

**MINUTES OF AN ORDINARY MEETING OF THE PARISH COUNCIL HELD ON
13 JUNE 2012 AT THE VILLAGE HALL, WELLS ROAD, CHILCOMPTON**

1. **Present:** Cllrs. Pickford (Chairman), Pike, Aldridge, Bacik, Foster, Gregory, Morgan, Stanford & Thwaites. SCCllr. Harvey Siggs.

Apologies: Cllr Mattick. PCSO Nikki Housley & BM Darren Pearson.

2. **Public Participation:** There were 3 members of the public present about a planning application.

3. **Minutes of the Previous Ordinary Meeting:** The Clerk noted that she had missed off Litter Picking Group: Letter to Radco requesting a bin by the Co-Op door. With this amendment, the Minutes were agreed as true record & signed.

4. **Ongoing Matters:**

- a) 03/11 – Community Speedwatch: 6 volunteers for the speedwatch sessions. Mendip Community Speedwatch can obtain 30mph wheelie bin stickers at 50p each. It was proposed and agreed to purchase 100 and sell onto villagers through local amenities. The Clerk will prepare a cheque.
- b) 06/11 - Allotments in the village: 2 requests received. (04/11)
- c) 08/11 - Murals inside 2 Bus Shelters: Small amount of artwork still to be done. Cllr. Bacik confirmed the paint is available and in good condition to finish the job. Cllr. Stanford advised the dirty marks on the cream walls washed off easily. Cllr. Bacik reminded the Council that the artwork is water based. It was agreed Cllr. Bacik will deliver the anti graffiti paint to Cllr. Stanford to apply. (06/08)
- d) 01/12 - Programme for the changes to abolish the Standards for England under the new Localism Act 2011. The Chairman and Clerk attended a meeting on the revisions in the Code of Conduct and Standing Orders which will come into effect on 1 July. SALC to send model revision as soon as possible. 01/12
- e) 03/12 - Hedges & Verges in Bakers Lane: Verges in front of the bridge wall and a hedge further up outside Trelawne, Bakers Lane are being cut by Railway Property Board and the owner of Trelawne respectively. 10/11
- f) 03/12 - gritting for next winter: Salt bags (10 x 20kg) available from either Frome or Glastonbury depots. Cllr. Mattick has spare salt if needed. It was noted we may not need this until next winter.
- g) 03/12 - Emergency Plan Proposal: Plan has been formulated. 'Cascade tree' to be set up – contact details of Councillors received to go on this list.
- h) 03/12 - Footpath works list for Mendip Ramblers/Clare. The Chairman noted that she has 10 volunteers keeping an eye on the footpaths. The Chairman added FP3 (Tunnel Lane to the bottom of The Street) up Gully Lane where you cannot get through the railway line. Clare will arrange this and also put in a board walk. 12/11
- i) 04/12 - Zebra crossing: SCC advise they are awaiting a timescale from their contractors. Harvey mentioned they are having trouble getting materials and he will deal with this. 12/11

5. **SCCllr. Harvey Siggs:** SCC Siggs reported that the new SCC leader is John Osmond, SCCllr. for Wells. Harvey is still involved with Highways and Restructuring. He updated the meeting on current issues.

6. **Matters Arising:**

- a) **Bus stops:** Bus stop extensions and flags now done. The Chairman obtained signed statements from villagers and the Clerk is using the SCC complaints procedure via e-mail to make a formal complaint, and will copy MP etc. 05/10
- b) **Stratton footpath** Cllr. Foster advised the dog poo group did not get the grant of £2,500 from the Sperring Trust for 7 joint bins. They are writing to the press to raise awareness and will then try to get local businesses to sponsor the provision of a new bin. 12/11

Signed..... Date.....Witnessed.....

- c) **Footpath overgrown behind the old butchers shop to the valley & pothole in the Valley:** Cllr. Foster advised the whole footpath needs looking at, especially the overhanging brambles from the hedgerow adjoining the field. The Clerk will advise Clare and remind the owners at the new e-mail address. 07/11
- d) **Recreation Field - proposed clubhouse:** It was agreed to obtain a formal set of the original 1998 plans on disk from MDC at a cost of £25; cheque prepared. Cllr. Mattick has agreed to become the PC rep. on the Rec. Com. and will attend Rec. meetings as often as possible. It was agreed Councillors will provide a substitute when Cllr. Mattick cannot attend; we have been advised that the Rec. Comm. may find this unacceptable but the Clerk will advise them that it is for the PC to decide who they choose to send to their meetings and not the Rec. Comm. The Clerk has received a proposal from Chilcompton Sports and circulated to Councillors. Planning application also received and discussed alongside our consideration as landlords. The main concern as landlords being the size of the extension and the extent of use. The Chairman noted on the proposal that this is a facility for member clubs only and for sporting events, however their constitution specifies that this village amenity must be available to villagers and retains use for the public, so cannot be restricted to sporting use only. This raises the concern that this facility will take away functions from the village hall and church hall, especially as it is 26sq.m. bigger than the village hall – many comments made again have already been discussed in past meetings and minuted previously. Cllr. Pike is aware that this function room will be built especially for sports clubs use, presentations and training etc. and they are not looking to take trade away from other amenities. The comm's objectives are to serve the recreational needs of the village and all clientele will be related to sport. The FA see this space as ideal for several courses running at the same time and the room can be divided to suit the purpose/s. Planning issues of parking & times of use were discussed and included as conditions to our approval of the planning application (see Minute 9.d) – as proposed by Cllr. Pike, seconded by Cllr. Aldridge & agreed 7 for with 2 abstentions. Finally, the Clerk will ask the Rec. Comm. to clarify that the proposal sent to us is to be taken as the formal request from lessee to landlord. A sub-committee of Cllrs. Thwaites, Pike, Foster, Bacik and Mattick will then consider this and make recommendations to the full Council. The Chairman asked the sub-committee to note that a precedent of Landlord decision over Lessee has already been set when the Council approved the Youth Shelter.
- e) **The Bungalow, Wells Road:** MDC have replied to our letter raising objections to the garage and TPO tree damage, including other applications where local advice has been consistently ignored by Mendip District Council planners; the Clerk circulated the letter to Councillors for comment. It was felt that we can challenge on inconsistencies and there is fraud by not looking properly – Valley Bungalow. Cllr. Foster asked what changes will the Planners make from our comments for the future? It was decided to ask Matthew Williams, Planning Team Manager to one of our Planning meetings and Clerk will make arrangements. 12/11
- f) **Valley Stream and footpath:** Cllr. Foster reported footpath 7c overgrown all the way up. The Clerk has written to the owner of 1 Newlands to cut the hedge at the very top of the path. The Clerk will advise Clare and write to the owner to clear the bottom of the path plus clearing the rubbish in the stream. 01/12
- g) **Village Litter Picking Group:** Cllr. Bacik mentioned that a bin is needed by the door of the Co-Op and the Clerk has written to Radco. They are considering. 5/12
- h) **Police Report:** PCSO Nikki Housley sent a report for this month: 17/05 - Attempted theft from a farmyard vehicle, the vehicle was moved within the farmyard but not stolen. This was on Stockhill Road. 21/05 - Report of noisy children in Station Mead. 30/05 - A minor road traffic collision on Chilcompton Road. 07/06 - Tree down on Greenditch Lane. 10/06 - A security guard approached 2 males looking at a lorry in Rock Road Industrial Estate, the males then drove off. Councillors asked when the ATM would be back operating at the Co-Op and the Chairman will make enquiries.
- i) **School wall by the garage is falling apart:** This has not been done yet. The Clerk has written to the school and will chase again. 03/12

Signed..... Date.....Witnessed.....

- j) **The Drang Footpath:** The footpath has been cut back but part of the hand rail is missing. Clare has looked at this but thinks we can do without the handrail as it is not on steep part of path. After some discussion, it was felt that the path could be a problem in winter when slippery and the Clerk will ask if it is possible to have this part of the handrail replaced. 03/12
- k) **Planning Enforcement:** The Clerk has asked Enforcement if the extension at 22 & building at 108 Stockhill Road, in their back gardens are permissible. She also sent MDCllr. Priscott a list of current enforcement issues including the above, together with The Bungalow garage, Valley Farm Bungalow separate dwelling, 1 Hoecroft fence and the Wells Road printing business. No further contact from MDCllr. Priscott but the Clerk has received confirmation that 104 Stockhill Rod was given a Cert of lawful development in 2008. 04/12
- l) **Street Railings:** The repair has been done. Awaiting invoice. 04/12
- m) **Street lights:** They have new contractors & apologise for delay in sorting lighting problems.
- n) **Audit** –The Clerk has sent in our Annual Return to Moore Stephens. Audit Commission has started consultation to agree new Auditors Grant Thornton for the next 5 years. Appointment to commence 1 September. Likely fee £200 + VAT. 05/12
- o) **Housing Options Team Rural Lettings Policy consultation:** The Clerk has responded asking for confirmation that all Chilcompton’s social housing have a 106 agreement on them and therefore are not privy to this Policy; and that the ‘unoccupancy’ statements made in this document do not apply to us. 05/12
7. **Playing Field – Children’s play area:** Moving and providing new goalposts will be put on hold for the moment. Cllr. Gregory has repaired existing benches and submitted his cost of materials totalling £137.17. Cllr. Mattick has ordered the play unit at £2,150 + VAT. He is proceeding to obtain a new picnic bench and a new 13ft. galvanized main gate as soon as he has time. RoSPA have confirmed it is not a requirement to segregate equipment for different ages but we must ensure toddlers do not have ready access to adventurous equipment for older children. Thanks was given to Cllr. Gregory for all his fine work on the benches.
8. **Village Plan Report:** Cllr. Stanford reported that most of the inputting of the Questionnaire data has been completed. A 5% check is being carried out on inputted data. Up to now only two samples have exceeded the criteria. A further sample will now be taken. A junk modelling day was held at the village hall on Saturday 26th May. Attendance was disappointing, but showed that every effort was being made to capture the children’s views. The task of writing the report has now commenced. The task is being split between the Sub Committee Members.
9. **Planning Applications:**
- a) 2011/3260 – Change of use of land from agricultural to equestrian use and the erection of stables, land at Tunnel Lane, Chilcompton – Recommend approval subject to the following observation: we question whether the existing access is adequate as no information on horse or vehicle movements is shown, and would like to ensure this proposal satisfied SCC Highway’s requirements.
- b) 2012/1055 – Proposed two storey side extension, 5 Pines Close, Chilcompton – Recommend Approval.
- c) 2012/1004 – Single storey rear extension to replace existing extension, 3 Valley View, Chilcompton – Recommend Approval.
- d) 2012/0968 – Extension to recreation building to accommodate function room and bar, Chilcompton Recreation, Wells Road, Chilcompton – Recommend Approval subject to the following conditions: 1. The lost parking spaces are reinstated elsewhere; 2. Times of opening are restricted to social hours only – these should be curtailed similar to other village amenities in consideration of neighbours.

Signed..... Date.....Witnessed.....

10. Planning Decisions:

- a) 2012/0093 – Application for a lawful development certificate for a proposed development – erection of detached garage, The Bungalow, Wells, Road, Chilcompton – Approved.
- b) 2012/0517 – Erection of dwelling, garage and new access, Beech Cottage, The Street, Chilcompton – Approved.

11. **Website Items:** Terry has asked if he can put up the whole spring newsletter as a single PDF document attachment, but this contains adverts. It was decided to leave this for the time being. Terry is happy to relinquish this job and the Clerk has made contact with Alex Arnold. She has requested the use of Yola software and put together some suggestions, for Council approval. This was discussed but it was suggested that a small sub-committee is set up to work with Alex - Cllrs. Foster, Thwaites, Morgan, Aldridge and the Clerk will assist and guide Alex with this new project. The Clerk will arrange a meeting.

12. **Queen's Jubilee:** Cllr. Stanford reported the Celebrations event was blessed with good weather and approx 500 people turned out. The food, drink and entertainment were judged to be first class and he was not aware of any complaints! On the cost side, the budget was £1200. The marquee cost was £400 and the Hog Roast (not including baps) cost £480 with an income £465. There were some other costs for baps, bunting etc. It was extremely disappointing that with both with the planning and the event on the day the effort fell to a few people with little or no involvement from over 50% of the Committee. There was a lot to do and had the effort been spread out it would have been vastly easier and allowed those involved to also enjoy the evening. As it was, they had to rely on outsiders to help. He recorded thanks to his wife Judith, Simon Chegwin, Terry Moore and all the entertainers, and to the audience. The Clerk has received the invoice from Archers Marquees and a note of reimbursements due to Cllr. Stanford. Cllr. Morgan proposed and Cllr. Pike seconded a vote of thanks to Cllr. Stanford for all his hard work to make the evening so successful. (The total net outlay for the Jubilee amounts to £564.40).

13. Accounts:

			£
611 – A J & R C Brown	- Grass Cutting x 2 + Strimming	-	415.20
612 – T Davis	- Website & hosting renewals	-	155.81
613 – Somerset Playing Fields' Ass.	- Subscription	-	10.00
614 – D Gregory	- Repairs to benches	-	137.17
615 – M Stanford	- Supplies for Jubilee event	-	75.40
616 – Archers Marquees Ltd	- Jubilee marquee	-	480.00
617-622 – various cheques	- Village Plan expenses	-	487.50
623 – MDC	- Plans on CD	-	25.00
624 – Mrs N A Jarman	- Net Salary	-	229.13
625 – Mrs N A Jarman	- Reimbursements	-	16.51
626 – Post Office (HMRC)	- Clerks Tax	-	<u>57.20</u>
			2088.92

Signed..... Date.....Witnessed.....

14. Correspondence:

- a) SCC – Temporary Road Closure in The Street from 25 June for 5 days for BT installation.
- b) MDC – Parishes Information Bulletin. Next Rural (Parish) Forum 30 July. Broadband update - it was agreed to ask if we are eligible for any grants towards improved broadband as we get such a poor service.
- c) SCC – Civil Parking Enforcement. Maximum penalty parking charges for outside London – eg. £70 on double yellow line, £50 exceeding waiting time, £60 bus lane contravention, subject to 50% discount if paid within 14 days.
- d) MDC – Tree Officer notified us of emergency felling of beech tree with TPO at 2 Downside Close.
- e) Nat West – Bank Mandate and change of signatory forms received. 4 councillors are not current signatories - Councillors Gregory, Stanford and Thwaites took proof of identification forms at the meeting. The Clerk will deliver a form to Cllr. Mattick. All to be completed and returned to bank for signatories to be added to our mandate.

15. Any Other Business:

- a) Cllr. Bacik reported cow parsley overgrowing the pavement from the Glebeland on Wells Road. The Clerk will write to the developers.
- b) Cllr. Pike mentioned the verge is very overgrown on the bend that gets flooded in Paronsage Lane, making visibility poor. The Clerk will ask Highways to cut this back.
- c) Cllr. Pike noted that we have not seen Cllr. Priscott for several months and the Clerk will find out if there is a problem as we could do with his support for several current issues.
- d) Cllr. Foster said the Millennium footpath to just beyond the kissing gate needs cutting and the Clerk will contact Browns.
- e) Cllr. Foster advised that nettles coming from the school boundary needs cutting back on the Wells Road to Stratton footpath. The Clerk will write to the school.
- f) The Clerk mentioned that as all the Minutes from the previous 4 year period 2007-11 are now signed, she will proceed to get these bound.

16. Date of next meeting: This was fixed for 11 July 2012.

17. Close: The Chairman closed the meeting at 10.17pm.

Signed..... Date.....Witnessed.....