

PRIDDY PARISH COUNCIL

Minutes of the Parish Council Meeting

held at the Hunters Lodge Inn at 7:30pm on Wednesday 19th July, 2017

Present: Cllrs Kate Greet (Chairman), Alan Butcher, Chris Dyke, Barry Wilkinson (Vice-Chairman)

In attendance: William Newton Newey (Clerk)
Five members of the Public

PPC17/125 **Apologies for absence**

Cllr Robin Maine

PPC17/126 **Declarations of Interest**

Members are required to act in accordance with the Priddy Parish Council Code of Conduct adopted 6th July, 2016 (clauses 10 – 14) where a matter arises at the meeting in which he/she has a disclosable pecuniary interest or other interest as detailed in the Code. Unless a dispensation has been granted the member shall not participate in the discussion or vote on the matter or shall withdraw from the meeting as required by the Code.

Nil

PPC17/127 **Public Forum**

Mr Russell Sage spoke about his application for an extension at Higher Eastwater Farm. He explained that the extension was required to care for his parents whose mobility was limited. The re-submitted plans had taken account of matters raised as part of the original submission and the appeal process. Ms Helen Philips of Salmon Planning explained that the revised plans had drawn on traditional cow byres which were often attached to houses. It would include Mendip rubble stone walls and clay pantiles. The extension had been reduced in height and floor area.

Mrs Aileen Butcher wanted to raise the recent attack on another dog by the hounds from Mendip Farmers' Hunt. Given the nature of the attack, she was concerned that there was a risk to children. Mrs Dorothy Gibbons said that she felt that the hounds were not as they had been in the past; she had felt frightened by them, even though she was used to handling livestock. Mr Sage said that given the narrow nature of many local lanes, there was no way to avoid the hounds if they were encountered.

PPC17/128 **Planning**

a) 2017/1724/HSE - Single storey side extension (resubmission) - Higher Eastwater Farm East Water Lane Priddy Cheddar Wells Somerset BA5 3AX

It was noted that the address on the application was erroneous as was often the case with planning applications received from Mendip District Council.

Cllr Butcher did not support the application as he felt it extended what had been a small house and he felt that there had been over development of the site. The site could be viewed from North Hill and there was a loss of visual amenity.

Cllr Dyke said that she had no problem with the application now that the changes, including building material, had been made.

Cllr Wilkinson said that there had been comments in the village and that he was concerned that the house stood in open countryside and was becoming a larger property. He also queried whether the principles of the Village Design Statement had been complied with in matching extensions with the existing building.

The Chairman noted the requirement to match the materials used in the extension to the existing building in respect of the tiles to be used on the extension.

Ms Philips replied that the design reflected other local buildings where the main house might have a slate roof and the, lower status, attached barn or byre might have a pantile roof.

The Chairman felt that Mendip District Council would be guided by the Village Design Statement, as the Parish Council had, but that that the document was not absolutely binding. There were other infringements on the Village. She felt that there would not be a great visual impact from the building of the extension, though she too felt it was a large extension on a small cottage.

It was accepted that refurbishment / rebuilding of the outbuildings at the site was permitted development.

At a vote (two in favour, one against and one abstaining) the Council resolved to support the application.

The Clerk was asked to include comments with the notification of support about the over development of the site, the size and visual impact of the extension.

WNN

PPC17/129

Parish Council Matters

a) Miners Arms Crossroads

The Chairman and Cllr Dyke had attended a meeting about the crossroads and the need for safety measures following the recent fatality at the junction. Several suggestions had been made at the meeting including rumble strips on the approach to the junction, staggering the crossroads and average speed cameras in the area. The meeting had been covered by the local independent television news and the meeting organisers were to meet with the County Council and the Police.

Cllr Butcher suggested that a letter should be written to the County Councillor and Highways Authority as there had already been multiple fatalities at this junction in 2017. This should include the suggestions as to safety features which had been made recently and in the past.

It was resolved that the Clerk should write to Somerset County Council as the Highways Authority and the divisional County Councillor.

WNN

b) Mendip Farmers' Hunt

The Clerk reported that he had received a response from Natural England. This included correspondence from 2013 and 2014 when planning permission for the Hunt Kennels had been granted. Natural England had been concerned about any adverse effect on the bat population from light and interference with roosts. The Clerk undertook to circulate the information to Councillors.

WNN

The Clerk also reported that an acknowledgement had been received from Mendip District Council Enforcement Team, which had said that it would take some time to prepare a full response.

Cllr Butcher felt that the matter had become an issue of public safety. Future incidents might include a child or infirm person with injuries or a fatality being the result.

It was noted that the Police had appeared to have been slow in responding to the recent attack on another dog by the hounds, dismissing it at first as simply a 'dog on dog' incident.

Cllr Butcher noted that the Parish Council had supported the planning application for the Hunt Kennels on the basis that conditions and safeguards were included in the grant of permission. He felt that the Parish Council should write to the Police stating that the recent attack was only the latest in a series of untoward events with the Mendip Farmers' Hunt hounds and stressing the fact that the Council felt that it had become a matter of public safety.

It was resolved that the Clerk should write to the Police.

Cllr Butcher also suggested that a letter should be sent to the Hunt recording the fact that the Council and community were appalled by the way that the hounds were threatening and attacking. This letter should inform the Hunt that the exercising of the hounds was now a concern in terms of public safety.

It was resolved that the Clerk should write to Mendip Farmer's Hunt.

The Chairman suggested that a letter should be written to the owner of the Hunt Kennels site, informing him of the concern over the behaviour of the hounds.

It was resolved that the Clerk should write to Mr Rob Uphill.

The issue of noise from the Hunt Kennels was raised and it was noted that contact had been made with the Environmental Health team at Mendip District Council. The Environmental Health Officer had asked that Nuisance Diaries be kept and returned to him; these were vital evidence if he were to approach the Hunt. It was confirmed that the Nuisance Diary and contact details for Environmental Health were on the parish website.

c) Sale of 2 Pincross

Cllr Butcher wanted to establish if the shed on the area adjacent to the property, for which agreement had been reached between the current owner and the Parish Council, was included in the sale. Mr Chris Winter, the owner, said that if the property were sold the shed, mainly used for storing Priddy Friendly Society items, would be removed.

PPC17/130

Date and Time of Next Meeting

The next scheduled meeting: Wednesday 2nd August at 7:30pm

The meeting closed at 8:10pm

Signed
(Chairman)

2nd August, 2017

William Newton Newey
26th July, 2017
parish.clerk@priddyparish.org

Final Draft

Initialed