

Bierton with Broughton Parish Council

MINUTES OF PARISH COUNCIL MEETING HELD ON MONDAY 15th JANUARY 2018 AT 7.30 p.m. AT THE JUBILEE HALL

1. The Chairman started the meeting by wishing everybody a Happy New Year.
Present: Cllr. B. Robson in the chair, Cllr G. Sherley, Cllr S. Cotton, Cllr B. Dewis, Cllr L. Fisher, Cllr M. Grieves, Cllr A. Webber and the Clerk Mrs. M. Smith in attendance.
County Councillor Bill Chapple
Parishioners present – 2
Apologies for Absence: Cllr J Batson, Cllr J. Gilpin, District Councillor Julie Ward
2. **Declarations of Interest in Items on the Agenda:**
No interests were declared
3. **Minutes of the Last Meeting:**
The minutes of the Parish Council meeting held on the Monday 20th November were accepted as a true record and duly signed.
4. **Open Public Forum**
The following issues were raised during the public forum: -
 - **Street Lights** – It was noted that three adjacent street lights on the main A418 outside the Jubilee Hall (column numbers 28,30 &31) were still not working despite repeated complaints to Transport for Bucks. County Councillor Bill Chapple stated that he would chase the repairs.
 - **Kingsbrook** – A resident of Kingsbrook wished to bring the following issues to the attention of the Parish Council.
 - a) **Pedestrian Access** – There is no lighting on the footpath/cycleway along Bellingham Way from Broughton Lane to the traffic lights at Askey's. This is the main walking route for Kingsbrook residents to get to local amenities as there is no footpath from the Dog House into Bierton. The residents are therefore asking for lights to be put along the footpath/cycleway and also the possibility of a pathway from the estate to Bierton School through the fields.
 - b) **Speeding** – Cars frequently speed along the roads through the estate, indeed two cars were seen racing each other along Bellingham Way. (This incident has been reported to the police). There are no speed signs along Bellingham Way and nothing to stop the cars speeding. The residents are therefore asking if a speed camera or speed bumps could be installed.
 - c) **Ambulance Service** – The Ambulance Service has not yet been given the post codes of the houses on the estate.
 - d) **Bus Service** – The residents are wondering when they will get a bus service in Kingsbrook.

The Parish Council agreed that these matters needed to be discussed with the developers, county and district councils. Cllr Robson said that it would be useful to have a point of contact and also a representative for Kingsbrook who would be able to attend the stakeholder meetings.

Cllr Robson stated that the Parish Council would continue to press for a meeting with Barratt's and also would try to find out who is the person responsible for finding out how many houses are occupied in Kingsbrook in order to monitor the trigger points at which certain facilities have to be provided by the developers.

The Parish Council then fielded a number of questions to County Councillor Chapple including:

- **Secondary School** – The Parish Council wished to know if there was any definitive information about the site of a new secondary school. Cllr Chapple replied that he believed a secondary school would be built on Kingsbrook.
- **State of the main road from The Bell to the end of the parish near the Hulcott Turn.** Cllr Chapple stated that this had been raised with the asset management team in the Highways Department.
- **State of the footpath from 107 -111 Aylesbury Road (that is Parsons Lane to the Church) as the surface is very rocky and the footpath is often blocked by parked cars and/or bins.** Cllr Chapple stated that the footpath is on the list of repairs to be done.
- **Land North of Aston Clinton Road (Former Aston Clinton MDA) 15/03806/AOP** - It had been noted that in a transport submission for this development a proposal had been made to close

off Richmond Road and put another road into Broughton Lane. The Parish Council wished to state to the County Council that this would put even more pressure on the traffic lights at the end of Broughton Lane leading to even larger queues. It was suggested that this item should be put on the agenda to be discussed with Christine Urry, the Head of Highways Development Management at Buckinghamshire County Council, at the meeting on the 7th February.

County Councillor Bill Chapple left at 8.30p.m.

5. Clerk's Report – The Clerk's report was noted.

6. Planning Applications

The following applications were considered: -

17/04362/APP 111 Aylesbury Road HP22 5BT – Erection of Rear Extension - The Parish Council had No Objections but wished to point out the following concerns to the Case Officer: -

1) The Parish Council would like to raise a concern regarding the access to complete the work. If access is to be from an adjacent property, the Parish Council is concerned that this might be close to a listed building. Also, this property is in or adjacent to the Conservation Area.

2) The other concern is how many bedrooms the extended property will have. There is currently no provision for parking on site, if the property is to be a 3 or 4 bedroomed property then there should be some allocated parking. There are currently 2-3 vehicles parked on the footway outside this property and numbers 109 and 107 which cause problems for motorised scooters in particular as the footway is very uneven along there.

17/02588/APP 2 Burcott Lane HP22 5AU – Conversion of barn into three dwellings –

The Parish Council noted the proposed changes to this application and agreed that the Parish Council would still SUPPORTS the application.

The Parish Council stated that the changes do not change the original reasons which were given for supporting this application which are repeated below: - The barn is in a very poor state of repair. The Parish Council thinks that most people in the village would agree that, although it is not listed, the barn is a feature of the Heritage of Berton (and is adjacent to a listed building) and therefore something should be done to preserve it. If nothing is done, it will progressively deteriorate and become completely beyond repair. The Parish Council agrees with the applicant that short term repairs to the leaking roof, rotten doors, failing windows, etc, would be insufficient. A major restoration is needed to safeguard its future. The Parish Council is sympathetic to the argument that unless it is put to some income generating purpose, the work cannot be funded and that it would be undesirable for it to be converted to some business use (e.g. more traffic, wrong location). So, conversion to residential use seems the only option. The applicant states that he has engaged specialists in converting old buildings and they advise that the structure of the building (walls, foundations, most roof beams) are still basically sound. They say that the design of the barn is such that: (a) it is too big (and in the wrong place) to convert to a single dwelling (b) the roof structure would not be amenable to conversion into two dwellings (c) it can be sensibly converted into 3 small cottages (living room & kitchen down stairs, 1 bedroom + bathroom upstairs). The Application is providing 6 parking spaces for the cottages, accessed from Burcott Lane. This is already a busy road, and vehicles accessing the site (between Nos 2 & 4 Burcott Lane) combined with vehicles parking on the west side of Burcott Lane could be seen to constitute a road safety hazard. There will be loss of amenity for the occupants of 2 & 4 Burcott Lane, but as the applicant owns them both this is under his control whenever he lets them out. In summary, the Parish Council believes that the benefits (i.e. safeguarding the future of the barn) outweigh the harm (i.e. overdevelopment and traffic), provided that:

- a. The Application satisfies the requirements of a proper traffic assessment, based on the standard assumptions for the traffic to be generated by a 3 x 1-bedroom dwellings development;
- b. Conditions are imposed to ensure that it is developed sympathetically in terms of its location, with as much as possible of the original building being retained;
- c. If the Application is approved, action is taken to restrict parking on Burcott Lane.

7. Planning Determinations

17/03705/APP 57 Great Lane HP22 5DE - Erection of Replacement garage and erection of first floor side extension - **Householder Refusal**

17/02147/APP Part Os 108 Burcott Lane, Berton - Retention of three mobile stables and feed store situated on concrete base- **Approved**

8. Other Planning Matters

- a) **Kingsbrook** – The development had been discussed during the Open Forum. Cllr Robson stated that the main concern of the parish council was to determine the number of houses occupied and whether certain trigger points had been reached.

- b) **Vale of Aylesbury Local Plan** - The consultation period was now over, and the Parish Council had submitted a response. All comments made will go directly to the Planning Inspector and then any recommended changes will be submitted with other papers to the government.
- c) **Bierton Crematorium** – Work has started on the Bierton Crematorium and the other crematorium building at Watermead has been vandalised.
- d) **Proposed Development at The Barn** – Mr Benwell is now looking at a smaller development.
- e) **Bierton Church of England School** – The school has not yet appointed a contractor.

9. Neighbourhood Plan

Questionnaires should be going out at the end of January/beginning of February to be returned by the end of February. The residents would be given the choice of submitting the completed questionnaires online or by post. Every member of the steering group has been asked to carry out a pilot by giving the questionnaire to somebody out of the parish to see how easy it was to complete.

10. Public Footpaths and Bierton Circular Route

Cllr Gilpin is at the moment the nominated representative of the council on public footpath matters. A number of requests had been made during the Neighbourhood Plan process for the Parish Council to appoint a more pro-active representative to regularly walk along the footpaths and then report any problems. Cllr Fisher agreed to take on the responsibility.

11. Cyber Security

New regulations are due to come in in May and the Parish Council will need to appoint a Data Protection Officer (DPO) which, at the moment, has to be somebody with 'relevant qualifications', although it is not yet clear exactly what these qualifications will need to be. The Bucks and Milton Keynes Association of Local Councils (B&MKALC) is exploring, along with County Officers throughout the country, ways in which the costs and duties of DPO's can be mitigated. B&MKALC is looking at how they might provide central services, and this includes discussions with Bucks CC. Further advice on the implementation of the new regulations continues to emerge as the Bill progresses through Parliament.

12. Finance:

- a) The following payments and receipts were approved: -

DIRECT DEBIT PAYMENTS					
524	23/11/2017	NEST Pension Contributions	15.08	0.00	15.08
525	26/10/2017	Castle Water - Monthly Payment	70.48	0.00	70.48
526	11/12/2017	EON - Street Lights	260.30	52.06	312.36
536	21/12/2017	SSE - Electricity to Sports Centre	240.52	12.02	252.54
537	22/12/2017	SSE - Electricity to Pavillion	45.60	2.28	47.88
538	22/12/2017	SSE - Gas to Sports Centre	225.64	11.28	236.92
539	26/12/2017	Castle Water - Monthly Payment	70.48	0.00	70.48
542	12/11/2017	EON - Street Lights	268.97	53.79	322.76
			1197.07	131.43	1328.50
ONLINE PAYMENTS - ALREADY MADE					
527	13/12/2017	People & Places - NP	800.00	160.00	960.00
528	19/12/2017	Aylesbury Mains Ltd	184.70	36.94	221.64
529	19/12/2017	Buckland Landscapes - Hedge Cutting	930.00	186.00	1116.00
530	19/12/2017	Done & Dusted	272.00	0.00	272.00
531	19/12/2017	B Small - Handyman November	344.50	0.00	344.50
532	19/12/2017	Cllr S Cotton - Village Diary Gifts	30.42	6.08	36.50
533	19/12/2017	IJT Direct - Printer Toners	91.60	18.32	109.92
534	19/12/2017	Mrs M Smith - Clerk's Salary	851.08	0.00	851.08
535	19/12/2017	HMRC - PAYE to 05 Jan	55.56	0.00	55.56
540	04/01/2018	Red Lion - NP Refreshments	30.87	6.18	37.05
541	08/01/2018	24-7 Asbestos Services - Jubilee Hall	200.00	40.00	240.00
			3790.73	453.52	4244.25

ONLINE PAYMENTS - TO BE MADE					
543	15/01/2018	Buckland Landscapes - Mowing Nov & Dec	288.40	57.68	346.08
544	15/01/2018	CPRE - Annual Membership	36.00	0.00	36.00
545	15/01/2018	Done & Dusted	340.00	0.00	340.00
546	15/01/2018	Sportsequip - White Line Paint	80.00	16.00	96.00
547	15/01/2018	B Small - Handyman November	318.66	9.13	327.79
548	15/01/2018	Mrs M Smith - Clerk's Salary	851.08	0.00	851.08
549	15/01/2018	Mrs M Smith - Expenses	19.72	1.96	21.68
550	15/01/2018	HMRC - PAYE to 05 Jan	55.56	0.00	55.56
			1989.42	84.77	2074.19
TOTAL PAYMENTS			6977.22	669.72	7646.94
RECEIPTS					
1711 a	23/11/2017	Chris Haes - Oct	92.40	0.00	92.40
1711 b	23/11/2017	Bob Sargeant - Oct	295.35	0.00	295.35
1712 a	21/12/2017	Lia Simons- Private Hire	40.00	0.00	40.00
1712 b	21/12/2017	D C Spencer- Regular Booking Zumba	132.00	0.00	132.00
1801 a	02/01/2018	Chris Haes - Nov	174.90	0.00	174.90
1801 b	02/01/2018	Bob Sargeant - Nov	148.50	0.00	148.50
OL140	26/11/2017	John Yandrapati-Private Hire	82.00	0.00	82.00
OL141	03/12/2017	Aylesbury Girls - Regular Booking Football	45.00	0.00	45.00
OL142	08/12/2017	Aylesbury Girls - Regular Booking Football	50.00	0.00	50.00
OL143	08/12/2017	Aylesbury Girls - Regular Booking Football	50.00	0.00	50.00
OL144	11/12/2017	Natwest - Refund	1502.34	0.00	1502.34
OL145	18/12/2017	Bierton Pre School - Regular Hire	1725.90	0.00	1725.90
OL146	19/12/2017	Bierton Pre School - Regular Hire	1725.90	0.00	1725.90
OL147	21/12/2017	Sportsfactor- Regular Booking	198.00	0.00	198.00
OL148	31/12/2017	Bierton Tennis - Booking	20.00	0.00	20.00
OL149	31/12/2017	Bierton Tennis- Booking	10.00	0.00	10.00
OL150	02/01/2018	1st Bierton Scout - Regular Hire	508.43	0.00	508.43
OL151	05/01/2018	C N Ashton - Private Hire	60.00	0.00	60.00
INT	06/01/2018	Gross Interest to 05 Jan	2.50	0.00	2.50
OL152	08/01/2018	Bierton FC- Regular Booking Football	440.00	0.00	440.00
OL153	09/01/2018	J M Wakely - Private Hire	60.00	0.00	60.00
OL154	11/01/2018	Carers Bucks- Regular Booking	66.00	0.00	66.00
OL155	11/01/2018	Bierton Pre School - Regular Hire	1725.90	0.00	1725.90
OL156	11/01/2018	S Dontula - Private Hire	77.00	0.00	77.00
			9232.12	0.00	9232.12

Cash in Hand after these receipts and payments

	£
HSBC Current Account	13,368
SBC Deposit Account	<u>42,006</u>
	55,374
Less Unpresented Cheques	0
Less this month's payments	<u>(2,074)</u>
	<u>53,300</u>
Reserved monies:	
Sports Centre and Rec Ground	14,000
Promotion of Recreational Facilities	500
Traffic Calming Measures	2,000
War Memorial / Pavillion	1,000

Neighbourhood Plan	4,526
	<hr/> 22,026
Leaving unallocated	<hr/> <u>31,274</u>

b) 2018/19 Budget & Precept

The Parish Council discussed the proposed budget and made some changes including the amount of the precept to be requested. It was agreed that the clerk would send a final copy of the budget changes to Cllr Sherley to be endorsed.

The Parish Council approved the raising of the precept by 4% to £37,600 subject to the budget having been endorsed by Cllr Sherley.

13. Outside Organisations

Cllr Robson attended a meeting of the North Bucks Parishes Planning Consortium on the 10th January. A number of local plans are in the process of being submitted to the government, Aylesbury Vale, Wycombe and Milton Keynes. It was noted that the Wycombe District Local Plan used a lot lower housing density than the other plans and therefore may be unsound because of this. One member highlighted the importance of every Parish and Town Council informing Bucks County Council of their infrastructure requirements, on their 'Local Priorities Funding Application Form' such as traffic calming, speed limits, roads, medical facilities. This should therefore be included as part of the Bierton with Broughton Neighbourhood Plan.

Cllr Cotton went to a Street Works Presentation on the 6th December.

14. Correspondence, Circulars & Consultations

A list of correspondence had been circulated to the councillors before the meeting. The following issues were noted: -

- It has been suggested that a special event will be held at the Recreation Ground next year to celebrate the 100-year anniversary of the land being given to the parish.
- Thames Valley Police Consultation – The Parish Council had no response to the consultation.
- Great Lane will be closed at some time during a three-month period from 5th March to the 1st June for road resurfacing works
- Cllr Robson is to attend the Planning Liaison Conference on the 20th February.

15. Confidential Matters

The Parish Council discussed matters relating to Community Assets under Confidential Matters allowed by the Public Bodies (Admission to Meetings) Act 1960

16. Matters of Report

- Cllr Cotton stated that a new vacuum cleaner was required for the Jubilee Hall.
- A plan is needed to deal with snow and ice in the car parks of the Sports Centre and Jubilee Hall. It was suggested that Bierton School could be used as a measuring stick as to whether the buildings should be closed. The management committees will come up with plans for the two buildings. In the meantime, the handyman will be asked to get a bag of salt to deal with the slope at the Sports Centre.
- The Oak tree at the recreation ground is an oak bush. The handyman will be asked to take it out and fill in the hole safely.
- Some ivy is growing up the telegraph pole on the corner of Brick Kiln Lane and outside Weir Cottages. The handyman will be asked if he could cut the ivy down.
- The cost of installing wi-fi at the Jubilee Hall is to be looked in to.
- Bierton Church and Poors Land- At the moment the Parish Council has three representatives, Bill Horne, Arthur Donaldson and Alan Webber. The Parish Council endorses the continuance of these representatives. However, it is suggested that more representatives are required due to the increase in the number of parishioners and there have been a couple of names suggested. Cllr Cotton is to contact the suggested persons to ask if they would like to be council representatives.
- Dog Mess – The clerk will write to the Dog Warden at the District Council to say that there is circumstantial evidence suggesting that one particular resident is responsible for much of the dog mess in Parsons Lane.
- The entrance of Rowsham Road to the A418 is often flooded and this is will be reported to Transport for Bucks.

- Cllr Grieves has completed his updating of the website.

17. Date of Next Meeting

The date of the next meeting will be Monday 19th February 2018 at 7.30 p.m. at the Jubilee Hall.

There being no further business the Chairman closed the meeting at 11.20 p.m.