

COMPTON DUNDON PARISH COUNCIL

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MINUTES of the PARISH COUNCIL MEETING

held at Meadway Hall, Ham Lane, Compton Dundon on **Wednesday 3rd January 2018**

MEMBERS PRESENT: Cllrs Diane Churches, Cllrs Greg Jones, Stephen King, Christopher Swain, and Geoffrey Walker.

IN ATTENDANCE: Dean Ruddle (SCC&SSDC) and Helen Richardson (Clerk),
There was 1 member of the general public present.

Public Participation – a member of public asked the Parish Council whether they had reviewed the situation regarding the vacant property at Homefield Close. The Chairman explained that the Parish Council had followed the vacancy closely and had been in touch with Hastoe and South Somerset District Council and were satisfied that the correct procedure had been followed. The Homefinder system has been introduced since the S106 was put in place and so in effect superseded parts of the S106 agreement. The process had resulted in the house being offered to the applicant in the highest priority band, with local connections, who had been registered with Homefinder the longest. The Parish Council stressed that their advice to anyone wanting a home, was to register with Homefinder at their earliest opportunity to give themselves the best chance for future vacancies. It was also acknowledged that there was a severe lack of affordable homes.

The member of public asked if there was any restriction on the length of time residents were able to occupy homes in Home Field Close and it was confirmed that there was no restriction at this time, but other associations had introduced annual reviews and if situations changed, resulting in underoccupancy, occupants may be asked to move on, freeing up the homes for other families. This policy only applied to new tenants and was not introduced retrospectively. The Chairman agreed to put an article in the Parish Magazine.

165.1 Apologies for Absence-Tiffany Kearton and Hugh Thomas had sent their apologies which were accepted.

165.2 Declarations of Interest - None

165.3 It was **RESOLVED** to accept the minutes of the Parish Council Meeting held on 6th December 2017 and the Chairman signed them.

165.4 Planning

a) Notifications of district council planning determinations

- 17/03501/FUL: Mr & Mrs A Whitcombe, Decoy Farm, Peak Lane, Compton Dundon, TA11 6NZ. Partial demolition of farmyard and the erection of 4No dwellings, associated access, turning, parking, gardens, orchards and visibility splay improvements at Decoy Lane/Peak Lane Junction. **CONSIDERED BY AREA COMMITTEE ON 13TH DECEMBER and PERMITTED**
- 17/04330/LBC: Ms C Adams, Old Rectory Farm, Peak Lane, Compton Dundon.TA11 6PE. Ground Floor Toilet/Shower room. **APPLICATION PERMITTED WITH CONDITIONS.**
- 16/03429/PAMB: Mrs Anne Stacey. Barn at Land OS 5974 Worely Lane, Littleton. Prior approval for the change of use of agricultural storage building to dwellinghouse. **APPEAL APPLICATION WITHDRAWN**
- 17/04246/REM: Mr James Godden, Land Adjoining Woodland View, Ham Lane, Compton Dundon. The erection of a detached dwelling (Reserved Matters). **APPLICATION PERMITTED WITH CONDITIONS.**
- 17/04312/FUL: Mr & Mrs Neale. Crosslands, Castlebrook, Compton Dundon. TA11 6PP. Rear two storey extension and alterations. **APPLICATION PERMITTED WITH CONDITIONS.**

b) Responses to planning and legal consultations

- 17/04658/PDE: Mrs T Dombey. Castlebrook House, Castlebrook, Compton Dundon TA11 6PR. Proposed Rear Extension. (Comments not invited). It was agreed that there was no need to comment.

c). Other planning consultation issues

- Confirmation of Tree Preservation Order (Compton Dundon No1), adjoining Compton Street was received.

165.5 Accounts

(a) The Clerk gave the following report on bank account reconciliation- as access to the bank account was restricted the Clerk was unable to complete the full bank reconciliation, however this should be rectified by the next meeting.

Treasurers A/C Statement at 2 January 2018		5555.81
Less - Unpresented cheques: Royal Mail Group		318
Plus - Uncleared lodgments: (unaccounted)		7.50
Treasurers A/C Adjusted Balance at 2 January 2018		5245.31
Business Instant Access A/c Balance at 2 January 2018		39291.62
Overall Bank Balance		44536.93
Overall Ledger Book Balance		44536.93

Included in Treasurer's balance as stated above are the following debits:

- (a) Direct Debit: - 16/12 BT Line/Broadband - £45.36
- (b) Direct Debit: – 2/1 Auto-enrolment - £13.20

- (b) The following cheques were tabled for approval and signing and it was **RESOLVED** that all the payments be approved and the cheques signed.

Purpose for Expense	Chq No.	Amount	VAT	Recover
Clerk salary & expenses CD156	001107	410.55	0	N/A
HMRC PAYE month 9	001108	77.80	0	N/A
Wham Ltd – Domain renewal	001109	178.00	0	N/A
Total value of cheques		666.35		
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The above leaves a Treasurer's Account ledger balance of £4,578.96 and a Business Instant Access Account balance of £39,291.62 – Overall £43870.58 of which £15,800 is ring-fenced.

- c) The second draft of the Budget for 2018-2019 was presented and unanimously approved. The Parish Council resolved to set the precept at £23,492 for the 2018-19 financial year.

165.6 Reports

- a) The County Councillor reported that Simon Fox had replaced Dave Norris at the County Council and that the development at Shepherds Close had stalled as they were waiting for Power to be installed.
- b) The District Councillor sent his apologies
- c) The Chairman reported that the Parish Council were satisfied that the correct procedure had been followed at Home Field Close but this had been covered in Public Participation
- d) Report from the Police – Noted
- e) It was reported that the Rights of Way Committee would be taking down the Christmas Tree on Sunday 14th January. It was also reported that the Parish Council received notification the authorisation had been granted for the erection of a pedestrian gate in Hedgehogs Rest for the purpose of stock control, however it must not obstruct legal access, it must remain unlocked at all times, and should the surrounding land change such that the gate is no longer necessary for stock control purposes it must be removed.
- f) The Village Hall Committee had not yet met for this month.

165.7 Highways Issues

- a) The Parish Council had registered an interest in replacing the soon to be terminated Speed Indicator Device (SID) Programme and had been informed that to purchase a portable SID unit would cost up to £3,000 but would require a sufficient number of volunteers to install and remove it and each volunteer would be required to undertake training for accreditation to work on the highways, costing £300-£400 per person. The SID could only remain in each location for two weeks and would not be allowed back to that location within two months of its removal, therefore a minimum of four locations would be required. Data also needed to be collected and analysed. The Parish Council agreed it would not be feasible to operate their own device, however it was agreed to investigate the cost and other implications of purchasing a simpler speed awareness device that does not record data, which could utilise the three sites that had been used for the SID programme. Highways are still hoping to provide details of a revised scheme but details are not yet available and will depend on how many Parish/Town Councils wish to participate.
- b) The A39 at Walton will be closed from the 5th February for up to 12 days and an alternative route will be in operation.
- c) **The missing bus stop T1004273 Stock Elms Cottages.** The Parish Council were still not satisfied with the 'stop and hail system for the bus stop and a permanent bus stop sign had been requested by Dean Ruddle. The Parish Council would look into the cost of putting up a bus stop sign themselves
- d) It was reported that the drain by the temporary road surface at Marshalls Elm was blocked.

165.8 Correspondence and items requiring discussion/decision

- a) The revised proposals for the Village Hall Playing Fields would be considered next month.
- b) No correspondence had been received from Heartbeat or BT regarding the Bus Shelter project and so it was decided, given the lead-in times, to go ahead and send forms to Western Power applying for an Mpan number and continue to chase Heartbeat and BT for confirmation that ownership had been transferred.
- c) The updated version of the Emergency Plan was approved.
- d) The School Playing Field Project was reviewed and it was agreed that the Clerk should contact the County Council to express an interest in purchasing the land outside the wall of the school, including the playing fields and outside classrooms.

165.9 Correspondence for information

Somerset Waste Partnership November Briefing; OS PSMA News; New DMO Website; War Memorials News; Compton Dundon Broadband; 2019/20 Admission Arrangements consultation; Somerset Waste Partnership December Briefing; SSDC Appointment of Interim Monitoring Officer; Somerset community foundation; Somerset prepared winter newsletter; SSDC Electoral Register; Somerset Wildlife Trust; Rural Services Network (weekly e-mails, newsletters, notices);

165.10 Councillors' requests for agenda items for the next Parish Council meeting; None received

165.11 The date of the next Parish Council Meeting was confirmed as Wednesday 7th February 2018

There being no further business the meeting ended at 20:01pm.