

MINUTES OF THE EATON BRAY PARISH COUNCIL MEETING
HELD on 7th January at 7.30 p.m.

PRESENT:

Cllrs M Beal (in the Chair)
R Brand
J Conner
D Pearson
P Gallagher

ALSO PRESENT

4 Residents
District Councillor K Janes
Viv Dady

1. Apologies

County Cllr B Piggot
Cllrs M Heyland, R Windmill
Clerk M Round

2. Special declaration of interest:

Cllr Beal, declared his involvement with the Youth Club.

Cllr Marriage declared his involvement with the Sports and Social Club

3. Public Open Forum

Mr Brian Webb gave an update on the situation regarding the planning application at Dyers Road. A site inspection had taken place on Friday (4-1-08) and another was due Tuesday (8-1-08) Mr Webb asked if anyone from the PC would be in attendance

The bridleway has been widened by having the hedges trimmed back and the surface filled and compacted, photographs of this unauthorised work have been taken. There is now a marked difference in the appearance of the bridleway leading up to the stable entrance and beyond. Cllr Marriage stated that the planning application and the bridleway were two separate issues. District Cllr Janes confirmed that an inspection had taken place on 4-1-08 and said that inspectors Liked to make site visits alone.

Mr Webb asked if there was a legal right of access onto a bridleway. District Cllr Janes advised contacting the Enforcement Officer.

Mr Roger Wilkinson stated that now the bridleway had been widened there was a possibility of unauthorised access. District Cllr Janes advised applying for approval to put a gate across the entrance to limit access to the bridleway. Clerk to investigate.

Mr Woolridge asked for an update on the situation at Mill End.

Cllr Beal stated that he and Cllr Pearson had carried out a site visit and had noted the piles of wood, it was still undecided whether this area would require a security fence or be developed as a public amenity (see item 9) Mr Woolridge stated that in his opinion the state of the ground surface made this area unsuitable as a public space.

Cllr Marriage reported that the village handyman had been instructed to repair the fence to the left of the bridge.

Cllr Beal reported that the legal representative of the owner of the adjacent land had instructed the council to obtain estimates for the work which needs to be done.

Cllr Beal stated that

- the pruning of the hedge in Middle Path was in the April 2008 precept and work would be authorised after this date.
- the GP meeting had consulted the Byelaws and horse riding was not permitted on the greens around Mill End Close. The Byelaws would be displayed in the village notice board in that area.
- there was no objection to the erection of a gate providing certain conditions were met – see GP minutes.

Cllr Brand stated that there is no record of who owns the piece of land located between the Deeres and the Worrels the land registry have been contacted but were unable to offer any help.

Clerk

Clerk

Mr Woolridge asked if the Ransom strip was council owned logically would not the three access points (in the original plans to give a right of way to resident to enable them to reach the back fence) between the houses also be council owned?

District Cllr Janes stated that SB's will have a site plan of the estate, from when planning permission was given he would obtain a copy and pass to Cllr Beal.

Cllr Brand reported that some residents were unhappy about the hedges being trimmed and were stopping access

**District Cllr
Janes**

4. Chairman's Comments and Correspondence

The following items have been received:

- A letter from SBDC giving permission for the council to co-opt a new councillor
- A letter from the Cricket Club requesting a meeting to discuss extending their lease.
To be invited to February meeting
- A letter from Theo Gray thanking the Council for their gift and outlining his charges and availability for diagnostic work. Clerk to be authorised to contact Theo if required for the PC computer. Cllr Marriage stated that the clerk could use the Emergency Expenses for this purpose
- SBCC asking for details regarding ownership of land adjacent to bridleways 7&8 passed to GP
- A letter from Cllr Heyland detailing the response from the Standards Board and thanking everyone for their support
- Details of road closures in the area placed in the Read File
- A letter from Eaton Bray Lower School thanking the Council for the donation, the offer of a loan will be discussed at the next Governors Meeting
- Chiltern Beechwoods – details of a conference 25-1-08 'Beechwoods in a Changing World' placed in read file
- Email from Louise Ashmore – details of 'Project Involves' training for websites.
- SBDC questionnaire Sports Facilities Strategies passed to GP.
- SBDC requesting a formal count of 'rough sleepers' None known.
- Youth Club Insurance – council decided not to renew at present as the club is not functioning.
- Standing Orders all Cllrs will receive a copy via email (hard copy to Cllr MH) please read and feedback any comments to GP 24-1-08
- Register of Electors all Cllrs to receive a copy via email (hard copy to Cllr MH)
- Beds Highway annual survey of village. Cllr Marriage requested that each Cllr be responsible for their 'patch'. Results from each councillor to reach D Marriage by 23rd January 08

Clerk

Clerk

GP

GP

**Clerk
All Cllrs
Clerk
All Cllrs**

5. Signing of Minutes

An amendment was made to page 1189 item 16 line 4 to read the 'chairman thanked Cllr Brand' not Cllr Beal

It was then agreed to accept the minutes of the Parish Council Meeting held on 3rd December 2007

The Chairman signed the minutes.

6. District and County Representatives

County Cllr Piggot had sent his apologies

District Cllr Janes reported that

- Bedfordshire is still waiting for a ministerial decision regarding the proposed administrative changes to the County
- he had visited two Traveller Sites recently, at Chiltern View he had accompanied SBCC representative to look at rubbish clearance.

District Cllr Janes reported that more provision for Travellers is required in the county. SB have fulfilled their required responsibility however Mid, North and Luton have yet to fulfil their obligation

7. Police Representatives

Viv Dady

Presented crime statistics for the year:

- 160 in total giving an average of 13.25 per month
- June and November had the worst crime figures
- May and August the lowest crime figures.

Three highest incidents were:

- burglary from buildings e.g. Houses, garages, sheds, greenhouses etc.
- damage to motor vehicles
- theft from motor vehicles.

Viv advised constant vigilance – report any thing suspicious , security, especially to outbuildings and locking car when unattended and not leaving valuable on show. Cllr Beal advised that police contact numbers will be displayed in the new village notice boards.

Future Plans:

- Josh is continuing with the ‘Caps’ securing of number plate and will advise when he is in the area.
- Surgeries dates for these are still to be decided , Viv requested that one Cllr should also be present.
- Two speed checks are planned for the next three months.

Viv asked about the progress of the Youth Shelter. Cllr Marriage advised that a meeting with Laurent was planned (21-2-08) to discuss the exact needs and the way forward. Viv would be asked to make a contribution when more details were known.

8. Election of Vice Chairperson.

It was proposed that Cllr Marriage be elected to the position of vice chairperson.

Proposed by Cllr Brand
Seconded by Cllr Pearson
Carried Unanimously

9. GP Report and Signing of Minutes

The minutes were agreed and signed by the chairman.

Cllr Marriage introduced the ‘single sheet proposal summery’(item 2) idea which if accepted would be used for all special projects. This would detail such things as need, progress dates, particular responsibilities of named people etc.

It was proposed that ‘each project should have a Specific Project Definition Sheet’; as shown to Cllrs at the meeting, detailing the scope of the project and a feasibility study should be carried out prior to any final decision by the Council

Proposed by Cllr Gallagher
Seconded by Cllr Beal
Carried unanimously

All Cllrs to be provided with copies of the Project Sheets; as shown at the meeting, for the Skate Board Ramp and the Youth Shelter

Clerk
Cllr Marriage

10. Public Bridleways Nos. 7&8 Eaton Bray.

See chairman’s correspondence

GP to research the ownership of the land which borders the bridleway

GP

11. Court Appearance

The date for the case has been moved from 9-1-08 to 20-3-08. The cost of the damage to trees in Eaton Bray School Lane rec. was £300

It was proposed that Cllr Beal be the official Council representative at the court.

Proposed by Cllr Marriage
Seconded by Cllr Brand
Carried Unanimously

12. Grounds Maintenance Contract

See GP report item 1

Clerk to organise quotes

Clerk

13. Caravan at Wellhead

In the absence of Cllr Heyland this item deferred to next meeting

Clerk

14. Sustainable Development Fund.

In the absence of the Clerk this item deferred to next meeting

Clerk

15. Clerk

In order to make administration simpler it was proposed to call all sub groups 'working groups' i.e. the General Purposes Working Group, the Financial Working Group.

Proposed Cllr Gallagher
Seconded Cllr Brand
Carried Unanimously

Standing Orders see Chairman's correspondence

Clerk

16. Planning Committee Report

The following planning applications were considered:

- TP/07/1425 and LB/07/1444
- Change of use from bed & breakfast to staff accommodation and internal alteration in association with change of use – Bellows Mill.
No Objection
- SB-TP/67-1455
- Detached garage at rear of new build (N James) High Street
No objection
- SB-TP/67-1483& 1484
- Demolition of single storey rear extension and erection of new single storey rear extension
- Demolition of external conservatory to rear of building and erection of new external conservatory – Willow Cottage, Moor End
No Objection
Clerk to ascertain reason for two identical applications – possibly because Willow Cottage is a listed building

Clerk

The Council were advised that two planning applications had been passed to the Planning Working Group for their consideration as a response had been required prior to the PC meeting

- SB-TP-97-1247
- Erection of front boundary wall – 45 Church Lane
Recommend refusal on the following grounds
- Not in keeping with the local environment
- Wall and railings are not acceptable on allotment boundary-6fft fence or hedging only
- OUT/07/1403
- Erection of one detached dwelling - land adjacent, 79 Bower lane
Recommend refusal on the following grounds
- This is green Belt
- Would establish a precedent for further development

17. To resolve to pay December 2007 accounts.

It was unanimously agreed to pay the December accounts

18. Next Agenda.

- Planning Working Group
- Caravan at Wellhead
- Sustainable Development Fund
- Adoption of Standing Orders

Items for the February agenda no later than **Friday 25th January** please.

The meeting closed at 10-15pm

Next meeting to be held at 7-30 at the Coffee Tavern on **Monday 4th February 2008**

Eaton Bray Parish Council

General Purposes Committee

Minutes of Meeting 17 December 2007

Membership

Cllr Beal - Chair

Cllr Marriage

Cllr Pearson

Cllr Gallagher

1 Grounds Maintenance Contract

Cllr Beal tabled his revised contract and this was approved by the members with the following additions and comments:

hedge cutting to be subject to the latest DEFRA Guidance.

the adjustment of grass cutting around seats in the Rye Recreation Ground;

the addition to the main contract of previous ad-hoc work that has been undertaken on a regular basis;

and, to add previous ad-hoc work in the allotments to the main contract.

The members also agreed that it would be beneficial for the clerk to be asked to get a comparative quote from an additional contractor.

2 Youth Shelter Project

Cllr Marriage tabled a single page proposal summary and suggested that a similar proposal should be drawn up for similar projects in the future. The members agreed and Cllr Gallagher said he had begun to develop a full scoping document for the skateboard project. Members agreed to consider Item 3 The Skateboard proposal under Item 2 at this stage as many of the issues were similar.

Members agreed that a section on consultation should be added to the proposal and for any future proposal of this type.

Cllr Marriage asked the committee to consider whether to elicit the assistance of Laurent Marshall of South Beds District Council, who had previously offered assistance and advice on community projects. The members agreed and Cllr Marriage agreed to ask the clerk to invite Laurent Marshall to the next GP Meeting on 22 Jan or the next earliest opportunity and that this be agreed at the next full meeting of the Parish Council.

DM

The meeting considered whether project management of projects of this type could be extended to other interested parties in the village. The members agreed this in principle and agreed to examine ways in which this could be done.

The meeting discussed the types of shelter available and considered that it might be worth asking the clerk to see if shelters removed from the centre of Luton would be available to us. Cllr Marriage agreed to ask the clerk to make enquiries.

DM

3 Skateboard Project

This item was combined with Item 2.

4 Mill End Close/ Middle Path

Cllr Beal reported that he had been asked by a resident whether horse-riding was allowed on the greens around Mill End Close. The meeting considered the issue and consulted the Paris Bye-Laws and agreed that horse-riding should not be allowed in this area.

Cllr Beal also reported that there had been a further request from a resident Mr Deere, to erect a gate at the entrance to the “ransom strip”. After discussion it was agreed that there would be no objection to this on condition that:

The resident in question themselves could prove ownership of the area of land that the gate would be erected on;

And, that access arrangements were maintained so that the Parish Council could undertake it’s maintenance activities.

End of Meeting