

COMPTON DUNDON PARISH COUNCIL

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MINUTES of the PARISH COUNCIL MEETING

held at Meadway Hall, Ham Lane, Compton Dundon on **Wednesday 6th January 2016**

MEMBERS PRESENT: Councillors Diane Churches, Greg Jones, Tiffany Kearton, Stephen King, Vicki Olivier, Geoffrey Walker and Hugh Thomas.

IN ATTENDANCE: Dean Ruddle (SCC and SSDC), Stephen Page (SSDC), Stanislaw Berkietta (Parish Clerk)
There were 2 members of the general public present.

Public Participation – None at this stage.

141.1 Apologies for Absence – none required.

141.2 Declarations of Interest – none at this stage.

141.3 Minutes of the previous Meeting

It was **RESOLVED** to accept the minutes of the Parish Council meeting held on 2nd December 2015 and Cllr Greg Jones signed the minutes as a true record.

141.4 Planning

(a) Notifications of district council planning determinations

1. 15/04642/REM: Mr. & Mrs. Wills Compton Randle, Castlebrook, Compton Dundon TA11 6PR. Approval of reserved matters following outline application 14/04863/OUT for the erection of a dwelling – **APPROVAL GRANTED.**

2. 15/04791/FUL: Mr. & Mrs. Penton, Lilac Cottage, Compton Street, Compton Dundon, TA11 6PS. Removal of conservatory and construction of new extension and alterations. – **PERMISSION GRANTED.**

3. 15/04791/LBC: Mr. & Mrs. Penton, Lilac Cottage, Compton Street, Compton Dundon, TA11 6PS. Removal of conservatory and construction of new extension and alterations. – **CONSENT GRANTED.**

4. 15/03900/FUL: Mr. & Mrs. Whitcombe, Land at Decoy Farm, Peak Lane, Compton Dundon, TA11 6NZ. Demolition of two agricultural buildings and conversion of remaining buildings to form five new dwellings with associated access, turning, parking and gardens – **PERMISSION REFUSED.**

5. 15/04443/FUL: Mr. & Mrs. Farrow, Old Tavern Castlebrook, Compton Dundon TA11 6PP. Amended plans/additional information to prior application. Extension to existing Annex with internal alterations. Removal of existing rear conservatory to main house. Replaced with timber framed rear lobby linking with existing rear tiled roof. Installation of full height timber fitted cupboard to be formed around existing door and window opening (GR: 348906/132949) – **PERMISSION GRANTED.**

4. 15/04444/LBC: Mr. & Mrs. Farrow, Old Tavern, Compton Dundon TA11 6PP. – **CONSENT GRANTED.**

(b) Responses to planning and legal consultations

1. 15/05581/REM: ROOKE Developments, Land adj. Homestead, Ham Lane, Compton Dundon, TA11 6PQ. Erection of a single dwelling with associated access (GR:348064/132714).

- A number of letters had been received from the public and these were read out. Councillors raised a number of issues regarding the application and expressed regret that the applicant's representative was not present to answer questions raised. Following extensive discussion the Council unanimously **RESOLVED to RECOMMEND REFUSAL** on the grounds that: (a) the proposed dwelling does not meet the affordable needs described in the Appeal Documents (b) the size of the proposed dwelling dwarfs the small plot and is very significantly larger than presented in the "outline" application (c) the design lacked architectural merit (d) concerns existed regarding drainage from the very large roof area and the location of the plot over existing drainage channels and (e) the proposed development was sited adjacent to existing businesses.

(c) Other planning related issues – In response to a Councillor's request the Chairman agreed to follow up on the proposed development at Shepherds Close.

141.5 Accounts.

(a) The Clerk gave the following report on bank account reconciliation:

Treasurers A/C Statement at 6 th January 2016		4,076.78
Less - Unpresented cheques: #000947 RoW		240.00
Plus - Uncleared lodgments:		0
Treasurers A/C Adjusted Balance at 6 January 2016		3,836.78
Business Instant Access A/c Balance at 6 January 2016		29,702.17
Overall Bank Balance		33,538.95
Overall Ledger Book Balance		33,538.95

(b) The following cheques were tabled for approval

CD Village Hall – inv. 59/15 Hall hire	000948	80.00
SSDC Parish Ranger inv 6000026291 November	000949	150.96
J Osborne Xmas Tree	000950	120.00
Playdale Playgrounds – annual inspection	000951	234.00
SALC Chairman Training inv 1057	000952	50.00
Clerk salary & expenses CD130	000953	329.11
HMRC – Paye month 9	000954	72.20
Total value of cheques		1,036.27

It was **RESOLVED** to approve the payments and the cheques to be signed.

In accordance with Compton Dundon PC's Financial Regulations - art.6.7, the Council reviewed all existing variable direct debits and **RESOLVED** that the arrangements should remain in place.

(c) The Clerk presented a 3 year budget proposal and a recommendations for the Precept. Following discussion Councillors unanimously **RESOLVED** to approve the budget and to set the Precept at £16,000 for the accounting year 2016-17.

141.6 Reports

(a) Report from the County Councillor

Cllr Dean Ruddle reported that he had held a meeting with the SCC Highways Chair regarding Stock Elms and that, subject to finances a project may begin in the next fiscal year. He also advised that finance for flood related work would come from a Somerset River Authority precept charge and that this would not effect normal drainage work budgets.

(b) Reports from District Councillors

Cllr Stephen Page advised that ongoing discussions with Sedgemoor were proceeding positively and a decision would be forthcoming in the next months. However it is not clear whether this would be a big bang type partnership or one of organic growth. Whichever it was would provide offset savings against the significant financial cuts expected.

(c) Report of the Chairman

Cllr Greg Jones reported on the following matters:

- Cllr Tiffany Kearton has volunteered to work on the draft of a Parish Emergency Plan to be presented at a future meeting,
- BT have begun communicating with households on 27-exchange numbers advising that a fast broadband service is now available for them. He also advised that O₂ are committed to providing complete coverage for the area with a new mast to be erected at a location to be determined,
- The need for a bus/general shelter at the Cross will be raised in the next Newsletter to gauge interest/need.

(d) **Report from the Police** – PC Terri Lines was welcomed by the Chairman. PC Lines commented on the latest policing statistics and in answer to a specific question on Stock Elms incidents suggested that a Highways specialist would be the better person to attend a meeting on the subject.

(e) **Rights of Way report** – The Parish Volunteers erected the Christmas Tree at the Cross.

(f) **Report of the Village Hall Committee** – Report noted. The Clerk advised that he had signed an agreement for hire of the Hall for the coming year and completed the relevant key holder forms.

141.7 Highways Report

The "Online Report" was reviewed and one item added. The accident below Peak Lane was briefly discussed and the Clerk advised that a streetworks licence for the flood prevention work at Hayes Lane had now been received. The work is due to begin this month.

141.8 Correspondence and items requiring discussion/decision

- To discuss upgrades to the Parish and Village web sites – The Chairman advised that he had received a proposal for work to be done on the "Look & Feel" of the 2 web sites and to bring the Parish site into line with the requirements of the Transparency Act. A formal quotation would be presented at the next meeting for Council approval.
- To discuss membership of the Community Council for Somerset – the Council decided that CCS membership was not necessary at this stage.
- To discuss attendance at CCS Digital Training events – subject noted.
- To discuss Playground issues – The Clerk advised that the annual safety check on the playground had been completed in December and the report assesses a "very low" risk factor for the site with all equipment in good condition. Two minor items were noted for monitoring. However, issues raised by the Clerk with the Area Sales Representative had not been addressed and would be followed up in correspondence. The Chairman confirmed he had received a grant of £3,500 from the Children's Club towards the cost of a new junior timber swing. The cost of the new equipment was quoted at £3,760 and the Council unanimously **RESOLVED** to cover the difference. The Council expressed its thanks to the Children's Club.
- To review Brookside Academy Admission Arrangements for 2017/18

► *At this stage Cllr Greg Jones declared a personal interest in the agenda item*

It was explained that the major changes in the policy related to parental ability to defer a child's start date and in new criteria for admission of children of teaching staff. The Council **RESOLVED** to support the Admission Arrangements – Cllr Jones did not take part in the vote.

- f) To discuss the PC Risk Review – Cllr Geoff Walker volunteered to carry out the Risk Review and to present his findings at the next meeting.
- g) To discuss a grant request from the PCC for churchyard maintenance – Following a brief discussion the Council **RESOLVED** to grant £500 towards PCC needs.

141.9 Correspondence for information

The following correspondence was received in December and circulated to Councillors: Somerset Choices; Wildlife News; SWP December Briefing; SS Together Welfare Assembly; Area North Minutes; Listening, Learning, Changing SCC Consultation; Fields in Trust; Health & Wellbeing Newsletter; Somerset Community Foundation-December; Rural Services Network (Weekly emails, Rural Economy Spotlight, Rural Transport - December).

141.10 Councillors' requests for agenda items for the next Parish Council meeting

- PC Risk Review
- Parish Emergency Plan

141.11 Date of the next meeting of the Parish Council was confirmed as scheduled for 7pm, 3rd Feb 2016.

There being no further business the meeting ended at 20:15.

Signed as a true record
Cllr. Greg Jones (Chairman)

Date: 3rd February 2016