

ADOPTED
BISHOPS LYDEARD & COTHELSTONE PARISH COUNCIL

Clerk to the Council: Mrs A Shepherd, Rose Cottage, Oldway Lane, Wrantage, Taunton, TA3 6DE.
Phone: 01823 412922 Email: clerk@bishopslydeard.org Website: <http://www.bishopslydeard.org.uk>

Minutes of the Parish Council meeting held virtually on Wednesday 14th October 2020 at 7.00pm

Persons present: Cllrs Davenport (Chair), Martin (Vice-Chair), Allen, Pattermore, Lewin-Harris, Morency, Warmington, Rigby, Armstrong and Watson.

Persons absent: Cllr Russell

In attendance: Mrs Amy Shepherd (Clerk) and 3 members of the public.

120/20 Apologies

No apologies were received.

121/20 Declarations of interest relating to matters on the agenda

Cllr Pattermore declared a prejudicial interest in respect of item 8 'Planning Applications for comment' in respect of planning application number 06/20/0049/CQ.

122/20 Adoption of the minutes of the meeting held on 9th September 2020

The minutes from the Parish Council meeting on 9th September 2020 were agreed as an accurate record of the meeting.

123/20 Matters arising

No matters arising.

124/20 Clerk's Report

Clerk's report was read to the council (attachment 1).

Clerk to follow up progress on matters on the Clerks Report with SWT Engagement Lead. Cllr Rigby to follow up request for site meetings with SWT.

125/20 Chairman's report

Chair reported on the following:

West Somerset Railway have been successful in their bid for £865k from the Government's Culture Recovery Fund for Heritage. The Parish Council supported the bid by writing a letter of support.

New Co-Op – Planning application has been delayed but is expected to be made by the end of the month.

The Paddock – Groundwork has started as ground clearance contractors on site. S106 contributions are being followed up. Negotiations continuing to obtain the strip of land along the front of the Paddock. Station View – Acquisition of open space is in the hands of the lawyers. Lost out on S106 contribution for play equipment from this development which Cllr Rigby has been asked to follow up.

Christmas Lights – exchange of emails with Chris McKee about funding lights along Mount Street, Church Street and the High Street alongside the tree in the War Memorial area. Chair in conjunction with the Clerk can agree a contribution up to £500 without the need for a decision being made by the Parish Council. Parish Councillors were in support of a Parish Council contribution.

Skate Park – telephone conversations with Simon Webb who has put forward a proposal to incorporate into the recreation area alongside the children’s play equipment on Westridge Way. Could be a good proposal. Need to run by SWT as they are landowner.

S106 contributions – the expiry of available S106 money was discussed. Cllr Rigby to follow up S106 expiry with Gail Slocombe at SWT.

126/20 Comments from members of the public on matters not listed on the agenda

No comments were made by the members of the public present at the meeting.

127/20 Planning applications for comment

06/20/0042 Replacement of conservatory with the erection of a two-storey extension to the rear of 12 Spinneyfield, Bishops Lydeard.

The Parish Council supports the granting of permission.

06/20/0017 Change of use of residential garden store into Class A5 take away outlet at Park End Lodge, West Bagborough Road, West Bagborough

The Parish Council supports this application in principle but would like the issues raised by the Quantock Hills AONB to be addressed and more detail to be provided in respect of the application.

06/20/0044/CLA Notification for prior approval of the installation of a 11.97m high slimline monopole accommodating a tri-sector antenna within a GRP shroud and 2 No. 0.3m dishes with installation of 1 No. 1.2m sat dish, 1 No. generator and 3 No. equipment cabinets within a compound enclosed by 1.8m high mesh fence with formation of access track and installation of gabion baskets as a retaining wall on land at Lower Lambridge Farm, off Bishpool Lane

The Parish Council supports the granting of permission.

06/20/0046 Installation of electrical supply from underground cable with installation of 15 No. caravan/camping hook up boxes and 1 No. electric vehicle charging point at Bishops Lydeard Caravan and Camping Site, Greenway House, Greenway Road, Bishops Lydeard.

The applicant joined the meeting and explained that the site is currently licensed through the camping and caravanning club for up to 5 motorhomes and 10 tents. SWT has a copy of the certificate.

The Parish Council supports the granting of permission.

06/20/0049/CQ Prior approval for proposed change of use from agricultural building into 4 No. dwelling houses (Class C3) and associated building operations at Greenway Farm, Greenway Road, Bishops Lydeard

Before leaving the meeting, Cllr Pattemore expressed concerns about the drainage of the four proposed dwellings and the capacity of the existing septic tank on the adjoining land to cope with any further sewerage.

Cllr Pattemore left the meeting at 19.50

The Parish Council has no comments to make on the application.

Cllr Pattemore rejoined meeting at 19.54

128/20 Quantock View Parking Proposal

Chair outlined a change in policy at SWT whereby green open spaces cannot be changed for other purposes unless an exemption application is made.

Vice Chair reported on a site meeting that took place on 13th October with representatives of SWT, residents, Cllr Morency and District Councillors and the Headteacher of the Primary School present.

There are a number of issues regarding the proposal, one is the lease of the land from SWT and whether an exemption can be applied and granted, another is the unadopted status of Quantock View and the range of problems that are being experienced with obstructive parking, traffic and footfall, another is parking on the existing green and the silt that goes into the drain as a result which causes it to block and flooding to become an issue.

The site meeting did not identify a solution for all of these problems.

It was agreed that Cllr Rigby would follow up SWT regarding the likelihood of being able to achieve an exemption for the change of use of some of green space for parking.

It was also agreed that the Traffic Consultant previously used by the Parish Council should be re-engaged to conduct a review of Quantock View to suggest solutions to the problems that are being experienced. Chair to make contact.

It was noted that even if the Parish Council cannot proceed with the parking proposal, the process of trying to take the proposal forward has thrown up a number of issues which need to be addressed.

129/20 To consider making an application for SCC Emergency Climate Change Funding

Cllr Rigby and Vice Chair summarised a proposal to purchase a piece of land or acquire land with a long lease to provide allotments. There is a need for more allotments as only a small number are available and there is a waiting list. A piece of land does need to be identified ideally between half an acre and an acre in size. One acre would provide 16 full size allotments. It was noted that a water supply would be needed for the allotments.

Any ideas of available land to be sent to Cllr Rigby. An item will be added to the agenda for the next meeting to discuss making an application for funding for this purpose.

130/20 Community Infrastructure Levy

CIL Committee Recommendations:

Chair outlined the recommendations of the CIL Committee in respect of the application received to enable the car park extension to be completed and marked out with nineteen parking spaces. As part of this work two additional disabled parking spaces will be created in the existing village hall car park. Vice Chair asked if the project could include electric charging points. Cllr Allen confirmed that the VHMC have no objection to the principle of including a charging point but would like to follow this up separately from this project.

The recommendation of the CIL Committee to allocate the amount applied for (£39,494) from CIL funds for this project was agreed with all in favour.

Cllr Allen confirmed that the project was likely to proceed in the new year.

To authorise payment of money allocated to Wombat Cricket Club:

Jon Bendle from Wombat Cricket Club joined the meeting and confirmed that £65k has been successfully secured to enable the purchase of the ground. The purchase should be completed within 10-14 days.

The other condition of the CIL funding being allocated was for the Cricket Club to confirm the position in respect of paying VAT. HMRC have provided written confirmation that VAT is payable, a copy of this letter has been shared with the Parish Council.

It was proposed, seconded and agreed with all in favour that payment of the CIL allocation could be paid as soon as notification of completion of the sale has been received.

Vice Chair confirmed that he had received correspondence from the Football Club that they may apply for CIL funding in the future to improve safety and access at the Club. The application could be for as much as £100k. Vice Chair has encouraged the Football Club to seek other grant funding available in

addition to making an application for CIL funding. The Football Club has been provided with the application form and guidance.

131/20 Update regarding Sandhill Park Mansion

Chair confirmed that there was little to report. Urgent work required to the mansion has not started despite a specification of urgent works being agreed by the bank and incorporated in a S106 agreement.

Chair confirmed that he had a conversation with Joanne O'Hara, Heritage at Risk Office at SWT and he is confident that there will be progress to report next month.

Chair also reported that the permitted railing work has commenced.

132/20 Somerset County Council and Somerset West and Taunton Council matters

Cllr Rigby reported on:

Unitary Proposals – A letter has been sent from Government inviting all councils in the old Somerset area to submit bids to create a unitary authority. Two proposals have been developed so far; One Somerset and Stronger Somerset. North Somerset and BANES have also been invited and may therefore need to be included in any proposal. Government have requested outline bids by November and full Business Cases in December. Government have also indicated that they would postpone County Council elections next year.

Phosphates – There has been a press release from SWT – in light of a court case Natural England has said to all councils affected that it is no longer legal to grant planning permission to proposals that will increase phosphate levels into RAMSAR sites. Phosphates in river system through treatment works. SWT cannot permit anything that increases phosphate levels, this affects all proposals in the Tone Catchment. SWT are hoping to put interim measures in place by Christmas – contribution to upgrade sewerage treatment plants is likely to be a requirement of development.

Park and Ride – Gateway site due to open in November.

Car parking - Review is taking place across the District. May result in some car parks closing and others opening.

Covid 19 - becoming a concern again. Not up to levels of last time but it is heading in the wrong direction. May need to call on community groups again.

Employment Land - Pushing forward policy which will help employment land to be built upon. Granted as a policy two weeks ago and is now suspended pending the outcome of the phosphate issue.

Roundabout safety audit – None of the actions / remedials have been done, continuing to chase.

Delta Rise – Contractors want bore holes to understand what the ground is like under the wall before they proceed. To avoid any potential wall collapse. A contractor has been instructed but there is a backlog – hoping that will be done next month.

133/20 To consider 20mph speed limit proposals

Cllr Rigby reported that good progress is being made in respect of the 20mph speed limit. Movement of the 20mph speed limit further north on Cothelstone Road past the football ground is being considered.

More traffic readings in this area have been done and the readings are being analysed now. After that, an amendment to TRO and design work needs to be carried out. SCC Highways have provided assurance that the plans / documents will be available for consideration at the next meeting.

Provided that the Parish Council is happy and approve those plans and expenditure, SCC should be in a position to instruct a contractor to do the work in January to complete by the end of March.

134/20 Parish Lengthsman Report

The Parish Lengthsman Report for September was circulated in advance of the meeting and its contents noted.

135/20 Avon & Somerset Police report

The Police Report for September was circulated in advance of the meeting and its contents noted.

136/20 Community Library Partnership update

Vice Chair Clive provided an update. Library continues to only open for SCC staffed hours. With computer use available on Wednesdays. It is unlikely that opening hours will increase to volunteer hours in the near future, the focus is on maintaining the existing opening hours.

137/20 Names to be inserted on plaque to be attached to the Poppies Memorial in the memorial garden

Chair summarised the enquiries that had been made by the Clerk regarding any names that are missing from the War Memorial in addition to Major Worrall. Two names; Gulliford and Osborne, who have war graves in the churchyard but don't appear on the War Memorial. These three names should therefore be added to the Poppies Memorial on a plaque. This suggested action was proposed, seconded and agreed with all in favour.

Chair to get in touch with Derek Cockell from Fiveways to progress.

138/20 To discuss the Underpass and issues with anti-social behaviour

Clerk provided some background to this item and the correspondence received reporting anti-social behaviour in the underpass. The incidences of anti-social behaviour are leading to people feeling unsafe when using the underpass and instead choosing to cross the A358.

Clerk outlined a suggestion received from the PCSO about installing a Mosquito System to discourage groups of young people congregating in the underpass.

Clerk outlined the enquiries that she had made with SCC Highways about the current status of the underpass. The underpass has not yet been adopted by SCC Highways and clarity of the timeline for it being adopted has been requested.

A discussion followed about installing a Mosquito system, concern was expressed that the system may be vandalised or may cause young people to cross the road rather than use the underpass.

Chair agreed to contact and meet with the PCSO / PC for the area to discuss the issue.

An item will be added to the agenda for the next meeting for further discussion.

139/20 Finance

Quarter 2 Financial Statements (Parish Council, CIL and Library)

The financial statements were circulated in advance of the meeting and their contents noted.

It was noted that the electricity bills for the Library were quite high, Clerk to make enquiries about a different form of electric heating in the Library.

To note income received

Precept (2nd instalment)	£28598.00
SW+T Council (£594.00 Burial Grant, £400.00 Footpath Grant, £806.00 Playing Field Grant)	£1800.00
Interest	£2.81

To approve payments

Payments to be made by Direct Debit:

BT (Telephone and broadband)	£73.20
Somerset Web Services (Email account)	£5.52
British Gas (Electric – Public Conveniences)	£55.28

Payments to be made by BACS:

Jack Council (Parish Lengthsman Work – September)	£660.15
Jack Council (Footpath Clearance)	£397.50
Clerks expenses (Travel, office 365 and Zoom subscriptions, wage increase / backpay)	£146.30
British Gas (Library Electric)	£44.07
HMRC (Tax and NI contributions)	£538.72
SCC (Library Staffing Charges Q1)	£1217.69
SLCC (Virtual National Conference)	£30.00
Intelligent Workplace Solutions (Cleaning – toilets / library)	£348.10

Payments to be made by Cheque:

St Mary's PCC	£400.00
St Thomas' PCC	£200.00
Mr C. Back – Library Lease Q3 1st Oct – 31st Dec 2020)	£800.00

It was proposed, seconded, and voted unanimously that these payments be approved.

140/20 To note planning permissions granted

06/20/0036 Erection of a single storey extension to the front of 29 Four Acre Mead, Bishops Lydeard- Decision of Conditional Approval was made on 28/09/2020.

06/20/0037/T Application to fell one Oak tree (possibly outside TPO area) and to carry out management works to one Ash tree and two Beech trees included in Taunton Deane Borough (Bishops Lydeard No.1) Tree Preservation Order 1997 at West Lodge, Williton Road, Bishops Lydeard (TD704) Decision of Split Decision was made on 22/09/2020.

06/20/0039/T - Application to fell one Alder tree included in Taunton Deane Borough (Bishops Lydeard No.2) Tree Preservation Order 1996 at 5 Homefield, Bishops Lydeard (TD671) - Decision of Conditional Approval was made on 18/09/2020.

141/20 To note planning applications refused/withdrawn

06/20/0009 Proposal: Change of use of land for siting of 4 No. timber glamping pods and erection of welcome office with associated access and parking on land at Greenway Wood, South Drive, Bishops Lydeard - Decision of Refusal was made on 22/09/2020.

142/20 Any Other Business - for report only

Cllr Allen provided an update on the village hall – it is open and being reasonably well used again. No events have run since March this year. It is likely that the Christmas festival will not take place because many of the helpers are older. The pantomime won't take place next year. One off bookings are being taken and the Health Visitor sessions are starting again this month. The VHMCM AGM is taking place on 21st October at 7.30pm.

Cllr Pattermore reported that a supply of Welcome Packs will be delivered to the DWH Sales Office.

143/20 Date of next meeting:

The next meeting will be held on Wednesday 11th November 2020, 7pm.

There being no further business, the meeting closed at 9.15pm

A handwritten signature in blue ink, consisting of several loops and a long horizontal stroke at the end.

Signed

Date: 11th November 2020