

## BARFORD SHERBOURNE & WASPERTON JOINT PARISH COUNCIL

Minutes of the meeting of the Joint Parish Council  
held at Wasperton Village Hall  
on Mon 9 Jul 18

<b>Present:</b>	Cllr T Merrygold (Chairman) Cllr: Mrs W Barlow, R Clay, Mrs A Gordon, J M Hawkesford, Mrs D Haynes, Mrs V Hunt, Mrs R Newsome, A B Rhead, J T Wright
<b>Apologies:</b>	Cllr: H Gadsden, Mrs L Jones, M J Metcalfe, J V Murphy, Mrs K E Thomson, N F J Thurley,
<b>In Attendance:</b>	Cllr: L Caborn (WCC), P Phillips (WDC)

### Opening

- 50 The meeting opened at 7:30 pm
- 51 Four members of the public were present.
- 52 The "Protocol for the Reporting at Meetings of the Council or Committees" was taken as read by members of the JPC and drawn to the attention of the public attending this meeting by means of printed leaflets.

### Declarations of Disclosable Interests

- 53 None was declared.

### Public Participation

- 54 There was none.

### Minutes of the Meeting of Council 11 Jun 18

- 55 The minutes were approved as a true record.

### Matters Arising

- 56 Minute 45. Cllr Wright again drew attention to the poor state of road-marking on the roads approaching the roundabout at Junction 15 saying there had been further deterioration. The Chairman will report the observation.

### Minutes of the Meeting of the Planning Committee 11 Jun 18

- 57 The minutes were approved as a true record. There were no matters arising.

### Minutes of the Meeting of the Planning Committee 25 Jun 18

- 58 The minutes were approved as a true record. There were no matters arising.

### Cash Book Balances as at 30 Jun 18

- 59 The JPC took note of the following cash balances
- HSBC(1) £40,669.69
  - HSBC(2) £13,217.18
  - Santander £51,565.60

### Receipts and Payments

- 60 The JPC endorsed the following:

Date	Payee/er	Category	Total
5 Jun 18	Frank Mann Farmers	Mowing Charges	(1,123.20)
5 Jun 18	MAG Consultancy	BSC	(34.02)
5 Jun 18	MAG Consultancy	BSC	(129.60)
5 Jun 18	Pitchmark Ltd	BSC	(1,054.99)
5 Jun 18	WDC	Grant: BSC	400.00

7 Jun 18	Bank Interest	Bank Interest	21.18
10 Jun 18	HMRC	Employment Expenses	(650.00)
11 Jun 18	R Print	BSC	(313.00)
11 Jun 18	T Heselton	Open Spaces Maintenance	(50.00)
11 Jun 18	Administration	Travel Expenses	(44.98)
11 Jun 18	Administration	Postage	(24.77)
11 Jun 18	J T Windows	Bus Shelters Maintenance	(45.00)
25 Jun 18	Mole Man	Open Spaces Maintenance	(40.00)
25 Jun 18	Fields in Trust	Open Spaces Maintenance	(50.00)
25 Jun 18	BSC	BSC	2,094.03
30 Jun 18	Salaries	Employment Expenses	(830.00)
30 Jun 18	Administration	Office Accommodation	(63.42)

### Management Accounts as at 30 Jun 18

61 The JPC took note of the management accounts at Annex A to these minutes.

### Internet Banking

62 Some time ago members accepted the Chairman's recommendation that in the interests of efficiency and speed the JPC should move from using cheques to internet banking to settle invoices. The type of account the JPC holds with HSBC does not offer those facilities and rather than adopting the disruptive solution of moving the account from HSBC to another bank which does (of which there was only one) it was decided to employ an interim solution recommended by WALC which is:

- An invoice is checked and authorized for payment by the Clerk who sends it by email to the four authorized signatories seeking approval.
- When sufficient signatories respond the Clerk records the approvals and initiates the bank payment.
- At a later date the signatories are invited to add their manual signatures to the original invoice to create a hard-copy audit trail.

63 The Council approved the arrangement.

### Barford Youth and Community Centre

64 Cllr Mrs Barlow gave a progress report:

- The uniformed groups are made up of 27 Beavers, 27 cubs, 13 Scouts and 14 Rainbows.80 in all and quite a waiting list. Most of these children come from the village.
- The coffee morning has 30-40 villagers attending every Tues. Art and sewing groups continue. (Art being the biggest with 20 members.)
- The new building is proving to be more and more needed.
- There is £24,726 in the new building fund and £7,800 in a Santander savings a/c and this is after paying for the new storage building, architects fees etc. This money has been largely raised and continues to be raised by villagers. It is certainly looked on as being the latest and most important fund-raising drive. There have been queries about the community building not being included in 106 monies so far.
- The tenders for the main building are now in and range from £130,000 to £481,000.The building committee is looking at these over the next few weeks.
- A bid for £30,000 has been put in to Garfield Weston and currently we are working on putting in for RUCIS funding. We still desperately need someone with bid writing skills.

### Funding for Northern Junction to Barford Bypass

65 Careful research by Cllr Rhead (erstwhile Chairman WDC Planning Committee) had revealed the following:

- The WDC Planning Committee Minutes of 19 Aug 14 for application W14/0693 – West of 22 Wellesbourne Road, Barford, Warwick record:  
*"In reaching its decision (to grant), the Committee asked Officers to ensure ..... that the Committee's desire to see funds allocated to improve the northern bypass junction should be reiterated to Warwickshire County Council."*
- Despite this, the s106 Agreement fails to reflect the instruction, instead allocating it for the purpose of developing strategic highway infrastructure and carrying out measures to

improve walking and cycling within the Leamington and Warwick area. The total has been allocated to Europa Way works.

- Cllr Rhead is currently investigating why the wishes and orders of the WDC Planning Committee have not been executed.

66 Cllr Rhead continued by reporting an alternative source of funding from the s106 Agreement for the current Bremridge Close development which includes the following:

- *Off Site Highways Contribution means the indexed sum of two hundred and twenty-eight thousand pounds (£228,000) to be used for the purpose of highway capacity and junction improvements in Barford and which shall be paid in accordance with Part 2 of the Fourth Schedule.*
- *The Owners shall pay the Off Site Highways Contribution to the County Council prior to Commencement of the Development or within seven (7) days of Commencement of the Development*
- *The Highways Contribution is to be paid to the County Council for the purposes of highway capacity and junction improvements in Barford*

67 His advice (in which he was supported by Cllr Caborn) was that the JPC should ensure that this considerable sum should be prioritised in favour of the northern bypass junction improvements. The Chairman undertook to write to WCC in those terms.

### **Pedestrian Crossing Wellesbourne Road**

68 Cllr Caborn reported: "I have met with our safer routes to school team and as a Barford School route improvement is scheduled for the 2019-20 financial year it will commence work on a possible crossing or crossing patrol now as part of the preliminary work. It will carry out a survey this term before the break and the results will be notified to parents through the school. When this is announced to pupils and parents we need to see as many children as possible walking to school so that we have as high a number count as possible."

### **Sherbourne Village Hall Lease**

69 Cllr Mrs Gordon gave the essential details:

- Sherbourne Village Hall (the former school) is leased by a registered charity "Sherbourne Village Hall".
- The lease is for a term of 60 years from 29 Sep 62.
- The Landlord has no contractual obligation to extend or renew the lease.
- The Landlord/Tenant relationship is strained for two reasons:
  - Short term: Recently, a group of children using the hall opened the fire exit to gain access to the garden which used to be part of the school curtilage but is now privately owned, causing great offence.
  - Longer-term: With only four years left of the lease term all appeals to the landlord for an extension or renewal have fallen on deaf ears.

70 In retribution for the children's incursion into the garden, the Landlord intends to brick up the fire exit. In practice this makes little difference to its functioning as a village hall because without a fire exit its legal maximum capacity of 60 people matches its actual capacity, but the threat is symptomatic of the Landlord/Tenant estrangement.

71 The longer-term problem under present circumstances is apparently insuperable with the Landlord's representative being obdurate. Acknowledging the weakness of her bargaining position, Cllr Mrs Gordon suggested a different approach. When Charles Smith-Ryland was alive, he and his wife, Lady Jeryl, were very philanthropic (gifts of the Smith-Ryland Memorial Hall (aka the Barford Memorial Hall) and Barford Village Green are examples). Cllr Mrs Gordon pointed out that Lady Smith-Ryland (as was) is a surviving signatory of the lease on the Sherbourne Village Hall and wondered if an appeal to her generous nature might persuade her to intervene to preserve the village hall for the benefit of Sherbourne residents. The Chairman undertook to approach her to enlist her support if possible.

72 Other relevant points raised during the discussion were:

- If the Landlord agrees to an extension or renewal of the lease but for a commercial rent, how would that be funded?
- There is an example of the Heritage Lottery Fund purchasing a village hall.

- The building is listed as an Asset of Community Value but that status requires renewal within the next year (see Minute 253 of the JPC Minutes dated 10 Mar 14 below).  
*Cllr Mrs Gordon informed the meeting of a change of heart regarding Sherbourne Village Hall; acting upon advice from WDC it was now thought expedient to list it because if it were to come about at the end of the lease term that a planning application were made for change of use, the fact that it had been listed as a community asset might strengthen the case for its retention as a village hall and at least offer a period of time to mount a community response.*

#### **Update on Highways England Land by Sherbourne Roundabout**

- 73 The Chairman and Cllr Mrs Gordon had met representatives of the Highways England (HE) last month. HE had already funded the clearance of the site and was prepared to commit more to enhance it such as:
- Higher lockable gates
  - Allowing the area to become a wild-flower meadow (aesthetically pleasing; no mowing; disincentive to wheeled traffic)
  - Good fencing
  - Replacing trees on the perimeter.
- 74 HE has funds in current financial year and plans to complete the work in the current calendar year. Final plans are awaited in order to agree the exact scope and nature of the works.

#### **Closure**

- 75 There being no further business, the meeting closed at 8:50pm

#### **Date of Next Meeting**

- 76 The next meeting of the JPC is on Mon 10 Sep 18 at 7:30 pm in Barford Memorial Hall.

## Management Accounts as at 30 Jun 18

<b>Executive Summary</b>		
Opening Balance 1 Apr 18	94,040	
Add Excess Income over Expenditure	(1,250)	
Closing Balance 31 Mar 19	<b>92,790</b>	
Designated Funds		
Barford Leisure Improvement Scheme		
King George's Field	23,809	Residue of initial grants for BLIS
Barford Sports Club	7,587	Ledger total
BLIS Sinking Fund	15,000	Provision for long-term refurbishment
Barford Memorial Hall	1,501	Ledger total
Barford Telephone Kiosk	200	Bond deposited by Barford Heritage Group for future costs
Election Expenses (reserve from 2015)	2,000	JPC policy to reserve this early in the election cycle
Heritage Bus Shelter	550	Roof refurbishment
Neighbourhood Watch	100	Current Balance
Provision for new mower	1,600	Purchase approved by JPC
Public Access Defibrillator	302	Ledger total
Riverside Walk Gates	1,200	Site security
Section 106	3,140	Reserved for specific housing developments
War Memorial Barford	470	Raised by public subscription. Unavailable for any other purpose
<b>Total Designated Funds</b>	<b>57,459</b>	
<b>Total Reserve</b>	<b>35,331</b>	Closing balance 31 Mar 19 less Designated Funds
Key Man Self Insurance	<b>13,713</b>	75% of Clerk's costs
<b>Discretionary Reserve</b>	<b>21,618</b>	Unallocated reserve

## Budget

	Budget 2018-19	YTD	Outturn 31 Mar 19
<b>RECEIPTS</b>			
Allotments Rents	1,000		1,000
Bank Interest	120	43	120
Council Tax Reduction Scheme	472	236	472
Grants		3,494	3,494
Precept (WDC)	43,583	22,733	43,583
VAT	1,000		1,000
Wayleave	5		5
<b>TOTAL RECEIPTS</b>	<b>46,180</b>	<b>26,506</b>	<b>49,674</b>
<b>PAYMENTS</b>			
Allotments Hire of Land	500		500
Allotments Maintenance	150		150
Allotments Water Charges	117		117
Audit Fees	597	140	597
Barford Leisure Improvement Scheme SF	5,000		5,000
Barford Memorial Hall			
Barford Parish Directory		7	7
Barford Sports Club		2,465	2,465
Bus Shelters Maintenance	525	90	525
Chairman's Allowance	490		490
Employment Expenses	17,523	4,379	17,523
Grants: Churchyard Maintenance	1,386		1,386
Grants: Community Centres	4,885		4,885
Insurance	1,782	1,784	1,784
King George's Field		383	383
Mowing Charges	5,950	2,546	5,950
Office Accommodation	761	190	761
Open Spaces Maintenance	5,000	830	5,000
Postage	140	25	140
Printing and Stationery	260		260
Rectory Paddock	500	500	500
Rural Footway Lighting	906	906	906
Section 137	100	30	100
Subs: Information Commissioner	35		35
Subs: SLCC	163		163
Subs: WALC	527	560	560
Training and Seminar Expenses	150	30	150
Travel Expenses	300	45	300
Venue Hire	180	132	180
War Memorial Wasperton	100		108
<b>TOTAL EXPENDITURE</b>	<b>48,028</b>	<b>15,040</b>	<b>50,924</b>
<b>NET TOTALS</b>	<b>(1,848)</b>	<b>11,465</b>	<b>(1,250)</b>