

PRIDDY PARISH COUNCIL

Minutes of a Meeting of the Parish Council held at the Village Hall at 7:30pm
on Wednesday 6th November, 2019

Present: Cllrs Alan Butcher (Chairman), Alan Adams, Lucy-Rose Andrews, Chris Dyke, Juanita Glass (from PPC19/155, Mark Leach (Vice Chairman) and Rachel Thompson MBE

In attendance: William Newton Newey (Clerk)
Cllr Mike Pullin (Somerset County Council) [from PPC19/149b to PPC19/139a]
Five members of the public

PPC19/150 **Apologies for absence**
Nil

PPC19/151 **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

PPC19/152 **Public Forum**
No matters were raised in the Public Forum.

PPC19/154 **Police Matters**
PCSO N Housley had left a message for the Clerk explaining that details in report were limited by data protection requirements. The Clerk had asked for the location of the accidents on Plummers Lane but not further detail had been forthcoming. The driver of the suspicious vehicle on the farm track had said that they were trying to buy hay but again no further confirmation as to location had been received.

WNN

PPC19/155 **Parish Paths Liaison Officer**
There was no report from the Parish Paths Liaison Officer.

PPC19/156 **Acceptance of the Minutes of Previous Meetings**
The minutes of the meeting held on 2nd October 2019 were signed as a true and correct record of proceedings.

PPC19/57 **Planning**

- a) **2019/2335/FUL** Conversion of existing grain barn into 5no. new dwellings.
Home Farm Nordrach Lane Priddy Cheddar BS40 6LG
It was noted that applications for the same location had been considered at the previous to Council meetings. Cllr Butcher noted that this application was for a larger development and queried the density of development on site. Cllr Glass noted that the application related to the conversion of new buildings. Cllr Thompson was concerned that the development was remote from the nearest settlement location and that five four bed homes were not affordable. She also noted that the development was in the AONB and believed it was contrary to the Mendip Local Plan. It was also on Sustrans Route 3 but she felt that vehicle use would increase. Cllr Dyke was concerned that all the proposed dwelling were the same size. Cllr Leach queried whether the site was being over developed, there was nothing to support the housing need.
At a vote is was resolved to support the application
- b) **2019/1971/FUL** Erection of stable building with associated works including change of use of land from agricultural to equine (amended plans and supporting information received 21.10.19) - Harptree Lodge Roemead Road Priddy Cheddar BA5 3DB
It was noted that there had been changes to the previous application in terms of cladding and orientation. Cllr Thompson was concerned about the orientation in terms of horse welfare.
At a vote it was resolved to support the application.
The Clerk was asked to include a comment about horse welfare in the response to Mendip District Council.
- c) **Planning Cases Decided**
The outcome of the following cases was noted:
2019/1673/HSE Proposed single storey side extension Greenacres Old Bristol Road Chewton Mendip Cheddar BS40 6DD Approved with conditions

2019/2157/FUL Extension to agricultural building, silage pit and slurry store. Dale Farm Dale Lane Priddy Cheddar BA5 3BQ Approved with conditions

2019/2198/HSE Rear extension Glen View Wells Road Priddy Cheddar BA5 3AU Approved with conditions

2019/1761/FUL Proposed new detached equipment storage shed, extension and modification of gas storage compound and relocation of displaced storage shed. Caravan Park Mendip Heights Townsend Priddy Cheddar BA5 3BP Approved with conditions

d) **AONB Responses to Planning Applications**

The Clerk reported that Mr Jim Hardcastle, the Mendip Hill Centre Manager, had replied to his letter to Cllr Nigel Taylor, in his capacity as Chairman on the Mendip Hills ONB Board. Mr Hardcastle had confirmed that the AONB responses to planning applications would not include any references to socio-economic factors as this lay outside of the care for the countryside which was the AONB's. Mr Hardcastle also explained that responses to applications were sometimes late as there was only one member of staff employed on a part time basis to deal with a considerable number of planning applications.

PPC19/158 **Clerk's Report**

b) **Heavy Goods Vehicle Signage: Wells Way / Wallace Lane junctions with Western Lane**

The Clerk reported that Traffic Management at Bath and North East Somerset Council had stated that they had lost the original correspondence but had asked for details as to location before taking the matter further.

WNN

b) **Heavy Good Vehicle Signage: Nine Barrows Lane**

The Clerk undertook to pursue the matter with Somerset Highways.

WNN

c) **Welcome Pack**

Cllr listed the organisation and groups she had contacted. She had only received a response from the Cricket Club. Cllr Andrews would seek to make contact again.

d) **Mendip Farmers Hunt: Opening Meet (2nd November)**

The Clerk confirmed that permission for use of the Village Green as a gathering place on condition that Byelaws and Policy for use by Local. Not for Profit Organisations were observed. A copy of the Hunt's insurance had also been supplied to the Clerk.

A series of emails had been received from a single correspondent, who appeared to have collated a number of complaints. These emails had been shredded with Councillors.

Councillors who had been present reported that the event had appeared quiet. They had spoken with people who held opposing views about the Hunt. They had also heard some taunting. The issue of motor vehicles on the Green was no more pronounced than for many events on the Green. In respect of one of the email complaints, the Chairman of the Hunt had told them that any fouling by the Hunt hounds would be cleared up by the Hunt. It was also noted that the horses had remained on the hardstanding given the softness of the Green due to rain.

It was confirmed that the Council will be considering an application by Mendip Farmers' Hunt to begin the Boxing Day meet on the Village Green at its December meeting.

PPC19/159 **Parish Council Matters**

a) **Public Meeting 13th November**

Due to the restrictions relating to discussion, debate and publicity during the General Election campaign, it was resolved to postpone the Public Meeting to February 2020;

b) **Grit Bin: Rookham**

It was resolved, unanimously, to purchase an additional roadside grit bin for Rookham.

The Clerk identified a sale cost of £158.06 plus VAT

Cllr Pullin joined the meeting.

PPC19/153 **Council Reports**

a) **Somerset County Council**

Cllr Pullin encouraged the Council to apply for funding from the County Council for the Defibrillator for the Village Hall. It was confirmed that a grant was to be received from Priddy Parish Folk Festival but that a balance of cost would remain. It was suggested that the Clerk make an application through Cllr Pullin.

Cllr Pullin wished to remind the Council that it would soon be time to set the 2020/ 2021

precept and advocated making sure that the precept was increased to cover increased costs and any proposed activities.

The subject of Dursdon Drove and the surface of the BOAT was raised. It had been previously noted that Somerset Highways, as the highways authority, had a responsibility for the condition of the surface. Cllr Glass said that the situation was not so pronounced during drier summer months but that in winter it became very muddy which attracted the drivers of 4 x 4 vehicles who then made deep ruts making the Drove difficult to use by others including pedestrians. Cllr Pullin said that he had visited the Drove.

Cllr Pullin told the meeting that funds were being applied for to address the re-design of the Miners Arms cross roads.

Cllr Pullin left the meeting

PPC19/159

Parish Council Matters

c) **Snow Warden Scheme**

Details of the Somerset County Council Scheme had been circulated to councillors.

It was resolved not to adopt the scheme in Priddy.

d) **Large Scale Ordnance Survey Map**

Consideration of this matter was deferred to the next meeting of the Council.

e) **Bristol Airport Expansion**

Discussion of the Expansion was also deferred due to the General Election.

f) **World War Commemorative Tree Planting**

Cllr Glass reported that the Parochial Church Council had discussed the use of the Glebe Land adjacent to the Church of the commemorative planting. No conclusion had been reached as the ownership of the land had not been established but the PCC would consider the matter again at its January meeting. It was agreed that a definitive plan needed to be agreed by the March meeting of the Parish Council. As well as the cost of trees, it was proposed that there would be a bench and a plaque.

Cllr Thompson enquired if the History Group had been invited to be involved or expressed any interest.

It was noted that the national arrangements for VE Day Commemorations were:

2:55 Trumpeter – Last Post / Reveille

3:00pm Piper – specially composed piece

7:00pm Church Bell to be rung

Cllr Dyke said that she would speak to the Mendip Orchestra about a trumpeter.

Cllr Killen joined the meeting

g) **New Inn: update on discussions held with the owner**

Cllr Thompson had contacted the owner who had asked that some thoughts be shared with parish councillors. The sale of the New Inn was in progress with some enquiries already received. Cllr Thompson believed that the owner would be resistant to offers from developers. Cllr Thompson believed that the local community was asking what the Council was doing as work on the New Inn refurbishment had stopped and that the property was for sale.

The Chairman wished to record that the Council had wanted to work with the owner over the issue of parking. Cllr Thompson felt that the issue of parking on the Village Green might have been overstated. The Chairman replied that permission could not be given for the use of the Village Green as a Car Park, despite the short term use of areas by the drivers of vehicles in the past.

It was also noted that the planning applications which had been refused by Mendip District Council and at appeal did not only relate to car parking.

Cllr Leach felt that it might be more appropriate for an approach to be made to the planners in respect of the future of the New Inn site.

After further discussion, during which Cllr Killen said that he felt the owner still had an interest in the future of the building, it was resolved to send the following message to the owner:

The Parish Council is aware that there is considerable local support for the continuation of the New Inn as a public house. The Council is minded to engage positively with the planning issues relating to the provision of secure parking for the bed & breakfast element of the New Inn business. Councillors would welcome a meeting to explore how matters can be taken forward at a time and place of the earliest mutual convenience.

h) **New Inn: statement on the actions of the Council and members**

It had been reported that a rumour was circulating in the Parish that the Chairman and

Vice Chairman had taken legal advice to thwart the planning appeal in respect of the New Inn. This was not the case, advice was sought in respect of correct Council procedure, and all business had been conducted openly by the Council.

i) **Christmas Tree and Hurdle Lights**

Permission was granted for carols to be sung, a collection to be taken and mulled wine and hot chocolate to be sold when the lights were turned on. Appropriate licences would be obtained

JG

j) **Personnel Committee**

As the Chairman and Vice Chairman would not be attending training on 4th December, it was agreed that the December Council meeting would be held on Wednesday 4th December. This would mean that the Personnel Committee meeting could take place at on 11th December. The Committee was confirmed as Chairman, Vice Chairman and Cllr Adams. The meeting would take place at 7:00pm

k) **Training**

The Chairman noted that attendance at training was listed amongst the management actions in the Council's Risk Assessment.

PPC19/153

Council Reports

b) **Mendip District Council**

Cllr Killen reported that the Local Plan Part II, which allocated areas for employment and residential development as well as Green, had been subject to scrutiny. The Inspector had asked that all the Green Spaces be removed and Mendip District Council would deal with these differently at a later date.

Climate Change was being addressed by all Somerset authorities and comprehensive strategy framework was being develop[ed]. There would be recognition of issues particular to Somerset such as faming and livestock.

A new Market Strategy was being developed for Mendip. This saw the areas markets as destinations as much as retail outlets and would include seating and food outlets.

Mendip District Council continued with its commercial property investment strategy.

Cllr Killen said that concern had been expressed over the Bristol Clean Air Zone and who this would affect access to major routes from Mendip.

In response to an b=observation about Fly Tipping by Cllr Killen, Cllr Leach said that there had been a prompt response to his report of fly tipping.

PPC19/147

Financial

a) **Bank Reconciliation**

The reconciliation had been circulated to councillors and was signed by Cllr Andrews.

The following payments were authorised:

b) **Spare Pads for Phone Box Defibrillator [Defib Shop / Imperative Training Ltd] £138.00**

c) **Rubber Covering for Bus Shelter Noticeboards [Notice-It Ltd] £152.00**

d) **Strimming of Village Green and Other Areas [Major Maintenance] £230.00**

PPC19/148

Matters of Report

a) **Bristol Motor Cycle and Light Car Club**

The trial event on Ubley Drove on 24th November was noted.

b) **Taunton & Somerset Hospitals NHS Foundation Trust and Somerset Partnership NHS Foundation Trust Merger**

The appers circulated to councillors were noted.

c) **National Community Energy Campaign**

An email requesting support for a bill about the sale of green electricity locally had been circulated to councillors. It was agreed that this would be discussed at the December meeting of the Council.

d) **Grant from Priddy Folk Festival**

The Clerk informed that meeting that the application for a £1,000 towards the cost of a new defibrillator for the Village Hall had been successful.

e) **Litter Bin: Top Green**

It was noted that the litter bin by the finger post on the top Green needed removing as it had collapsed.

f) **Identity Theft Scam**

Cllr Thompson reported a scam that related to the opening of new bank accounts and

theft of documents from external letterboxes.

g) **Priddy Parish Council Website**

Cllr Dyke had been contacted by a parishioner about out of date telephone numbers on the website. Cllr Dyke agreed to pass details to the Clerk.

h) **Travellers in Deer Leap Car Park**

It was noted that the Car Park was now clear and available to other users.

i) **Building Plot on Wells road**

Cllr Leach asked if the conditions of the planning permission this site could be confirmed, including the date by which works must have been commenced.

j) **Top Green Grass Reinforcement**

It was agreed that the reinforcement trial had been successful. The Chairman would obtain a cost for extending the reinforcement along the whole length of the roadway.

k) **Nordrach Noticeboard**

The Clerk confirmed that there had been no response to the notice saying that the noticeboard would be taken out of use unless comments were received. As it had been several months since the notice had been posted, it was felt appropriate to plan the re-siting of the noticeboard to the Fountain on the Village Green, the current noticeboard there being in a poor state of repair. The Clerk agreed to obtain costs for the re-siting.

PPC19/115 **Date of Next Meeting:** Wednesday 4th December, 2019

The meeting closed at 9:18pm

Signed(Chairman)

6th November, 2019