Charvil
Parish Council
Chairman: Matt Walker

Clerk to the Council
Miranda Parker
Charvil Village Hall
The Hawthorns
Charvil, Reading
Berks RG10 9TT

www.charvilparishcouncil.gov.uk

Minutes of the Meeting of the Council held on 20th April 2026 in Charvil Village Hall at 8pm

Present Matt Walker, Lee Cripps, Katrin Harding, Pat Sutlieff, Jane Hartley, Alan Simpson, and Mark A'Bear.

Apologies for Absence

Absent Narinder Ryatt and Stephen Lucas

26/8830 Declarations of Interest

Councillor Harding is part of the Borough Executive with responsibility for parks, and Councillor Cripps lives next to the site on Park Lane that is subject to a current planning application

26/8831 Open Forum

Four residents attended. One complimented the Council on the much-improved newsletter. Three attended with concerns about the proposed development on the land west of Park Lane. Two lived next door to the proposed footway, and one said he shared the concerns of Thames Valley Police about the footways in the indicative plans, and was disappointed that it is likely the footpath from Canberra Lake Way will be included in the revised plan because it was raised and would impact upon their privacy, or if dug out, would mean that the next-door garage would need to be under pinned. Additionally, the path would need lighting, and this would inevitably shine into their windows. They were also concerned about the lack of neutral parking spaces in the proposal. The third resident was concerned about the path and about the lack of buffer between the current and proposed development.

26/8832 To approve the Minutes of the Full Council Meeting of 16th March 2026

These were approved and signed.

26/8833 To note the Clerk's report

This was noted.

Finance

26/8834 To receive and approve the financial reports

It was resolved to approve these which was passed unanimously.

26/8835 Authorisation of Payments

It was resolved to recommend approval of the payments of invoices, which was carried unanimously.
£75.2 to the Assistant Clerk
£1648.43 to Berkshire Pension Fund
£1390.35 to Church Buying Group
£434.13 to Everflow

£133.70 to Grundon
£4254.59 to HMRC Cumbernauld
£115.49 to the clerk
£84 to NALC
£36 to the Media Assistant
£807.65 to PPL PRS Ltd
£70.20 to SLCC Enterprises Ltd
£400.38 to Smartest Energy
£2371.85 to Sunshine Commercial Services Ltd
£1302.91 to Tactical Cleaning & Hygiene Services Ltd
£162.24 to Tactical Facilities Management Ltd
£59.40 to Taurus Elite Security
£1170 to The Blue Moose Graphic Company
£19.60 to Unity Bank
£128.42 to Viking Payments
£61.55 to Yu Energy
£5131.63 in Payroll

26/8836 To note the interim report from the internal auditor

This was noted.

Planning, Environment and Highways Committee (PEH)

26/8837 To note the Minutes of 30th March

These were noted.

To hear an update on Speed Watch

Councillor A'Bear reported that he has been communicating with PC Lee Turnham who will be able to let him know whether he can come to Community Connect shortly. More equipment has been ordered, so there should be some available shortly. Councillor A'Bear is keeping the volunteers informed so they know what is going on.

To consider the following planning application

260743 – Application for the proposed conversion of existing loft to create habitable accommodation including the insertion of a rear dormer, extension of existing rear canopy roof, alterations to external staircase width plus insertion of rooflights at 12, Farmer's End – no Parish Council comment

To hear an update on the meeting with Bellway and with the planning officers involved with the Park Lane application from the clerk

The Bellway meeting was held in person with two Bellway representatives, and Councillors Walker, A'Bear and Simpson, along with the clerk for the Parish Council. The revised plans were shared, and Bellway ran though the planning comments received, and how they are trying to accommodate changes where possible, so have inserted a 2metre buffer, spread the affordable home out and other such changes. When asked about the path, they said that the Borough planners had asked for this to be re-inserted, but they have no strong feelings about it. When asked about the parking provision, they said that their plans are aligned with the Borough Design Guide, and that the Highways team do not like there to be too much parking. When asked about the crossing, as this has already been approved, they are unwilling to try to change this as it would slow down their development. Similarly, they are unwilling to try to modify the S106 agreement so they will stick to the 40% affordable/social housing. As far as the play area goes, they have put in BMX tracks before and will investigate this as a possibility providing it does not impact on sales of the properties or require extra parking. As regards allotments, they do not think there is space onsite, so it is up to the Parish to work with the Borough to see if the money can be spent in Charvil.

The Meeting with Kieran Neumann and Ben Hindley of Wokingham was hybrid, with Councillors Walker, Hartley and A'Bear attending online and Councillor Sutlieff and the clerk attending in person. The Borough officers had not seen the revised plans but they discussed what they knew of the revisions; that there is no obligation for a buffer but that they would push for something bigger than the 2-metre offer, and that they would like the path to remain in principle, as they encourage permeability. They explained that the crossing would remain as an uncontrolled crossing as this is what Highways had deemed suitable for the level of traffic, which was not high enough for any other type of crossing to be considered. They said that the best grounds for objecting to any future plan would be if there continues to be clustering of affordable homes, although this is often preferred by social home providers. They also said that while they do not like tandem parking, there is no policy to object to this, so not much can be done about it, nor the provision of more unallocated parking. They are in favour of the BMX track but this is something that is part of the S106 agreement as is the provision of allotments, which they would prefer onsite if possible. The topic of geology was discussed, and there is a condition that this has a detailed investigation by a neutral geological survey company before any building commences. Other points like adoption were also discussed but that can wait until after the planning permission for the homes has been granted.

There followed a brief discussion on what would need to be in the plan for the residents to withdraw their opposition to the proposals, and they felt that the borough ought to be consistent with its policies. It was re-iterated that all comments should be constructive and must be "material" considerations.

Three of the residents left at 8.40 pm.

To hear an update on the angling club from Councillor Walker

There was a deadline for a handover at the end of March. This did not happen, but the existing club organiser sent out a message saying that all memberships had been processed, and that there was no longer a requirement to book before fishing as there were so few members. The clerk has been asked to contact them to say we would still like them to hand the organisation of this to the Parish Council as this might increase usage, and the Council would run it with a different resident's help.

26/8838 Amenities Committee

To note the Minutes of the Amenities Committee on 13th April

These were noted.

To review the decision not to pursue solar panels on the pavilion roof at this time

It was resolved that the clerk should ask whether the answer given to the Parish Council last year still stands and also give them the parish's counterproposal as the Parish needs to know this before deciding to re-visit the topic.

To approve the locations for benches and tables as suggested by the committee

It was agreed that a picnic bench should be installed on the green area near the infant swings in the new park; there should be an extra bench in the play area itself; two benches alongside the football pitches; and a table tennis table between the tennis court and the car park.

26/8839 Borough Councillor's Report

There were no reports from Councillors Smith or Akhtar, but Councillor Harding reported that the remedial surface dressing on the Old Bath Road does not yet have a date, but it will be done. She reported that someone had been approaching women in the Country Park, and that the Countryside service were carrying out more patrols but the police do not think it is the same person that had been causing them concern with more aggressive behaviours. The issue of The Hawthorns Park was raised, and the playground team are working with a new bid writer to look for newly available grants to fund a replacement piece of equipment.

Items for Consideration

26/8840 To hear an update on the promotion of the Neighbourhood Plan referendum on 7th May

The Media assistant is increasing the profile of the plan over the next two weeks, reproducing the message written by Rob Jones in the Village Magazine, policy by policy. It was agreed that leafletting every home was not worthwhile but instead, 300 leaflets would be printed to hand out to people when they come to vote, so they can look up what the plan is about if they would like. The plan would be to be outside the hall with information on the plan and be willing to talk residents through it if they wanted more information.

26/8841 To note the social media report for March

This was noted. It was requested that the social media assistant include a forward plan so councillors know what they should be looking out for and supporting on our social media feeds. It was also agreed that there should be an agenda item on what should be advertised on social media after the meeting. The councillors also requested some feedback on Charvil Heroes.

26/8842 To consider the NALC event list and whether any councillors would like to attend

The list was noted, and Councillors would contact the clerk directly if they wished to attend.

26/8843 To agree the itinerary and content for the Community Connect/Annual Parish Meeting and note the list of attendees

The various topic areas that the Council intend to concentrate on are Speed Watch, in an effort to get people involved, some of the more important slides should be produced in hard copy as a presentation, which can be decided upon once the slide deck has been completed, Easch committee chair needs to produce a couple of slides each, with Bank Holiday Monday being the deadline. There needs to be promotion of how to get involved, and if the Neighbourhood Plan is adopted, then to get across what this will mean for the village. There will be the usual slides on what we can and cannot do, and also some focus on the biggest issues of the past year (Speedy Fuels, the park and the Neighbourhood Plan), and also what the biggest issues the Council envisages for the coming year (Bellway conclusion, Devolution). Ideally, there needs to be a social media countdown to the event to remind people it is happening. There will be, as last year, a raffle, and the Council would like use of the Art Club's easels again.

26/8844 To consider the proposed changes to the Committee Structure

The Chair asked what the Council is trying to achieve by changing things. He suggested three things: how the council increases flexibility and reduces the need for so many meetings; to reduce the frustrations and to develop a healthy rhythm between Full Council, and committees/working groups; and to balance the normal business of the council without losing oversight of how budgets are being spent. The proposal is to keep Full Council meetings monthly, retain the Finance Committee, re-instate the Staffing Committee, and to replace the Amenities Committee with Working Groups as and when necessary, with Planning matters returning to the Full Council. To ensure the smooth running of the Council, there should be a scheme of delegation. There was some discussion as to whether the Amenities Committee should still exist with working groups coming under this, but this was open to further discussion. Whatever the outcome, working groups would need to report back to the Full Council, with any final decisions being approved at these meetings.

26/8845 To consider a proposal for a food van at East Park Farm

This was deferred.

26/8846 To note the outstanding action list and to hear any updates

This was noted.

26/8847 To note any agenda items for the next meeting

None were raised but defibrillators and the food truck are outstanding from the previous month.

There being no further business the meeting closed at 10.05pm

Chairman's Signature ....