

CHALGRAVE PARISH COUNCIL

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4 HOME FARM
TEBWORTH
LEIGHTON BUZZARD
BEDFORDSHIRE LU7 9QD

THE NEXT MEETING OF CHALGRAVE PARISH COUNCIL will be held on **TUESDAY 16 JUNE 2026** 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 19 MAY 2026 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 19 MAY 2026 MINUTES
9. POINTS RAISED from APRIL/MAY 2026 CORRESPONDENCE
- 10.MAY/JUNE 2026 CORRESPONDENCE RECEIVED
- 11.EMERGENCY PLAN-Report and update.
- 12.ACCOUNTS-to approve online payments
13. HIGHWAYS ISSUES
- 14.COMMITTEE REPORTS
- 15.ITEMS FOR INCLUSION ON THE NEXT AGENDA
- 16.TIME AND DATE OF NEXT MEETING

MINUTES of the annual meeting of Chalgrave Parish Council held on Tuesday 19 May 2026 at 7.30pm.

Present: Cllr Ken Green; Cllr Harvey Greenwood; Cllr Kevin Ludgate; Cllr Phil Parry (Chair); Cllr P Warburton; Lesley Smith-Clerk; Ward Cllr Mark Versallion; Rev Ian Smith.

Public present: 0

Committees

Planning	Cllr Greenwood 07932 326274		
Rights of Way	Cllr Green-Chair 874107	Cllr Warburton 07941 624419	Cllr Spiers 07803 378548
Website	Cllr Warburton 07941 624419		
Speed Watch	Cllr Parry 07831 605600		

Responsibilities

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

Volunteers

Defibrillator	Barbara Jackson
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1. APOLOGIES FOR ABSENCE

Cllr Jane Spiers; Cllr Vicky Hydes

2. ELECTION OF CHAIR AND VICE-CHAIR

- a) The current chair, Cllr Parry, stepped down. Cllr Green took the chair pro tem.
- b) **Nominations for Chair.** Cllr Greenwood nominated Cllr Parry. This was seconded by Cllr Warburton. The vote was unanimous. Therefore, Cllr Parry is duly elected as Chair.
- c) **Nominations for Vice-Chair.** Cllr Warburton nominated Cllr Green. This was seconded by Cllr Greenwood. The vote was unanimous. Therefore, Cllr Green is duly elected as Vice-Chair.

3. DECLARATION OF ACCEPTANCE OF OFFICE

Cllr Parry signed his Declaration of Acceptance of Chair's Office form and the clerk counter-signed.

4. CHALGRAVE CHURCH: Report by Rev Smith

- a) **Church Lane.** Concerns continue about the poor state of Church Lane. Rev Smith thanked the PC for supporting the efforts in requesting repairs by CBC Highways.
- b) **Services.**
- Two funeral services held in the last two months
 - Sunday morning at 9.30am
 - Evening prayer-Thursdays at 4pm
 - Benefice Service-All Saints held its first Benefice service in many years on Ascension Day. Rev Smith hopes this is the first of a number of shared services with Toddington, which will be hosted at Chalgrave Church.
- c) **Church Grounds.** Rev Smith described the grounds as 'stunning'. Members of the congregation undertake much of the work. Jim Catto cuts the grass. Rev Smith asked the PC to encourage people to visit the grounds.
- d) **Annual Church Meeting.** Sandy Ryan and Sue Russell were elected as churchwardens. Christine Smith is the new Safeguarding Officer.
- e) **Lights for Ukraine Campaign.** Rev Smith is asking people to donate unwanted candles, including part used ones. These are processed into larger candles and shipped to Ukraine. Cut-off date is the end of July. Candles can be taken to Toddington and Chalgrave Churches and the rectory.
- f) **Pop-up Tea Rooms** are held on the 4th Wednesday of the month at Chalgrave Memorial Hall.
- g) **Afternoon Tea** with band concert on 06 June 2026 from 2.00pm. Tickets £15.

5. MINUTES OF 21 APRIL 2026 MEETING

The minutes of 21 April 2026 were approved by the council and signed as correct by the chair.

6. SPECIFIC DECLARATIONS OF INTEREST

None declared at this point.

7. POLICE MATTERS

- a) **Reported Crime.** One crime was reported in April 2026. No crimes have been reported so far for May 2026.

Date	Location	Crime	Other details
18/04/26	The Lane, Tebworth	Assault without injury	None

- b) **Crime and Policing Act.** The police were given stronger powers to protect communities. Information from the Public Sector Executive in correspondence.
- c) **Beds Connected: Information Sheets.**
- i. **On the Beat in All Weathers.** Information in correspondence.

8. WARD CLLR VERSALLION

Cllr Versallion began by thanking the parish cllrs for their service to the community.

- a) **Learner HGV Drivers.** Cllr Versallion has spoken to the HGV test centre. He described the instructors as 'defensive'. He said that Toddington and Heath and Reach have a similar issue. Cllr Greenwood added that learner HGV drivers coming through Tebworth is a big issue on social media. Ongoing.
- b) **Council Tax** has been increased although CBC underspent by £8 million in 2025/26. This was not reported to the Scrutiny Committee and it first came to light on Facebook.
- c) **Special Educational Needs and Disabilities (SEND).** Cllr Versallion is Chair of Children's Services and its SEND sub-committee. At last week's CBC General Purposes Committee meeting Cllr Versallion spoke out against the proposal to get rid of the SEND sub-committee.
- d) **Cost of Living.** Cllr Versallion commented that 2 out of 3 questions he is asked are about the cost of living. He questioned how an increase in council tax could be justified.
- e) **Tempsford.** The housing numbers proposed for Tempsford new town will contribute to the CBC figures, which will reduce the number CBC is currently required to build.
- f) **Dunstable Northern Bypass.** A developer has proposed building north of the link road but this has not been agreed so far by CBC.
- g) **Tebworth Solar Farm.** Cllr Parry commented on the lack of communication from the developers and cited the solar energy UK code of conduct.
- h) **Potholes.** Cllr Versallion agreed with Cllr Green that the quality of repairs is poor. He said that there are overheads involved as CBC employs contractors. He would like to bring repair of potholes in-house for a while so more work could be achieved. He will continue to press for repairs to Church Lane, Chalgrave.

9. ELECTION OF COMMITTEES CHAIRS.

- a) **Planning.** Cllr Greenwood nominated himself. This was seconded by Cllr Warburton. The vote was unanimous. Therefore, Cllr Greenwood remains as Chair of the Planning Committee.
- b) **Rights of Way.** Cllr Parry nominated Cllr Green. This was seconded by Cllr Greenwood. The vote was unanimous. Therefore, Cllr Green remains as Chair of the Rights of Way Committee.
- c) **Speed Watch.** Cllr Parry nominated himself. This was seconded by Cllr Greenwood. The vote was unanimous. Therefore, Cllr Parry remains as Chair of the Speed Watch Committee.
- d) **Website.** Cllr Green nominated Cllr Warburton. This was seconded by Cllr Parry. The vote was unanimous. Therefore, Cllr Warburton remains as Chair of the Website Committee.

10. MATTERS ARISING FROM 21 APRIL 2026 MINUTES

- a) **Learner HGV Drivers.** See 5a) above.
- b) **Tebworth Solar Farm.** The PC wrote to the developers in March 2026 asking for an update on the progress of Tebworth Solar Farm and for a site meeting. The PC has written to Alpaca again. Ongoing
- c) **Flittabus.** Cllr Hyde has contacted the organiser of Flittabus to investigate whether a route through Tebworth is viable. Ongoing.
- d) **BATPC.** Cllr Spiers has expressed interest in attending some of the BATPC online training. Ongoing.

VH

JS

- e) **Five Year Housing Land Supply.** Toddington PC has sent a copy of a letter it sent to the Leadership Team at CBC, which expresses concerns about CBC maintaining a robust five-year housing land supply. CBC's response in correspondence.

11. **POINTS RAISED on MARCH/APRIL 2026 CORRESPONDENCE**

- a) **Highways Capital Works Plan 2026/27.** Cllr Warburton asked if this included pothole repairs. Cllr Parry said no.
- b) **Beds Connected Hate Crime.** The PC agreed to Cllr Hyde's suggestion to publish the contact details of the charity Stop Hate UK, which provides a third-party reporting service for hate crime in Bedfordshire, on the PC's FB page. **HG**

12. **APRIL/MAY 2026 CORRESPONDENCE RECEIVED**

- a) **Tebworth Great Pond.** Site meeting with The Conservation Volunteers arranged for 03 June 2026.
- b) **CBC Local Plan 2050.** Scoping consultation now open until 03 June 2026. Town and Parish Council presentation. Information in correspondence.
- c) **Public Sector Executive.** Guidance for LGAs dealing with Freedom of Information requests in correspondence.
- d) **CPRE: On the Edge Campaign.** Invitation to support that every town and city be surrounded by thriving and protected countryside and be considered when decisions are made about land use. In correspondence.
- e) **Clerks and Councils Direct.** May 2026 magazine in correspondence.

13. **CHALGRAVE COMMUNITY EMERGENCY PLAN**

Defibrillator training to be arranged. New pads purchased.

14. **ANNUAL RETURN 2025/2026**

Section 2, Accounting statements, 2025/2026, approved by the PC and signed by the chair.

15. **2026 GRANTS**

- a) **Senior Citizens Committee** has not requested a grant as it has enough funds to cover its costs for this year.
- b) **Allocation of grants** was discussed and approved by full council as follows:
- | | |
|-------------------------|---------|
| Chalgrave Memorial Hall | £550.00 |
| All Saints Church | £500.00 |
| Millennium Award 2026 | £50.00 |
| Community Award 2026 | £50.00 |
| Charity donation 2026 | £100.00 |
- c) **Playground Committee.** Cllr Parry declared a prejudicial interest as he is Chair of the Playground Committee. After discussion the PC unanimously agreed to make a donation of £500 to the Playground Committee.

16. **ACCOUNTS**

- a) **Online Banking.** Online payments made from 21 April 2026 to 19 May 2026.

	<u>Payee</u>	<u>Description</u>	<u>Amount £</u>
1	Lesley Smith	Clerk's net salary + expenses; April 2026	283.00
2	HMRC	Clerk's PAYE	192.80
3	M W Agri Ltd	Grass cutting-April 2026	27.72
		Total	503.52

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 net salary + expenses; May 2026	301.54
3	Zurich	Annual insurance	300.00
		Total	601.54

- b) **Also paid.**

Standing Order	Chalgrave IT Solutions	Computer monitoring-May 2026	5.00
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c) **Income.**

- i. Interest on Reserve account-30/04/2026 £4.54

d) **Bank Statements; 05/05/2026**

- i. Current Account: £13,909.71
ii. Reserve account: £6,506.17

17. HIGHWAYS ISSUES

- a) **Potholes.** Find out if the road outside The Grange and Mulberry Cottage is due for repair and why HW mark-out potholes with a large yellow square around the pothole but just fill in the hole itself. **Clerk**
- b) **Toddington Road Parking.** Cllr Greenwood reported that people have expressed concern on Facebook about cars parked on the road.
- c) **Pothole Repair.** Under the Freedom of Information Act the PC asked CBC how much it costs, on average, to repair a pothole. Awaiting reply.
- d) **Mirrors.** Cllr Green asked if mirrors on blind spots on roads were legal. He declared an interest as he finds it difficult pulling out around the triangle near his house.

18. COMMITTEE REPORTS

a) **Planning**

i. **Applications**

Application No.	Address	Proposed work	PC comments	CBC decision
24/00744	Trinity Hall Farm, Watling Street.	Expansion of the anaerobic digestion plant to include additional infrastructure & an increase in feedstock. Amendments to original application.	Object. Huge increase in footprint; visual impact; inappropriate development within Green Belt.	To be decided.
24/01958	Chalgrave Manor Golf Club.	Redevelopment of golf course, erection of golf house etc.	No objections.	To be decided.
25/02948	Well Cottage, Featherbed Lane, Chalgrave.	New self-build replacement dwelling.	Objected.	Refused. Now gone to appeal.
26/00639/VOC	Tebworth Solar Farm.	Variation of conditions 11 and 14.	N/A	To be decided.

- ii. **Trinity Hall Farm Crane: Removal.** Cllr Harvey will monitor. Ongoing.

b) **Speed Watch.**

The Speed Watch Team will be out this month.

PP

c) **Rights of Way (ROW)**

- i. **New Footpaths Officer.** There has been a change of responsibilities at CBC, which may mean a new Footpaths Officer for our area.
- ii. **Stiles.** Two stiles behind Pond Farm, Wingfield need repair.
- iii. **Bench Repair.** Roger Fenwick has repaired the bench on the corner of Wingfield Road and Toddington Road.
- iv. **Tree at the Entrance to FP 12.** Cllr Green will see if the tree needs cutting back to improve access. **KG**

d) **Website**

Nothing to report this month

19. FACEBOOK UPDATE

No report this month.

20. ITEMS FOR INCLUSION ON NEXT AGENDA

Standard items.

21. DATE AND TIME OF NEXT MEETING

Tuesday, 16 June 2026

Meeting closed at 20.51

Signed by Chair.....

Date.....