

**MINUTES OF THE MEETING OF BRADFIELD PARISH COUNCIL**  
**HELD ON 6<sup>TH</sup> AUGUST 2019 IN THE COMMITTEE ROOM AT THE VILLAGE**  
**HALL**

**AT 7.30 p.m.**

**Present:** Cllr A House                      Chairman  
                 Cllr K Dearing                  Vice Chairman  
                 Cllr P Isherwood  
                 Cllr P Henwood  
                 Cllr T Wale  
                 Cllr S O'Reilly  
                 Cllr R Wyatt  
                 Cllr M Ashbrook

**Clerk:**        A Julia Ives

**Public:** two

**51 APOLOGIES::** Cllr R Balsdon   District Councillor R Mackinnon

**52 DECLARATIONS**   none

**53 PUBLIC FORUM:**   a) Amanda Fludger introduced herself, wanting to live in No 5 Admoor Lane, with a Sovereign mutual swap. This is on the Agenda later.   b) Bryan Hall talked about poor workmanship on Bishops Road following road repairs and surface dressing undertaken in July. He had photos. He will write to WBC and CEO WBC. The Chairman and Council showed interest.

**54 MINUTES OF THE MEETING HELD ON 2<sup>nd</sup> July 2019.** These had been circulated and were agreed and signed.

**55 MATTERS ARISING FROM THE MINUTES OF A PREVIOUS MEETING NOT REFERRED TO ELSEWHERE.**   A Councillor expressed disappointment that the Village Hall Management Committee did not appear to have sought consultation, with parishioners, over the amended plans for the Village Hall site. *There is also a requirement for a site logistics plan, ASH*

**56 PLANNING**   Decisions from the Planning Authority: *ASH*

**19/00882/FULD      The Piggery Tutts Clump.** Revised proposals for conversion of redundant barn including part demolition to form single residence.      **REFUSAL**

**19/01146/FUL      Pococks Cottage, Mariners Lane.** Replacement stable block enlarging equestrian facility from 2 to 6 horses.      **APPROVAL**

**19/01291/FUL      Panetteria, Southend Road.** A single storey building for use as a garden room.      **APPROVAL**

**19/01597/FUL      Bradfield College Bradfield.** Provision of temporary dining and catering facilities for the period 1 July to 31<sup>st</sup> August.      **APPROVAL.**

#### **APPEAL DECISIONS:**

**APP/W0340/W/18/3219324 Tudor House, Maidenhatch.** The development proposed is the conversion of buildings (Tudor House and Pump House) to form 2 no independent dwellings (1 no 3 bed and 1 no 4 bed) following two storey extension to Pump House; demolition of annex and re-siting of consented dwelling to form two bed dwelling.      **The Appeal is dismissed.**

#### **NEW APPLICATIONS:**

**18/02472/FUL      Bradfield Village Hall, Southend Road.** Demolition of existing village hall and garages and construction of a new village hall and associated parking and access, removal of existing recreational facilities, creation of a new multi games area, relocation of children's play area, new boundary treatment, landscaping and ancillary works.

Amended plans and supporting information to be considered:

Revised design and form to village hall, revised site layout including acoustic fence and landscaping, proposed lighting strategy, neighbouring building heights, proposed accommodation schedule and proposed hours of operation.      **OBJECTION**

(Points noted:

The loss of green space; Layout and design; Village Hall position on the site; Relocation of the children's play area; Concern of overall size of the hall building; New roof not in keeping within the area.

The application would be more acceptable if the relocation of the village hall was closer to the road, this may necessitate some parking provision alongside the hall).

**19/01399/FULD Linnets, Admoor Lane.** Replacement 5 bed dwelling house with detached garage. **OBJECTION**

Unclassified Road. Concern over car parking and access from the road. Noted that septic tanks will not be allowed from 31/12/2019.

**19/01580/FUL Old Rectory, Bradfield** Installation of upper ground treatment plant and associated drainage infrastructure. **SUPPORT**

**19/01900/HOUSE 1 Oakfield Cottages, Cock Lane.** Double storey side and rear extensions. **OBJECTION**

Insufficient off road parking provision. (2 cars only - 3 bed dwelling), particularly in an area where on road parking is dangerous. Concern over 'Rights of Way' passage for adjacent property. No design statement available.

**19/01993/HOUSE 1 Green Lane, Tutts Clump** Extension to existing stables, to replace detached metal storage buildings. Retrospective permission for hay barn. **NO OBJECTION but concern** over already installed lighting.

**Sovereign Housing Mutual Exchange request.** Does the applicant comply with the S106 planning approval condition? After lengthy discussions it was decided that Mrs Fludger had no connections with Bradfield, and therefore could not satisfy the requirement for no. 5 Admoor Lane.

**57 HIGHWAY MATTERS** Bishops Road, Tutts Clump. Road closure 1 - 3 July for repairs and surface dressing on 25/07/2019. District Councillor R. Mackinnon will report back.

**58 ENVIRONMENT:** Dog Bins update: Dog Bins emptying service by The Triangle, Benham, - quotation for two new bins accepted, £7.50 per week plus VAT total. WBC to be advised so that the additional 2 bins can be ordered and installed. Do we want to incorporate existing 6 bins with Triangle? Clerk to get another quote for all 8 bins.

**59 Report from West Berkshire Councillor.** None received.

**60 Correspondence** received since last meeting and not referred to elsewhere.

a) Letters of complaint regarding car ports at Applecroft and The Beacon.  
Subsequent withdrawals following knowledge that plans approved on appeal.

b) Letter of thanks from St Peter's Pre school for 307 grant monies.

**61 Items raised by Councillors:**

- (i) Concern had been raised regarding a resident living in at No59 Southend Road, Bradfield Southend (a Sovereign flat). The Parish Council will write to Sovereign Housing over concerns of the suitability of the tenant, in this location, with regards to Public Order Offences.
- (ii) The mobile home located behind The Beacon, Tutts Clump remains occupied and appears to be being used as a separate dwelling, following completion of the replacement dwelling. WBC to be asked to investigate
- (iii) Parishioners are asked to make known to Gigaclear any problems experienced with their broadband
- (iv) Overgrown hedges at road junctions an issue – Cock Lane : Southend Road & Buscot Hill : Union Road noted.
- (v) The profusion of disparate signs at the Bradfield College crossroads is distracting for drivers and unsightly.
- (vi) Speeding Concerns remain on many roads in the Parish

62 **Reports from Parish Council Representatives** who have attended meetings with outside bodies on behalf of the Council. None

63 **FINANCE:** Current Account: £2669.77 Deposit: £48086.70 cheques drawn for Clerk for mileage (2) dongle total £39.00 and Chairman stationery £59.95.

64 **Other Matters** None

ASW

CCO

65 **Date of next Parish Meeting:** 3<sup>rd</sup> September 2019 with ~~SEQ~~ Bradfield College talking about future building plans for the College.

.....*Andrew J. Abey*.....Chairman.....*3/9/19*.....Date