

OAKLEY PARISH COUNCIL 05.10.10.

1.

Minutes of the Council Meeting held on 5th October 2010 at the Village Hall

PRESENT:

Cllr. J Saunders (Chairman), Mrs Fardon, Mrs. Olney, D Fowler G Sansom, R Harris, R Saunders, M. Taylor, P White, the Clerk PC Tott, PCSO Underwood and 1 member of the public.

1. **Public Open Session** – item 10 discussed
2. **Apologies:** R. Baily (personal), Mrs. Walker (business)
3. **Declarations of Interest:**

4. **Minutes of Meeting held on 7th September 2010**

Resolved: to adopt the minutes.

5. **Clerk's Report:**

High Street Bus Shelter – Stagecoach had advised that bus stop signs and timetables would be placed on the High Street shelters

Lovell Road Bus Shelter – Clerk had requested contractor to repair

Lovell Road Phone Box – BT had advised that as the electricity was still connected and there were no other phones in the area they had decided to replace the phone. Clerk had pointed out that there was another phone box in the village and that residents did not want the phone as it had been vandalised in the past. BT to consider and report back.

Highways – Clerk had written to Cllr. Roydon re. poor resurfacing of Church Lane and Lovell Road and unhelpful signage. Cllr. Roydon had advised that he had asked for a report on the works and would respond fully in due course. He added that on other occasions, contractors had been called back to completely resurface roads which were not of a satisfactory standard and that an additional £1million would be invested in roads and pavements.

Maintenance - Clerk had chased contractor to trim hedge at the Grange and bushes near Dewlands notice board and remove dead branches from ash tree on the Green.

Light at Oakley Lower School - Bedford BC had met with Cllr. Walker on site and had agreed a location for the new light.

Bollard in Burleigh Place – awaiting advice from Bedford BC

6. **Matters Arising from minutes of Meeting held on 7th September 2010:**

None

Action

7. **Reports:**

- a) **Bedford BC Planning/Highways workshop 20.09.10.**

Cllr. Sansom reported that planning legislation and the Local Travel Plan were discussed. Following Government abolition of targets for gypsy & traveller sites, Bedford BC was assessing local need. From 01.10.10. back gardens were no longer designated as brownfield sites and it would therefore be easier to prevent development. Any changes to the Allocations & Designations Plan would require primary legislation and local determination of housing need had yet to be brought into force. Consultation on the Local Travel Plan was expected in March 2011.

Action

- b) **Bedford BC Network Meeting 21.09.10.**

Cllr. Olney reported that elections for the Mayor, Borough and Parish Councillors would take place on 05.05.11. New wards would be finalised on 12.10.10. and polling stations should remain unchanged. Special Area Charges had been discussed and the Bedford Borough Partnership was considering how to implement community led planning.

<p>8. <u>Police Report:</u></p> <p>PC Tott reported that there were 21 crimes reported to police in September. Of these, 9 were house burglaries, 5 other burglaries, 1 violence against the person, 4 vehicle crimes and 2 criminal damage. There were no reports of anti-social behaviour. There had been a spate of 36 burglaries in the rural villages during the day and at night, therefore there was likely to be more than one group responsible. Two Bedford residents had been arrested for one of the burglaries to</p> <p>OAKLEY PARISH COUNCIL 05.10.10.</p>	<p><u>Action</u></p> <p>2.</p>
<p>a garage. Extra patrols and automatic number plate recognition had been used to tackle the issue.</p> <p>Cllr. White noted that there had been ASB on the Green on 02.10.10. and police had been called. Cllr. Taylor had received a complaint about motorbikes in Brown's Wood. Police had contacted the resident and had spoken to the motorcyclists.</p>	
<p>9. <u>Playground Inspection Report:</u></p> <p>Playground inspection indicated damage to the seesaw which contractor had already been asked to repair, notched chain links on swings which needed cutting out, exposed edging on swings' safety surface and protruding slabs in front of seat by multi-play unit.</p> <p>Proposed by Cllr. Sansom, seconded by Cllr. Fardon that contractor to repair swings</p> <p>Resolved</p>	<p><u>Action</u></p> <p>Clerk</p>
<p>10. <u>New sign for Willow Vale:</u></p> <p>Addison Ousebank had suggested a sign at the entrance to Willow Vale incorporating the village logo (circle with oak leaves) and had requested Council's view. Exact location for the sign had yet to be decided. Cllr. Olney advised that planning consent would not be required for a sign the same size as the existing sign. Councillors agreed that the company should not use the logo to avoid confusion with Council sites and suggested the company design their own motif. A new sign would also need to be positioned so that it did not block sight lines. Clerk to advise company and request details of location and design.</p>	<p><u>Action</u></p> <p>Clerk</p>
<p>11. <u>Street lighting on Pavenham Road:</u></p> <p>Cllrs. Olney, Sansom & Walker had met on site to consider lighting. The top of the hill was very dark and therefore dangerous especially near the crossing. Cllr. Sansom had suggested moving the unused lights outside nos. 19 & 23 to the top of the hill as moving the columns would keep the same design along the road. Cllr. Olney had approached Bedford BC Highways who would respond by mid October. Bedford BC would also need to consult residents. Proposed by Cllr. Olney, seconded by Cllr. Fowler that Clerk write to Bedford BC formally indicating Council's support for the proposal.</p>	<p><u>Action</u></p> <p>Clerk</p>
<p>12. <u>Allotment tenancy agreements:</u></p> <p>Allotment Association had drafted a tenancy agreement which Clerk had circulated. Rent was proposed at £24 for a full plot and £12 for half a plot. Cllr. Fardon suggested that requirement to keep plots well manured be removed as not everyone used manure. Proposed by Cllr. R. Saunders, seconded by Cllr. Fardon that rent be agreed and tenancy agreement adopted with the removal of reference to well manured</p> <p>Resolved</p>	<p><u>Action</u></p>
<p>13. <u>Replacement of Village Notice Boards:</u></p> <p>Cllr. Olney requested permission from Council to replace the notice boards in Station Road and Dewlands with larger boards in memory of Robin Olney. One of the smaller boards could then be relocated to the allotment site. Council was content and Chairman thanked Cllr. Olney for her offer on behalf of councillors and residents. Cllr. Taylor suggested relocating the other board to Lovell Homes and volunteered to install it. Clerk to provide details of notice board suppliers.</p>	<p>MT Clerk</p>

14. Provision of a Christmas Tree:

Bedford BC had approved the location on the Green and given permission for a connection to the street light. Council was awaiting a connection box from EDF and Clerk would then obtain quotations for connection from electricians. Cllr. Fardon suggested a switching on ceremony to be discussed at a later date.

15. Highways Matters:

Action

Liaison Meeting with Bedford BC

Cllrs. Taylor & Olney had walked round village with senior representatives from Bedford BC Highways and Amey 21.09.10. Most of the problems identified had now been resolved. The bend at the Bedford Arms and the junctions at Dewlands/Church Lane and Ruffs Furze/Church Lane had been discussed and Bedford BC would review all Oakley roads and report back mid October. It was hoped that works to the Bedford Arms bend would be carried out by Christmas/early 2011. Chairman noted that secondary repairs were only made to part of Church

OAKLEY PARISH COUNCIL 05.10.10.

3.

Lane and Cllr. Fowler was concerned that the traffic control over the bridges was ineffective during the works. The sign should have been placed on the Bromham side of the bridges to prevent traffic backing up on the bridges. Cllr. Harris commented that the kerbs had still not been dropped in Ruffs Furze and Cllr. Olney to check whether this had been included in the works programme. She advised that Bedford BC was investigating Council's request to reverse the priority under Lovell Road bridge to prevent traffic blocking the roundabout. Clerk would chase Highways to repair the sunken kerb in Bevery Close where cars were parking and the Borough had contacted residents about repairs to the roadway to Linch Furlong. The dropped kerbs at Lovell Homes were the responsibility of the Trust not Bedford BC. £8 million had been obtained for the link road and meetings had been held with the Government and landowners. Two landowners had yet to agree and it might be necessary to compulsorily purchase their land. If compulsory purchase was not necessary it was hoped to begin work in April 2011. No scheme had yet been agreed for the Sainsbury's or Bedford Modern roundabouts.

Clerk

16. Oakley Sustainability Project:

Action

Cllr. Olney reported that the transport questionnaire had been collated and cycle paths were one of the main issues. The group had discussed a cycle path along Lovell Road with Bedford BC. Bedford Design Group would provide drawings and the path would be included in the minor works scheme. The light under Lovell Road bridge was not working and Clerk to report to Bedford BC. The Oakley travel plan was being formulated and would be reported to Council. Residents had requested bus services to the railway station and later at night. A budget had been prepared for the allotments. Ground works and fencing would be completed first and a community shed provided at a later date. Group suggested that community organisations be asked to sponsor and plant a tree in the orchard and tabled a draft letter. Cost of a tree including stakes, guards and ties would be approximately £20. Clerk to check whether monies could be ring fenced in Council accounts. Anglian Water would provide free water saving devices to metered households, details at www.anglianwater.co.uk/environment/using-water-wisely/we-products Apple pressing would take place at Linch Furlong 31.10.10. and Group would also be pressing apples at the Lower School. Cllr. Fowler advised that Bedford BC had £6000 of s. 106 monies for information boards, paths, tree works and benches at Judges Spinney. Councillors were concerned at the amount to be spent but as s. 106 money it could not be transferred and if not spent, it would revert to the developer.

Clerk

Clerk

17. Borough Councillor's Report:

Action

Cllr. Olney reported that the Sharnbrook area pilot scheme for a Community Alcohol Partnership had been successful and would be rolled out through the Borough. Since the spot checks in June which had revealed retailers selling alcohol to underage young people, training and new information posters had been provided. Subsequent spot checks had revealed a few retailers still selling to underage young people. The Special Area Charges consultation had indicated 10 areas where double taxation might be occurring such as maintenance of trees and shrubs and play equipment. A meeting would be held shortly to discuss. Consultation was being undertaken on capital projects and proposed efficiency savings for 2011/12, details at www.bedford.gov.uk/budget2011/capital. The government spending review on 20.10.10. would also affect the 2011/12 budget. Bedford had won a gold medal in the Anglia in Boom competition and a silver gilt in the national competition. The Borough had asked if Oakley would like to be involved in the community competition in 2011. Judging would take place in July and August 2011.

**18. Planning Applications and Decisions and other planning matters:
Decisions notified since last Council meeting – 7th September 2010**

Application No: 10/01538/FUL – single storey rear extension & front porch at 104, Station Road
Parish Comments: No objection to the extension at the rear but objection to the porch which is out of character with the other houses in the block as they do not extend beyond the building line.
Decision/Date: Permission 02.08.10.

OAKLEY PARISH COUNCIL 05.10.10.

4.

Application No: 10/01589/FUL – two storey side extension at 2, Brockwell
Parish Comments: Objection because of the size of the proposed extension which because of its scale and proximity will have an overbearing effect on 26, Station Road.
Decision/Date: Permission 02.08.10.

Application No: 10/01652/FUL – two storey extension with decking at 13, Highfield Road
Parish Comments: Objection because of the size of the proposed extension and that it will overlook neighbours. It is also not clear from the plans whether the glass in the sides of the proposed extension are obscured
Decision/Date: Refusal 03.09.10. because the extension would be out of character with the original dwelling and would be tantamount to creating a new dwelling. In addition, the decking would overlook neighbours

Application No: 10/01784/TPO – prune 1ash, 2 sycamore & 1 yew at 69, Church Lane
Parish Comments: No objection
Decision/Date: Permission 20.08.10.

Application No: 10/01850/TPO – prune 1 oak tree at 55b, High Street
Parish Comments: No objection
Decision/Date: Permission 20.08.10.

Applications received since last Council meeting – 7th September 2010

a) Application No: 10/02214/FUL – 2 storey side extension at Dial House, The Drive
Parish Comments: No objection

b) Application No: 10/02176/TPO – various tree works at Holly Lodge, Church Lane

Parish Comments: Council considered that the proposed works are very drastic and the Borough arboriculturist should examine the trees. If the works are permitted the applicant should be required to plant replacement trees. Council also considered that the lime tree should remain unless diseased.

Applications had been received since the publication of the agenda for the demolition of the garage building and erection of a detached two storey dwelling at the Bedford Arms, High Street. Council objected to the demolition of a historic building and considered that the proposed dwelling was out of keeping with the neighbouring listed pub building.

19. Correspondence:

Action

- a) Alistair Burt MP – meeting with Town & Parish Councils 26& 27.11.10. Cllrs. Walker, Fowler & Sansom to attend
- b) Oakley Youth Club – AGM 06.10.10. - noted
- c) BATPC - AGM 21.10.10. - noted
- d) Bedford BC – advising that Barratts had no legal obligation to repair the Willow Vale access road. Cllr. Olney pursuing repairs with Bedford BC

20. Grant applications: none

Action

21. Finance Matters:

a) Accounts for period up to 5th October 2010

Income and balances:

National Westminster Bank - Current account balance at 30.09.10.	£72,959.79
National Westminster Bank – Reserve account balance at 30.09.10.	£5,006.02
National Westminster Bank - Treasurer’s Reserve Account balance at 31.08.10.	£140,000.00

OAKLEY PARISH COUNCIL 05.10.10.

5.

Received since previous meeting

Carpetline - Newsletter	£15.00
Hazel Kaye - Newsletter	£60.00
Castle Home Care - Newsletter	£15.00
Oakley Recreational Association - Newsletter	£210.00
Bedford BC - precept	£25,050.00
Interest	£0.41
Total	£25,350.41

Payments Already Made:**Chq. No.**

None

Payments Made:

Wildman Transport - emptying bottle bank 16.09.10.	£55.23	564
M J Granger Grounds Maintenance Ltd – grass cutting 21.09.10.	£646.25	565
H M Parrott - playground inspection fee, repairs to multi-play unit and seesaw	£251.46	566
Kallkwik - printing Newsletter	£425.00	567
BDO LLP - external audit	£646.25	568
HMRC - quarterly PAYE	£642.29	569
Committee Room hire 05.10.10. 3hrs @ £6/ph	£18.00	570
D. Steynor – bus shelter cleaning September	£28.50	571
Clerk - salary and expenses 01.09.10. – 30.09.10.	£607.11	572
J Walker - litter collection @ £45/wk (4 weeks)	£180.00	573
Hilliers HRW Solicitors – interim fees re. cricket field lease	£1190.28	574
Total payments this meeting	£4,690.37	

Resolved: to approve the accounts for payment. Council had been unable to obtain a Clerk discount on Hilliers fees and therefore resolved to pay the invoice.

b) Repairs to Oakley signs:Action

Contractor had advised that the stone on the entrance signs was more badly damaged than previously thought. Consequently repairs were expected to cost approximately £1,000 + VAT with a three week wait for new stone rather than the £438 originally quoted. Shorter and thinner stones could be used for the top course which were more readily available and would cost approximately £800 + VAT and would be available in 2 – 3 weeks. The other option would be to change the top soldier course of stones for a reconstituted stone (or other) type of coping. Councillors were concerned that the stone work had deteriorated so badly and Cllr. Harris was concerned that the original decision should not be amended within six months. Clerk to try and obtain further quotations for the cost of reconstituted stone for discussion at November meeting.

Cricket Field lease:

Revised lease had yet to be forwarded by Oakley Properties' solicitors.

22. **Date of next Council meeting:** 2nd November 2010

Chairman