

**Minutes of the meeting of the Meeting of South Stoke Parish Council  
held on Tuesday 13 December 2016 at 7.30 p.m. in South Stoke Village Hall**

**Present:-** Cllr. Roy McMillan (RM) - Chairman  
Cllr. Chris Bertrand (CB)  
Cllr Bryan Urbick (BU)  
Cllr Andrew Scrivener (AS) from 7.55pm  
Cllr. Mick Walsh (MW)  
Cllr. John Verrill (JV) from 8.20pm

**Officer:-** Sue Gill (SG)

**Village Hall and Shop Sub committee project leader:-** Mr Geoff Ward

**Members of the public:-** Mr G Ward, Mr and Mrs Mick Connors, Mr Marcus Exley,  
Mr and Mrs Michael Hargraves, Mr Marshall Davies

**District & County Councillor:** None

479/16 **Apologies for absence:** None

480/16 **Declaration of interest**  
Cllr McMillan declared an interest in the Glebe Field and any potential development Plan  
Cllr Bertrand declared an interest in the Amenities Charity

481/16 **Minutes of the meeting of 15 November 2016**  
These were agreed as a correct record and signed by the Chairman.

482/16 **Reports from OCC and SODC**  
The Clerk had previously circulated Cllr Bulmer's monthly report to all Councillors and a copy can be found on the Parish Council's notice board.

483/16 **South Stoke Community Shop & Village Hall (Sub-committee)**  
An email had been sent from Cllr McMillan to the Project Leader, Geoff Ward setting out possible locations for a hall and shop facility. He had requested an SODC Planning Officer to come out and meet with the sub committee but has been told that a pre planning application needs to be made for each site. Cllr McMillan urged the committee to put in these applications as soon as possible especially as access to the sites needed to be taken into consideration.

Cllr McMillan advised council members and Mr Ward that the Housing Development Steering Group were now planning an all-day open meeting in the Village Hall in late February to consider potential developments in the village, and he invited Mr Ward to also arrange for his sub-committee to present their Hall & Shop findings to Parishioners at the same event, and to also seek Parishioners opinions.

484/16

**Planning Applications**

**P16/S3861/FUL Fifield Cottage, Ferry Road** Demolition of existing Dwelling and garage and construct replacement dwelling and garage.

The neighbours present at the meeting all expressed similar concerns over this planning application:

- From the plans the footprint is questionable,
- The ridge height is questionable and will dominate other buildings,
- It is out of proportion,
- It is unneighborly with the garage planned right on a boundary of a neighboring property,
- There are no other properties in the village with an Oxford stone finish,
- Access is narrow and therefore the risk of damage to other properties, no room to park on Ferry Lane,
- Castle House Joinery is commercial – will they be using the property as a commercial building?

The owners over the months had done work on the property, very often during holiday times ie. Cutting back trees and taking out trees. There were now two caravans on site, allegedly a security arrangement. The Planning Enforcement Officer had been made aware of the situation as the occupant is collected early morning (work?) and returns late afternoon.

It was suggested the Tree Officer was made aware of the situation so that TPOs could applied if necessary.

It was recognized that this property is dilapidated and that it probably was cost effective to raze it to the ground before being rebuilt but the current plans were unacceptable.

**Resolution:** The Parish Council Committee voted OBJECT but a dialogue with the Planning Officer should be opened, the Tree Officer made aware of the work done and also the Wildlife Officer.  
UNANIMOUS

**P16/S3783/HH The Rypeck, The Street** Erection of timber framed shed clad in timber to be painted black.

**Resolution:** The Parish Council Committee voted AGREED UNANIMOUS  
*Postscript – This application will be brought back to the Parish Council as a full planning application in January 2017.*

**The Stables, Ferry Road** Mr Exley queried the building work on The Stables stating it was not as agreed and detailed in the planning application: the roof height was higher, the entrance porch was different to what had been agreed, the TV aerial was far too tall. He had made a complaint to the Enforcement Officer. He had also spoken to Building Control over a hole made in his wall

to allow for the outlet of the condensing boiler, the services had been put across his front garden and an extractor fan also installed along his boundary wall.

Councillor Scrivener had spoken to SODC and asked for the Parish Council to be kept informed.

485/16

**Finance**

1 To receive and approve the Receipts and Payments Report.  
The Clerk apologised that the reporting pack had not been circulated.

2. To approve cheques for payment  
**Resolved:** to approve payments as follows:

Cheque No	Payable to	Amount	VAT content
1216	G Ambler	£90.00	
1217	SODC Dog Bin Emptying	£12.56	£2.09
1218	D Hazell Recreation Ground lane Kerbing and surfacing	£2040.00	£340.00
1219	Goring Press November	£194.45	
1220	HMRC (September)	£43.00	
1221	S Gill (September)	£172.60	

3. To receive and approve the Bank Reconciliation.

4. **Budget 2017 -2018**

Cll Urbick presented the final version of the budget with minor changes as agreed at the previous meeting. He reminded the Committee that no monies would be earmarked in 2017 – 2018 for the Village Hall reserves.

**Resolution:** to adopt the proposed budget and the precept to increase to £20,503. UNANIMOUS

486/16

**Amenities Committee Report**

- 1 The Clerk to make contact with Mark Taylor.
- 2 The Committee wishes to reiterate its position re the development of a new Village Hall in that the Amenities Committee is focused on the maintenance and upkeep of the existing building.
- 3 The Amenities Committee will be paying for someone to paint the hall doors and gents toilet floor, and also fix the back curtain to the stage. It is recognised that there is a need to move away from relying solely on volunteers.
  - a. Ashburtons would also be contracted to weed-kill and keep clear the paths and other spaces on the recreation ground.
  - b. A professional would be contracted to deal with the moles.

- 4 The greater stringent regulations re the disposal of recycling waste would be brought to the notice of hall.
- 5 The Parish Council is reminded that Ashburtons also maintain White Hill Quarry.
- 6 Additional expenditure would be required in the coming year to maintain the benches and wooden play equipment.
- 7 The successful fundraising during the year means the committee are in a position to purchase a table tennis table and barbecue.

487/16

**Flood Protection**

- 1 Cllr Verrill had not attended the meeting on 1 December and therefore was unable to report. However, he did report that the ditch along the boundary of the Huttons property – Lower Farm - had been dug out.
- 2 Cllr McMillan reported he had attended the meeting on 6 December at the Swan Hotel concerning the possible establishment of a “Mid Thames Flood Forum” as other forums existed for both Upper Thames (Oxford area) and Lower Thames (East of Purley-on-Thames). It had been agreed that such a new Forum would be established with a first meeting planned for end January or early February. An OCC representative would be in contact with Cllr McMillan.

488/16

**Action from Previous Meetings**

The action list was reviewed and changes made - see revised listing. New comments are shown in bold print.

489/16

**Correspondence**

Request from the Corn Exchange for a donation towards the repair of the glass roof. Cllr Bertrand advised that South Stoke would be helping by way of putting on a performance of the next Murder Mystery at the Corn Exchange.

490/16

**Date and time of the next meeting:** Monday 16 January 2017, at 7.30 pm in the Village Hall.

Minute item	Item	Action/Progress	Action by	Completed or review date	Status
13-10 8.3	Road maintenance issues	<p>Meanwhile pending a resolution of this, RMc advised that the OCC annual verge cutting for South Stoke is now apparently scheduled for the month of Sept. RMc chasing for completion of work.</p> <p>Verge cutting took place on 7 October. RMc to inform OCC that they would not going to proceed with their proposal.</p> <p>CB proposed that Graham Ambler does the verge sight lines and a large outfit does them once a year to inhibit the growth of saplings.</p> <p><b>Requests from villagers had been made to remove the tree by the bus stop and a quotation had been received which would be circa £140. In the first instance CB would contact Fix my Street to see whether OCC would remedy the problem.</b></p> <p><b>It was also mentioned that the site line turning right on to the A had reduced visibility. CB to add to Fix my Street.</b></p>	<p>RMc</p> <p>RMc</p> <p>CB</p> <p>CB</p> <p>CB</p>	<p>Oct 2016</p> <p>Nov 2016</p> <p>Review Jan 2017</p> <p>Jan 2017</p> <p>Jan 2017</p>	<p>Closed</p> <p>Closed</p> <p>Open</p> <p>Open</p> <p>Open</p>
8.5	Village Website	Training to be given in updating website	BU	Jan 2017	Open
221/15	134 Bus Wallingford to Goring via The Stokes	<p><b>Cllr McMillan advised that Mike Ward had registered the company – Going Forward Buses CIC, insurance was in place along with maintenance contracts. He had agreed to the purchase of a second mini-bus from Go Ride. The main item outstanding was registration of the new company with/by the Traffic Commissioners, and subsequent to receiving that, agreement from the same body for the proposed new timetable and slight route change in Wallingford.</b></p> <p><b>Parents were to be encouraged to use the bus service with their children who would be charge a £1</b></p>	RMc	Jan 2017	Open
182/15	Parish Plan Refresh (PPR)	<p><b><u>High Priority:</u></b></p> <p><b>Housing Development Project (HDP) Cllr McMillan</b></p> <p><b>Cllr McMillan advised that at the latest meeting of the Steering Group (SG) – the night before – concern from several local residents as to the size of the proposed development on the Glebe field, and also the advice received from the Chilterns Conservation Board had caused the SG to consider different options for housing development on the field. A further meeting would be held with the Diocese to discuss possible options, and once that these had been clarified an all day Open Meeting would be arranged in the Village Hall – probably in late February - where Parishioners would be shown the background to these, the options and any “financial return to the village, and then asked to register their preference.</b></p>	RMc	Jan 2017	Open

215/15		<p><b>Permanent Village Shop Premises</b> Cllr Urbick</p> <p>See minute 350/16                  See minute 445/16                  See minute 458/16                  See minute 471/16                  See minute 483/16                  This item is now closed as the above project has been subsumed into the more recent Hall &amp; Shop joint facility project – see item 483/16 in the main minutes</p>			Closed
		<p><b>New/Remodelled Village Hall Project (VHP)</b> Cllr Scriven</p> <p>This item is now closed as the above project has been subsumed into the more recent Hall &amp; Shop joint facility project – see item 483/16 in the main minutes</p>			Closed
		<p><b>Network Rail &amp; Electrification infrastructure</b> Cllr Urbick</p> <p>Strategy meeting due to take place on 29 September</p> <p>Cllr Urbick reported that a meeting was to be held on 19 October 2016 challenging the discrimination act as Network Rail has not widened the pavement to the station</p> <p>Ongoing</p> <p>A meeting with NR officials is due to be held on 12 January pre the NR consultation meetings with parishioners from various villages between Pangbourne and Cholsey.</p> <p>The line between Didcot &amp; Reading is now electrified.</p>	BU	Jan 2017	Open
		<p><b>Better Road Safety</b> Cllr Walsh</p> <p>Cllr Walsh reported that speed monitoring equipment could possibly be loaned FOC and a survey done in-house</p> <p>See minute 434/16 re speed limits</p> <p>Look at costs of various traffic calming and speed restriction notices</p> <p>Cllr Walsh reported that a seven day survey 24 hours a day at four points would cost £400 plus VAT. It was suggested the locations would be alongside each bus stop on the B4009, Ferry Lane and The Street. It was agreed to proceed.</p> <p>MW to follow up with Keith Stenning, and it was suggested he copied in Kevin Bulmer.</p>	MW	Jan 2017	Open
		<p><b>Safe Cycle Route to Little Stoke</b> Cllr McMillan</p> <p>Meeting with one of the landowners scheduled for the Summer</p> <p>Meeting with Catherine Ducker now hoped for in October</p> <p>RMc had now met with Catherine Ducker to discuss the</p>	BU	Oct 2017	Closed

		<b>headland option on B4009, and she had confirmed that this option could be investigated further. Cllr McM had also spoken with Martin Bullock, concerning the Ch Ch owned portion of the headland route, and was awaiting feedback.</b>	<b>RMc</b>	<b>Jan 2017</b>	<b>Open</b>
333/15	Parish Tree Management	The number and location of trees on public land to be identified.  <b>CB agreed to take over the mapping of all trees within public areas of the greater village part of the Parish.</b>	All  CB	Feb 2016  Feb 2017	Open  Open
407/16	The Park	<b>This item is now closed and consideration of uses for The Park will be re-opened once the location for both a new Hall and a new Shop has been agreed.</b>			<b>Closed</b>
406/16	Village Footpaths	CB had identified the Bier Path, the footpath to the riverbank and the path across the Glebe Field as not being shown as Public Footpaths by OCC, and he would take this matter up with the County Council.  It had been reported that the pavement outside Glebe Cottages was not user friendly especially since drives had been added. A wheelchair user had great difficulty. OCC to be contacted for help and guidance. <b>It was suggested to seek a grant from an organisation who helped funding for the disabled and to get a quote for the work.</b>  <b>Cllr Walsh advised that some patching to the footpath outside the Glebe Cottages had taken place.</b>	CB  MW	Jan 2017  Dec 2017	Open  Closed
476/16	Website	Add Fix My Street to the Parish Website for easy access for residents. Completed	BU	Jan 2017	Closed