

Brimpton Parish Council
Minutes of the Meeting of the Parish Council

Date: Tuesday 7th April 2020 Time: 7.30pm

Place: Zoom video conference due to the Coronavirus (Covid-19) restrictions.

Attending call: Mr John Hicks (Chairman)

Mr Charles Brims

Mrs Mary Cowdery

Mr John Dolphin

Mr Phil Bassil

Mr Peter Main

In Attendance: District Councillor Dominic Boeck

Christine McGarvie (Clerk)

The Chairman introduced everyone for the benefit of the recording and outlined the procedures to be followed during the meeting.

There were no members of the public on the call but two emails were received prior to the meeting which are shown in Appendix D.

24/20 Apologies for absence

None

25/20 To receive declarations of interest relating to items on the agenda

None received

26/20 Minutes of the previous meeting

26.1 It was unanimously agreed that the Minutes of the meeting held 3rd March were a true and accurate record. The Chairman will sign these at a future date.

26.2 Matters arising from the minutes not otherwise on the agenda including review of the Action Tracker.

16/20 Mr Hicks asked whether the Wasing Medicine festival licence was approved by West Berkshire Council. Clerk to follow up.

Action: Clerk

18.1/20 **20/00416/PACOU – Hyde End Farm, Hyde End Lane.** District Councillor Boeck reported that the case officer had concerns that the existing buildings are not of a type that can be converted under permitted development.

77.1/19 The trees and shrubs around the solar farm have now been planted.

27/20 To discuss Parish Council response to the Coronavirus (Covid-19) epidemic

Mr Hicks reported that there are now 39 volunteers on the register and 12 requests for help have been received so far. 8 of these were for medication, 1 for shopping, 1 for help putting bins out and 1 for help walking dogs. 5 of these requests have been received in the last 2 days. The Parish has been divided into 3 areas to spread the co-ordination workload. Brimpton Common is covered by Mr. Main, Brimpton Village by Mr. Dolphin and Hyde End/Crookham Road by Mr. Hicks.

A Whatsapp group was started by a resident but there wasn't a large uptake.

Mr Hicks now has a list of 54 people who are classed as vulnerable as they are either over 70, have underlying health conditions or are pregnant. The Parish Plan showed that 31% of parish residents were over 65 so it is thought that the list does not cover all people in these categories. Mr. Hicks has been working closely with West Berkshire's Community Hub on co-ordinating the volunteer effort.

A referral was received from the hub for a resident living at Crookham Park however this is in Thatcham Parish. All agreed that this request should go to Thatcham Town Council as the Brimpton group could easily be over-burdened if residents from outside the Parish were accepted.

Mr Hicks raised concerns that not everyone that needs help in the Parish has come forward and that the email update does not go to a large proportion of residents. It was suggested that a leaflet drop might be necessary but it was agreed that this was not possible at the moment as the Parish Magazine is not being delivered due to safety concerns and it would therefore be difficult to deliver a leaflet.

It was suggested that the WI and neighbourhood watch groups could be asked if they could get the information on how to obtain help to their members. Mr. Hicks to follow this up.

Action: JH

West Berkshire have produced a Coronavirus resident's leaflet but Cllr Boeck reported that it had not been delivered in Aldermaston ward. Cllr Boeck will raise this within West Berkshire Council and request that another leaflet drop is carried out.

28/20 Parish Environment

28.1 To discuss meeting with West Berkshire Highways regarding Able Bridge and highways improvements

Mr Bassil, Mrs Cowdery and the Clerk met with West Berkshire Highways on 12th March. The meeting took place near to Able Bridge. The drainage appeared to be working well now that the gulleys have been properly cleared. The highways representative explained that road surface checks are being carried out all the time and that this section of road does not appear to be in bad condition. The cost of resurfacing would be between £50 and £60k and is unlikely to be approved at the moment. West Berkshire Highways agreed to check whether the road relining would be done this Summer and also check the accident record of this stretch of road. Clerk to request that the gulleys are cleared every Autumn to prevent a repeat of the flooding that was seen this winter. Clerk to follow up with West Berkshire Highways regarding the plans for relining.

Action: Clerk

28.2 To discuss Enborne way 'allotment' area

Sovereign Housing have confirmed that they own the land but were not able to discuss the way forward regarding its maintenance and whether the Parish Council could take over ownership at the moment due to the Coronavirus epidemic.

29/20 Planning and Development

29.1 To consider new planning applications and provide updates on any already considered. See appendix C below.

20/00587/HOUSE – The Lodge, Brimpton Common. Addition of orangery

The Parish Council resolved to respond with no objections.

20/00581/FULD – Blacknest Farm, Brimpton Common. Development of 4 dwellings.

The Parish Council resolved to respond with no objections.

20/00737/COMIND - Shalford Farm. Conversion and redevelopment of land and buildings

An email in support of the application was received from Andrew Perkins, Chief Executive of Wasing estate this was forwarded to all councillors before the meeting and is shown in Appendix D. An email was received from a resident in support of the application, this was also forwarded to all councillors and is shown in Appendix D.

Mr. Brims reported that he had discussed concerns about the increased traffic during the construction phase with Wasing Estate and was now satisfied that these concerns would be addressed.

Mr. Bassil stated that he would like additional passing places to be created in Back Lane to ease possible congestion. Wasing Estate are already aware of this request and this will be pursued directly with them.

The Parish Council agreed to respond with no objections.

20/00740/COMIND – Woolhampton Village Hall. Fire Engine display building. (adjacent Parish)

The Parish Council resolved to respond with no objections.

30/20 Finance

30.1 To approve payments and approve reconciliation against bank statements

All agreed the payments for March. Clerk to Action.

31/20 Reports

31.1 District Councillor report

District Councillor Boeck provided a report before the meeting which will be made available on the Parish Council website.

31.2 Clerk's report

Clerk has attended the website accessibility training and now knows what is required. By September 2020 there needs to be an accessibility statement on the website outlining the limitations of the website and including a plan of how this will be rectified.

The deadline for the 2019/2020 annual accounts has been moved from 30th September to 30th November because of the Coronavirus restrictions, however the Clerk expects the accounts to be ready by the May meeting. The internal audit is still scheduled to take place on 27th April. The Parish Council will be able to declare itself exempt from external audit again this year (income £15,567 and expenditure £11,731 2019/2020)

31.2 Report from Village Hall Committee

Mr. Dolphin reported that the hall is currently closed due to the Coronavirus restrictions. A window has been broken but can't be fixed until after the restrictions are lifted.

31.3 Report from Parish Council representatives on external bodies

Mr. Bassil reported that AWE is operating with only limited numbers of staff on site. They are providing frequent status reports.

32/20 To discuss date of next meeting Tuesday 5th May 2020

Emergency regulations came into force on 4th April which remove the requirement for an Annual Parish Council meeting to be held in May. The Parish Council can choose to either hold an Annual Parish Council meeting later in the year, hold a meeting via virtual means or not hold an Annual Parish Council meeting until May 2021. All agreed that the existing Chair and Vice-Chair should continue in post until May 2021 and there was therefore no requirement for an Annual Parish Council meeting to be held this year.

The next Parish Council meeting will be held on 5th May 2020 and will be conducted via video-conference if the social distancing restrictions are still in place.

Signed:
(Chairman)

Date:.....

Appendix A

Meeting Report 7th April 2020

Community Account

Statement balance 24/3/2020	Cashbook balance as at 31/3/2020	Cashbook balance after new payments made
£28,178.02	£27,885.22	£27,553.42

Payments made since last meeting

Cheque No	Payee	Details	TOTAL COST
SO	Mrs C McGarvie	February salary	232.80
100451	Mrs C McGarvie	Home work allowance and ink	75.52
100452	Digital House MD Limited	website security update	90.00
			£398.32

New items for payment

Cheque No	Payee	Details	TOTAL COST
SO	Mrs C McGarvie	April Salary	232.80
100454	Brimpton Village Hall	Hall rental	75.00
100453	Digital House MD Ltd	domain name	24.00
TOTAL			£331.80

Receipts since last meeting date

Receipt Date	Payer	Details	TOTAL AMOUNT
			£0.00

Payments not presented as of 24/3/2020

Cheque No	Payee	Details	TOTAL COST
SO	Mrs C McGarvie	March salary	232.80
100453	P.Hiscock	Fuel allotment grass cutting	60.00
TOTAL			£292.80

Receipts not cleared as of 24/3/2020

Receipt date	Payer	Details	TOTAL COST
			£0.00

£297.20 End of year VAT reclaim has been submitted but not yet received

Appendix C

Brimpton Parish Council Meeting – 7th April 2020

Planning Applications for Consideration

1	20/00587/HOUSE – The Lodge, Brimpton Common. Addition of orangery	Deadline 2 nd April
2	20/00581/FULD – Blacknest Farm, Brimpton Common. Development of 4 dwellings.	Deadline 27 th March. Requested extension
3	20/00737/COMIND - Shalford Farm. Conversion and redevelopment of land and buildings	Deadline 10 th April
4	20/00740/COMIND – Woolhampton Village Hall. Fire Engine display building. (adjacent Parish)	Deadline 20 th April

Planning Application Decisions made

1	none	
---	------	--

Planning Applications Awaiting Decisions

1	20/00263/HOUSE – Thornton House, Brimpton Lane. Proposed front boundary fence and landscaping, gates and piers	Deadline 1 st April
2	20/00265/HOUSE – Blacknest Bungalow, Brimpton Common. Alterations and extension to existing bungalow to create a 2-storey house	Deadline 27 th April
3	20/00416/PACOU – Hyde End Farm, Hyde End Lane. Prior notification of proposed change of use of agricultural buildings to 5 dwelling houses	Deadline 20 th April
4	19/03155/FULD – Wasing Cottage, Wasing Road. Demolition of existing dwelling and proposed replacement	Deadline 18 th Feb
5	APP/W0340/W/19/3237503 - Planning Appeal in relation to 18/02635/COMIND at Shalford Farm	Postponed

Appendix D

Email from Andrew Perkins, Chief Executive, Wasing Estate

As there is not the option to attend the meeting this evening I would also like to take the opportunity now to ask for yours and the councils full support with the application for Shalford Farm. I know you will agree that the recent presentation of the revised and reduced scheme was received positively with very few questions and much positivity about the project. The council has always been in support of development at Shalford and asked that Wasing listen to concerns, reduce the size and scale of the development, reduce the number of uses on the site, and above all be open and communicative about the plans and vision for both the estate and in particular the Shalford development. All of the above has been achieved.

The key points are:

Overall size reduced by 20% to only 1,339 sqm

The new accommodation and wedding dress retail barn completely removed

Height of the Dutch barn reduced to just 8m, a reduction of 1.5m

Wedding Showcase and retail no longer part of the plan, focus is simply on restaurant, accommodation and small farm shop

Reduced the size of the farm shop

Parking increased to 61 spaces

Very low level lighting

Comprehensive travel plan

As I mentioned in the presentation, the reasons for refusal were extremely weak and are not likely to stand should we run the appeal to its completion, which would then grant us the ability to run the original scheme. I think everyone prefers the new scheme and as such when this planning application is approved we will be able to drop the appeal.

In light of additional feedback at the last meeting, whilst not part of the application, we are looking at creating a permissive path which would run from Brimpton around the edge of our fields right in to the back of Shalford Farm. This would enable Brimpton residents to safely and relatively quickly walk to Shalford and enjoy what is on offer, be it buying some fresh produce grown in the field opposite or to enjoy a nice meal.

The Shalford development is a key part of Wasing's future as it will support the organic farming (which needs all the support it can get at the moment) through providing an outlet for locals to buy fresh organic produce grown on their doorstep or to enjoy a delicious meal with family. It also supports the main wedding and events venue which is facing more and more competition and needs to stay ahead of the game and continue its position as one of the leading venues in the country, something to be proud of. I do hope that over the past year the work I have done on the revision to this planning application, listening to councils and parishioners concerns over gravel extraction, which I subsequently removed from the WBC plan (despite still receiving calls asking me to reconsider and put Manor Farm back in before they republish this autumn) that I have demonstrated mine and Wasing's desire to engage fully with Brimpton and work together with the Parish as a good neighbour and friend.

I would appreciate yours and the Council's support with this.

Best wishes

Andrew

Andrew Perkins | Chief Executive | Wasing Park and Estate

Appendix D

Email from resident in support of Shalford Farm application

Dear Sir/madam

We are writing to confirm our full support for the proposal by the Wasing Estate to develop Shalford farm. We believe this facility would be well supported by the local community and could provide a meeting place for local people. We would welcome being able to purchase locally grown and sourced produce, and having a 'village shop' would be an asset to the community. This could also provide employment for people in the area that would in keeping with a rural parish.