



Holybrook Parish Council

Proudly serving the residents of Holybrook since 2000

Full Council Meeting: Monday 4th September 2023

'Information Items' - Written Report

1) Financial Information

The Adobe Pro Subscription is increasing from £150.92 annual to £198.96 annual (+VAT) from 21st September 2023. This is a significant increase but Adobe is an important business tool for the Council.

2) External Audit

The External Audit is now complete with one comment received (see enclosed). The statutory reporting requirement has been fulfilled with sections 1, 2, & 3 of the AGAR being published on Tuesday 29th August 2023 alongside the 'Notice of conclusion of audit'.

3) Planning

a) West Berkshire Council Planning Decisions – Information Item:

23/01138/HOUSE: 1 Angus Close, Calcot, Reading, RG31 7YL – Two storey front extension and pitched roof to existing dormer window. **GRANTED.**

23/01061/HOUSE: 16 Goodwin Close, Calcot, Reading, RG31 7ZW – A garage conversion to include extension to the rear. **GRANTED.**

23/01228/HOUSE: 1 Rushmoor Gardens, Calcot, Reading, RG31 7AH – Two storey side extension. **GRANTED.**

23/01278/HOUSE: 110 Underwood Road, Calcot, Reading, RG30 3PD – Single storey side and rear extension. **GRANTED.**

23/01325/REG3: Kennet Valley Primary School, Carters Rise, Calcot, Reading, RG31 7YT - Construction of a single storey building to provide a Special Education Needs (SEN) facility for a maximum 12 children together with associated car parking, hard/soft landscaping and other related works. **GRANTED.**

23/01417/CERTP: 34 Hanbury Drive, Calcot, Reading, RG31 7EJ - Additional fencing and garage door and window. The operation or use described in the First Schedule of this certificate in respect of land specified in the Third Schedule to this certificate and edged red on the plan attached to this certificate, was **UNLAWFUL** and the operation or use described in the Second Schedule of this certificate in respect of land specified in the Third Schedule to this certificate and edged red on the plan attached to this certificate was **LAWFUL** within the meaning of Section 191 of the Town and Country Planning Act 1990.

23/01282/HOUSE: 2 Fairlop Close, Calcot, Reading, RG31 7EF – Proposed garage conversion, single storey front and rear extensions. **GRANTED.**



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23/01581/CERTP: 7 Tithebarn Grove, Calcot, Reading, RG31 7YX - Single car garage build from concrete elements with dimensions of 4.95m length, 3.2m width and 2.45m high on part of the driveway on side of building. This building will have no side windows or doors, only a single garage door. The operation or use described in the First Schedule of this certificate in respect of land specified in the Second Schedule to this certificate and edged red on the plan attached to this certificate, would have been **LAWFUL** within the meaning of Section 192 of the Town and Country Planning Act 1990.

- b) Members are advised of the following Certificate of Lawfulness applications currently under consideration of West Berkshire Council:

23/01606/CERTE	Mr Rudolph Warot	34 Embrook Way, Calcot, Reading, RG31 7BG	Certificate of lawfulness to establish whether use of the existing outbuilding at the property for sleeping accommodation for friends and family and also occasional use as a bedroom rented through Airbnb falls into C3 Use Class and is therefore not development.
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4) Welcome to Holybrook Gates (boundary signs)

Following the July meeting, West Berkshire Council's Senior Engineer (Traffic) was contacted and the Council's disappointment with the rejection of the Welcome to Holybrook Signs was expressed.

Despite this, WBC has, once again, rejected the boundary signs stating that they are only used to '*distinguish where a specific settlement such as a town or village starts or ends.*'

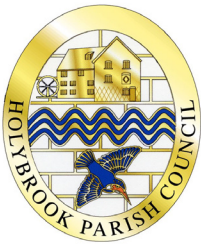
Boundary signs are aimed at providing relevant information to those using the highway network, much as in the same manner that direction signs indicate which way to travel for a specific destination. Given that individual Parishes are not required to be signed there would be little or no justification to introduce any such signs other than for the afore mentioned reason.

Realistically, Highways Authorities will only introduce traffic signs and accompanying features on the highway network where there is a direct requirement to do so and will also be of a direct benefit to all users of the highway network.

There are numerous separate Parishes within a number of built-up areas located throughout West Berkshire and the cost implications to both introduce and also to maintain any such Parish related signs is far beyond any current or future highways budgets.'

However, it has been confirmed that the 30mph road markings will be applied '*at the start of the 30mph speed limits on Dorking Way, both Charrington Road sites and also Mill Lane.*' These will be applied when the A4 Bath Road resurfacing works take place '*later on this year*'.

In response to the above, WBC has been asked how Holybrook can be acknowledged formally as a village. No response has been received.



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5) Other

- a) The Groundworks surveys have been received from WBC for the installation of the noticeboard and bin on Underwood Road. The Clerk needs to review these in consultation with the installer. The noticeboard has been ordered (delivery awaited. The bin is still to be ordered).
- b) West Berkshire Council requested on 11th July information from Parishes on potential land/community assets that 'could be used for renewable energy projects or potential re-wilding to improve biodiversity. The Clerk responded advising of the Beansheaf Centre for possible solar panels and that we are undertaking the wildflower bulb planting. No further information has been received at this stage.