



**Clerk to the Council**  
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## **Minutes of Greenham Parish Council held at 7.30 pm on 8<sup>th</sup> December 2021 – St Mary's Church**

### **Present:**

Cllr Martin Griffiths (MG)  
Cllr Chris Austin (CA)  
Cllr Gary Puffett (GP)  
Cllr Ken Neal (KN)  
Cllr Steve Jones (SJ)  
Cllr Alison Blackborow (AB)  
Cllr Adrian Abbs (AA)  
Cllr Phil Barnett (PB)

### **In attendance:**

Clerk  
Chaired by: Steve Jones

One parishioner  
Sean Bates – Feltham Construction  
Chris Boulton – Greenham Trust  
Pragna Hay  
Meg Thomas

Meeting began at: 7:30 pm

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### **GPC (Greenham Parish Council) Full Council meeting 8<sup>th</sup> December 2021**

#### **86 Public Session**

Chris Boulton – Chris Boulton was a governor of Newbury College and was involved in looking at the development of the Newbury College site, which is linked to the planning application that will be submitted. Chris Boulton explained that the project is a partnership between Greenham Trust and Feltham Construction.

Sean Bates – Feltham Construction is preparing the planning application (Aldi, hospice, electric vehicle charging stations) for the college site. The proposed planning application has been sent out to local residents for comments. Primary concern from residents was connected to traffic. The environmental impact of the project was discussed by the councillors.

AA – Queried a planning application (Newbury Rugby club) and asked if it was linked to this application.

Pragna Hay – Explained the scope of the Uprooted project. 15% of Ugandan refugees passed through Newbury at some point. There will be an exhibition held at the Greenham Control tower next year to commemorate 50 years and various other projects will be organised.

Meg Thomas – Explained that another source of funding has been found and would welcome a letter of support from the Parish Council for the project

7:51pm Chris Boulton, Sean Bates, Pragna Hay and Meg Thomas left the meeting

## **87 Apologies for Absence**

Cllr Julian Swift-Hook (JSH)

Cllr Billy Drummond (BD)

Cllr Chris Ferguson (CF)

Cllr Sally-Ann Jay (SAJ)

Cllr Tony Vickers (TV)

## **88 Declarations of Interest, Statements of Position and Dispensations**

*To receive any Declarations of Interest and Statements of Position by Councillors.*

AA - Member of West Berkshire District Council (Wash Common Ward), Shadow Executive Member for the Environment, Western Area Planning Committee, Environmental Advisory Group, Licensing Committee, Personnel Committee, Planning (Sub), Governance and Ethics Committee (Sub). Trustee for Stroke Care Newbury & West Berkshire. Director of TEEC

PB – Newbury Town Councillor, Member of West Berkshire District Council

CA – Greenham and Crookham Common Commissioner, Commoner

KN – Vice Chair GCCC, Commoner, Grazier, Building Design and Environmental Consultant

AB – Greener Greenham Group

## **89 Approval of Minutes**

- a) **To approve** minutes of GPC Meeting held on 13<sup>th</sup> October 2021

**Proposed:** SJ

**Seconded:** AB

**Abstentions:** One

**Against:** None

**Resolved:** To approve the Minutes of the Greenham Parish Council Meeting held on 13<sup>th</sup> October 2021

SJ requested one minor change to the minutes

## **90 Chairman's Report**

Report and other matters not on the agenda (for information only)

Nothing to report from the Chairman

## **91 Clerk's Report**

Report, matters arising, other correspondence not on the agenda (for information only)  
(Add details)

Trees – There are concerns about the tree planting, primarily concerning the Lockdown woods planting.

- CA – Would like the Lockdown woods trees removed from Stroud Green  
 AB – Is in favour of the trees.  
 SJ – Would like to add the Lockdown woods to a future agenda for discussion

## 92 Finance

### a) To approve November/December 2021 GPC payments

**Proposed:** AA

**Seconded:** SJ

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously approve December 2021 GPC payments

#### Schedule of Cheque and Bank Payments 08 December 2021

##### 1. Cheque payments – GPC Current Account (Metro Bank)

Inv Date	Inv No / Trans Ref	Payee	Amount	Chq No
14/10/2021	Bus shelter cleaning - inv 8279	Externiture	442.80	800176
15/10/2021	Bench checkings - inv 8285	Externiture	172.80	800177
05/10/2021	Hall Hire - inv 51	Greenham PCC	44.00	800178
04/11/2021	Room Rent - inv 35	Greenham Control Tower	300.00	800179
26/10/2021	Payroll Services - month 7, invoice 1657	SME Accounting Services	12.00	800180
31/10/2021	Tax and NI payment - Month 7	HMRC	505.92	800181
31/10/2021	Pension - Month 7	Berkshire Pension Fund	615.42	800182
31/10/2021	Salary top Up cheque - October	Lisa Blake	2.53	800183
10/11/2021	Corn Exchange - via the Good exchange (18580)	Good Exchange	1,000.00	800184
08/10/2021	Wreath	Poppy Appeal	19.5	800185
31/10/2021	Draft Design of Wildlife Garden	Indigo Design	3990	800186
10/11/2021	Engraving of Greenham in Bloom Plaque	Lisa Blake	13.95	800187
06/11/2021	Purchase of Stationery Invoice 16515	Newbury office Supplies	120.95	800188
23/11/2021	Salt bin refilling	Willis and Ainsworth	489.6	800189
30/11/2021	Payroll Services - month 8, invoice 1687	SME Accounting Services	12.00	800190
30/11/2021	Tax and NI payment - Month 8	HMRC	505.92	800191
30/11/2021	Pension - Month 8	Berkshire Pension Fund	615.42	800192
30/11/2021	Salary top Up cheque - November	Lisa Blake	2.53	800193
28/11/2021	Room Rent - inv 56	Greenham Control Tower	300.00	800194
24/11/2021	Hall Hire - inv 65	Greenham PCC	66.00	800195
Sub-Total GPC Current Account actual payments			£9,231.34	

##### 2. Bank Payments – GPC Current Account (Metro Bank)

Trans Date	Trans Ref	Payee	Amount	Trans Type
15/10/2021	Salary - Month 7	Lisa Blake - Clerk	1,591.00	SO
23/10/2021	Telephone bill - GP00592130 0013 (October)	BT	36.96	DD
23/11/2021	Telephone bill - GP00592130 0013 (November)	BT	36.72	DD
02/11/2021	Electricity bill - number 391803570, 981802131	SSE	11.22	DD
24/11/2021	PWLB Loan	PWLB	2,484.99	DD
15/11/2021	Salary - Month 8	Lisa Blake - Clerk	1,591.00	SO
Sub-total GPC Current Account Bank Payments			£5,751.89	

### b) To consider GPC Budget 2022-23

SJ – Would like to defer the budget discussion until January 2022

Proposal from SJ : That a discussion on the Budget is deferred to January in the interim, councillors both present and not should send comments to the Clerk regarding the budget before the January meeting

**Proposed:** AA

**Seconded:** KN

**Abstentions:** None

**Against:** None

Resolved: To unanimously approve that a discussion on the Budget is deferred to January in the interim, councillors both present and not should send comments to the Clerk regarding the budget before the January meeting

**c) To approve** GPC Reconciliation statements 1st November 2021

**Proposed:** SJ

**Seconded:** MG

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously approve GPC Reconciliation statements 1<sup>st</sup> November 2021

**d) To consider** GPC Reserve account funds

Councillors were asked to send their suggestions for projects to spend the GPC reserve account, to include in a report for January's meeting

**e) To consider** adding online payments to GPC Bank Account

**Proposed:** SJ

**Seconded:** AA

**Abstentions:** None

**Against:** None

**f) Resolved:** To unanimously approve adding online payments to GPC Bank Account

Clerk to add an approval for the Clerk to be added as signatory on the bank Account to the January meeting agenda

**g) To approve** opening an additional Savings account for GPC

**Proposed:** SJ

**Seconded:** MG

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously approve opening a Nationwide Savings account for GPC, to transfer £85K to the new account with the highest interest rate from the Clerk's report

**h) To consider** a donation to the Uprooted Project

GP – Thinks that a statue could be important to commemorate the Ugandan Refugees

PB – Is broadly supportive of the project

AB – Suggested that perhaps more investigation could be carried out regarding statues that could be placed on the Greenham Control Tower site

AA – Would like to speak about restricting the size of the statue

SJ – Stated that there is broad agreement and general support for the project amongst the Councillors

PB – Also supports that the Parish Council lays down some parameters

KN – The parameters are to check who would insure the statue, who would maintain the statue, the statue needs to be in keeping with the rest of the Wildlife garden, an iconic piece that compliments the Wildlife garden and a size that is suitable for the Wildlife Garden. GPC would also like approval of the statue drawings as it will be sited on the Control Tower land.

Clerk to contact Chris Boulton regarding the siting of statue.

**i) To consider** a donation to the Greener Greenham Group

AB – Outlined the basics of the project

Clerk to check whether these funds can be donated if the trees are in a person's specific garden.  
Can S137 funds be donated for items specifically in peoples gardens. Clerk to check.  
AA – Would like to support the project but needs further clarification. Would like to propose that we fund half and the other half is fund matched through the Good Exchange.

**Proposal:** AA

**Seconded:** SJ

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously approve half of the project costs, to be fund matched on the Good Exchange and confirmation that we are able to fund the project in its form (Clerk to check)

## **93 Planning and Highways**

- a) **To Consider** any Planning Applications – copy Adrians' comments

1	1 Pigeons Farm Road Greenham Thatcham, RG19 8XG Dr Julie Baldry Currens	A new rooflight is proposed to the new single storey (as approved in planning application 20/02765/LBC2)	<a href="#">21/02875/HOUSE</a> <b>Proposed:</b> SJ <b>Seconded:</b> GP <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> To unanimously approve no objection  Significant improvement over previous plans and now very subservient to the main building and so retains much of the design language of the building.
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FINAL

2	Premier Inn, Pinchington Lane, Newbury, RG14 7HL	Changes to original application	<a href="#">21/00636/OUTMAJ</a>  <b>Proposed:</b> SJ <b>Seconded:</b> GP <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> To object for the same reasons as submitted before: Major development and not conforming to CS15 “Renewable energy Major development shall achieve the following minimum reductions in total CO2 emissions (regulated and unregulated energy use) from renewable energy or low/zero carbon energy generation on site or in the locality of the development as long as a direct physical connection is used, unless it can be demonstrated that such provision is not technically or economically viable Residential Development: from 2016: Zero Carbon(74) Issues with access given nature of the existing road – Alternative already available through Premier inn Loss of BioDiversity – large destruction of Trees and no clear demonstration of how a gain of 1.1 in biodiversity will be made
3	125 Greenham Road Newbury West Berkshire RG14 7JE  Mr and Mrs Jones-White	Proposed single storey rear extension following demolition of conservatory and existing kitchen. Replacement garage.	<a href="#">21/02755/HOUSE</a>  <b>Proposed:</b> SJ <b>Seconded:</b> GP <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> No objection

4	<p>Newbury College Monks Lane Newbury West Berkshire RG14 7TD</p> <p>West Berkshire Council</p>	<p>Section 73 variation/removal of condition 17 of approved 17/03434/COMIND - Bund adjacent to the A339 removed. Existing 1.8m high close boarded fence 5m from highway, within college land to remain in place.</p>	<p><a href="#">21/02747/COMIND</a></p> <p><b>Proposed:</b> SJ <b>Seconded:</b> GP <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> To unanimously object on the following grounds:</p> <p>Removal of the bund has no meaning except where a different application of development of the college land is now proposed. As that has not yet come to Planning Greenham Parish Council, cannot see why the requirement to build the bund and the associated wild flower sowing should be removed. GPC would like to object to the removal of the bund as there appears to be no valid reason to remove the condition.</p>
5	<p>51 Dalby Crescent Newbury West Berkshire RG14 7LB Mr and Mrs Radford</p>	<p>Proposed single storey side and rear extension with associated internal alterations</p>	<p><a href="#">21/02816/HOUSE</a></p> <p><b>Proposed:</b> <b>Seconded:</b> <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> No objection subject to</p> <ol style="list-style-type: none"> <li>1) Highways agreeing that the remaining parking is still appropriate for a house of this size and</li> <li>2) The remaining amenity space is of a suitable size for this development</li> </ol>
6	<p>19 Greenacre Place Newbury West Berkshire RG14 7GY Mr Walsh and Miss Johnson</p>	<p>Proposed single storey rear extension</p>	<p><a href="#">21/02523/HOUSE</a></p> <p><b>Proposed:</b> SJ <b>Seconded:</b> GP <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> No objection</p>



7	Newbury Rugby Football Club, Monks Lane, Newbury, West Berkshire	The proposed development is for a single storey sports pavilion building and car park providing facilities and social space to support a proposed artificial turf pitch, F2)	<a href="#">21/02173/COMIND</a> <b>Proposed:</b> SJ <b>Seconded:</b> GP <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> To unanimously object on the grounds of Construction and no net zero targets (CS15 should apply as Sandford area)  Parking – Highways simply comment on current playing level not future  BioDiversity – no plan
8	Out Of District Planning Consultation Basingstoke and Deane Borough Council Land Adjacent to Knightsbridge Lodge, Newbury Road, Headley, Hampshire	Erection of 8 houses	<a href="#">21/03521/FUL</a> <b>Proposed:</b> SJ <b>Seconded:</b> GP <b>Abstentions:</b> None <b>Against:</b> None <b>Resolved:</b> To unanimously object based on inability to comment

Suspend standing order 8:51pm

**Proposed:** SJ

**Seconded:** AA

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously suspend GPC Standing orders at 8:51pm to allow Parishioner to speak

Parishioner present at the meeting, objects to the Planning application for Newbury Rugby Club and outlined his reasons for objecting.

Reinstate standing order 8:58pm

**Proposed:** SJ

**Seconded:** AA

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously reinstate GPC Standing orders at 8:58pm to allow Parishioner to speak

AA – Spoke to Parishioners about how the effect of the Rugby Club planning application will have on the surrounding area. Parishioners were concerned about traffic in the future if the planning application goes ahead.

KN will be attending the site visit for the Newbury Rugby club application on Thursday 9<sup>th</sup> December.

b) **To consider** additional maintenance information for installing additional Dog Bins

**Proposed:** SJ

**Seconded:** MG

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously approve additional maintenance information for installing additional Dog Bins and using supplier B for maintenance of dog bins

- c) **To approve** the installation of two additional Dog Waste bins (Draytons view)

**Proposed:** CA

**Seconded:** SJ

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously approve the installation of two additional Dog Waste bins (Draytons view)

- d) **To consider** location of new footpaths A339 from the bus stop by the school to Pinchington Lane roundabout

There isn't a footpath on the Western side of the A339 on the approach to Newbury. WBDC have already stated that they do not own the land that could be used for a footpath. CA – Suggested that when the new proposal from the college is presented, Greenham Parish Council could ask for a footpath to be provided as part of that development. KN would like to propose that GPC write to WBDC to ask if a footpath can be made part of the Newbury College

**Proposed:** KN

**Seconded:** GP

**Abstentions:** None

**Against:** None

**Resolved:** To unanimously approve that GPC write to WBC to ask if a footpath can be made part of the Newbury College

- e) **To consider** any GPC comments regarding the location of Drayton's View footpath (Rivar Estate)

GP supports the installation of the Drayton's View Footpath

**Proposed:** SJ

**Seconded:** GP

**Abstentions:** None

**Against:** AB

**Resolved:** To approve that GP supports the installation of the Draytons View Footpath

#### 94 **GPC Environment**

- a) **To approve** the selection of supplier for the installation of Electrical Vehicle Charging Points

**Proposed:** AA

**Seconded:** KN

**Abstentions:** None

**Against:** MG, CA

**Resolved:** To approve the selection of supplier B for the installation of Electrical

Vehicle Charging Points and Supplier B for the Electrical supply

AA – Explained more detail about the project to install Electrical Vehicle charging points at Greenham Control Tower

GP – Highlighted the fire risk of lithium batteries.

AB – Enquired about the actual fire risk of electric vehicles

GP – Would like the council to be aware of the fire risk involved.

MG – Shared his concerns about large amounts of GPC money being spent on the Control Tower projects

SJ – Would like GPC to speak to the Control Tower regarding the project

**b) To consider** Maintenance report for the GPC Wildlife Garden

Clerk outlined the plan for maintaining the proposed Wildlife garden

AB – Suggested setting aside a fund to maintain the Wildlife garden in the future.

SJ requested that this item should be carried over to the next meeting

**95 Governance**

**a) To Consider** Management Companies Open Space policy

This item was deferred to the next meeting

**96 Health and Safety**

GP confirmed that hall doors were open for the duration of the meeting.

**97 Other items for information or for possible inclusion on a future Agenda**

No issues to add

Meeting ended 9:57pm