



MIDDLETON PARISH COUNCIL
MINUTES OF A MEETING HELD AT THE RECREATION ROOM
CHURCH LANE MIDDLETON
Date 26/5/2021 Meeting 2 of 2020/21

Present Councillors

Gill Keegan Chair (GK) Chair
Peter Rotherham (PR) Vice-chair
James Beamish (JB)
Graham Smith (GS)
Peter Rawlins (PRw)

1. Apologies (due to restrictions on numbers allowed to attend)

Andy Jenns County Councillor (AJ)

Mark Simpson Borough Councillor

Clerk in Attendance Tony Harris (TH)

Public in attendance

Cllr. Keegan welcomed everyone to our meeting and confirmed that the meeting was being conducted, in accordance with the Covid-19 risk assessment guidelines produced by the Clerk and approved by all Councillors. The MPC was also updated in real time by MPC WhatsApp on all local events and allowing MPC to be fully briefed at all times.

2. Police Surgery

None

3. Declarations of Pecuniary or other interests.

None

4. Minutes of the Parish Council meetings held on 11/3/2021

The previous minutes were duly signed Chairman Cllr Keegan

5. Matters Arising

- a. HS2 have written to MPC informing us that they have legal powers to conduct survey on MPC owned land at the rear of Church Row houses. It was noted that we were unaware of the land as it has never been raised before in living memory. Cllr Keegan to speak with HS2 to ascertain why they believe the farm land is owned by MPC, Cllr. Keegan informed the council that she had tried to raise this issue and 2 others with Jonathan Lord at HS2 and had not yet received a response. To chase.*



- b. Travellers rest has received much positive reaction and fits in well with the rural environment Aa snagging list will be drawn up for its final completion.
- c. Following a resident's concern, the clerk met with WCC highways to discuss the large oak tree on vicarage hill. The tree has lost two large branches and could be a danger. WCC highways have said their tree experts would carry out an assessment although no date could be given as to when this might occur.
- d. The flood works in Green lane that were agreed last year and were planned for March 2021 have been postponed yet again with no dates given by WCC and initial feedback is the works will be dramatically scaled back.
- e. Re surfacing of Vicarage Hill was done to facilitate the diversion during the closure of Church lane by HS2. Due to another project in North Warwickshire being delayed we became fortunate beneficiaries of the March budget spend.
- f. Clerk to meet with Dan Tanner to discuss options on a new 15 year lease and report back to the council for consideration.
- g. Options and costs were discussed for the acquisition of a new notice board for siting in the travellers res., Options and cost were discussed and it was unanimously agreed to go for a stainless steel board painted black as this offered a long term solution as previous oak boards had deteriorated more quickly than expected.
- h. Cllr. Beamish to provide details of neighbourhood watch to the Clerk for inclusion on the web site
- i. Consideration to be given to using internet banking, Clerk to investigate any legal implications.
- j. MCC tenants will make a contribution to MPC's insurance costs going forward. Amount to be considered at next MPC meeting

Ref	What	Who	When
N1	Chase snagging list on Travellers rest	Clerk	June
N2	Options to be considered on rents for a new 15 year lease at MCC		
N3	Cllr. Rotheram agreed to work with the Clerk to complete the task of validating telephone numbers and contacts in Middleton Matters.		

PENDING / ONGOING ACTIONS

Ref	What	Who	When
P1	TRAVELLERS REST Build complete apart from snagging list two bricks to be replaced and internal roof cover to be added – signage also needs to be ordered – glass now fitted	Clerk/	MAY
P2	Play area work. A breakdown of works and costs to be secured, including separate cost of fitting of basketball net.	Clerk/Cllr Rawlins	MAY
P3	WCC highways treatment of Coppice lane has made the	Clerk	PENDING



	<i>road seem more unsafe and without Covid more accidents would have occurred but MPC need public support for a robust challenge to WCC highways-to be reviewed we need to monitor conditions ongoing</i>		
P4	<i>Library door remedial work on the door to be completed</i>	Clerk	June
P5	<i>Clerk to check on MCC insurance policy,- Ensure insurance to cover Fete is included.</i>	Clerk	April
P6	<i>Oil spillage latest includes new spillage of what is believed to be engine oil Severn Trent have located the source point at which it enters their pipework. Clerk to produce update report-awaiting NWBC and Severn Trent to agree follow up</i>	Clerk	
P7	<i>Investigate solar panel speed signs, put on hold as requires WCC approval and no response received raise with WCC ;to Clerks emails</i>	Clerk	PENDING
P8	<i>A request from a resident to add Middleton Neighbourhood watch details to the website-Cllr. Beamish to supply details to the Clerk</i>	Clerk	June
P9	<i>Need to sort out shed and shed within the shed – this work has started with support from Irene and Martin Ryan</i>	All	JULY ONOING
P10	<i>Middleton Matters Some monies had been received against adverts but some still outstanding it was also noted that adverts were being put in without the clerk's knowledge and therefore this needed to be controlled. Clerk to discuss with editorial team</i>	Clerk	June
P11	<i>N1 Letter from HS2 requesting access to MPC land at the rear of Row end cottages? Cllr. Keegan to investigate</i>	Cllr. Keegan	June

CLOSED ACTIONS

Ref	What	
C1	<i>MCC tenant requested name change and new 15 year lease agreement. Name change complete, new 15 year lease to be negotiated.</i>	Completed
C2	<i>Clerk to check on MCC insurance policy,-</i>	Completed
C3	<i>Cllr. Beamish needs a set of keys for the store Cllr. Keegan to source a set</i>	Completed
C5	<i>N10 Two green bin permits needed cost £80 stickers obtained</i>	Completed
C6	<i>K5 Bandstand railing installation</i>	
C7	<i>K7 Picnic tables purchased and erected</i>	



KEY FINANCIAL PROJECTS

Ref	What	Budgeted cost	Actual cost
K1	TRAVELLERS REST <i>Three options were considered by the council Victorian style bus shelter with ornate metal columns and glass, £9,000 an oak pre built structure £15,000 and a purpose built structure of brick and oak £5,000 it was unanimously agreed to go with the third option. Build complete apart from snagging list. Came in £150 under budget at £4850</i>	£5,000	£4,850
K2	GARAGES (Church Lane) <i>NWBC still keen to go ahead with the scheme but will now be later in the year due to Covid 19. This is now a new financial year 2021/22 project realistically.</i>	£10,000	
K3	CEF Grant <i>Two grants to be looked at for the hall extension repair and the hall rebuild at a later date</i>		
K4	PLAYAREA <i>RFQ submitted to several contractors for the repairs and updating the play area equipment including introduction of new Play equipment to be considered at June meeting</i>		
K6	LAYBY <i>Thought to be given on how we can convert the impromptu layby in Church lane to discourage Fly tipping this is now on hold until HS2 new road scheme is complete</i>		
K7	Picnic tables <i>A refund was obtained of £120 because we assembled the large round picnic table ourselves so saved this cost</i>	£2,982	£2,862
K8	NEW NOTICE BOARD <i>It was agreed to source a new notice board to be fitted into the travellers rest, options were considered including oak, aluminium and Stainless steel it was unanimously agreed to go for stainless steel which although more expensive would be in keeping with MPC strategy of buying assets with a longer life and durability</i>		
K9	<i>Budgetary figures to be obtained for a new sculpture to celebrate Middleton's equestrian links</i>	£4,000	

6. Samuel White Trust and other Community Organisations

a. None

7. High Speed Rail Line

a. Letter from HS2 requesting access to MPC land at the rear of Row end cottages? Cllr: Keegan to investigate



8. Community Centre

- a. *It was agreed to begin asap discussions on a new 15 year lease with Dan Tanner now that the company name has changed it is not envisaged that the terms of the lease will change but that we need to set up a mechanism for rent increases the options appear to be a) linked to property valuation and rents in similar establishments b) link rent increases to the Retail Price Index c) a negotiated rent profile. All three options would be over a 5 year period to allow re alignment and agreement with the next 5 year profile*

9. Village Green Development

- a. *Fete will take place on the 17th July as agreed without the Marque but with all the stalls and a band has agreed to play for free made up of local residents and friends of. A plant stall will be set up and an art exhibition will be arranged with works from Middleton Arts Group.*

10. Middleton Recreation Room

- a. *Two new benches have been installed at the front of the hall kindly donated by Tame Valley wetlands and work is well underway on the new porch.*

11. Reports of Councillors and Clerk

Cllr. Keegan

Cllr. Smith

- a. *Concern over why a paddock was being changed into a garden without planning permission. To be monitored.*

Cllr. Beamish

- a. *It had been reported that there was a village hall booking for the neighbourhood watch group – it was noted that no such booking has been made*

Cllr. Rotherham

- a. *The community telephone numbers in Middleton Matters were out of date and need reviewing Cllr. Rotherham agreed to work with the Clerk to complete this task*

Cllr. Rawlins

- b. *Raised the issue of the state of Crowberry lane since HS2 started work onsite.*

Cllr. Jenns

No Report



Cllr. Simmons

No Report

Clerk

12. Correspondence

13. Planning matters

Willows stable follow up ongoing

Atlantic nurseries – ongoing

RJB Repairs – ongoing

Extension to manager's house at Children's farm

14. Finance Report

2020/21 year end figures	Revised draft	
Available funds in current account A/c 00411787	31/03/2021	26,718.00
Available funds in reserve account A/c 29525357	31/03/2021	7,368.00
Grand total		<u>34,086.00</u>

unpresented cheques

name	cheque	value	description	date	
P jenkins	2208	34.38	tree stakes	27/03/2021	
D Davis	2209	4,850.00	travellers rest	27/03/2021	
Commucorp	211	12.00	subscription	28/03/2021	
		<u>4,896.38</u>			
		Balance	A/c 00411787	31/03/2021	34,086.00
					-
					4,896.00
		year end			29,190.00
		Balance	A/c 29525357		7,368.00
					-
			Deposit on hold		4,000.00



reserve	3,368.00
total funds	21,822.00
	7,368.00
	<u>29,190.00</u>

15. Public Questions and Comments.

No public present

16. The Chair proposes

None.

17. Any other business

18. Date of next meeting

TBA to include Annual Assembly if able to be held

Meeting closed at 8.05 pm

Signed _____ Date _____