

CASTLETHORPE PARISH COUNCIL
Minutes of a Parish Council General Meeting held Monday 5th October 2015
in the Village Hall

PRESENT: Councillors Ayles, Hinds & Forgham. The Clerk Mr S Bradbury, Ward Cllr Green were also in attendance.

There were no members of the public present hence no public forum.

1	APOLOGIES FOR ABSENCE	ACTION
1.1	Cllrs Stacey reason work commitments, Cllrs Sweetland & Keane reason holiday. Cllr Markham & Ward Cllr Geary reason illness. All accepted.	
2	DECLARATIONS OF INTEREST by Councillors in any agenda items below	
2.1	None	
3	APPROVE MINUTES OF THE LAST MEETING	
3.1	The minutes of the general meeting on the 7 th September 2015 were proposed by Cllr Hinds, seconded Cllr Forgham and agreed unanimously..	
4	TO RECEIVE REPORTS	
4.1.	Clerks Report & Review of Actions. (see Appendix A1). Matters arising:	
4.1.1.	Item 3 – It was agreed that the contributions of the new cooker and microwave for the Village Hall from John Lewis were much appreciated as was the involvement of Lawrence Chapman in arranging the donations. Clerk to write letters of thanks after items delivered/installed.	Clerk
4.1.2.	Item 6 – It had been agreed with Castlethorpe Sports Association that the lease for the sports ground be backdated to 1 st September. An appointment had been arranged to sign the lease on 9 th October when all pre-requisite work should be complete.	Clerk
4.1.3.	Item 7 – Paddock Close has now been adopted by MK Council so there can be no deferral until responsibility for the maintenance of the plots of land at the entrance is resolved.	
4.1.4.	Item 16 – The lack of progress in meeting MK and South Northants councils about Cosgrove Park caravan site was noted. Clerk to re-visit MKC planning portal to establish what permissions the site has.	Clerk
4.1.5.	Item 17 – It was most appreciated that Cllr Stacey had arranged a further cut to the wildlife area at the sports ground. Clerk to write and thank him.	Clerk
4.1.6.	Other – Cllr Ayles has been in touch with the Lodge Farm business park owner about looking into including panels on the sports ground buildings as part of the project he is undertaking to erect a solar panel farm. He will consider the matter and get back to Cllr Ayles.	Cllr Ayles
4.2.	Neighbourhood Plan report (see appendix A2).	
4.2.1.	No matters arising.	
4.3.	FILE NOTE: MKC Flood Alleviation Scheme project report (see Appendix A3)	
4.3.1.	Cllr Ayles had expressed dis-satisfaction at the slippage in the project to the new MKC Head of Highways.	
4.4.	FILE NOTE: Meeting with David Hall 23rd September 2015 (see Appendix A4)	
4.4.1.	Noted	
4.5.	FILE NOTE: Report on the scope of MKC Landscaping (see Appendix A5)	
4.5.1.	Noted	
4.6.	FILE NOTE: Update from Village Hall Committee (see Appendix A6)	
4.6.1.	It was remarked that both candidates for the VH cleaner contract were very strong.	
5	TO CONSIDER PLANNING APPLICATIONS (previously viewed on line by Cllrs)	
5.1.	15/02130/FUL - Replacement of side door with window, rear window with door, rear kitchen wooden window with UPVC window and rear wooden patio doors/windows with UPVC window and doors. replacement of flat roofs on bay windows with pitched roofs - 4 Shepperton Close Castlethorpe – no objections	

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- 5.2. **15/02240/TPO** - Tree preservation order consent to reduce to 4 meters in height 1x Horse Chestnut tree (T3612), remove deadwood to 1x Robinia (T3601), remove deadwood to 1x Ash tree (T3609), reduce south facing side by 3 meters to 3 x Sycamore trees (T3621, T3622 and T3623) - 22 North Street Castlethorpe – no objections

6 **TO RECEIVE REPORT BACK ON PREVIOUS PLANNING APPLICATIONS**

- 6.1. **15/01282/LBC** Listed building consent for first floor extension 11 School Lane Castlethorpe & **15/01281/FUL** First floor extension 11 School Lane Castlethorpe – **applications withdrawn - noted**
- 6.2. **15/01630/DISCON** - Details submitted pursuant to discharge of conditions 3-7, 10-13, 15, 16, 18, 20, 21, 25 and 28 attached to planning permission 11/01593/FUL Former Station Yard Goods Yard Castlethorpe – **still pending consideration - noted**
- 6.3. **15/01680/DISCON** - Details submitted pursuant to discharge of conditions 4 (ecological enhancement & management plan) and 5 (landscaping scheme) attached to application 15/00108/FUL Land Adj Lodge Farm House Wolverton Road Castlethorpe – **still pending consideration - noted**
- 6.4. **15/02056/TPO** - Tree preservation order consent to reduce the canopy of one Sycamore tree (T1) by 3 metre on each branch. Land South of 24 Lodge Farm Court Castlethorpe – **pending decision - noted**
- 6.5. **15/02063/TPO** - Tree preservation order consent to reduced canopy by 3 metres of 1 x Sycamore tree (T1) 23 Lodge Farm Court Castlethorpe – **no longer on MKC portal**
- 6.6. **15/02107/DISCON** Details submitted pursuant to discharge of condition 10 (elevations for eastern gable of No 3 and southern gable of No 5 Mulberry House) attached to application MK/01749/88 3 Lodge Farm Court And Mulberry House, 5 Lodge Farm Court Castlethorpe – **conditions discharged - noted**
- 6.7. **15/02099/DISCON** Details submitted pursuant to discharge of conditions 14 (surface water), 26 (secured by design) and 27 (lamp posts) attached to planning permission 11/01593/FUL Former Station Yard Goods Yard Castlethorpe - **pending consideration - noted**

7 **TO CONSIDER RESOLUTIONS**

- 7.1. A public excluded part 2 of the meeting to discuss matters in accordance with Section 100(A) (4) of the Local Government Act 1972, as defined in paragraphs 1 of Part 1 of Schedule 12A to the Act was proposed by Cllr Ayles seconded by Cllr Hinds and agreed unanimously.
- 7.2. An MKC planner had attended the last Newport Pagnell North area forum and had presented a paper: 'MKC Consultation on Land Character Assessment'. The meeting had generally agreed that the paper was not a good one as it had completely ignored many factors that had previously been relevant. It completely ignored urban areas and the methodology did not take into account different grades of land or site locations. Cllr Ayles had prepared a draft for consideration by the parish council (**see appendix A7**) that had been circulated to Cllrs prior to the meeting. Cllr Ayles proposed that the draft be approved for the Clerk to send forward as a response from the parish council. Agreed unanimously.
- 7.3. Cllr Ayles proposed to purchase new tennis posts up to a sum of £200. Agreed unanimously.
- 7.4. Cllr Hinds proposed that up to £300 be approved for the purchase of Christmas trees and replacement of lights. Agreed unanimously.
- 7.5. Cllr Geary had donated £250 towards the OAP Christmas dinner. It was not clear whether the Castlethorpe Village Show Committee would need an additional £250 as is donated each year by the parish council. It was unanimously agreed that £250 be donated if the money is needed. Clerk to find out.
- 7.6. The purchase of a wreath to the sum of £25 and the hire of a bugler also to the sum of £25 for the forthcoming Remembrance Day service was proposed by Cllr Hinds and agreed unanimously.
- 7.7. Following the resignation of John Foakes as a voting member of the Village Hall Committee the parish council needed to elect a replacement. The Village

Clerk

Clerk

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Hall Committee had recommended Tony Rice. This recommendation was agreed unanimously.

- 7.8. Cllr Ayles proposed to spend up to £500 on a tracking device for the ride on mower at the sports ground. Agreed unanimously. Cllr Forgham to look for the best value option.

Cllr Forgham

8 **FINANCIAL MATTERS**

- 8.1 The RFO Payments Schedule was proposed by Cllr Ayles, seconded by Cllr Forgham and agreed unanimously.

Payee	Description	Invoice	Amount
S Bradbury	Salary September 2015	per pay slip	£522.08
S Bradbury	Refund -Neighbourhood Plan copies	per attached receipt	£27.00
S Bradbury	Refund -SG street lamp	per attached receipt	£8.29
F.Price	Sept 2015 invoice cleaning	per attached invoice 034	£225.00
J.Foakes	SID re-siting Sept 2015	per attached invoice 1010	£20.00
J.Foakes	SG Mowing Sept 2015	per attached invoice 1010	£115.00
J.Foakes	SG Football floor paint - parts	per attached invoice 1011	£43.33
J.Foakes	SG Football floor paint - labour	per attached invoice 1011	£145.00
MAE	Repair VH bell tower	per attached invoice 234	£1,380.00
OC Sawbridge	Repair/renovate VH bell	per attached invoice 1009	£300.00
BT	Clerk's phone	per attached invoice 1009	£95.69
Mazars	External Audit fee	per attached invoice	£200.00
J Oliff	External Audit consultancy	per attached invoice 8163	£50.00
Floodlighting Ltd	Re-install tennis court lights	per attached invoice FL/15/9929	£4,920.00
New City Refrigeration	Repair VH fridge	per attached invoice 24750	£168.47
M. Brook	Refund replaced tennis court posts (subject to agenda item 7.3.	invoice to be forwarded	£155.00
Castlethorpe Village Show	OAP xmas party	(subject to agenda item 7.5.)	£250.00
Bradwell Band	Remembrance bugler	(subject to agenda item 7.6.)	£25.00
British Legion	Remembrance wreath	(subject to agenda item 7.6.)	£25.00
NBR Printing	September newsletter	per attached invoice 830	£318.00
Grand Total			£8,992.86
E.ON	gas VH - Sep DD	89208742670	£173.00
E.ON	elec VH - Sep DD	415172577000	£44.73

9 **CORRESPONDENCE RECEIVED (*Circulated prior to meeting*)**

- 9.1. A resident has reported that whilst walking his dog he has noticed an unusually high number of cars with flat tyres. Cllr Forgham has already put something on Facebook but had received no further feedback. He will submit a new article.

Cllr Forgham

10 **ANY OTHER BUSINESS (for noting, or for inclusion on a future agenda)**

- 10.1. None

11 **TO AGREE DATE AND ATTENDANCE FOR FUTURE MEETINGS**

- 11.1 The next General Parish Council meeting will be on 2nd November 2015 at 7.30 p.m.

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12	PART 2 TO RECEIVE DECLARATIONS OF INTEREST by Councillors in any of the agenda items below	
12.1.	None	
13	TO CONSIDER RESOLUTIONS	
13.1	Cllr Forgham had obtained a quote for the new village signs. A local tradesman will make up the signs in steel. The cost will be £1052 plus £560 for the manufacture. It was pointed out that MKC Highways will need to approve the signs and their locations. Cllr Forgham proposed that these amounts be approved subject to MKC approving the signs. Agreed unanimously. Cllr Forgham to contact Sue Williams at MKC to gain approval and also to ask whether MKC will take away the old signs and will replace the combined 'Castlethorpe' and '30 mph' signs with '30 mph' only versions.	Cllr Forgham
13.2.	Cllr Ayles proposed that a quote from R. I. Lever to plant the 30 saplings that had been donated by the Forestry Commission be approved. Agreed unanimously. Clerk to contact tradesman, Cllr Stacey and Allotments Association to determine locations..	Clerk
13.3.	Cllr Ayles proposed that a quote from R. I. Lever to cut the hedges between Thrupp Close and the sports ground be approved. Agreed unanimously. There being no further business the meeting closed at 8.50	

Appendix A – Schedule of Reports & File Notes

APPENDIX A1 APPENDIX A1 – CLERK'S REPORT 5/10/2015

1. Work on the Village Hall bell tower now complete and the bell has been restored and replaced. As communicated by email the bell is not in a fit state to ring.
2. Mrs Angelina Zvenyika has been appointed as the new Village Hall cleaner following interviews last week. A contract has been left with her to sign and return specifying a start date of 7th October. The previous cleaner will work with her for 1 week to effect a handover.
3. The Village Hall fridge has now been repaired. John Lewis have kindly offered to replace the cooker and microwave and these will be delivered/fitted on 23rd October.
4. BALC have verbally agreed to hold back the fee for the CILCA course from which the Clerk has had to withdraw. He will now do the course next year.
5. Lamp posts at Fox Covert Lane & Paddock Close: A work order has been issued at MKC to repair the street lights at Fox Covert Lane.
6. Rates: Outstanding work at the sports ground is to be completed this week: Reply awaited.
 - Provide split metering for the 3 sports facilities (meeting electrician 7/9)
 - Restore all doors to sports facilities and change locks – quote to be agreed at item 13.2 tonight.Castlethorpe Sports Association have will sign the lease this Friday the 9th Oct subject to work completion.
7. Paddock Close: Cllr Ayles to suggest to MKC that the street is not adopted until something is agreed between land owner, developer and maintenance management company about maintaining the two plots on entry to the Close.
8. Tennis court lights: Lights have been installed. They can be switched on from either the court or the cricket pavilion.
9. No progress on the fitting of the basketball hoops .
10. B.P. Shayler has been engaged to repair the issues found in the recent Village Hall electrical inspection.

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11. MKC have have agreed to replace the posts at the plot of land near the railway bridge (that were removed to accommodate heavy plant during the village centre work)
 12. Still awaiting a response on applications for PPF projects. If the applications to re-surface the path to the railway footbridge and to re-fit the chain link fence by the bus station are not permitted then the Clerk will investigate whether an application can be made for a Ringway community project – no update this month
 13. The replacement of locks on gents & disabled toilet doors still remain from the approved list of Village Hall jobs – were to be completed in September. Status unknown at time of writing this report.
 14. Cllr Geary had said that he would contact Hanslope Park about construction traffic coming down Bullington End Road at antisocial times – carried forward.
 15. Cllr Sweetland to arrange for compost to be removed from rear of Village Hall and liaise with Pre School re installation of play house – status unknown
 16. There is still no progress on arranging a meeting with South Northants CC & Cosgrove PC to discuss the Cosgrove Park plan to increase the number of static caravans. Cosgrove PC are equally unhappy with the current position. Clerk has written to Ward Cllrs on 21st September for help in getting some traction.
 17. Cllr Stacey has arranged a further cut to the wildlife area at the sports ground – this is much appreciated and has saved the village several hundred pounds
 18. Clerk to purchase new chain and padlock for sports ground. Original has been stolen whilst groundsman working at ground.
 19. The production of prototype village road signs has been authorised and procurement of the final signs to be discussed at tonight's meeting
 20. Clerk had obtained quotes for replacement of the slatted bench at the bus shelter by The Chestnuts but had not include the item on the agenda. To be considered in November
- No progress on outstanding actions:
- o Carrington Arms & extra parking spaces – Clerk had sent a further reminder to the Station Yard developer asking him to contact Rod Aitken at MKC , also asking for a . copy of the surveyor's report on the Carrington Arms as offered and for an update on the remedial work that was identified. Have received no replies to any of the emails.
 - o Cllr Ayles has been in touch with the Lodge Farm business park owner about looking into including panels on the public buildings as part of the project he is undertaking to erect a solar panel farm – carried forward.
 - o Hedge between Village Hall and Church – it has been established that the hedge does not belong to MKC. To be further discussed with land owner. No further update
 - o Cllr Markham has picked up the baby oak tree and will arrange for it to be planted in Castle Field to replace a dead tree – no updates this month
 - o Clerk had made no progress in determining a plaque for the rugby posts nor on ordering the litter bins.
 - o Village walkabout to be written up and rationalised against previous fault list.
 - o Review MKC fault list inc. state of Sustrans cycle track
 - o Still no progress on getting further quotes to re-route the Village Hall side drainpipe.
 - o Clerk still to give Cllr Sweetland details to open two further Lloyds bank accounts to have the s.106 Planning Gain transferred into

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APPENDIX A2 – NEIGHBOURHOOD PLAN REPORT 5/10/2015

Version 2.5. of the Pre-submission Neighbourhood Plan has been made available and advertised out to all interested parties. Copies have been left at the village shop and in local libraries. A list of statutory consultees has been identified and notifications sent by email in accordance with Neighbourhood Planning (General) Regulations 2012. Details of the plan have been published in the September parish magazine along with a comments form and notifications have been put up on village web site and Facebook page.

The deadline for all comments is 20th October and all responses will be collated by the Clerk to be considered at a Steering Group soon after this date. No comments have been received to date.

Steve Bradbury 5/10/15

APPENDIX A3 – MKC Flood Alleviation project report



Project Highlight Report

Project Name & Code	Milton Keynes Flood Alleviation Project
Project Sponsor	Andy Dickinson (Milton Keynes Council)
Project Manager	Kate Davidson (Milton Keynes Council)
Project objective in a sentence	To reduce the risk of flooding in the rural areas of Milton Keynes and the consequential damage to homes, by installing flood attenuation systems that work in conjunction with the existing drainage network to appropriately distribute excess rain water.
Reporting Period	September 2015

Overall RAG Rating and supporting statement

Overall Current RAG rating	Amber / Green
Previous RAG rating	Amber / Green

RAG Definition	
Green	All key criteria (Time, Cost, Scope and Benefits) will be achieved. Risks are being managed
Amber / Green	One of the key criteria cannot be delivered within tolerance; project risks are being managed
Amber / Red	Two or Three of the key criteria cannot be delivered within tolerance. Risks need to be escalated
Red	All four key criteria cannot be delivered without further significant intervention (Consider whether the project should continue). Risks need to be escalated.

RAG Supporting Statement:

The project is now focusing in two specific schemes, comprising of Woad Farm in Tathall End and Devils Dip at the Castlethorpe, Haversham and Hanslope junction. Various flood storage area locations on Woad Farm are currently being modelled and tested by consultants. Surveyors to assist with Devils Dip are currently being procured.

Woad Farm (Tathall End)

The landowner has agreed to access for a Phase One Habitat Survey and full badger survey. These survey's will take place during the autumn of 2015, running parallel with the modelling and testing programme for the proposed flood storage areas. Modelling has also been expanded to include the removal of the footbridge.

Footbridge (Tathall End)

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The foundations of the footbridge have been successfully removed by the Council's Highways contractor, Ringway. Vegetation within the watercourse will shortly be removed to aid the flow of water out of the hamlet.

The application to Stop Up the Highway to the former footbridge is currently with the Council's Rights of Way Officer awaiting submission to the Legal Department.

Devils Dip

Quotes are currently being sought for a contractor to carry out a CCTV survey of the drains in the vicinity of Devils Dip. The Council is also seeking quotes for a topographical survey of the area. In addition, historic flood reports are being gathered to help form a clear picture of the flooding issue before solutions reach the design stage.

A project delivery programme has been drawn up for Devils Dip, which aims for a spring 2016 construction period. However this may need to be revised once road closures and traffic light orders have been applied for. It is anticipated that a more accurate construction date will be set once surveys have been completed and the attenuation model has been agreed.

Milestones & Schedule:

Key Milestones	Baseline	Forecast	Actual
Construction of flood attenuation bund at Ram Alley, Stoke Goldington	Sep 14	Sep 14	Sep 14
Construction of a flood alleviation bund at Yew Tree Farm, Tathall End (scheme 1)	Sep 14	Oct 14	Nov 14
Construction of a flood alleviation bund at Littlewood Farm, Tathall End (scheme 2)	Sep 14	Apr 15	Mar 15
Construction of flood alleviation measure in the vicinity of the bridleway (scheme 3/Woad Farm)	Sep 14	July 15	
Removal of the Right of Way footbridge over the watercourse near The Greyhound, Tathall End	Dec 14	Apr 15	Jun 2015
Improvements to the drainage at Devils Dip	Sep 15	May/Jun 16	

Activities achieved during last period

- A contractor has been procured to carry out Ecological Surveys on Woad Farm. The surveys will comprise of a Phase One Habitat survey to determine the presence of any protected species, and a badger survey to determine the location of any badger sets.
- Removal of the foundations of the Tathall End footbridge was carried out on 19 September.
- The project team has agreed that it is necessary to carry out a CCTV survey of the drains and a topographical survey of the Devils Dip area. Quotes are currently being collected for this.

Activities planned for next period

- WSP will continue with hydraulic modelling and testing for Woad Farm
- Middlemarch Environmental will begin ecological surveys on Woad Farm
- A contractor will be appointed to carry out a CCTV survey of the drains at Devils Dip
- A contractor will be appointed to carry out a Topographical survey at Devils Dip.

Risks and Issues

Description of risk & consequence	Action required
Heavy rain on saturated ground could result in flooding.	Highways Department on call in the event of out of hours flooding issue.

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Construction work may be delayed by access restrictions.	Project Manager to liaise with land owners and land agents to ensure access is permitted.
Flood alleviation projects may cost more than the funds available.	Additional funds to be applied for if required. Works to be phased to ensure that adequate funding can be allocated.
Stakeholders may feel that the projects are not progressing at the rate they need to.	Project Manager to engage with community to help build an understanding of the time required to deliver a flood alleviation scheme.
Construction may be impacted by ecological constraints such as the presence of Great Crested Newts or a badger set.	Appropriate ecological surveys to be carried out in preparation for construction.
Modelling work by consultants may prove to be ineffective at reducing the risk of flooding.	The Council will only take forward schemes that are likely to be effective at reducing the risk of flooding.
Construction schedules could be impacted by available invoices from the Councils Highways contractor Ringway.	Alternative contractor to be procured if low resource is anticipated.

Description of Issue & impact	Action required
Funds for Devils Dip scheme will not be available until the 2016/2017 financial year.	Project Manager to undertake all of the preparation works in 2015/16 for early April 2016 construction start date.

Are Changes or Decisions required?

None at present

Benefits

Target Benefit	Current Status (e.g. not achievable/ change to the target required/ on track)
To reduce the risk of flooding and the consequential damage to the homes of citizens of the Borough of Milton Keynes.	Achievable
To reduce the risk of flooding to the highways within the Borough of Milton Keynes that provides access for the emergency services.	Achievable

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APPENDIX A4 – FILE NOTE: Meeting with David Hall 23rd September 2015

Present: Phil Ayles, Castlethorpe Parish Council
Jeanette Green, Ward Councillor
Rob Ward, Public Realm Liaison, MKC

- **Street sign for Hanslope Road.** Will be actioned.
- **Dragons Teeth on Bullington End Road.** Although a new recommendation to move the speed limit further out of the village and install speed humps, there is no budget this year and David expressed his doubt on speed calming as a solution. However, he will look into having Dragons' Teeth painted. Note that the 'Give Way' markings also need repainting (see 'Road Safety Actions' below.)
- **Tarmac path South St to railway footbridge.** Parish Partnership Funding had been requested for this project and Rob said that it was approved in a delegated decision last night. Action now with Castlethorpe Parish Council.
- **Protective posts by village centre.** These will be reinstated.
- **Bollard Village Centre.** Reinstatement of bollard. Case No: 617185. This will be actioned.
- **Footway from The Paddocks to South Street.** Viability will be investigated. Possible PPF shared funding.
- **Streetlights in Fox Covert.** Replacement of lanterns on FC2 and FC4 and straightening of leaning FC3. A work order has been issued following adoption of all of Fox Covert on 1st September. There is a process issue to do with streetlights not shown on MKC maps.
- **Barrier in Station Rd.** This is now in hand. However, there are process issues to be addressed as it was unnecessarily bureaucratic.
- **Adoption of Tyrell Close.** Unclear as to viability but will be investigated.
- **Devils Dip Flood Prevention Scheme.**
 - Woade Farm Bund. Consultants to be chased for results of hydraulic modelling.
 - Leamington Farm Bund or new pipe. In budget and planned for action in April 2016.
 - Kerbing adjustment to allow standing water to flow away to be discussed further by MKC.

OTHER: As requested at Rural West NAG, posts for SIDs to be installed on Forest Rd and Hartwell Rd, Hanslope.

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APPENDIX A5 – Report on the scope of MKC Landscaping

Thrupp Close Hedge

The legal paperwork relating to the adoption of the hedge by MK is progressing well and should be completed before the start of the next growing season.

Landscaping

There has been a marked improvement in the standard of grass cutting. Fred Perry and Andy Dewberry from Frosts Landscaping and Ewan Darling from MK have been extremely helpful.

At the beginning of the growing season it was observed that the map produced by MK regarding the positioning of trees and shrubs showed many discrepancies, particularly on the verges at the entrance to the village from Haversham.

Ewan would be happy to arrange a walk round some of the verges and compare notes with the map and hopefully start a process of amending the maps.

Geraldine Sweetland

APPENDIX A6 – Update from Village Hall Committee

Cleaner

Councillors Hinds, Forgham and Sweetland interviewed two very strong candidates to carry out the cleaning duties at the hall.

Mrs Angelina Zvenyika was offered the contract.

Decorating

BOS Painting and Decorating Ltd will be decorating the hall during half term. All regular users have been asked to remove notice board and movable equipment from the body of the hall and kitchen. Councillor Forgham will be a point of contact whilst the work is being carried out.

Kitchen Appliances.

The fridge was successfully repaired at the beginning of September.

John Lewis have generously provided us with a new cooker and Microwave. A big thanks to Lawrence Chapman for making this possible.

Voting Committee Member

John Foakes has stepped down as a voting member of the committee as he prepares to move on to pastures new. John has played a big part in many aspect of village life and will be sorely missed.

The Village Hall Committee recommend that Tony Rice takes on this role. Tony is prepared to do so.

Geraldine Sweetland

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APPENDIX A7 – Draft Response to Consultation on Land Character Assessment

Our response concentrates primarily on the ‘Landscape Sensitivity to Wind Turbine and Solar PV Development’. The recommendations in the ‘Landscape Character Assessment’ are interesting but made irrelevant by the absence of any kind of funding ability to support them.

This is a very misleading document because it will be taken in isolation by applicants when it is purely the character of the landscape which is being assessed which is only one of about 20 key factors such as proximity to heritage assets, dwellings, roads, footpaths, railways, microwave routes, wildlife areas, previous planning decisions, community support or cumulative effect of existing turbines (e.g. the Hartwell farm is clearly visible from Hanslope) nor even the most obvious factor of wind speeds. The danger is that an applicant will seize on this in isolation to select suitable sites for wind turbines or solar farms wasting not only his own time and money but that of the planning authority and the inevitable objectors.

At the very least, the Introduction should make clear the context of this document but ideally some of the more obvious exclusions should be overlaid onto the Assessment maps.

Whilst it is appreciated that the Scottish Natural Heritage methodology is well-regarded elsewhere, the broad landscape of the Scottish Highlands is significantly different to that of Milton Keynes. Specifically, it seems strange to base the assessment on the geology, which is pretty much irrelevant, rather than the formal quality grade of the agricultural land which is actually used in the assessment of the suitability of land for solar farms.

For example, in our area, there is little or no distinction between the landscape in Hanslope (study area 1b) or Castlethorpe village (study area 5c) though the differing geology gives rise to different character assessments (Hanslope is regarded as low impact for small scale wind farms whereas Castlethorpe is medium impact for a single turbine.)

In fact, part of Castlethorpe and Haversham fall into study area 2c with yet another assessment despite the landscape being highly similar. Or again, Area 2a, Tove Valley, is virtually only the area of the river bed. It does not include the hinterland on either side of the river which virtually everyone would say actually forms the river valley, particularly as it is the floodplain of the river and floods extensively with great regularity. That area is classed as 5c Tove Farmland but, in any practical sense, the whole of the ‘valley’ would have the same characteristics with respect to sensitivity to renewable energy production..The Assessment appears to have been written as a 'book exercise' without actually visiting the area.

In other words, a simple test shows the methodology to give inconsistent results. A classic case of blinding with science.

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The assessment is for rural Milton Keynes only. Yet there would be many industrial sites within urban Milton Keynes that would be suitable for single medium sized turbines. Single turbines are within the scope of the Assessment though obviously an urban wind farm would not be acceptable. An example of one rule for the urbans and one for the rurals.

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