



**COLD ASH PARISH COUNCIL**  
**MINUTES OF THE COUNCIL MEETING HELD ON**  
**TUESDAY 23<sup>rd</sup> May 2023**

**Present:**

Cllrs Adams, Clark, Wilding, McArdle, Murray, Fenner, & Hanks,  
Clerk Linda Randall

**In Attendance:**

9 Residents & District Cllr Dick

**Public Participation**

There was no Public Participation.

**239225**    **Apologies for Absence**  
Cllr Codling

**239226**    **Declarations of Interest**  
Cllr Fenner declared an interest in item 239229 Minutes 25<sup>th</sup> April 2023

**239227**    **Minutes**  
Minutes of the Meeting held on 9<sup>th</sup> May 2023 were approved unanimously as a correct record and were signed by **Cllr Fenner**

**239228**    **Matters Arising**  
There were no matters arising.

*Cllr Fenner had declared an interest in the following item and took no part in discussions.*

**239229**    **Minutes 25th April 2023**  
Members discussed the request to amend the Public Participation section within the minutes of the 25<sup>th</sup> April 2023 requested by a resident. It was agreed that two further members of the Public were at the meeting than noted, making the total residents ten. It was agreed to amend the statement regarding a request to modify the highway to “A resident stated that he was working with WBC Highways and Map Officers on DMMO (Definitive Map Modification Order) applications”. Also the resident did not ask the Parish Council for support to restore the highway; they had asked the Parish Council to support the DMMO. **Cllr McArdle** stated that the Parish Council had not been asked to investigate the DMMO only to gather information for West Berkshire Council. **Cllr Clark** advised he found the whole issue upsetting and not necessary and the Parish Council should not have been involved in the matter. **Cllr McArdle** felt at the moment to allow the matter to resolve. **Cllr Murray** reiterated that the Parish Council’s role in

this matter is confined merely to gathering information for passing to West Berkshire Council. Five Parish Councilors supported the decision with one abstain.

**239230 NDP Update**

**Cllr McArdle** updated the Council on the NDP. All comments, including those from West Berkshire Council, have now been received and reviewed. These are included in a document with the actions taken noted. The document will be incorporated into the Consultation Statement, which covers all consultations undertaken on our NDP and is a required supporting document for the NDP. The NDP document is being updated and is expected to be finalised within the next couple of weeks. This will enable the NDP SG to review it, together with the Consultation Statement and the Basic Conditions Report (this is the third required document which shows alignment of our NDP with the Local Plan), at its next meeting, on 7th June. If all is ok, the aim is to make a request at the next Parish Council meeting on the 13th June for permission to proceed to Regulation 16. The Parish Council acknowledged this and agreed to support the proposed timeline.

**239231 Clerks Vacancy**

Councillors discussed the Clerks vacancy. It was agreed to pursue other options to advertise the position. The **Clerk** would contact the job center, various local schools and email HALC for more advice. It was agreed that more flexibility in the role would be considered. A further HR committee meeting would be arranged.

**239232 Land at Lawrence's Lane**

**Cllr Murray** updated Councillors on the appeal that had now been turned down. 170 points were put forward by the Judge. Drainage had been an issue. The report had not been strong enough and the ruling went against. **Cllr Murray** felt the whole process had been successful.

**239233 Cricket Pitch**

Quotes had been collected to repair the cricket strip. It was agreed to carry out a small repair for the time being, with a view to fund raise to if required for a further refurbishment.

**239234 Planning Matters**

a)

**Planning Applications**

**23/00798/OUTMAJ** Land West Of Heath Lane and North Of Bowling Green Road- *Outline application (with all matters reserved except for site access to the highway) for up to 80 bed care home (Class C2), up to 200 residential dwellings (Class C3) comprising market, 45% (up to 90 no.) affordable and 10% (up to 20 no.) self/custom-build homes (Class C3) and public open space including a country park, allotments, community orchard, trim trail and equipped play areas, together with access from Bowling Green Road and Cold Ash Hill, landscaping, sustainable drainage systems and associated works and infrastructure. Matters to be considered: Access* **Objection – Unanimous – Report submitted is available on request**

**23/00872/HOUSE** White Oaks The Ridge - *Single storey extension* **No Objection – Unanimous**

**21/01452/FULEXT AMENDED PLANS** Land south of Waller Drive, Manor Park, Newbury - Full planning application for the redevelopment of the site for 70 dwellings (Use Class C3), public open space, play space, drainage, parking and associated access,

infrastructure, landscape, ancillary and site preparation works, including demolition of existing structures and removal of existing hard standing. *Previous Parish Council Comments - NO OBJECTION to development. OBJECTION- UNANIMOUS to access. . Parish Council request Highways to re look at access Objections 9.11.21 No Objection to development in principle on this site. However we object to the amended plans for the following:-*

- *Removal of Play Area*
- *Cold Ash Parish Council object to the capping of the contaminated waste. Cold Ash Parish Council request full removal of this waste.*
- *On further consideration soft landscaping and screening on the northern boundary with Waller Drive, we believe, would be beneficial*

*26-04-22 Comments - NO OBJECTION – UNANIMOUS with the following conditions:-*

b)

- *Substantial hedge screening for the northern boundary with Waller Drive.*
  - *Cold Ash Parish Council object to the capping of the contaminated waste. Cold Ash Parish Council request a full removal of this waste*
- No Objections – Unanimous. 8.11.22 Provided the Tree Officer is content with the revised soft planting. No Objection - Unanimous*

c) **Planning Decisions**

**23/00625/HOUSE** Castle Lane Cottage Johnsons Lane - Demolition of existing single storey rear extension and erection of 2 storey rear extension to create additional bedroom **APPROVED** *Previous Parish Council Comments No Objection - Unanimous*

**23/00703/HOUSE** Woodside House The Ridge - Single Storey Extension **APPROVED** *Previous Parish Council Comments - No Objection - Unanimous*

**239235** **Appeals**

There were no appeals

*Standing orders were suspended at 7.44pm to allow Mr Coulson from the project fund raising committee to present his report on upgrading The Recreation Ground.*

### **Cold Ash Fundraising Group**

Mr Coulson introduced the committee members, Mrs Neville, Mrs Desert and Cllr Hanks to the Parish Council. He advised that the committee suggested splitting the project into three groups. Short term, medium term and long term. Short term would involve moving the basketball hoop, installing a bike rack and a table tennis table to the Recreation Ground. Some quotes had been received but further investigations would take place. Medium term: - consideration would be given to upgrading the cricket strip and installing a net. Long term:- would be giving consideration to a refurb of the playgrounds within the Parish, which would be a very costly project and fund raising was being investigated for all three projects. The committee asked the parish council

for permission to start the short term proposal with a view to using CIL money to assist the projects. The Parish Council agreed to this, and this would be added to future agendas to discuss contribution required.

There being no further business the meeting closed at 8.03pm

Chairman..... Date.....