

MINUTES OF THE MEETING OF KINGTON LANGLEY PARISH COUNCIL HELD ON MONDAY 12 JUNE 2023 AT THE UNION CHAPEL, MIDDLE COMMON, COMMENCING AT 7.30 PM

Present: Cllr G Trickey (Chair), Cllr. C Armor, Cllr. Lawer, Cllr. S Pattemore and Mrs. Sue Hart (Clerk)

Public Participation

Two members of the public attended the meeting.

Unitary Councillor Update – County Cllr Howard Greenman sent apologies that he would be unable to attend.

021.23	Apologies for absence: Apologies for absence were received from Cllrs Sealy, Taylor and Watson (holiday) and Cllr. L Reynolds (family member sickness). On a proposal from Cllr Armor, seconded by Cllr. Pattemore, IT WAS RESOLVED to accept the councillors' apologies.
022.23	Declarations of Interest: In accordance with S31 of the Localism Act 2011 and the Parish Council's adopted Standing Orders – To receive declarations of any pecuniary or non-pecuniary interests in respect of any item contained in this Agenda. There were no declarations of interest.
023.23	Minutes – To approve minutes of the Annual Meeting of the Parish Council held on 2 May 2023. On a proposal from Cllr Armor, seconded by Cllr. Pattemore, IT WAS RESOLVED to accept the minutes as a true record.
024.23	Planning Applications - Clerk New Applications for Consideration: PL/2023/04115 Owl Cottage, Parkers Lane – Erection of Timber Shed (Deadline for comments: 29 June 23) On a proposal from Cllr Lawer, seconded by Cllr. Armor, IT WAS RESOLVED to SUPPORT this application. PL/2023/03850 1 The Barton, Upper Common - Erection of a flat roofed single storey linked rear extension (Listed Building Consent) (Deadline for comments: 29 June 23) On a proposal from Cllr Lawer, seconded by Cllr. Armor, IT WAS RESOLVED to SUPPORT this application. PL/2023/03648 4 Sutton Road – Alterations to existing extension to raise roof and amend layout (Deadline for comments extended to 13 June 23) On a proposal from Cllr Armor, seconded by Cllr. Pattemore, IT WAS RESOLVED to SUPPORT this application. For information: PL/2023/03671 Highway Verge, Swindon Road – Proposed works to trees in a conservation area. (Deadline for comments was 31 May 23) This went through as No Objection. Planning Updates: Notice of Planning Appeal: APP/Y3940/W/23/3315601 Plough Lane Caravan Site, Plough Lane – Use of site for stationing of 44 statics for holiday purposes. Appeal against a Refusal (comments to be received by Planning Inspectorate by 28 June 23) On a proposal from Cllr Lawer, seconded by Cllr. Pattemore, IT WAS RESOLVED to re-submit to the Inspectorate the 13 June 22 Parish Council Full Objection (Minute 027.22) and the Chair's Report to the Wiltshire Council Planning Committee. ACTION: Clerk PL/2023/03029 The Stables, [Lime Tree Farm] Middle Common (original incorrect address) – Convert garage to form ancillary accommodation re PL/2021/10630 (Deadline for restarted application comments: 28 June 23) It was agreed that the Clerk should resubmit the 2 May 23 Parish Council Objection (Minute 008.23) against the restarted application. ACTION: Clerk

	Wiltshire Council Decisions, Appeals and Enforcement Updates: PL/2023/02981 Owl Cottage, Parkers Lane – Proposed Works to Trees in a Conservation Area (No objection) PL/2023/03124 7 Longmore House, 7 Fairleigh Rise – Proposed Works to Trees in a Conservation Area (No objection)
025.23	Matters Arising from 2 May 23 Parish Council meeting 008.23 Planning Applications - Planning Updates: St Modwen Business Park briefing for councillors had been organised and had been held before the 12 June 23 Parish Council meeting. ITEM CLOSED. 008.23 The Stables at Lime Tree Farm: There are still unresolved enforcement issues related to the non-permitted development which need resolution in spite of the land being up for sale. ACTION: Cllr Greenman to review with Planning Enforcement. In Cllr Greenman's absence this was carried forward to next meeting. 010.23 Chair's Report – Cllr Trickey Proposed development of a solar farm by Red Barn on fields in both Kington St Michael and Kington Langley along the A350. The public meeting was only being held during the day which meant that anyone working would be unable to attend. Covered by Chair's Report on the agenda. ITEM CLOSED. 015.23 KLiimate Change - Cllr Graham Watson How to designate the No Mow areas. Notices to be put up on the noticeboard and website explaining the situation. Cllr Watson to allocate the sites to villagers who had expressed an interest in being responsible for them. Covered by Cllr Watson's report on the agenda. The village resident ecologist who would be surveying the village pond would also survey the No Mow areas. ACTION: Cllr Watson to liaise with the villager. In Cllr Watson's absence this update would be carried forward to next meeting. 018.23 Finance Report - Start of year budget for 2023/2024 Financial Year Councillors to review the 2023/24 budget for further savings. Covered by item on the agenda.
026.23	Chair's Report – Cllr Trickey Red Barn Solar Farm Proposal: Cllrs Trickey, Lawer and Tayler had attended an Enquiry By Design workshop organised by Eden Renewables for the development of a solar farm on land east of Kington St Michael south of the M4 adjacent to the A350. Cllr Trickey said that the collaborative nature of the workshop enabled people to contribute their views and get questions answered. There will be another public briefing on Monday 26 June, this time between 3 and 7 pm which will be the public consultation prior to submitting a planning application. He noted that allotments will be in the plan. There would be a community fund which could provide an ongoing amount of approximately £21,000 per annum for each of 40 years. He was keen to work with Kington St Michael Parish Council to encourage the allocation of this community fund to a group established jointly by the Kington St Michael and Kington Langley Parish Councils. ACTION: Cllr Trickey to contact Kington St Michael Parish Council. Cllr Trickey said that the planned access to the southern area of the proposed site is currently via the C154 from the Plough Crossroads towards Kington St Michael, turning right at Tor Cross to Kington Farm (also one of the access points to the Red Barn Solar Farm) on the minor road towards the A350. Given that 1000 HGV's that would need to access the site during the 6 months installation period, Cllr. Trickey felt this was unacceptable and had proposed that work be done to evaluate a new northbound access directly from the A350 to Kington Farm which would allow direct access from and to the A350 for the installation HGVs and for the significant number of grain lorries to Kington Farm. ACTION: Cllr Trickey to work with Kington St Michael Parish Council, Wiltshire Council and Eden Renewables to encourage evaluation of this alternate access route. (Mr. Pike, Eden Renewables was present and agreed that this idea should be evaluated further)

	• Kin House Speed Reduction to 30 mph: • Cllr Trickey has had an indication from Highways that requesting the speed limit reduction in conjunction with the Café and Shop planning request would be the best option, rather than going through the Local Highway and Footway Improvement Group (LHFIG). However, he would create a LHFIG proposal as a backup. The next LHFIG meeting was before the July Parish Council meeting therefore he would be seeking agreement from councillors via e-mail in advance of that meeting. ACTION: Cllr Trickey to review electronically with Councillors.
027.23	Clerk's Report • The Clerk said she had been contacted because a villager had taken a tumble from her mobility scooter as a result of an uneven area of footpath near the top of Plough Hill. The areas near the parishioner's house were discussed as were several other areas that would also be difficult to negotiate. ACTION: Cllr Trickey to check with the Wiltshire Council Principal Engineering Manager of the Traffic Engineering Team to establish whether there was a specification for the slopes built from a footpath to a road for pushchair and mobility access. • The Clerk had received a request from Kin House to mow Lower Common in front of their building. She had previously discussed the special status of the Registered Commons with them, and they had agreed just to cut the edges around the drive and in front of their walls. However, they have now said that their clients and brands have demanded it is mown prior to an event as they were not happy with the scruffy approach. The Clerk pointed out that the cuts this year had left all the Commons looking particularly untidy, and Kin House also face one of the No Mow areas which is already looking fairly wild. However, it was agreed that as the Registered Commons are covered by specific Byelaws this could set a precedent for the rest of the Registered Commons, therefore will need to be an agenda item for councillors' review before any concession could be granted. ACTION: Clerk to update Kin House and add to the July Agenda.
028.23	Parking Outside Langley Fitzurse School – Project Update – Cllr Armor Councillors agreed that the contractor has now done all that they could reasonably be expected to do to tidy up the area around the Grasscrete and remove any rubble. The retention being held (which had previously been approved and recorded in Minute 177.22) should now be paid. ACTION: Clerk
029.23	Community Speedwatch and Speed Indication Device Updates - Cllr Trickey Community Speedwatch report received from Cllr Reynolds was read out to councillors as follows: The team were roadside for 10 hours during this watch and 1,695 vehicles were recorded. There were 106 speeders (36 mph+) including 24 at 40+ mph. The fastest speed was 45 mph. 22.65% of speeders were travelling at 40+ mph. People often comment that it is unfair to have the watch at the bottom of the hill as it is very difficult (some say impossible) to stay within the 30-mph limit. Cllr Reynolds and a member of the CSW team conducted an informal survey and discovered that in 1 hour (4.30 – 5.30) on a weekday evening 48% of vehicles were travelling at 30 mph or under, 45% were travelling at between 31 and 35 mph and the remaining 7% were travelling at 36+ mph. Middle Common Speed Indication Device Update: The maximum incoming speed reached the highest level ever recorded at 81 mph at 12:30 on 2nd June. This was very worrying as it had occurred right in the middle of the day. The detailed statistics also showed a huge increase in traffic eastbound through the village when the A350 was closed on 2nd June. The peak was 127 vehicles per hour versus the normal level of about 75 vehicles per hour.
030.23	Footpaths & Rights of Way Update In Cllr Sealy's absence this agenda item was carried forward to the next meeting. Cllr Watson had advised the Clerk that Japanese Knotweed was back on Byway 34 in the same area as it

	had grown in past years on the left of the byway soon after it begins at the bottom of Silver Street. ACTION: Clerk to raise with the Wiltshire Council Rights of Way Steward. The Himalayan Balsam is also back opposite the Hit or Miss. This is covered by the Bawdens' Village Maintenance Contract. ACTION: Cllr Pattemore to inform Bawdens about the Himalayan Balsam.																														
031.23	KLimate Change The Clerk had received a KLimate change update from Cllr Watson as follows: The reduced mowing trial was the main activity to report, and it was now time to think about what to do with the clippings in the autumn. Cllr Pattemore has spoken to Bawdens who say they can cut it, but it's best if the clippings are left to dry for a week or two, to allow any (flower) seed to be scattered. A second trip to collect may incur extra cost. Worst case, especially this first year, is to ask them to collect and dispose of all clippings in the one visit. It would be worth exploring whether the clippings could be piled somewhere, e.g., between the chapel and school, to create a new bio-habitat unless councillors who are farmers would be interested in the clippings. ACTION: Cllr Watson to discuss with the local farmers whether they could help with a possible plan. Cllr Watson will shortly do an inspection of the areas, to ensure there are no problem species, and that sight lines for traffic are clear. ACTION: Cllr Watson. Cllr Watson was also considering another idea involving getting a grant from Wessex Water offering water butts to villagers. Some handypersons would be needed to help with their installation.																														
032.23	Finance Report - Clerk a) Receipts since last report on 2 May 2023 Receipts (to Current Account): <table><tr><td>None</td><td></td><td></td></tr></table> Direct Debits made from Current Account: <table><tr><td>2 May</td><td>PWLB (School Parking Project Loan repayment 1of2)</td><td>£1,521.76</td></tr></table> Transfers from Deposit Account: <table><tr><td>None</td><td></td><td></td></tr></table> Receipts (to Deposit Account): <table><tr><td>9 May 23</td><td>Interest</td><td>£8.91</td></tr><tr><td>9 Jun 23</td><td>Interest</td><td>£9.99</td></tr></table> b) To approve the following payments to be made online to: <table><tr><td>12 Jun 23</td><td>Hiscox Insurance – Annual Insurance Premium</td><td>£902.08</td></tr><tr><td>12 Jun 23</td><td>SLCC Membership Renewal 2023</td><td>£146.00</td></tr><tr><td>12 Jun 23</td><td>Union Chapel – Donation for use on 12 Jun 23</td><td>£21.00</td></tr><tr><td>12 Jun 23</td><td>Bawden grass cutting – Invoice 28147 (30 Apr 23)</td><td>£1,149.00</td></tr><tr><td>12 Jun 23</td><td>Bawden grass cutting – Invoice 28244 (31 May 23)</td><td>£1,149.00</td></tr></table> Note the sum of £3,346.62 payable to Thornbury Surfacing for completion of works to School Parking Project was still outstanding on 12 June 2023 but had already been approved for payment ref Minute 177.22. Defibrillator Account – There were no payments or receipts. On a proposal by Cllr Lawer, seconded by Cllr Armor, IT WAS RESOLVED that the online payments be approved.	None			2 May	PWLB (School Parking Project Loan repayment 1of2)	£1,521.76	None			9 May 23	Interest	£8.91	9 Jun 23	Interest	£9.99	12 Jun 23	Hiscox Insurance – Annual Insurance Premium	£902.08	12 Jun 23	SLCC Membership Renewal 2023	£146.00	12 Jun 23	Union Chapel – Donation for use on 12 Jun 23	£21.00	12 Jun 23	Bawden grass cutting – Invoice 28147 (30 Apr 23)	£1,149.00	12 Jun 23	Bawden grass cutting – Invoice 28244 (31 May 23)	£1,149.00
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c) To review bank account balances on 1st May 2023 and 9th June 2023

Bank balances on 1 May 23

Current Account 0218248 (includes receipt of Precept Part 1)	£16,247.96
Deposit account No. 7020575	£15,672.93
Total	£31,920.89
Defib Account 6150356	£712.60

Bank balances as at 12 June 23

Current Account 0218248	£13,560.40
Deposit account No. 7020575	£15,691.83
Total	£29,252.23
Defib Account 6150356	£712.60

d) To approve the updated start of year budget for 2023/24

A revised copy of the 2023/24 Starting Budget had been circulated to councillors. Amendments had been made to the budget for Clerk's remuneration (to take account of a possible increase in November 2023), to the Tree Inspection and Tree Surgery budgets, the General Village Projects and the Donation Fund.

Cllr Armor noted that the supply of Christmas trees of a suitable size was dwindling from the village's regular supplier. He was hoping to get one of suitable size and price for Christmas 2023 but if one was not available this could affect the allocated budget.

Updates to the budget had resulted in a healthy position of 69% reserves as a percentage of 2023/24 Precept and 55% reserves as a percentage of the 2023/24 projected revenue.

On a proposal by Cllr Lawer, seconded by Cllr Armor, **IT WAS RESOLVED** that the revised 2023/24 budget be approved.

e) To note the Annual Internal Audit Report 2022/23

The Annual Internal Audit Report had been completed and signed by the Internal Auditor and circulated to councillors who noted its contents.

f) To review the Annual Governance and Accountability Return 2022/23 (AGAR) Form 3

1. To consider and approve Section 1 - Annual Governance Statement 2022/23

Councillors had been circulated copies of the Annual Governance Statement in advance of the meeting and proceeded to review its contents.

On a proposal by Cllr Lawer, seconded by Cllr Armor, **IT WAS RESOLVED** that the Annual Governance Statement be approved. The Chair and the Clerk as Responsible Financial Officer then signed the Annual Governance Statement.

2. To consider and approve Section 2 - Accounting Statements 2022/23

Councillors had been circulated copies of the Accounting Statements, previously signed by the Clerk as Responsible Financial Officer, in advance of the meeting and proceeded to review its contents.

On a proposal by Cllr Armor, seconded by Cllr Pattemore, **IT WAS RESOLVED** that the Accounting Statements be approved. The Chair then signed the Accounting Statements.

3. To set the commencement and completion dates for the Exercise of Public Rights

	On a proposal by Cllr Pattemore, seconded by Cllr Armor IT WAS RESOLVED to set the commencement date for the Exercise of Public Rights from Monday 19 June to Friday 28 July.
033.23	Correspondence sent / received The Clerk said she had received an email from villager querying who was responsible for maintaining an overgrown hedge and patch of grass verge near the bottom of Silver Street. ACTION: Clerk to follow up with Wiltshire Council / Housing Association
034.23	Exchange of information and Any Items for Consideration at Next Meeting - Cllr Pattemore noted that the Parish Steward had changed, and she thought that Kington Langley was due to be visited during June. - The Internal Auditor noted that use was being made of the Parish Council's assets by the rough sleeper using the bus shelter. It was agreed that opinions varied in the village about how this should be handled. However, in practice the Parish Council had followed this up extensively and were not in a position to do anything to free the bus shelter for its original purpose. As villagers were unlikely to realise this, it was suggested that an update should be included in the Parish Council's report in the Village Magazine. - Cllr Armor said that options still need to be considered regarding how to acknowledge Mr Dennis Gill's legacy - Byway 34A plaques had been considered. ACTION: Clerk to add to the next agenda.

VILLAGE RELATED CONSULTATIONS DURING THE NEXT MONTH:

- **Red Barn (Solar Farm) Public Exhibition and Consultation - Monday 26 June from 3 pm - 7 pm at the Kington St Michael Club, 12 Kington St Michael**
- **St Modwen Park Phase II Development - Public Consultation - Monday 10 July at Union Chapel, Middle Common**

NEXT PARISH COUNCIL MEETING DATE – The next meeting of the Parish Council will be held on Monday 10th July 2023 at 7:30 pm at the Union Chapel.

MEETING CLOSED AT 21:50 pm