

CHALGRAVE PARISH COUNCIL

MRS. L. J. SMITH
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4 HOME FARM
TEBWORTH
LEIGHTON BUZZARD
BEDFORDSHIRE LU7 9QD

In order to comply with Government requirements in response to the COVID-19 pandemic Chalgrave Parish Council will hold electronic meetings via Zoom until further notice. The next meeting will be on **TUESDAY, OCTOBER 20th, 2020** at 7.30pm

Lesley Smith, Clerk to the Council

AGENDA

1. APOLOGIES FOR ABSENCE
2. OPEN FORUM
3. MINUTES OF PREVIOUS MEETING
4. SPECIFIC DECLARATIONS OF INTEREST
5. POLICE MATTERS
6. REPORT from WARD COUNCILLOR MARK VERSALLION
7. REPORT from ALL SAINTS CHURCH, CHALGRAVE
8. MATTERS ARISING FROM SEPTEMBER 15TH, 2020 MINUTES
9. POINTS RAISED from JULY/AUGUST/SEPTEMBER 2020 CORRESPONDENCE
10. SEPTEMBER/OCTOBER 2020 CORRESPONDENCE RECEIVED
11. EMERGENCY PLAN
12. ACCOUNTS-a) Cheques for Signature
13. UPDATE ON TEBWORTH POND
14. HIGHWAYS ISSUES
15. COMMITTEE REPORTS
16. ITEMS FOR INCLUSION ON THE NEXT AGENDA
17. TIME AND DATE OF NEXT MEETING

Residents and press are welcome to access this meeting via Zoom Video Communications. This can be downloaded from <https://zoom.us>

Please contact Lesley Smith at chalgravepc@btinternet.com for the ID number and the password if you would like to join this meeting.

MINUTES of the remote meeting of Chalgrave Parish Council held on Tuesday, September 15th, 2020 at 7.30pm.

Present: Cllr Jan Day; Cllr Debbie Levy; Cllr K Ludgate; Cllr Phil Parry (Chair); Cllr Peter Warburton; Lesley Smith-Clerk; The Rev Linda Washington.

Guest: Cllr Keith Featherstone-Chairman Chalton Parish Council

Public present: 1-Barbara Jackson: Chalgrave Emergency Plan

Committees

Planning	Cllr Levy-Chair 07931408697		
Rights of Way	Cllr Green-Chair 874107	Cllr Levy 07931408697	Cllr Warburton 07941624419
Website	Cllr Warburton 07941624419		
Speed Watch	Mike Wells-Chair 877098	Cllr Levy 07931408697	

Responsibilities

Cllr Parry	Highways liaison	07831 605600
Cllr Ludgate	Police liaison	07885 375363
Cllr Masters	Fly tipping	07530 803903

Groups

Pond	Barbara Jackson 07960445492	Cllr Day 875921
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1. APOLOGIES FOR ABSENCE

Cllr Ken Green; Cllr Frances Masters; Ward Cllr Mark Versallion.

2. MINUTES OF JULY 21st, 2020 MEETING

The minutes of the July 21st, 2020 meeting were approved and signed as correct by the chairman.

3. SPECIFIC DECLARATIONS OF INTEREST

None.

4. POLICE MATTERS

No crimes reported for August 2020

5. REPORT FROM WARD COUNCILLOR VERSALLION

No report this month.

6. OPEN FORUM

Cllr Featherstone joined the meeting to discuss the forthcoming planning application for a solar farm at Chalgrave Manor Farm. CBC granted a previous application, which was submitted in 2015 but development did not go ahead. Keith informed the Cllrs that this was the 11th application from companies wanting to connect power related facilities to the Sundon substation. Chalton PC has objected to them all, the objections being based on the amount of Green Belt land that would be used.

7. MATTERS ARISING FROM JULY 21st, 2020 MINUTES

- a) **Lords Hill Roundabout.** Highways England (HE) has agreed to look again at the problem with the lane markings at the roundabout. Cllr Versallion, Ward Cllr Silvia Collins (Toddington) and Cllr Parry had a site meeting with HE on August 13th, 2020. HE has agreed to review changes without awaiting the RSA4 (expected by end of September). HE will review the following:

- Houghton Regis approach to B5120 roundabout with a view to creating, lane 1 left only (subject to future capacity assessment)
- Dunstable Northern Bypass approaches to the B5120 roundabout to consider rumble strips
- To consider a general refresh of markings at the roundabouts

The timescale remains unconfirmed pending the response to the various proposals and will be subject to funding and programming. Cllr Parry is following up on progress.

- b) **Fly Tipping: CCTV Signs**, Cllr Parry thinks that fly tipping will continue regardless of having cameras and that pressure should be put on CBC and the government to act to reduce fly tipping. The point was made that anyone collecting waste from a household should produce a certificate to show that it would be disposed of correctly. Cllr Parry will prepare an article advising residents to ask for the right certification from anyone collecting household waste for the next Chalgrave News. **PP**
- c) **Defibrillator**. Barbara Jackson checks the defibrillator weekly.
- d) **Tebworth Pond**.
 - i. The PC is waiting for a quote for installing a gate to have access to the back of the pond.
 - ii. Cllr Day and John Wojdyla pulled out some of the pond weed at the weekend. More work needs to be done, possibly over the next two weekends.
 - iii. Cllr Day is having a site meeting with the newt specialist towards the end of this month. **JD**
- e) **Millennium and Community Awards**. The PC has agreed to forgo this year's awards.
- f) **CPRE A6-M1 Link Road**. In response to CPRE's recent campaign to stop the A6-M1 link road. The PC wrote letters to Grant Shapps MP, Minister for Transport, Hilary Chipping, Chief Exec, SEMLEP and Cllr James Jamieson, Leader CBC. Mr Shapps replied in July. Cllr Jamieson has sent a response which is in correspondence.
- g) **Local Plan**. Cllr Green's response to the recent consultation is in correspondence.
- h) **Flooding on Corner opposite the Queen's Head, Tebworth**. Cllr Green has followed this issue up with HW, which has carried out a detailed investigation and reported back to Cllr Green with a summary of what is causing the problem. The PC **agreed** to write to the residents of Holly Tree Cottage and Buttercup Farm as some of the drainage pipes run through their land. **Clerk**

8. POINTS RAISED on JUNE/JULY/AUGUST 2020 CORRESPONDENCE

No points raised.

9. JULY/AUGUST/SEPTEMBER 2020 CORRESPONDENCE RECEIVED

- a) **London Green Belt Council: E-Newsletter**. In correspondence.
- b) **Ministry of Housing, Communities & Local Government: Planning Policy Reform**. The government is holding consultations on:
 - i. the White Paper on reform of the planning-making process. Consultation ends on October 29th, 2020
 - ii. the effectiveness of the current planning system covering the standard method for assessing housing for local needs and delivery of first homes. Consultation ends on October 1st, 2020
- c) **London Green Belt Council: Press Release** on the government's Planning White Paper. In correspondence.
- d) **Action with Communities in Rural England (Acre)**. Letter to Rt Hon Robert Jenrick MP, Secretary of State for Housing, Communities and Local Government re reduction of supply of affordable homes in rural communities. In correspondence.
- e) **CPRE: Campaigns Update**. In correspondence.
- f) **Bedfordshire Bugle**. September 2020 edition in correspondence.
- g) **Clerks and Councils Direct**. September 2020 magazine in correspondence.
- h) **CPRE: Countryside Voices**. Summer 2020 magazine in correspondence.

10. CHURCH REPORT by the Rev Linda Washington

- a) **Church Services**. Weekly services continue outdoors. Between 15-20 people attend. This week's service is at 9.30am. There is also a weekly recorded online service for people who are unable to come to the church. The online service is available on the church Facebook page or on the church website.
- b) **Holy Communion**. On August 30th the Rev. Linda Washington led the first Holy Communion service since March. The service was outdoors and was well attended. The Sunday services are informal and members of the congregation give the readings and prayers.
- c) **Harvest Festival** will be in the church grounds on Sunday, September 19th, 2020. The Bishop of St Albans will preach and celebrate Communion. Harvest donations will be collected by the local Foodbank.
- d) **800 Year Celebration Picnic** took place on September 13th, 2020. The picnic was a socially distanced circle and limited to 30 people. The Rev Linda Washington thanked Cllr Parry and Lesley Smith for representing Chalgrave Parish Council and the community of Chalgrave at the picnic. The history and memories of the church were shared, followed by an informal Service of Thanksgiving for the church. The Bishop of Bedford, Bishop Richard attended with his wife. Linda apologised that the event could not be a bigger parish affair due to the current restrictions but she hopes to host a celebration when restrictions are lifted.

- e) **Toddington Church Youth Picnic** and activity session was held today in the church grounds. There was a Treasure Hunt, teaching and prayers.
- f) **Response to Corona Virus.** The church will wait to see if it can host Remembrance services, In Loving Memory Services and Christmas services.
- g) **Annual Parochial Council Meeting** will be held on Sunday, October 18th, 2020 at 3pm, following a short service of Public Worship at 2.30pm.
- h) **Contacts.** Revs Linda and Nigel are keen to offer care and support or just for a chat or a prayer. Contact 01525 714442; revdchalgrave@gmail.com; nwashy2@gmail.com

11. **MAINTENANCE of ASSETS**

- a) **Quotes.** The PC is waiting for quotes for repairing and refreshing the bus shelters, notice boards and benches.
- b) **Festival of Britain Tebworth Sign.** One of the upright posts has been damaged which has caused the sign to bend. Signs of the Times (SOTT) has offered to remove the sign and repair any damage caused to it.
- c) **Boundary Sign.** The Wingfield boundary sign has been damaged at the bottom right-hand side corner. Ask SOTT if they can repair the damage. **PP**
- d) **Cleaning Road Signs.** Cllr Warburton said that some of the road signs need cleaning. Cllr Parry will aim to carry this out. He has recently cleaned the Heritage Trail signs. **PP**

12. **CHALGRAVE COMMUNITY EMERGENCY PLAN**

Barbara Jackson said that another leaflet would be delivered to households if the Covid-19 situation worsens.

13. **ACCOUNTS**

- a) **Cheques for Signature.** The following cheques have been approved and signed:

<u>Chq No:</u>	<u>Payee</u>	<u>Description</u>	<u>Amount £</u>
1075	M W Agri	Grass cutting at Tebworth Pond: June & July 2020	38.40
1076	M W Agri	Grass cutting at Tebworth Pond: August 2020	19.20
1077	Lesley Smith	Clerk's salary + expenses August/Sept 2020	483.61
1078	Chalgrave News	Printing 1000 Rights of Way map	93.60
1079	Ladywell Accountancy	PAYE service 2020-2021	39.00
Total			673.81

- b) **Bank Statements; 04/09/2020**

- i. Current Account: £9,961.99
- ii. Reserve account: £5,779.81

14. **HIGHWAYS ISSUES**

- a) **Wild Flowers opposite the Queen's Head.** Cllr Green previously suggested planting wild flowers on the wide verge opposite the Queen's Head. Site meeting to be arranged with Steve Halton-Senior Countryside Officer at CBC. **Clerk**
- b) **Trees opposite 72 Wingfield Road.** Cllr Warburton said there had been a near miss on this bend as the trees obscure drivers' visibility and cars being parked on the road. He asked if CBC would give the PC permission to remove some of the trees and bushes. The trees are on private land and Cllr Ludgate cuts the overhanging growth back as far as he can. Cllrs Parry, Warburton and Ludgate will meet at the site to see what can be done. **PP; PW; KL**
- c) **Issues Previously Reported to HW**
 - i. **Manhole Cover; Saint Mary's Close.** The cover stands proud of the ground on the corner of Saint Mary's Close and the cement surrounding it is cracked and broken. CBC is not responsible for this matter but they have reported it to the appropriate authority. Ongoing.
 - ii. **Warning Sign at Pond Farm.** CBC has put up a new sign. Request made to CBC to remove the old sign. Ongoing.
 - iii. **Speed Sign on Hockliffe Road.** Follow up request for a new sign. Ongoing. **Clerk**
- d) **Damaged Road Surface.** Cllr Levy previously reported an area of damaged road surface between 2 Tebworth Road and Heath Farm, Tebworth Road. The condition of the road has deteriorated. Follow up again with HW. **Clerk**
- e) **Lords Hill.** A chevron close to the junction of Lords Hill and Featherbed Lane has been knocked over. Ongoing. **Clerk**

- f) **Driveway between Nos 78 & 80 Wingfield Road.** Cllr Parry has reported the poor condition of the driveway to HW. Ongoing.

15. **COMMITTEE REPORTS**

a) **Planning**

i. **Applications**

Application No.	Address	Proposed work	PC comments	CBC decision
20/01246/LDCE	Annexe, 102 Tebworth Road, Wingfield	Lawful Development Certificate Existing: existing residential use of garage building	No objections	To be decided
20/01791	The Paddocks, Wingfield Road, Tebworth	i. Change of use of professional golf coaching studio (restricted use) to professional golf coaching studio use under class D2 (assembly & leisure) ii. Change of use of outbuilding housing kennels to workshop & storage unit for golf club building.	Restrictions applied to a previous application in 2015 to continue.	Consultation period. To be decided
20/02211	Ivy Farm Barns, Toddington Road, Tebworth	Variation of Condition 19 to CB/19/02342/FULL (Replacement of agricultural building to 3 dwellings, 1 ancillary accommodation, garages and vehicular access)	Concern about access road being so close to the bend at Ivy Farm	Consultation period. To be decided
20/02852	Trinity Hall Barns, Watling Street, Hockliffe *	Change of use of agricultural buildings to commercial offices (B1) and reinstatement of collapsed section	No objections	Consultation period. To be decided
TRE/20/00325	The Vicarage, 1 Chalgrave Road, Tebworth	Work to trees protected by Tree Preservation Orders	No objections	Consultation period. To be decided

* Cllr Ludgate has asked Trinity Hall Farm to take the crane down.

- ii. **Chalgrave Manor Farm-Proposed Solar Farm.** See item 6 above. Buckle Chamberlain Partnership and Aton Energy Ltd are preparing a planning application submission for a solar farm on land adjacent Chalgrave Manor Farm. In 2015 the site received Planning Approval from CBC for the same proposed development. The main features of the 2015 application are being kept in the new Planning Application biodiversity enhancements will be added.

b) **Rights of Way (ROW)**

ROW Map. 1,000 copies have been printed. Cllr Parry praised the new version.

c) **Speed Watch**

There may be a Speed Watch this month.

d) **Website**

Some new items have been added to the chalgrave.org website.

16. **ITEMS FOR INCLUSION ON NEXT AGENDA**

None at present.

17. **DATE AND TIME OF NEXT MEETING**

Tuesday, October 20th, 2020 at 7.30pm.

Meeting closed at 20.45

Signed by Chairman..... Date.....