

CHALGRAVE PARISH COUNCIL

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THE **NEXT MEETING** OF CHALGRAVE PARISH COUNCIL WILL BE HELD ON **TUESDAY, FEBRUARY 18th, 2025** at 7.30pm at CHALGRAVE MEMORIAL HALL.

Lesley Smith, Clerk to the Council

AGENDA

1. APOLOGIES FOR ABSENCE
2. OPEN FORUM
3. TO APPROVE MINUTES OF JANUARY 21st, 2025 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 JANUARY 21st, 2025 MINUTES
9. POINTS RAISED from DECEMBER 2024/JANUARY 2025 CORRESPONDENCE
10. JANUARY/FEBRUARY 2025 CORRESPONDENCE RECEIVED
11. EMERGENCY PLAN-Report and update
12. FACEBOOK UPDATE
13. ACCOUNTS-to approve payments
14. HIGHWAYS ISSUES
15. COMMITTEE REPORTS
16. ITEMS FOR INCLUSION ON THE NEXT AGENDA
17. TIME AND DATE OF NEXT MEETING

MINUTES of the meeting of Chalgrave Parish Council held on Tuesday, January 21st, 2025 at 7.30pm.

Present: Cllr Ken Green; Cllr Harvey Greenwood; Cllr Vicky Hydes; Cllr Phil Parry (Chair);
Cllr Peter Warburton; Lesley Smith-Clerk.

Public present: 0

Committees

Planning	Cllr Warburton	07941 624419	
Rights of Way	Cllr Green-Chair	874107	Cllr Warburton 07941 624419
Website	Cllr Warburton	07941 624419	
Speed Watch	Cllr Parry	07831 605600	

Responsibilities

Cllr Parry	Highways liaison	07831 605600
Cllr Greenwood	Police liaison	07932 326274

Volunteers

Defibrillator	Barbara Jackson
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1. APOLOGIES FOR ABSENCE

Cllr Jane Spiers; Rev. Linda Washington.

2. MINUTES OF DECEMBER 17th, 2024 MEETING

The minutes of December 17th, 2024 were approved by the council and signed as correct by the chair.

3. SPECIFIC DECLARATIONS OF INTEREST

None.

4. POLICE MATTERS

a) Reported Crime. Three crimes were reported in the first two weeks of January 2025.

<u>Date</u>	<u>Location</u>	<u>Crime</u>	<u>Other details</u>
06/01/25	Undisclosed	Sexual	None
11/01/25	Tebworth Road, Wingfield	Stalking	None
11/01/25	Tebworth Road, Wingfield	Burglary; Business and Community	None

b) Police Liaison. Police Officer Jack Hollands and PCSO Sam Howard have been designated to Chalgrave, Toddington and Chalton. They will be responsible for attending parish council meetings. Cllr Greenwood will make contact with PO Hollands and PCSO Howard. **HG**

c) Beds Rural Crime Action Team (RCAT). The PCC, Richard Fuller MP and RCAT are meeting on 24 January 2025 at Old Warden village hall to hear from the farming community about crime in their area.

d) Council Tax. Bedfordshire Police wants an increase of 5.28% for the police element of council tax. This equates to £14 for an average Band D council taxpayer-equal to 27p a week.

5. WARD CLLR VERSALLION

Cllr Green commented on Cllr Versallion's announcement on Facebook that he had secured a Bridleway between Hockliffe and Tilsworth. Cllr Green questioned where the money was coming from when there is a lack of money to repair bridges and clear rights of Way within Chalgrave. The cllrs **unanimously agreed** to write to Cllr Versallion accordingly. **Clerk**

6. REPORT FROM CHALGRAVE CHURCH; Rev Linda Washington

a) Christmas Events were well attended and the church was beautifully decorated.

b) Chalgrave Church Sunday Services recommenced on 6 January, 2025 for Epiphany.

c) Events at Chalgrave Church

- Pop Up Tea Room. Third Wednesday of the month at Chalgrave Memorial Hall. (No Pop Up in August).

- Afternoon Tea. Saturday 17 May, 2025. Book is required: alisonstone.as1@gmail.com or 07771897451

d) **Maintenance.**

- Windows will be professionally cleaned in March, provisionally.
- Pew Heaters. The wiring has been repaired and a new electricity mains board has been installed in the vestry.
- Cleaning. Volunteers continue to clean the church. They would be grateful for any extra help.
- Church Grounds. The church is looking for someone to maintain the grass as the current gardener is unable to do this.

- e) **Rev Washington's Retirement.** Her final service at Chalgrave Church is at 9.30am on 9 February, 2025. She will also be holding retirement services at Toddington Church on 16 April 2025 with refreshments at Wilkinson Hall afterwards.

7. MATTERS ARISING FROM DECEMBER 17th, 2024 MINUTES

- a) **Tebworth Solar Farm.** A Teams meeting to be arranged with a representative/s of the developers, Verdant. Progressing. **Clerk**
- b) **Buses.** The survey regarding bus use in Chalgrave Parish has been published on Facebook. There have been 18 responses so far. Ongoing.
- c) **London Green Belt Council (LGBC)** Last month the PC wrote to Alex Mayer MP agreeing with LGBC that more social housing is required and any money made under the Right to Buy scheme should be used to build more social housing. Ms. Mayer's response is in correspondence.
- d) **CPR Training** to be arranged. **Clerk**

8. POINTS RAISED on NOVEMBER/DECEMBER 2024 CORRESPONDENCE

- a) **Young Councillors.** With reference to the NALC's Chief Executive's bulletin of 5 December 2024, Cllr Hydes asked if junior cllrs should be encouraged. She will draft a post for Facebook. **VH**
- b) **Remote Parish Council Meetings.** Cllrs Warburton and Hydes agreed remote meetings would be a good idea. This is supported by NALC. The clerk pointed out that, currently, it is not legal to carry out remote meetings.

9. DECEMBER 2024/JANUARY 2025 CORRESPONDENCE RECEIVED

- a) **National Highways: M1 Jcts 10 to 13.** Notification on overnight closures in correspondence.
- b) **London Green Belt Council.** The PC agreed to continue membership. This costs £25 a year. **Clerk**
- c) **Chalgrave Memorial Hall.** The Hall asked the PC if there are any s106 opportunities that might be applicable to them. The clerk has responded explaining that s106 is a financial contribution made to local authorities by developers to provide necessary infrastructure and amenities due to housing development, so Chalgrave Parish is not entitled to any s106 money. Information on s106 contributions is in correspondence.
- d) **CPRE: East West Rail Consultation.** CPRE is encouraging town and parish councils to respond to the current consultation. Information in correspondence.
- e) **Stop the Arc.** Newsletter in correspondence.
- f) **CBC: Young Person's YP Card** enables people aged 18 and under using buses in Central Bedfordshire to travel for £1 maximum single fare. The scheme was introduced in 2024 and will continue for the foreseeable future. Information in correspondence.
- g) **CBC Flooding.** Information in correspondence.
- h) **Clerks and Councils Direct.** January 2025 magazine in correspondence.
- i) **CBC: Loft Insulation Scam.** Trading Standards has warned about unsolicited phone calls regarding spray foam insulation. Information in correspondence.

10. CHALGRAVE COMMUNITY EMERGENCY PLAN

The PC will be organising a 'How to do CPR' class in the new year.

11. FACEBOOK UPDATE: Cllr Greenwood

- a) **Tebworth Solar Farm** has received 5,800 views and over 2,000 comments so far. Cllr Warburton asked if the PC should be aware of the opinions expressed. He suggested that the solar farm developers would find it useful if they knew the PC had the ear of the community.

12. ACCOUNTS

a) Online Banking.

The following online payments were approved by the PC this evening

	<u>Payee</u>	<u>Description</u>	<u>Amount £</u>
1	Lesley Smith	Clerk's salary + expenses; January 2025	282.00
2	CPRE	Annual subscription 2025	36.00
3	London Green Belt Council	Annual subscription 2025	25.00
		Total	343.00

b) Also paid.

Standing Order	Chalgrave IT Solutions	Computer monitoring-January 2025	5.00
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c) Income.

Interest on Reserve account-31 December 2024 £7.57

Wayleave: £5.00

d) Bank Statements; 03/01/2025

i. Current Account: £4,254.52

ii. Reserve account: £6,405.27

13. HIGHWAYS ISSUES

- a) Tebworth Road, Wingfield. Cllr Hydes asked about the recent mess between Heath Farm and Lords Hill. A few weeks ago Cllr Parry asked for the road to be cleaned. Contact the landowner to request cleaning again.
Clerk
- b) A5. Seven new 'average speed' cameras will be installed on a five-mile section of the A5 between Thorn Roundabout, near Dunstable and Little Brickhill. The speed limit will also be reduced from 60mph to 50mph. Work is expected to be completed by summer 2025.
- c) Chalk Hill Road Markings are due to be upgraded.
- d) Lords Hill Roundabout. National Highways has confirmed that the design works have been underway and construction is scheduled for this financial year. Ongoing.
- e) Potholes. There are several around the parish. These have been reported to HW. Cllr Green said there was one between 1 The Lane and the Queen's Head. Report to HW. **Clerk**
- f) Hockliffe Road Footway. Cllr Green asked the clerk to follow up on repairs to the footway. **Clerk**
- g) Flooding on Toddington Road. Contact HW again about the flooding on Toddington Road near the Queen's Head. **Clerk**
- h) Tebworth Boundary Sign, Toddington Road. Cllrs Parry and Greenwood will move it to the other side of the road to improve visibility for nearby houses. Ongoing. **PP; HG**

14. COMMITTEE REPORTS

a) Planning

i. Applications

Application No.	Address	Proposed work	PC comments	CBC decision
22/04307	Land at Sundon	Development of new sports facility	No objections	To be decided
23/03990/DOC	Chalgrave Manor Solar Farm	Discharge of conditions 13, 15,16, 17 and 19 against application 22/04302	Object. Removes requirement to encourage, protect and maintain biodiversity	Conditions 13, 15, 16 &17 discharged. 19 partially discharged.
24/00744	Trinity Hall Farm, Watling Street.	Expansion of the anaerobic digestion plant to include additional infrastructure & an increase in feedstock.	Object. Huge increase in footprint; visual impact; inappropriate	Consultation period

		Amendments to original application.	development within Green Belt.	
24/03254/DOC	Trinity Hall Farm, Watling Street.	Discharge of Condition 3, relating to the drainage system of a new building for the storage of silage.	No comments made	To be decided
24/01958	Chalgrave Manor Golf Club	Redevelopment of golf course, erection of golf house etc	No objections	To be decided
24/03708	10 Woodlands, Tebworth	Construction of single storey rear extension.	No objections	Consultation period
24/03714/PAAD	Spinney Farm, The Lane, Tebworth	Prior approval of conversion of agricultural barns to 3 dwellings	Object. Increase in traffic; sets precedent for infill.	Consultation period

- ii. Trinity Hall Farm Crane. Trinity Hall Farm was served an enforcement notice by CBC to remove the crane some time ago. The owners are arguing that the crane is needed for future work on the site. Ongoing.
- iii. Sundon Battery Energy Storage System. The Chalton Clerk has informed the PC that a 500MW Battery Energy Storage System (BESS) on the edge of Chalton Village is being planned connecting directly to the Sundon National Grid substation. Ask the Chalton Clerk to forward any information to the PC. **Clerk**

b) Speed Watch.

A Speed Watch will take place in February.

PP

c) Rights of Way (ROW)

- i. The PC sent a letter to CBC some weeks ago stating that it is unacceptable that they can close a footpath yet farmers are obliged to carry out maintenance on all footpaths on their land. Still awaiting response. Contact CBC again. **Clerk**
- ii. Cllr Green will carry out a survey of the footpaths in a few weeks' time. **KG**

d) Website

Cllr Warburton asked for suggestions for articles of interest to the public.

15. ITEMS FOR INCLUSION ON NEXT AGENDA

None at present.

16. DATE AND TIME OF NEXT MEETING

Tuesday, February 18th, 2025 at 7.30pm.

Apologies in advance from Cllr Hydes and Cllr Warburton.

Meeting closed at 20.56pm

Signed by Chair.....

Date.....