

MIDGHAM PARISH COUNCIL

C/o 2 Old Orchard, Upper Woolhampton, RG7 5TE
Email: clerk@midghamparish.co.uk
Tel: 07896321058

Minutes

11th December 2023

Councillors: Tony Markham (Chair), Anthony Fenn, Francis Long

District Councillor: Chris Read

Members of the Public: 9

This meeting was conducted strictly in accordance with Standing Orders as adopted by Council in May 2021. All Councillors are reminded to acquaint themselves with these Standing Orders.

1. To receive apologies

There were none

2. To receive any declarations of interest

Cllr Long declared an interest in planning application 23/02573/FULMAJ

3. To receive and approve the minutes of the meeting held on 2nd October 2023

Minutes approved and signed.

Public Session

Members of the public attended the meeting to express concerns in relation to planning application 23/02573/FULMAJ. The plan is for a secure dog exercise field, along with agility class provision. There will be space for three cars to park. Concerns raised are as follows:

- Noise levels – residents believe that the note on the application stating only one property could be affected by noise was inaccurate and the amount of houses potentially affected was much higher.
- Footfall at the site – residents were concerned that large groups would arrive, thus creating more noise and disruption.
- Road safety – increased traffic could cause problems on usually quiet roads.
- Opening time – the residents were unhappy with this being from 7am as this would cause a disturbance.
- Overdevelopment of the area: the members of the public had concerns the area could become more developed with flood lights, coffee hut etc.
- Chair Markham was concerned about potential traffic and parking issues. Chair Markham raised the concern of the area being tarmacked; Cllr Long reported that Highways had suggested that this was necessary.

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- Cllr Long stated that there was a problem in the area with dogs being able to be off lead and therefore the site was needed.

ACTION – Clerk to submit concerns of the residents to the planning department.

4. Correspondence received

- Minutes from Joint Parishes with Thames Valley Police Meeting
- Crime and Neighbourhood Watch – The Chair reported there has been an increasing amount of low level crime in the area. Series of break ins to sheds. Residents should be reminded to lock doors and secure properties.

5. To receive the District Councillors Report

District Cllr Read delivered his Report; this will be published on the parish council website and

Chair Markham asked if there had been any reports on council tax rise; District Cllr Read did not have definitive new son this but suggested that the cost of planning applications will change so the cost will go to the applicant and therefore become cost neutral for the Council.

6. To receive the Clerks Report

Payments	Receipts	Balance
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Balance as at 30th August 2023 £ 12,116.38

Income

Interest received	£ 38.05
Precept	<u>£ 4,750.00</u>

Payments

Salary Sept Oct Nov	714.30
Homeworkers allowance	120.00
A Owens expenses (email hosting)	414.94
Odin Manners end of season	1,026.21

£2,275.45 4,788.05

The Budget for 2024/25 was approved and discussed.

ACTION – Clerk to make enquiries about increasing amount of money offered to Mr Porteous for providing electricity for the defibrillator.

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7. To receive/review any Planning Applications

7.1 Decisions

- **23/01596/HOUSE** – Oaktree Barn, Midgham - Loft conversion at Oaktree barn. The only external change is to install Velux windows in the roof. Internally will require new stairs to second floor. Also add 8 solar panels to the south facing shed roof. – **Granted subject to conditions**

7.2 Awaiting Planning Decision

- **22/02912/FORMB** – Land at Church View Farm - Section 37 of the Electricity Act 1989 to install or keep installed an electric line above ground. It is proposed that 2 spans of existing HV overhead line are to be upgraded to 3 phase with the addition of a third wire. – **PC have no objections**
- **23/01981/FUL** - Former Ryders Yard, Colthrop Lane - Change of use of existing truck and trailer hire fleet, maintenance and storage depot to provide flexible uses within Class E(g)(i), (ii) and (iii), B2 and B8 of the Use Classes Order. **PC reported concerns about brightness of security lights**
- **23/02096/LBC** - Part two-storey part, single-storey replacement extension to existing dwelling. Terrace doors in existing modified window opening -**NO OBJECTIONS**
- **23/02573/FULMAJ** - Land South Of School Hill and West Of, Midgham Green, Midgham, Reading - Change of use of land to dog walking facility. – **see notes at start of minutes**
- **23/02634/HOUSE** – 10 Midgham Green – First floor extension. – **councillors unsure of details of plan ACTION – Clerk to redistribute application so councillors can make a more informed decision.**

8. Update from Village Hall Committee

Jeremy (Treasurer) came to speak about insurance for the village hall – upon reinsuring the hall questions were raised about ownership of the hall. Conveyancing documents were shared with councillors and the VH committee prior to the meeting; it was agreed that the VH was owned by the Parish Council, and that the VH Committee were Trustees of the hall.

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Looking after the village hall and maintaining the building is becoming an increasing cost worry. The roof needs to be replaced; a quote had previously been obtained for £14000, however this does not include specialist removal and disposal of asbestos tiles. The committee is hopeful that The Greenham Trust will part fund the project, however the rest of the money must first be raised. The VH Committee were hoping approx. £5000 could be obtained from the PC.

The Hall is a centre for the village, but the village is small so raising funds is difficult.

Chair Markham questioned whether a grant could be obtained from West Berks Council. Grants have been received in the past, however this was for loss of earning in lockdown, VH Committee believe there are no more grants available at present.

Chair Markham felt it could be helpful to explore whether West Berks might be able to help.

Committee asked for permission to remove the chimney as it was not in use and has caused problems with repairs in the past – Councillors first wished to see quotes on removal/leaving the chimney in order to make an informed decision.

ACTION – Clerk to explore option of increasing Precept in order to support the Village Hall, and to enquire about potential funding from West Berks.

The village Christmas Party will take place at 10.30am on 20th December – bring a dish.

9. Other matters the Chairman feels necessary

- There have been a fair amount of comments about the path through Midgham Park with cattle. Signage is appropriate and the landowner is entitled to keep cattle.

10. To determine dates for the next meeting

5th February 2024 at 7pm

11. To record the meeting closed

20:18