

Watermead Parish Council Meeting

Thursday 21 July 2022 at 7.30pm
Held at the Village Hall, Watermead

Attendees: Cllr Severn (Chair), Cllr A Schwab, Cllr I Schwab, Cllr S Mackay, Cllr M Singleton, Cllr M Morgan
BC Cllr Ashley Bond, BC Cllr Peter Cooper, Noreen Shardlow (Clerk)
plus 8 members of the public – Graham Severn, Jen James, Roseanne Harris, Maria Gessner,
Natalie Mitchell, Charlotte Lakin, Richard Griffin, Daniel C.

22.23 Apologies
Cllr E Rose

22.24 Declarations of Interest
To declare any personal or prejudicial interests regarding the agenda – Cllr I Schwab – 22.31.1.
Cllr Singleton regarding trees at 22.26 Guillemot flats discussion.

22.25 To Receive Police Report re Protection of Persons & Property
No report received.

22.26 Open Forum for Parishioners at 7.40pm – 8.10pm followed by the Council Meeting

Cllr Bond reported that the Community Board have small loans in place which are much faster track than normal. Cllr Bond commented that on his way to the meeting that evening he had observed two young girls on horses in Hardwick and an ambulance travelling in the opposite direction. The ambulance had turned the sirens and lights off and passed by the horses slowly.

Cllr Cooper reported on the new contract for the roads which is currently in process. A new system should be in place by March 2023 and it was hoped that the service would be much improved.
Issues with Fix My Street app were raised and these would be reviewed at the next cabinet meeting.

BC had just been completed the final version of how it wished the Electoral review to be. This would mean Buckingham Park and Watermead would be separated into different wards. Cllr Severn commented that the PC did not want this and had requested Watermead remain with Whitchurch, Weedon and Hulcott as they share common rights of way and services.

A parishioner from the Guillemot flats reported that the management company had arranged for the overgrown trees in front of Guillemot Court to be trimmed back but this had been delayed due to Covid. Cllr Severn reported that emergency works had been undertaken on the trees the previous year. The parishioner believed that the tree surgeons had offered to clear the area to restore the view from the flats but that the PC had declined. Cllr Severn reported that this was not the case at all and that the PC had not been contacted by the tree surgeons or the management agents. Cllr Severn reported that the PC had always assumed that it owned the land the trees are on but discovered recently that it doesn't. The PC is therefore unable to undertake any further work on the land until the ownership issue is sorted. Negotiations with the landowner, Deftbrent via Neil Douglas Property Management were in progress. The parishioner had been told that the money intended to be spent on PC land had gone to the Jubilee Event instead. Cllr Severn stated that this was absolutely not the case and that no money in the land management budget had ever been spent on anything but the land. The parishioner was rest assured and appreciated the information.

The Chairman thanked the visitors for their attendance.

Council Meeting

22.27 To agree the minutes of the Parish Council Meeting held 16 June 2022

The Minutes were agreed and signed as a true record of the meeting.

22.28 Planning Matters

1. To update on any Planning Applications submitted

21/03659/AOP Outline planning application with all matters reserved except for landscape for change of use from garden centre to Industrial/Storage units. Buckinghamshire Council, Lead Local Flooding Authority have recommended refusal.

20/03343/AOP The Stadium Buckingham Road Aylesbury Buckinghamshire. Buckinghamshire Council, Lead Local Flooding Authority have recommended refusal.

17/00771/APP Piazza Car Park Proposed Development NO UPDATE.

22.29 Neighbourhood Plan

Following on from the previous full update in June 2022, which was duly communicated via the Parish Council meeting, the latest progress can be seen as follows.

Following positive feedback and advice from our 'expert' retained consultant

Agreed next steps....

- 1) The NP Team & Sally Chapman, Planning Consultant, are finalising wording for the 'Aims, Objectives and Vision' in relation to the Neighbourhood Planning Document. This is now with Sally Chapman.
- 2) The initial Land Assessment Survey is now ready for circulation and attached FYI. Hard copies will be available at our meeting on Thursday. This will follow the formal process, which is set out in the NP guidelines. Important that all 'pockets' of land are identified and assessed against the criteria. This will enable the RAG report to be completed and subsequently communicated within the Plan.
- 3) Sally Chapman has now given members of the team subject matters to include within our plan and this includes:
 - Concept/History of Watermead (S. Mackay)
 - Sustainability (I. Schwab)
 - Village Amenities (including Village Hall & Allotments (N. Shardlow/P. Dean)
 - Highways & Transport (TBD)
 - Wildlife & Biodiversity (Cllr Rose to be asked to assist)
 - Completion of Land Assessment (P. Dean & N. Shardlow)

The Neighbourhood Plan Team needs to determine further allocation of subject matters, this is very important to the plan.

- 4) Through the Ministry of Communities and Local Government (MHCLG) Neighbourhood Planning Programme led by Locality, AECOM has been commissioned to provide design support to Watermead Parish Council.

This document seeks to support Neighbourhood Plan policies that guide the assessment of future development proposals and encourage high quality design.

The team had their initial meeting and a Design Code will be developed in due course. The Team are very hopeful that AECOM are able to attend a site visit here at Watermead, Monday 25th July 2022.

What is a Design Code?

The Governments Planning Policy Guidance defines design codes as:

A set of illustrated design requirements that provide specific, details parameters for the physical development of a site or area. I am reading this, as any new development would need to complement the existing design/concept.

Content also needs to be informed by the 10 characteristics of good places as set in the National Design Code, which are:

1. Identity
2. Built Form
3. Movement
4. Nature
5. Public Spaces
6. Uses
7. Homes
8. Buildings
9. Resources
10. Lifespan

A design code can be appended to the Neighbourhood Plan. Design code meeting to take place on 8 August 2022.

The next phase of engagement with both Residents and Businesses will take place; through publicly open events and communications through agreed media platforms. An Open Day at the June Parish Council meeting and is scheduled to take place at the Watermead Village Hall, Saturday 10th September 2022.

Whilst 1, 2 & 3 take place, the Neighbourhood Plan Team will continue to gather the required Technical Evidence, which will be included to support the content of the Plan.

Question to Cllrs:

Having seen other Parish Councils and specifically Whitchurch they have used large-scale banners to communicate and engage with Parishioners. I have discussed with Noreen and Ian Collett (our engaged Graphic Designer) can produce these quickly so is now the appropriate time to place these strategically around the Village? Banners were agreed and notices for the boards.

Furthermore the team need to consider boards and packs for the open day. It was agreed to proceed with Ian Collett for promotional items as we have funding in place.

Thanks were given to Peter Dean and Noreen Shardlow for their work on the Land Assessment document. Cllrs were asked to review the Land Assessment prior to the Design Code meeting.

It was agreed to ask Max Mossman to attend the Neighbourhood Plan Open Day.

The Clerk

Cllr Morgan proposed that we ask Cllr Rose to assess and compile the Wildlife/Biodiversity section for the Neighbourhood Plan as he has a great knowledge on this subject matter. Cllr Severn seconded. All those present were in favour.

Cllr Morgan/Cllr
Rose

22.30 Finance & Administration

1. The payment schedule for July 2022 was agreed.

Payment Schedule		Jul-22		Payment Method (if Chq provide Number)		Comments
Company	Invoice No	Allocation	Net Amount	VAT	Gross Amount	
Mobile Mini	7002502033	R&M Land	£55.20	£11.04	£66.24	BACS
Ian Whittome	06/07/2022	Grass	£50.00	£0.00	£50.00	BACS
CLC Grounds Maintenance	Jul-22	Litter, R&M & Grass, Allot	£2,190.00	£0.00	£2,190.00	BACS
Michelle Jackson	Jul-22	Assistant Clerk	£258.01	£0.00	£258.01	BACS
Noreen Shardlow	Jul-22	Clerk & Office/Expenses	£1,726.71	£0.00	£1,726.71	BACS
HMRC	Jul-22	PAYE & NI	£594.35	£0.00	£594.35	BACS
G. M. Hall & Co	Jul-22	PAYE	£20.00	£0.00	£20.00	BACS
Village Hall Management	Jul-22	Hall Management	£600.00	£0.00	£600.00	BACS
Solutions for Playgrounds	2022036	Proludic Swing & Install	£1,078.00	£215.60	£1,293.60	BACS
Dave Lucas	July	Cleaning & Adhoc	£255.00	£0.00	£255.00	BACS
Buckinghamshire Council Bins	567657	Village Hall and Land Bins	£152.02	£0.00	£152.02	DD
British Gas Business	600026660	Village Hall Gas Supply	£34.15	£1.70	£35.85	DD
			£0.00	£0.00	£0.00	
			£0.00	£0.00	£0.00	
			£0.00	£0.00	£0.00	
Routine Payments Total			£7,013.44	£228.34	£7,241.78	
Non Routine Payment						
Total			£7,013.44	£228.34	£7,241.78	
Approval for Electronic Payments - To be signed by two Cllr. Signatories at meeting of the Parish Council	Cllr Signature:		Date Approved:			
	Cllr Signature:		Date Approved:			

2. To agree the accounts to the end of June 2022 - The Clerk had previously circulated the accounts to the end of June 2022, which were approved.

22.31 Councillors' Reports and Recommendations

1 To update on Land Registry Matters

At the Annual Meeting of Watermead Parish Council the concerns raised by the Residents of Waxwing Close were discussed and it was agreed for Cllr I Schwab to make further contact to Land Registry Solicitors.

Since this meeting a request to meet again with the Residents of Waxwing Close was received and arranged. Cllr Severn, Cllrs I & A Schwab and myself met with them.

I attach herewith a Memorandum of Understanding that we compiled after the meeting and circulated to all those in attendance. This memo will give you all the information and confirms the talks of the meeting. Both parties agreed to the Memorandum of Understanding and a Letter of Intent for the proposal to be brought to the Parish Council has been signed by both parties.

Cllr Severn was delighted to report that the residents Waxing had withdrawn their objection to the PC owning the land subject to a covenant on the land. The PC was now in a position to move forward with the Crown's solicitors. Cllr Severn proposed and it was unanimously agreed to proceed with the transfer from the Crown Estate with the restrictive covenant which states that no development of any kind is permitted. Cllr I Schwab did not take part in the voting as she had declared an interest in this matter. Draft covenant to be drawn up for Waxwing residents' review and approval. A request was made from a parishioner that areas of land in front of people's properties which they have been maintaining are transferred at the same time. Cllr Severn replied that legal advice would need to be taken on both sides.

2

To update of Land & Routine Land Work

Land at Guillemot – Already discussed during the open forum.

Watermead Small Lake Walkway – report from David Patrick from Environments For People had only just been received and would be circulated

Crematorium Screening

Copy of communication received from Alan Jòse Monday 18th July 2022.

From: Alan Jose

Subject: Aylesbury Vale Landscaping

Date: 18 July 2022 at 12:51:46 BST

To: Noreen Shardlow <noreen.shardlow@watermead-pc.gov.uk>

Dear Noreen,

I email to give you and your colleagues an update on how the plans for the Landscaping has impacted on the view of the Crematorium during the last two months. The impact of the change in the grass cutting regime has I think been very successful as we hoped that it would be but I set out a brief summary below:

Key Positives:

The change in mowing regime has delivered a softening effect, merging the crematoria gardens with the surrounding landscape

Screening of the cooling units etc has been successful – no longer visible from the lake path

The location of the additional trees is effective in terms of long-term screening of hearse route – pic 3

Key Challenges:

The bridge wires are not in place so screening planting cannot commence yet. Problems with Suppliers and this aspect is currently being chased up.

3 Trees have succumbed to the hot weather, and it is foreseeable that more will suffer in this extreme heat, despite the team's best efforts at watering. Any tree that fails will be replanted this Autumn.

3 Pine trees are being eaten by deer on a regular basis. These will be replaced with extra protection in Autumn.

Picture 1: Screening of Cooling Units

Picture 2: Effects of change in mowing regime

Picture 3: Additional Trees

Picture 4: Effects of change of mowing regime

I hope that you are keeping cool!

Kind Regards,

Alan

Alan Jose FICCM

Group Ambassador

Westerleigh Group Ltd

Works agreed and awaiting completion:

Walkway Brackets D. Lucas

Existing Benches Ground Works D. Lucas

Large Lake Footways Project Update
Type 1 Pathway



Commencement of Raised Walkway



Monday 18th July 2022, Radu of Focuss Construction called to advise that we might have to change the access to the beach area of the large lake. This is due to the protruding support structure of the walkway. The vegetation needed to be trimmed back which would allow for a path to run alongside the raised walkway to give access to the beach area.

Graffiti

Still an issue. The Clerk had stocks of cleaning chemicals but it had been too hot for the work to be undertaken.

Signs

More advertising boards were appearing around Watermead. It was agreed to remove them and store behind the gatehouse for collection.

- 4 Report received from Roman Park Community Trust**
Meeting to be held on Monday at 6pm. The need was increasing enormously and the Trust were now having to buy food every week. Collection points for food had been created in Oving and Berryfields and another would also be outside the Village Hall in Watermead.
- 5 To update on Allotments**
Allotment Competition had taken place. Full Judges Report to be sent via email.
- 6 To report on Village View**
Deadline for articles is 26 July. Christmas Fair and Carol Concert to be included.
- 7 To update on Village Hall**
Christopher has left the company. Contractors would be coming out next week and

