

Draft 26.11.2020

Minutes of MEETING of RENHOLD PARISH COUNCIL held on Thursday 26th November 2020 at 7.00pm

PRESENT:- Parish Councillors: Mrs. Quince (Chair), Mr McIver (newly elected Vice Chair), Mrs. Brunsden Mr. Cook, Mrs. Dean, Mrs Gribble, Mr. Polhill and Mr. Warwicker, Borough Councillor Stephen Moon, the Clerk Mrs. Barnicoat and ten members of the public.

1. WELCOME AND APOLOGIES FOR ABSENCE TO BE RECEIVED: - The Chair welcomed all attendees and set the expectations for an online virtual meeting, outlining how to keep the meeting courteous and efficient. Parish Councillor Mr Rayner, Borough Councillors Tim Creswell, Christine McHugh, and Phillippa Martin-Moran-Bryant, had sent apologies for absence, which were accepted.

2. DECLARATIONS OF PERSONAL AND PREJUDICIAL INTEREST TO BE DECLARED FOR THE MEETING: - There was a declaration of interest received from Cllr. Quince regarding item 9.a) and Cllr McIver for item 9d) . There were no further declarations of interest received for the meeting.

The Chair adjourned the meeting for the next item.

3. OPEN FORUM: -
No public statements received.

The Chair reconvened the meeting for the next item.

4. PLANNING AND DEVELOPMENT: -

Following the meeting of the Planning Committee on 6th October it is recommended to submit the following the responses to the Borough Council regarding applications 4. a), b), c), d), e), f)

a) APPLICATION NO: 20/02453/FUL Erection of a detached dwelling house with annexe and triple garage with associated hard and soft landscaping at Greenacres, 63A Wilden Road – After some discussion about back land development in open countryside, which is against current planning policy, the Committee agreed to recommend to the full Council that they do not object to the proposed development in principle because the new dwelling will replace former buildings-the piggeries. However, they do have considerable concerns about the visual impact on the landscape. As this property is on higher ground, it will feature prominently on the approach into the village from Wilden Road. It is asked that suitable vegetation screening be established to minimise the impact - given that it will be built at depth along Wilden Road and does not form part of the street scene. It is also asked that sympathetic building materials be used to ensure that the new dwelling blends into the landscape setting.

Parish Councillors unanimously agreed to resolve that the response be submitted to the Local Authority.

b) APPLICATION NO: 20/02471/FUL Demolition of conservatory and erection of two storey rear extension at 33 Becher Close - The Committee unanimously agreed to recommend to the full Council that there is no objection to the principle of the development. However, they would ask the Officer to be mindful of any comments from the two neighbouring properties who will be impacted most. There is a concern that the proposal appears to be very close to the adjoining boundaries so there may be an overbearing and over-looking aspect which should be taken into consideration by the Officer as this could be detrimental to the neighbours.

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Parish Councillors unanimously agreed to resolve that the response be submitted to the Local Authority.

c) **APPLICATION NO: 20/02386/FUL Dormer extension/loft conversion with apex roofed dormer to front, box dormer to rear and hip to gable extended area, tile hanging to match existing roof surface at 14 Church End** - The Committee unanimously agreed to recommend to the full Council that this application be objected to on the grounds that it is out of keeping with the street scene in this rural setting. The proposed changes will significantly alter the appearance of the property at the front by bringing it in front of the building line. The planned design and appearance, in particular the dormer, will be distinctively different from the neighbouring properties that front Church End and the view across to Bedford.

Parish Councillors unanimously agreed to resolve that the response be submitted to the Local Authority.

d) **APPLICATION NO: 20/02357/FUL Erection of new residential dwelling, including means of access and all other associated works at Land At Church Farmhouse, 66 Church End.** The resident communications regarding this application had been circulated to Councillors. The Committee unanimously agreed to recommend to the full Council that this application be objected to on the grounds that it is over development of a site which is at the heart of the old village. The rural nature of this area is paramount - given the immediate proximity to the historic fifteenth century village church. A dwelling on this site would be over development and it would negatively impact on the nearby listed buildings. This part of the village is also a designated historical site, and the Council feels strongly that the rural feel should be retained. The proposed ridge height would cause detrimental harm in terms of over looking into properties located in Church Close. The site also has a TPO which it appears has not been referenced in the application, which is a further concern for the Council. There are also a number of well documented highway safety issues in this locality, so additional vehicle movements, combined with insufficient off road parking facilities for the inhabitants and visitors, would add to the already impossible situation in Church End. Councillors wished there to be additional concern raised over the stability of the ground given the location is over a former moat. This to be included and Cllr. Moon was asked to 'call in' the application.

Parish Councillors unanimously agreed to resolve that the response be submitted to the Local Authority. It was also

e) **APPLICATION NO: 20/02630/FUL loft conversion with dormers front and rear, windows to both gables at 50 Lady Mayor Drive** - The Committee unanimously agreed to recommend to the full Council that it was noted the application documents reference a garage conversion, which is inaccurate as the application description is for a loft conversion. Whilst there has been precedent set in this area for such changes, there is a concern from the Council that a further accommodation space would lead to additional pressure on the off road parking congestion in this locality.

Parish Councillors unanimously agreed to resolve that the response be submitted to the Local Authority.

f) **APPLICATION NO: 20/02633/FUL Two storey aide extension with single storey link to garage conversion at 2 Silverburn Close** - The Committee unanimously agreed to recommend to the full Council that there is no objection to this application in principle. However, they again note that it is a further garage conversion which will increase pressure on the already congested off road parking in this area.

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Parish Councillors unanimously agreed to resolve that the response be submitted to the Local Authority.

g) APPEAL REF: APP/K0235/W/20/3256134 Location at Land off Hookhams Lane, Salph End, Renhold – Thanks were again given to Cllr. Stephen Moon who had represented the Parish Council so well during the appeal. Between meetings there had been comprehensive work done in preparation the appeal, with meetings between, Cllr. Quince, Clerk and Cllr. Moon. As well as input from local skilled planning professionals who were involved so thanks also to Claudia Dietz and Sandra Einon as well. The focus of the appeal, was mainly on the argument regarding the five year land supply, whether it was secure or not, which was the focus for the Local Authority to show evidence of this. There were a number of detailed discussions on the landscape impact from the proposed development, as well as questions raised by the Parish Council around the highways discussions that had unknowingly been taking place between the Local Authority and appellant. This will be followed up by the Parish Council with the Local Authority. The Inspector will now consider all the information ahead of publishing the decision, which could take months it was noted.

Cllr. Moon at this point of the meeting raised the recent license application for Water Meadows off St. Neots Road. Cllr. Polhill declared an interest in this so left the meeting room for the discussion. An application was being considered by the Local Authority for a three day event in October 2021. Clarity had been sought from the Borough Officers and full details of the application had recently been circulated to all Councillors. There were a number of concerns expressed about the proposal, including: application not compliant with legislation (s182 Licensing Act 2003), overloading of traffic, safety and shadow of noise. Cllr. Moon will follow this matter up with the Police to make sure they are aware of the application - given the large volumes of traffic involved. The Parish Council would be submitting a response expressing concern prior to the 17th December deadline. Residents were welcome to contact the Clerk for more details. It was noted that there had been a further recent application for a three day event at a nearby site at Howbury Hall in September 2021 which appeared to be smaller. Clarity to be sought on this by the Clerk.

Cllr. Polhill rejoined the meeting at this point.

h) Update on East West Rail route – A leaflet has been circulated to all villagers alerting them again to the preferred route and encouraging village engagement during the next round of consultation expected early in 2021. Thirteen local parish representatives including Renhold, had met with Richard Fuller MP to raise their joint concerns. Actions from the meeting included follow up work with the CPRE and the Secretary of State. Cllr. Gribble outlined the progress of these. A review of the decision is being sought by the North Beds MP, Richard Fuller. Engagement with Network Rail has been challenging. However, with persistence, Cllr. Gribble has spoken to a helpful representative who has offered to attend a future meeting. It was confirmed that the next consultation will be a remote process. EW rail had taken on board the feedback from Renhold that the online interactive map is problematic and inaccurate. Peter Norris and Cllr. Gribble were thanked for their continued efforts on this important matter.

i) Neighbourhood Plan Working Group update – Feedback from Working Group received, Keith Herkes reported that the Group had been successful with a Locality grant funding application which would be paid to the Parish Council and ring fenced for associated Neighbourhood Plan expenditure. There has been engagement with BRCC to produce the Green Infrastructure Plan and an experienced consultant, Sally Chapman, has been appointed as a learning mentor for the group. £1k has been added to the Council budget as agreed at the last meeting.

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5. MINUTES OF THE LAST MEETING:- It was resolved to approve the minutes of 14th October and 19th November. Minutes to be signed by the Chair as a true and accurate record.

6. ELECTION OF VICE CHAIR:-

It was proposed by Cllr. Gribble, that Cllr. McIver be elected as Vice Chair, and seconded by Cllr. Brunsdon. There were no other nominations. It was unanimously agreed to elect Cllr. McIver as Vice Chair, and the resolution was passed. Clerk will issue an Acceptance of Office form. Cllr. McIver would now join the Planning Committee as ex-officio.

Cllr. Moon took leave at this point of the meeting.

7. CONSULTATION RESPONSE FOR LOCAL GOVERNMENT WARD BOUNDARY REVIEW:- All Councillors have received a copy of the most recent consultation which recommends that all of Renhold Parish forms a ward along with Ravensden to be represented by one elected Borough Councillor. Following detailed discussion, it was unanimously agreed for the Parish Council to respond in support of the proposals, that Renhold form a one Member Ward with Ravensden, and the resolution was passed.

8. TO CONSIDER APPLICATION FOR CRANBOURNE AND ASPIRE DEVELOPMENTS:- Following the recent confirmation of a Traffic Regulation Order for Spire to have a 20mph zone, it was unanimously agreed that the Parish Council should make an application for a TRO for Cranbourne and Aspire - given the identical nature of those developments.

9. FINANCE

a) Quotations to be considered

Additional Vehicle Activated Signs communications included further analysis of speed data. The traffic volumes and speeds are increasing. This data to be shared with highways and the Police. Councillors agreed that up to £50 be spent a time, on having the two signs in situ turned to capture different traffic movements, Clerk to look into a potential contractor. No changes to be made until there had been further consideration as to the exact locations of signage in the village in a priority order. Possible locations: Green End, Wilden Road, and an alternative location at approach to Hookhams Lane to ensure balance across the Parish should be part of the Councillors' thoughts. This matter to be discussed at the next meeting.

b) Invoices:

Barnicoat Ltd Clerking service	October	£618.92	
JCB Printing Village Magazine stapling	November	£ 50.00	
A R Worboys Grass cutting (cut 7)		£160.00	plus VAT SI1418
A R Worboys Grass cutting (cut 8)		£160.00	plus VAT SI1439
A R Worboys Grass cutting end of season		£595.00	plus VAT SI145
JCB Printing call for sites maps and East West Rail fliers		£189.00	
HG Pell(s) and Sons Purchase of bulbs		£200.00	
A Quince reimbursement of administrative expenditure		£ 69.29	

Unanimously agreed and resolution passed for the payments to be made.

c) Review of Council expenditure to date for financial year 2020/21 including budget review of budget plan for 2020/21 - Transaction report and budget analysis for 2020/21 financial year had been circulated to all Parish Councillors. No items of concern noted.

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d) Grant applications – All items received for the applications had been circulated to all Councillors in advance.

Cllr. McIver declared an interest in this item and took no part in the vote

Village Magazine - The Parish Councillors discussed the information received and it was unanimously resolved to award a grant of £1,155.60 towards the magazine production. The full Council also agreed to an additional grant award this year. This donation is to enable the appropriate safety measures being put in place for the magazine delivery to continue given the challenges during this recent time. Therefore the Council resolved to award £90 towards the cost of protective equipment for deliverers, and this payment is enclosed with the grant donation. Also in light of the current exceptional circumstances, the Parish Council agreed to allocate a provision of up to £500 for the collating and stapling costs of ten editions to be safely carried out by the printers, and ask that they invoice the Parish Council directly for their service. The Clerk to include in the award communication that it please be noted that it is not to be assumed that future grants will remain at this level.

e) External audit feedback – items circulated, future agenda item.

f) Community Infrastructure Levy funds – to note receipt of funds £12,776.90, Councillors to consider how these funds could be used for benefit to the community. This will form part of the budget consideration at the January meeting.

10. CORRESPONDENCE AND INFORMATION RECEIVED: -

NALC Events Bulletin emails

Age Partnership email promoting services

BBC Planning weekly list email

Village newsletter copy

Online playgrounds promotional information

BRCC e-bulletin newsletter

CPRE update emails

Bank statements

Crime statistics - forwarded to all

ERTA Voluntary Transport email

Beds Police newsletter

BBC Weekly Licensing list

BBC letter acknowledging receipt of planning comments

Village magazine article communications

Continued communications from NALC and BATPC information and updates on the coronavirus situation and how this impacts local councils

Beds Police crime statistics – circulated

CPRE magazine

Resident communication regarding Hookhams Lane appeal – responded to

Parish Council website communications uploading documents

NFP Workshops bid writing information

BATPC Bugle – circulated

BATPC Government's White Paper 'Planning for the Future'

Letter from the Chief Executive of Bedford Borough Council – forwarded

BBC Parish & Town Council Network meeting – circulated

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Resident communication regarding Green End speeding data – responded to
Copied into resident complaint to Local Authority regarding the planning application relating to the installation of the telecommunications box at Hookhams Lane roundabout – responded to
Various communications on Remembrance Service during current restrictions
New Business Support Grants during National Lockdown information – shared with village facilities
Borough Council speed enforcement vehicle data requested – response received
BBC Budget consultation – circulated
Conservative communication regarding dates for the Borough Councillor diary – responded to
BBC The Spires Estate, Bedford-Renhold – Traffic Regulation Order notice 20mph –
Various Neighbourhood Plan Working Group communications
Parish Council Vehicle Activated Signs data
Renhold Churchyard thank you letter
BATPC Arnold Baker on Local Council Administration -12th edition
Communications regarding village litter pick arranged for 9th January
BATPC STANDARDS MATTER 2: PUBLIC CONSULTATION AND PUBLIC SECTOR SURVEYS
Communications webinar - handout and recording
Resident communication regarding Traffic Regulation Order – responded to
Resident communication regarding GDPR – responded to
Resident communication regarding Hookhams Lane speeding – responded to
Resident communication regarding planning decision notice
Communication regarding local Parish information and awareness on East West Rail
Resident circulating CPRE newsletter
BATPC Planning White Paper - NALC response
Resident communication regarding planning application at Church Farmhouse – responded to
Resident communication regarding planning application at Church Farmhouse – responded to
BATPC Lockdown communications 6 Point Plan and National Webinar for councils
Bedfordshire OPCC Newsletter - November 2020
Resident communication regarding Hookhams Lane 7.5 tonnes limit – responded to
Beds Police October burglary information – circulated
BBC Planning Officer communications seeking extensions to planning consultations
Resident communication regarding speeding in Renhold – responded to
Resident reporting damaged bollard in Odin Close – responded to, reported
BBC CIL Parish Transfer November 2020 – agenda item
Resident communication regarding Hookhams Lane planning appeal – responded to
Resident communication regarding Hookhams Lane planning appeal – responded to
Resident communication regarding Hookhams Lane planning appeal – responded to
Groundwork remittance advice for Neighbourhood Plan Group bid
BBC Officer average speed camera data – circulated
Resident communications with local authority regarding complaint relating to a planning matter – circulated
Local Government Boundary Commission consultation review reminder
BBC Officer communication regarding tree planting adjacent to parish – responded to
Communication regarding missing dog in Parish
External audit communications and report – circulated
Bedford Hospital ‘Light up a Life’ Remembrance and Fundraising Event

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Land at Teazels - Brook Lane / Green Lane, Renold communications with planning consultants – responded to
Bedfordshire Police request for posters with up to date information for the noticeboards
Resident communication regarding new interactive environment maps launched – responded to
Renhold Parish Green Initiatives study by BRCC communications
BBC Officer liaison regarding noticeboard suppliers
Resident communication regarding planning application at Church Farmhouse – responded to
Communications with Bedford Borough regarding application PNEW/504/20 – Great Water Meadow, St Neots Road
Resident communication regarding Register of Parish Councillors' Interest Declarations – responded to

Planning application decisions to be noted:

20/01871/FUL | **Proposed single storey side extension** at 20 Top End - Permitted

20/01330/FUL **Removal of existing storage unit, and replacement with a haybarn** at 22 Top End - Permitted

Clerk outlined some items for information only:

- Planning responses submitted
- Borough Council officer communications regarding tree protection Renhold – new trees to be planted off Wentworth Drive/Hookhams Lane roundabout, meeting to be arranged for the tree protection review
- Brook Lane planning consultation communication
- Continued communications regarding recently installed telecommunications mast at Hookhams Lane roundabout – copy of resident issues circulated with the meeting. Councillors if they have any suggestions could feedback electronically to this
- Liaison with PC Jones regarding new police posters for the parish, and accessing the Police Road Safety Fund for improving highways safety in the parish
- Planning Committee meeting
- The Spires Estate, Bedford-Renhold – 20mph Traffic Regulation Order published
- Data breach between meetings handled appropriately
- PC hosted the BBC Parish & Town Council Network meeting
- Clerk attended Effective Comms and Engagement in a Post-Lockdown World event
- License application being looked into – electronic communication to decide how PC to respond, full details of application received from Borough Council and circulated to all
- Litter pick 9th January 2021 10-12 arranged
- Average speed camera data – circulated
- Borough Council speed vehicle enforcement data received for parish – circulated

11. DATE OF NEXT MEETING: - To be held on 6th January 2020 starting at 7pm. Meeting closed at 9.35pm

Signed

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Dated