



PARISH OF RENHOLD



Minutes of RENHOLD PARISH COUNCIL meeting held on Thursday 15th January 2026 at 7.00pm at Renhold Village Hall, Wilden Road

IN ATTENDANCE: Parish Councillors Mr. Rayner, Mrs. Brunsdon, Mr. Sawford, Mrs. Roberts, Mrs. Dean, Mr. Warwicker, Mrs. Gribble (Chair), the Clerk, and five members of the public were present.

Item	Minutes of discussions and resolutions	Actions and Responsibility
1	<p>WELCOME BY CHAIR, APOLOGIES FOR ABSENCE, DECLARATIONS OF PERSONAL AND PREJUDICIAL INTEREST FOR THE MEETING TO BE MADE</p> <p>Cllr. Gribble welcomed all to the meeting, thanking everyone for attending. No Parish Councillor apologies received.</p> <p>Mrs. Cardinale not in attendance.</p> <p>No new declarations of interest received for the meeting.</p> <p><i>The Chair adjourned the meeting at this point</i></p>	
2	<p>OPEN FORUM – MEMBERS OF THE PUBLIC ARE INVITED TO SPEAK</p> <p>Resident concern expressed regarding planning application in Hookhams Lane, concerns included out of date plans submitted, over development of site, detrimental impact on neighbouring property including loss of light. As well as being out of keeping with the character and detrimental impact on street scene, in sufficient on site parking, plus concern over the 2 metre high fence proposed at front that would also be out of keeping.</p> <p>Representative from Bedfordshire Great Ouse Valley Environmental Trust spoke about the work done with testing local water levels and sharing the data with relevant organisations. The Parish Council welcomed a copy of the report to be placed on the Parish Council website.</p> <p>Resident concern regarding planning application in Hookhams Lane, issues such as verge damage due to insufficient on site parking, for staff as well as maintenance and delivery vehicles that access the property regularly. Noise pollution from the internal and external alarms that regularly go off, as well as challenges with refuse collection at the site for general and commercial waste. Advise given on this application can be ‘called in’ with encouragement for responses to the planning application to be sent to the local planning authority, Bedford Borough Council.</p> <p><i>The Chair reconvened the meeting at this point</i></p>	Clerk to action
3.1	<p>PLANNING AND DEVELOPMENT - for full Council to agree responses to:</p> <p>It was noted that information had been shared with all Councillors ahead of the meeting regarding applications and some Councillors had undertaken a site visit to some of the applications. To note that planning responses to all include reference to due weight and regard being given to the Renhold Neighbourhood Plan.</p> <p>a) APPLICATION NO:-25/01308/EIASCR Request for Screening Opinion in respect of proposed residential development at Land Off Hookhams Lane – following further information meeting with site promoter, feedback was again received on amendments made to the site proposals. Developer had advised that outline planning application for the site is expected around April. Councillors agreed to remove this application from the agenda given the EIASCR had been granted.</p> <p>b) APPLICATION NO:-25/02462/FUL One and two storey front, side and rear extensions, front and rear dormers and external alteration to remodel existing dwelling at 48 Hookhams Lane – Councillors reviewed the application, it was unanimously agreed to object to the application on the grounds of this proposal being over development of the site. Concerns for inadequate provision of on site parking, as well as highways safety concern for the parking provision</p>	Clerk to action

	<p>being provided in regards to insufficient highways visibility for highways access to be safe, not just for vehicles but also for other highway users and pedestrians too, as there is no safe turning area on site. There will be a loss of light to the neighbouring property, inaccurate plans submitted with the application which are misleading and do not truly reflect the site which is disappointing. Overall the proposed scheme will be out of keeping with the street scene, therefore causing a detrimental impact on the street scene as well in regards to the street scene character. Further concerns also relating to the 2 metre fence detailed, which is very out of keeping for a street scene with open fronted hedges.</p>	Clerk to action
c)	<p>APPLICATION NO:-25/02483/FUL Roof alterations to form two first floor bedrooms and ensuite at Grasmere 68 Hookhams Lane - Councillors reviewed the application, it was unanimously agreed to object to the application on the grounds of this proposal being over development of the site and out of keeping with the street scene. Councillors continued to be disappointed with the poor quality of plans associated with this site.</p>	Clerk to action
d)	<p>APPLICATION NO:-25/02485/COU Change of use to a residential care home for 5 residents, staffed 24 hours a day by 8 members of staff at 30 Hookhams Lane - Councillors reviewed the application, it was unanimously agreed to object to the application on the grounds of this site not having sufficient capacity to meet the proposed change of use to adequately meet the needs of the increased number of inhabitants at this site. There is insufficient on site parking for this property to support five residents with the care needs identified, needing to take into account, shift change over periods as well as access needed regularly by those servicing this property, such as additional professionals, maintenance, refuse service providers. There is a historic issue of significant highways verge damage and highways safety concerns at this site, along with noise pollution from the activities on site for the neighbour properties. The Parish Council support the application being 'called in'.</p>	Clerk to action
e)	<p>APPLICATION NO:-25/02540/TPO T2 Weeping Willow reduce crown height by 2.5m and lateral spread by 1.5m to contain size and restructure crown following historic heavy pruning at The Crown, 59 Top End - Councillors reviewed the application, it was unanimously agreed to have no objection to the application.</p>	
3.2	<p>NEIGHBOURHOOD PLAN WORKING GROUP REPORT TO INCLUDE UPDATE ON REFERENDUM:- Report shared in advance, date for referendum confirmed as early March.</p>	
3.3	<p>Planning and Development: to consider Applications and agree responses to Applications received after the publication of the agenda if applicable – 26/00055/LDE Certificate of Lawfulness for existing swimming pool and associated hardstanding at Hill Farm Barn Water Lane – Councillors reviewed the application, it was unanimously agreed that no comment to be made to the application, resolution passed.</p> <p>25/02536/FUL Demolition of existing dwelling house and outbuildings and erection of replacement dwelling house at 52 Ravensden Road – Councillors reviewed the application, it to be carried forward to next meeting.</p> <p>Planning appeal letter noted regarding application at 25 Top End.</p>	Clerk to action
4.	<p>BEDFORD BOROUGH COUNCILLOR REPORT</p> <p>Ward Fund update on silver birch replacement with a different species in Green End to be secured through the Ward Fund, this is with the Borough Council Officer and will include care for two years, awaiting to be planted, no update.</p> <p>Green End dog waste bin being better positioned with the Green End bin by the bus top now being be moved to Woodfield Lane and new larger bin installed at Green End.</p> <p>Traffic flow through the parish discussed previously with the most recent traffic flow counts to be checked, agreed follow up was to ask local authority for data, Andy Prigmore had been contacted.</p> <p>Monitor Ravensden Road entrance gate, and associated work including markings, work being carried out by local authority, had been chased various times, the gates had also been chased. It was noted the sunken section of the road along Ravensden Road remains an issue, Cllr. Gribble has reported.</p>	<p>Cllr. Gribble</p> <p>Cllr. Gribble</p> <p>Cllr. Gribble</p>

	<p>The bridleway at the top of Markham Rise needs to be revisited by the local authority as there are some issues at present. There was a Councillor request for a walkround of Cranbourne Gardens to look at local issues, Cllr. Gribble to follow up.</p> <p>Cllr. Gribble organising a meeting with new Head of Planning for local Parish Councillors, date being arranged is ongoing.</p> <p>Through the Borough Ward Fund bulb planting had now taken place on Ravensden Road. Information provided on food waste collection service commencing.</p>	Cllr. Gribble
<p>5.</p> <p>a)</p> <p>b)</p> <p>c)</p> <p>d)</p> <p>e)</p>	<p>FINANCE MATTERS TO INCLUDE</p> <p>Quotations to be considered and agreed –</p> <p>Council communication system options discussed, Eyelid Productions website quotation circulated, it was unanimously agreed to accept the quote for a new website, with subscription function at a cost of £750.00, resolution passed, It was noted the domain name and hosting charges would be managed separately. The £2.50 a month for a virtual landline option remained being explored as well it was noted. Clerk to issue feedback to enable website migration.</p> <p>Polhill Arms defibrillator pads had been purchased between meetings.</p> <p>Church End bench quotation considered, Gladson Lowther Seat recycled in brown and black, confirmed as the preference by Councillors. With fixings this was to cost £850.00, unanimously agreed to accept quote, resolution passed. Full quotation to be obtained, for installation and disposal of previous bench from Mr Wallinger. Jubilee plaque to be placed on bench so this can be retained.</p> <p>Quotation received for grass cutting in parts of the parish as well as maintenance of the War Memorial area, it was unanimously agreed to approve the quotation and to continue with Bill Peet & Son, resolution passed. Clerk to feedback.</p> <p>Consideration of main grass cutting contract, new contractors had worked well, quotation had been requested for 2026 season. It was unanimously agreed in principle to continue with Morgan Pells Farm going forward this season, with no more than up to 5% price increase, to enable contractor to be secured for the season ahead, between meetings if needed, resolution passed.</p> <p>Invoices to be paid</p> <p>Backlight Ltd Administration service November £753.48</p> <p>Backlight Ltd Administration service November £753.48</p> <p>British Legion Dday wreath £25.00 reimbursement to N Gribble on behalf of the Parish Council</p> <p>British Legion Dday wreath £25.00 reimbursement to N Gribble on behalf of the NPWG</p> <p>Morgan Pells Farm grass cutting £2068.92</p> <p>Ltd Design Consultants NP Plan map work £168.00</p> <p>Lidlington Parish Council donation for accessing NP mapping tool £20.00</p> <p>Mazars LLP external audit work £378.00</p> <p>Bill Peet and Son maintenance work, grass cutting and War Memorial £2332.43</p> <p>Three SIM card payment £9.40 direct debit</p> <p>Councillors unanimously agreed to resolve the above items for payment and the ongoing Three direct debit. Resolution passed.</p> <p>Financial monitoring review</p> <p>Clerk had shared the report, all items inline with expenditure at this point of the year it was noted.</p> <p>To consider and approve the 2026/27 budget - at this point of the meeting Councillors reviewed a number of supporting documents, including the draft budget plan, which was worked through in depth with consideration of the main focus areas of expenditure for the Council in the coming year. Clerk to update. It was unanimously agreed to approve the budget for 2026/27, resolution passed.</p> <p>To consider and approve the 2026/27 precept - The Borough Council had advised of a change in tax base within the parish for 2026/27. The Council considered different options, being mindful of wishing to move forwards with continuing to progress a number of improvements for the parish. It was unanimously agreed by those present who voted (Cllr. Warwicker abstained) to request a precept level of £28429. Resolution passed. Clerk to submit.</p>	<p>Clerk to action</p> <p>Clerk to action Cllr. Gribble</p> <p>To monitor</p> <p>Clerk to action</p> <p>Clerk to action</p>

<p>6.</p>	<p>MINUTES OF THE LAST MEETING</p> <p>The Council unanimously agreed to sign as a true and accurate record, the Chair signed the minutes from 20th November.</p> <p>Matters arising were:</p> <ul style="list-style-type: none"> ▪ Payment of accounts issued ▪ Planning comments submitted ▪ JP communication regarding Jubilee celebrations edit actioned on Parish Council website. ▪ Awaiting copies of BFARe minutes to come through, having recently chased with Ward Councillor for Wyboston. ▪ To arrange an invite to the local MP for the Cranbourne Gardens development, Cllr. Gribble had sent invite. ▪ It was agreed to explore options regarding the tree work at the War Memorial, Cllr. Gribble to follow up with landowner. ▪ Bank signatory work remains ongoing. ▪ The additional location highlighted to the police during the January meeting in the village that had been flagged within a hot spot area, that could be used for carrying out speed checks – Community Speedwatch Coordinator to share details of suggested location with PC Napoli , this had been actioned. ▪ Understanding the police resources available relating to enforcement of Traffic Regulation Orders as well as commercial weight restrictions in situ in Renhold with suggestion of using volunteer time to support with processing the follow up work generated, as well as offering volunteer time to do this. Appropriate safe access by a volunteer to the police database would be an item that would need clarifying to be followed up. ▪ The highways walkround with Borough Council Officer and Borough Councillor Jim Weir Deputy Mayor & Portfolio Holder for Environment, Highways & Transport summary report to be done by Cllr. Gribble to go on the Parish Council website. ▪ Additional items raised during the highways walkround were: white markings had been placed in Green End seeking if these were related to forthcoming footway improvement works. ▪ Asset management document to be drafted. ▪ Further reminder for all Councillors to insert their email signature as previously agreed. ▪ Highways Officer in attendance at previous meeting, had followed up overhanging vegetation along St Neots Road, it was noted landowner had been contacted to clear the area. The items raised from the Deputy Mayor visit walkround items, these included items in Green End had not had 30mph painted on the floor, Officer was chased. ▪ Clerk had sent communication to local ambulance service regarding the defibrillator matter previously raised, remains unchanged, acknowledgment received, awaiting full response, has been chased. Therefore, drafted policy document work remains on hold it was noted. No response after being chased. ▪ Making the Church End area by the school a red way could also be explored as a further solution. Idling car cards to be followed up by Cllr. Gribble. ▪ Community safety camera, new device waiting to be installed, with regular contact with supplier being maintained. ▪ Defibrillator units what three words location shared, training event feedback to Community Heartbeat actioned. Has been chased further. ▪ Alternative Speed Indicator Device supplier units being explored. Noted Ravensden Road device would be moved in a few weeks to enable an active sign in this important location. As all devices functioning, action no longer needed. ▪ UK Power Network electric connection quote received for Water End, circulated, there would be additional work needed from a local contractor, site meeting with Andy Muskett Ltd on hold it was noted. Cllr. Warwicker continuing to pursue a suitable resolution. ▪ Awaiting return of some of PS's Councillor paperwork. 	<p>Ongoing</p> <p>Monitor</p> <p>Cllr. Gribble</p> <p>Ongoing</p> <p>Ongoing</p> <p>Ongoing</p> <p>Cllr. Brunsdon</p> <p>Ongoing</p> <p>Monitor</p> <p>Monitor</p> <p>Cllr. Gribble</p> <p>Monitor</p> <p>Monitor</p> <p>Cllr. Warwicker</p> <p>Monitor</p>
<p>7.</p>	<p>CORRESPONDENCE AND INFORMATION RECEIVED</p>	

NALC Events Bulletin emails
BBC Planning weekly list email
CPRE update emails
Bank statements
Crime statistics - forwarded to all
ERTA Voluntary Transport email
BBC Weekly Licensing list – Clerk has checked
CPRE latest newsletter
Renhold Magazine article submission and communications
Various communications with website developer
NBB Recycled Furniture promotional emails
Communication with contractor regarding CCTV Community Safety Camera for Water End copied into
BBC Parish and Town Council Update - circulated
Three Your bill's ready communication invoice – agenda item
Manor Oak Homes communications proposed residential development - Land between Hookhams Lane and Ravensden Road, Salph End, Renhold, Bedford – responded to, agenda item
NPWG report update – circulated, agenda item
NPWG copied into communications regarding referendum
War Memorial contractor quotation and invoice communications – circulated, agenda item
Anglian Water Woodfield Lane works communication – Clerk asked to feedback regarding mapping inaccuracy
Member of the public inquiry regarding advertising in Village Magazine – actioned
Parish Councillor JR Rural Crime Conference reportCode
Advertisement interest expressed in Renhold Magazine – responded to, forwarded on
BBC letter for Planning Parish Consultation letter for 25/02243/TPO - circulated, agenda item
BBC letter for Planning Parish Consultation letter for 25/02227/FUL - circulated, agenda item
BBC Confirmation of Councillor List for Renhold Parish Council - responded to
Borough Councillor NG reporting pot holes in Top End and Green End to Highways Helpdesk copied into
BBC Planning appeal 25/00061/REF consultation letter – circulated, agenda item
Renhold Magazine grant application communications
Defibrillator pads communications regarding ordering for Polhill Arms unit
NP Mapping work invoice communications – agenda item
Grounds maintenance promotional communication
Highways Helpdesk Green End street lamp not working communication – responded to
BBC East Park Energy NSIP DCO: presentation by DM Planning - Parish Town Council Briefing
Resident communication regarding local road signs and path issues – responded to, followed up
BBC Planning Parish Consultation letter for 25/02485/COU - circulated, agenda item
Member of the public inquiry regarding advertising in Village Magazine – actioned
Borough Councillor NG update on bulb planting
Parish Councillor feedback from resident of lorry driving through the weight restriction on Hookhams Lane
BBC Planning Parish Consultation letter for 25/02483/FUL - circulated, agenda item
BBC Temporary Road Closure Hookhams Lane Renhold 25 – 110 – circulated
Resident communication regarding Hookhams Lane planning application – responded to
Defib Store Ltd - Proforma No. 54891 - circulated, actioned
Reporting Back: Parish and Town Council Newsletter, December 2025
BBC Planning Parish Consultation letter for 25/02540/TPO - circulated, agenda item
BBC Officer feedback to crap apple tree in Top End to report from resident – circulated
Morgan Pell Farm invoice for grass cutting – circulated, agenda item
Bedfordshire Great Ouse Valley Environmental Team Great Ouse River quality information – circulated, actioned
Forvis Mazars - Invoice 2632219 - Renhold PC LAR 2025 - circulated, agenda item
Resident communication regarding Markham Rise dog bin – responded, actioned
Resident communication regarding January PC meeting – responded to
BBC Parish Precept Declaration 2026-2027 information – circulated, agenda item

Invoice RVH-154 for Parish Council Meeting
 Member of the public inquiry regarding advertising in Village Magazine – actioned
 BBC Planning Parish Consultation letter for 25/02536/FUL - circulated, agenda item
 Anglian Water work in your local area communication – circulated
 BBC Re. Meeting cancelled - 20/01/2026, 18:30, Standards Committee
 BBC Planning Parish Consultation letter for 26/00055/LDE - circulated, agenda item
 Renhold Chapel Rural Grant decision communications – followed up

Councillors JR, PS, MD, SB to attend Police Priority Setting meeting

Planning application decisions to be noted:

25/02318/NMA 25/01620/S73A - Non-Material Minor Amendment for an increase in window size to front elevation at Grasmere 68 Hookhams Lane – Refused

25/02227/FUL Single storey front extension to integral garage, with a pitched roof and rooflight at 10 Becher Close – Permitted

25/01419/TPO T1 Walnut: Fell at 5 Top End - Refused

8.0	<p>Close of Meeting The next meeting to be Thursday 26th February 2026 at 7pm. Clerk to share feedback to Village Hall. Meeting closed at 9.10pm.</p>	Clerk to action
------------	--	-----------------