Sch 12 para 41(1)

The minutes of the 7 September 2022 approved and signed.

84 PUBLIC PARTICIPATION

Public Bodies (admission to meetings) Act 1960.

None

19:37 Dist. Cllr Wollaston connected.

85 PLANNING APPLICATIONS

Town and Country Planning Act 1990

(Please note in planning matters the Council acts as the consultee of the Principal Authority. The Principal Authority being the deciding body).

22/02052/FUL – Castle Piece Stables - Section 73a: Variation of Condition 2 (Approved Plans) of previously approved application 17/01285/FUL: Revised application for an American barn/machinery store. **Action IMcK. Objection. Retrospective planning applications should not be approved. Passed by a vote of 4 with 3 Abstentions.**

[Post meeting note: Amendment request made by Cllr Rieunier and Cocker: No case made for this retrospective application. Without good evidence, Retrospective planning applications should not be approved. Not confirmed by other councillors]

22/02067/FUL – Uplands Bungalow, Upper Lambourn – Construction of arena for horse training. Action VR. No Objection but would like care taken regarding the mature tree and nearby wall. Request construction and deliveries after 12. Unanimously agreed.

22/02168/HOUSE – 1 Battens Court, Ermin Street, Lambourn Woodlands – Large window opening to east elevation, new rooflights and rear boots room. Action BJ. No Objection. Unanimous.

22/02199/HOUSE + 22/.02200/LBC2 – Eastview Cottage, Eastbury – Minor alterations to layout within 20th Century extension to accommodate open plan kitchen and dining area. Action SM + SC. No Objection. Unanimous.

22/032307/HOUSE – 2 Tubbs Farm Close, Lambourn – Demolish Utility Room and store. Build new Home Office. Action HN + SC. No Objection, but ensure original doorway is blocked off. Unanimous.

86 PLANNING CORRESPONDENCE

22/01432/HOUSE – 11 Stork House Drive, Lambourn – 2 Storey side extension. No Objection. APPROVED.

22/01946/CERTP – Willow End Eastbury - To replace the existing selection of P.v.c.u./ timber windows and door sets and install P.v.c.u. windows and door sets of different colour/part materials and designs. Our proposal to install P.v.c.u. Grained (RAL 7001 Silver Grey) on White casement type windows and doors. **LAWFUL**

22/01503/COND1 -5 The Broadway, Lambourn - Approval of details reserved by Condition 3 - Window Details of approved application 22/00740/LBC2: Like for like repair of all except 2 windows. 2 windows where the casements are so rotten they need to be replaced - slimline double glazed units to replace single glazing. **APPROVED.**

22/01837/cond1 – Weathercock House, Upper Lambourn - Application for Approval of Details Reserved by Condition 3 (Roof tiles) of planning permission 21/01988/LBC2 - To provide a new structural support frame alongside the existing "defective" "A" frames along with replacement floor beams and floor joists where and as required with a focus on retaining and using existing materials where possible. **APPROVED.**

22/01819/HOUSE – 62 Child Street, Lambourn – Single storey side extension and garage conversion. No objection. Noted that there is no Nutrient Neutrality report. APPROVED.

21/03083/COMIND – Land Adjacent to M4, Membury Airfield, Road known as Ramsbury Road, Lambourn Woodlands – Change of use of land to Class B8. Objection. APPROVED.

22/01421/COMIND - 1, 3, 4,5 And 9, Lambourn Business Park, Lambourn Woodlands - Section 73: Variation of Condition 2 (Approved Plans) of previously approved application 21/01766/COMIND: Demolition of the existing buildings and erection of a facsimile replacement buildings, plus associated works of construction. There is no change of use and the buildings will be used for office/industrial and storage uses as existing. **No Objection. APPROVED.**

22/01420/COMIND - Former Unit 2, Lambourn Business Park, Lambourn Woodlands - Section 73: Variation of Condition 2 (Approved Plans) of previously approved application 21/01116/COMIND: Demolition of the existing building and erection of a facsimile replacement building, plus associated works of construction. : **No objection. Concerns with regard to avoiding compliance with the conditions set on original planning application. APPROVED.**

22/01879/FUL – Rhonehurst Stables, Upper Lambourn - Retrospective Lunge pen. Objection - Significant difference, Obstruction of the view, in and AONB and Conservation area and retrospective permission. **APPROVED.**

22/01586/HOUSE – 2 The Broadway, Lambourn - Dismantle existing concrete sectional garage and dispose of concrete roof Construct concrete slab for garage. Relocate and rebuild garage within curtilage of property, replace roof with new sheets. **No Objection. APPROVED.**

87 LOCAL NEIGHBOURHOOD DEVELOPMENT PLAN

Neighbourhood Planning Act 2017

Information only:

Feedback from the LNDP Steering Group.

Following the 'Call for sites' the 10 sites (9 previously in the HELAA and 1 new site) are being assessed by the technical consultants. The Developers will be asked to present to the Steering group, which will be recorded and available to the public at the public consultation which will follow to answer public questions.

Proposal to confirm the transfer of the budgeted £5000 to the LNDP account. Unanimously agreed.

88 MONTHLY ACCOUNTS

LGA 1972 s150 (5)

Salaries £ 3999.16

| <u>September Invoices</u> | Cost | Expenditure to date | Budget | | Committee |
|--|-----------|---------------------|------------|--|---------------|
| Scofell | £997.99 | £3,991.96 | £11,975.88 | | BOSA |
| Countryside | £799.20 | £3,196.80 | £9,590.40 | | BOSA |
| Scofell Landscapes (grave digging) | £348.00 | £1,435.00 | £0.00 | | BOSA |
| Scofell Landscapes (perimeter clearance) | £1,536.00 | £8,515.84 | £7,180.00 | | BOSA |
| LNDP | £5,000.00 | | | | LNDP |
| Willment Electrical Services Ltd | £324.00 | £22.49 | £3,932.51 | | H & S |
| Insurance payment | £2,588.84 | £0.00 | £3,000.00 | | Finance |
| Lambourn Universal Stores | £18.84 | £127.27 | £300.00 | | Finance |
| Abbey Bazaar | £22.12 | £0.00 | £1,926.57 | | H & S |
| Viking Direct | £167.92 | £488.20 | £3,406.00 | | Hall & Street |
| | | | | | |
| Standing Orders | | | | | |

| | | | | |
|------------------|---------|-----------|------------|----------|
| Pension | £939.69 | £4,576.67 | £10,730.00 | Staffing |
| Hall water | £22.06 | £79.90 | £500.00 | H & S |
| Hall Electricity | £10.00 | £321.65 | £1,200.00 | H & S |
| S/L Electricity | £508.43 | £1,684.17 | £7,200.00 | H & S |
| BT | £20.78 | £488.20 | £3,406.00 | Finance |
| BT | £106.69 | £488.20 | £3,406.00 | Finance |

Please note Viking Payment was refunded last month, due to issues with their account. The payment will need to be resubmitted.
Confirmed.

Cllr Rieunier moved Item 91 forward on the agenda.

91 INVOICE REPORT

Proposal from Cllr Mead to list the invoices received (agenda item Monthly Accounts) and state whether the work was completed within budget rather than the current format. Following investigation by Cllr Mead and a better understanding of the financial process through the process documents and discussion with the Clerk, Cllr Mead proposes to return to the previous format, with just a note of the invoices. He does suggest a heading of within budget and exceeding budget. This will simplify the reporting. The Higher-level reporting should be discussed at the Finance committee level. Cllr Jones Seconded his proposal and this was agreed by a vote of 6 with 1 abstention.

89 WINTER SALTING

Proposal to confirm acceptance of the winter salting costs.
Normal frost conditions (up to 21 grams of salt per square metre) £3.45 per kilometre Snow clearance (ploughing) £12.72 per kilometre. Passed by a vote of 6 with 1 Abstention.

90 STREETLIGHT MEMBERS BID

Proposal from clerk to form a working party to submit a members CiL bid to West Berkshire Council by the 14 November 2022. Resolved that Cllr Rieunier and Cllr Mead will form a working party with the Clerk and Mike Billinge-Jones to submit a bid for the upgrading of additional streetlights.

92 JOB EVALUATION QUOTE

Proposal from staffing committee to engage the SLCC to undertake a job evaluation which will provide an independent review of a Clerk's grade/salary in relation to the NJC pay scale for Lambourn Parish Council at a cost of £502.20 as per attached quote. **Unanimously agreed.**

93 MARKET WASTE MANAGEMENT

Proposal to discuss the Market waste management findings.
Resolved to notify Biffa of intention to terminate contract which required a 6 month notice period. The Clerk will re-request quotes closer to the termination date.

94 DEVOLUTION FEEDBACK

Feedback from Cllr Mead following investigation onto Devolution
The following report was presented:

Devolution - LPC Proposed Approach

October 2022

Background

West Berkshire Council have a devolution strategy introduced to help:

'...sustain locally-led service delivery and the devolved management of community assets. We are keen to continue to explore and adopt new ways of engaging with town and parish councils and make it easier to come to joint local solutions on the things that matter to you in your community'

LPC do not currently have an agreed approach to the councils Devolution programme and having one would help ensure that our community we serve clearly understood where the key responsibilities lay for maintenance and delivery of services.

A meeting was held on the 28th September 2022, attended by Cllr Mead and Cllr Rieunier with support from the parish clerk, to establish:

- a) The key maintenance and service delivery areas within the community
- b) Identify concerns or issues arising from said areas
- c) Decide if LPC should participate in the devolution programme or not and why

Key areas Of Devolution

Library

Road and street sign maintenance

Land maintenance

Drain maintenance

Public Right Of Way Maintenance and enforcement

Key concerns

Road & Street Signs - signs most at risk of becoming illegible are in areas where traffic speeds are highest (>30mph) thus creating the most road spray. We understand that the WB council are against volunteers engaging in cleaning activity in and around roads where speed limits are greater than 30mph. We are therefore not able to implement an effective cleaning programme so would recommend no action in devolving this area to LPC.

Land maintenance - There are 5 plots of land within the community currently maintained by WPC which primarily involved grass cutting. There are concerns that some areas are not maintained as well as they should be resulting in traffic hazards due to covered road signs and obstructed field of view. A proper maintenance programme by the contractor is required here not devolution.

Drain Maintenance - Eastbury and Upper Lambourn have Wardens in operating that have a programme of culvert clearance involving volunteers however Lambourn does not and of most concern given the proximity of the River Lambourn is the lack of any common understanding of where the key culverts / drainage positions are located. This together with the lack of any known WBC maintenance programme must be pursued to prevent potential flooding in Lambourn.

The drains in Upper Lambourn are regularly maintained but I am not sure if it is West Berks or Lambourn Parish Council who take responsibility for this. **This needs clarification.**

Public Right of Way Maintenance- **This complex area needs clarification from WBC.** LPC has the benefit of many right of way in and around the area all in different states of repair. Being in an AONB we are all responsible for keeping the natural habitat in a condition everyone can enjoy. The LPC need clarification on the obligations of both the WBC and the private landlord so we can focus on enforcing these obligations.

Gathering Volunteers - from previous experience we believe that harnessing the interest and commitment of an adequate number of volunteers to execute the various tasks required would be very difficult and unreliable. Past experience suggests our success in achieving any additional devolution tasks would be seriously impeded by the lack of volunteers.

(The Library already benefits from a partial devolution agreement managed by (SUE?) and we understand the arrangements work satisfactorily.)

c) Conclusion

We do not believe we have any area's within the community that we could actively and positively make any difference to those tasks already undertaken in the area by the WBC. However the discussions had highlighted weaknesses in some areas above that needed further clarification on whose responsibility they are and the scope of work that is supposed to be completed.

The issue of gathering sufficient number of volunteers within the community is a real one learned from previous attempts at stimulating public interest and would negatively impact on our ability to commit to the devolution programme.

We propose to maintain the existing library devolution arrangements and suggest we decline any further opportunities preferring instead to monitor those tasks taken on by the WBC are executed in a timely and efficient manner and report back as and when performances fall below standards expected.

Councillor Mead

Resolved that the Council would not take on any additional devolution but would be more proactive in reporting areas of concern to West Berkshire Council.

95 FUTURE AGENDA ITEMS

Cllr Snowden request an update on the Old Cricket Field being taken out of use due to the new drainage system and the removal of the gravel. This gravel is being thrown around the skate area. The Clerk confirmed that this has been reported to BOSA and should have been discussed at the meeting last week, which unfortunately did not take place because it was not quorate. The assistant Clerk and Chair will be rescheduling.

Cllr Snowden requested an update at the next Full Council meeting.

20:34 Meeting Closed.

Chair:

Date: 2 November 2022

