

MINUTES OF THEALE PARISH COUNCIL

Minutes of Council Meeting held on Monday 3rd July 2017 in the Peter Gooch Room, The Pavilion, Englefield Road, Theale.

Present: Councillors B. Williams (chair), J. Richardson, A. Clark, S. Coker, D. Wood, D. Baker, P. Clifford, A. Macro, D. Lye & Z. Fenwick.

Apologies received: Cllr I. Hopcroft

Present: Jo Friend (Clerk) in attendance. There were three members of the public present and one member of the press.

Declarations of Interest: Cllr Coker declared an interest in Item 17, Pavilion Roof Damage. Cllr Macro declared an interest in planning application 17/00743/FUL as the item is indirectly related to the new primary school project and he is a governor of the school.

42/17/18 Open Forum for Members of the Public

A member of the public wished to record their objection to planning application 17/00743/FUL 'Proposed change of use of land from agricultural to outdoor recreational & leisure facilities with parking'. Their reasons for objection included: site is outside the settlement boundary and such development will set a precedent for other applications in the surrounding area; insufficient parking; extra vehicles will have detrimental impact on nearby roads; insufficient consideration of oil and sewage pipes and no mention of the overhead cables; site is too far away from any changing or toilet facilities; proposed boundary treatments are insufficient to prevent traveller incursion onto the land; if, during large events, both sites were used simultaneously, there would be a road separating them which would present a hazard to attendees; the public right of way is still not being properly regarded; unsuitable for such a rural location; no public benefit has been demonstrated; the application is headed up 'Theale Primary School' but it is meant to be a separate application; if the applications are connected then the planning inspector ruled that a new primary school was desirable but not essential; Englefield Parish Council and many others have objected.

A second member of the public said he understood that a member of the council had a partner involved in the new primary school project, that they were on the project board. He felt this was a conflict of interest and wanted to know what the legal position was with regard to this parish councillor taking part in any vote related to the new primary school project. The chairman explained that councillors with a conflict of interest should declare them, just as Cllr Macro has with regard to this particular matter. Although the councillor can be advised that they shouldn't vote, because of the conflict, ultimately it was down to the councillor to decide whether or not they will vote, the parish council does not have the power to actually prevent them from voting. Cllr Macro had already advised that he will not be voting on matters relating to this issue. The member of the public asked what could be done if the parish councillor in question decided to go ahead and vote even though they had this conflict of interest and the clerk said they could be reported to the WBC Monitoring Officer by the council or by a member of the public.

The third member of the public was present in order to hear the discussions on the planning applications.

Notifications of Chairman's remarks – Cllrs Wood, Clark, Lye and Clifford all had one item to raise. Cllr Richardson had three items to raise.

SECTION A

43/17/18 MINUTES OF MEETINGS OF 5th JUNE 2017.

Amendments to 27/17/18: "the *centre* of Theale was classed as a town centre"

34/17/18: "The DPD has been adopted. WBC has started developing a new Local Plan so it is possible that other sites could be adopted in the future."

Members adopted the Minutes of the Meeting of 5th June 2017. Proposed Cllr Richardson; seconded Cllr Wood. Approved nem con.

44/17/18 MATTERS ARISING FROM THE MINUTES OF THE MEETINGS OF 5th JUNE 2017.

27/17/18 Cllr Macro said Amazon were in the process of building a car park and he was waiting to see if this improved the situation with Amazon vehicles parking in residential roads in Theale before he contacted WBC.

SECTION B

45/17/18 District Council Report

Cllr Macro provided a verbal report:

- Library – the opening hours had reduced as of today.
- Speeding complaint – he had received a complaint about speeding traffic in Church Street and asked if TPC had anyone qualified to operate the SID. The clerk responded that we no longer had anyone qualified to deploy the SID, WBC was aware of this and would have to arrange for the deployment of any SID operations themselves.
- Burghfield Sailing Club – this large planning application had been refused on several grounds but he would not be surprised if it went to appeal.
- Broadband – Gigaclear is being installed in Wigmore Lane, the only area of Theale not to be served by the previous BT upgrade.
- Lloyds Bank – Cllr Macro understands that the former bank building is to become a Turkish barbers,
- Fire station – the reason for the "Land for sale" sign is that it must be marketed publicly as the land is a public asset.

46/17/18 Clerk's Report

Noted.

47/17/18 Planning Applications

17/00743/FUL Additional drawings/ Amended plans	Proposed change of use of land from agricultural to outdoor recreational & leisure facilities with parking	Land North of Englefield Road, Theale	West Berkshire Council	Objection: PROW issues; boundary treatment; parking issues; pipeline, sewage & water pipes, overhead power cables
16/03613/OUTMAJ Additional drawings/ amended plans	Outline application for residential development for up to 130 dwellings, associated access, car parking & landscaping. Matters for consideration: access only	Whitehart Meadow, High Street, Theale,	Central Corporation Projects Ltd	All previous objections still stand

17/01539/HOUSE	Two storey side extension & single storey rear extension	29 The Green, Theale RG7 5DR	Adam & Anna Gunton	No objection
17/01588/COMIND	Demolition of existing building & redevelopment of site to provide new building with area of 12,517m ² for use within classes B1(c), B2 & B8 plus ancillary offices, associated access, parking, servicing & landscaping (Scheme 1)	McKay Securities PLC Site, Former Kuehne & Nagel Site, Brunel Road, Theale	McKay Securities PLC	No objection
17/01589/COMIND	Demolition of existing building & redevelopment of site to provide new building with area of 10,935m ² for use within classes B1(c), B2 & B8 plus ancillary offices, associated access, parking, servicing & landscaping (Scheme 2)	McKay Securities PLC Site, Former Kuehne & Nagel Site, Brunel Road, Theale	McKay Securities PLC	No objection Comments: multiple occupancy could lead to increased traffic flow, parking and volume of lorries. No holding area for lorries.

Application 17/00743/FUL – Cllr Macro had declared an interest. Council voted six in favour of objection with none against and three abstentions.

Cllr Baker suggested TPC could meet with Bill Bagnell at WBC to discuss the problems with the application.

Two members of the public left the meeting.

48/17/18 Grant Requests

Members RESOLVED to award £100 to Standby Volunteer Group and £100 to Berkshire Vision. No award to be made to Victim Support and the request from the Rosemary Appeal to be deferred to the next round of grant awards. Proposed Cllr Fenwick; seconded Cllr Baker. Approved nem con.

49/17/18 WBC's Parish Council Clerks' Devolution Workshop

Noted.

50/17/18 Electoral Review of West Berkshire

Members agreed that the revised electorate numbers should be accepted as well as WBC's recommendation that the electoral boundaries should remain the same as the parish boundaries. Clerk to submit TPC's comments to the consultation.

51/17/18 Internal Financial Control

Members approved the clerk's recommendations for improving internal controls and RESOLVED to appoint Cllr Lye to the position of Internal Checker for the remainder of the financial year. Proposed Cllr Baker; seconded Cllr Clifford. Approved nem con.

52/17/18 BALC Membership

Members RESOLVED to renew TPC's subscription to the Berkshire Association of Local Council. Proposed Cllr Clark; seconded Cllr Richardson. Approved nem con.

53/17/18 Insurance

Members RESOLVED to renew TPC's insurance with Came & Company. Proposed Cllr Macro; seconded Cllr Lye. Approved nem con.

54/17/18 Theale Library Building - Update

Cllr Richardson gave a verbal update, talks with WBC about the parish council taking responsibility for hiring out the Gateway rooms are continuing. TPC will continue to support WBC in promoting the need for library volunteers. Cllr Fenwick suggested TPC's display could be put up at the village fete on 15th July if someone was willing to man it.

A third member of the public left the meeting.

55/17/18 Policy on Recording of Meetings

Members RESOLVED to adopt the TPC Policy on Recording of Meetings. Proposed Cllr Williams; seconded Cllr Clifford. Approved nem con. Members also discussed the possibility of the council recording its own meetings. The clerk to research options and the practicalities of doing so and the matter will be further considered at a future meeting.

56/17/18 Theale Primary School Sports Day

Members noted the response from the school.

57/17/18 Pavilion Roof Damage

Members instructed the clerk to write to Theale & Tilehurst Cricket Club urging them to implement, as soon as possible, the measures previously agreed, aimed at reducing the damage to the roof by users of the cricket nets. This matter will be kept under review.

58/17/18 Marketing Training Event

Members RESOLVED to permit the clerk to attend this event on 25th July 2017. Proposed Cllr Williams; seconded Cllr Wood. Approved nem con.

59/17/18 Authorisation of Payments

It was RESOLVED that items on sheet no.491 and dated 3rd July 2017 be approved for payment. Proposed Cllr Coker; seconded Cllr Macro. Approved nem con.

Members noted the May Direct Debit sheet.

SECTION C**60/17/18 Items for Information**

Noted.

SECTION D**61/17/18 CHAIRMAN'S REMARKS**

Cllr Wood said his issue had already been dealt with.

Cllr Clark – requested that TPC write a letter of congratulations to Tilehurst Panthers FC for organising such an excellent girl's football tournament at North Street playing fields.

The event was extremely well attended and very well run. Others councillors had received similar feedback about the tournament. Clerk to action.

Cllr Lye – noted that it had been announced that the head of Theale Green Academy was leaving at the end of July and the process to seek a replacement would begin in September. In the meantime the deputy head will step up into the position. A recent inspection reported that improvements are still required at the school. Although the school had improved, the standards schools are required to reach had been increased and therefore there is still a way to go.

Cllr Clifford – reported that the hedge at NSPF, alongside the footpath on Englefield Road was overgrown. The clerk said Cllr Macro has also reported this and although it had been manually trimmed a couple of weeks ago the weather conditions meant it had simply grown again. Clerk to instruct contractor to trim the hedge, bearing in mind that machine cuts are not permitted at this time of year because of nesting birds.

Cllr Richardson – asked Cllr Macro if councillors could have his district report before the parish council meeting. She suggested that any late news could be added on the day, as currently happens with the clerk's report.

She asked Cllr Clifford how he was getting on with organising the Splat activity sessions he had offered to investigate. Cllr Clifford apologised and said he had received some information on them but had omitted to pass this information on to the council for decision. He will forward the details to council.

62/17/18 Part II

There were no matters to discuss under Part II.

Members noted Payment sheet No. 492 dated 3rd July 2017.

There being no other business the Meeting closed at 9.58pm.

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Chairman to the Council