

PRIDDY PARISH COUNCIL

Minutes of a Meeting of the Parish Council held at the Village Hall at 7:30pm
on Wednesday 4th December 2019

Present: Cllrs Alan Butcher (Chairman), Alan Adams, Chris Dyke, Juanita Glass
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

PPC19/171 **Apologies for absence**
Cllr Andrews

PPC19/172 **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.

Cllr Thompson declared a personal interest in item PPC19/178b

Cllr Leach declared a personal interest in PPC19/179e and an interest as a Trustee of the Folk Festival in PPC19/181b

PPC19/173 **Public Forum**

A statement was made about delays in respect of the building of the dwelling in Wells Road (PPC19/179e).

PPC19/174 **Council Reports**

a) **Somerset County Council**

There was no report and Cllr Pullin had sent apologies as he was attending another meeting.

b) **Mendip District Council**

There was no report and Cllr Killen had sent apologies as he was attending another meeting.

PPC19/175 **Police Matters**

There was no report and no matters were raised

PPC19/176 **Parish Paths Liaison Officer**

There was no report from the Parish Paths Liaison Officer.

PPC19/177 **Acceptance of the Minutes of Previous Meetings**

The minutes of the meeting held on 6th November 2019 and Extra-Ordinary Meeting held on 20th November 2019 were signed as a true and correct record of proceedings.

PPC19/178 **Planning**

a) **2019/2442/VRC** Application to vary condition 2 (approved plans) of planning approval 2014/0107/FUL (rebuild and extend agricultural building) to substitution of approved plans (revised floor plan and elevations). Land At 351438 148892 Deerleap Priddy Cheddar Somerset

It was noted that there had been substantial changes to the building The Chairman reminded the meeting that comment could only be made on the application submitted and not on any potential or future development of the site. Cllr Thompson was concerned that the building occupied a very prominent position in an otherwise open view with no other buildings. She felt that the use of red roof tiles exacerbated the problem of the building being prominent. It was noted that the Westbury-sub-Mendip Council had objected to the application and amongst other matters had queried the addition of a toilet and how the effluent would be dealt with in the location. It was also noted that the Council for the Protection of Rural England (CPRE) had also objected to the proposal and amongst other issues had raised the effect of fenestration improvements on wildlife such as owls and bats.

Cllr Leach asked if the consultation period had expired for the application. The Chairman opined that while the consultation period had expired, it was possible to submit a comment up to the time that the application was determined.

It was resolved that an objection to the application should be lodged with Mendip District Council, supporting the responses by Westbury-sub-Mendip Parish Council and CPRE

- b) **2019/0136/AGB** Application for prior notification of agricultural development for a proposed building (*erection of barn and associated access track under Permitted Development Rights for Agriculture at Townsend Lane Priddy Wells*) and concerns raised by a number of residents.

It was noted that this application had been determined by the planning officers as a permitted agricultural development. According to the officers' report, the barn was associated with the entire farm of 167 hectares and not subject to regulations related to smaller areas. There was concern at the development being in the AONB and with no consultation of neighbours.

It was resolved to ask the Clerk to write to Mendip District Council Planning Department to query the process in relation to the case, its submission, notification and the decision.

- c) **Planning Cases Decided**

The outcome of the following cases was noted:

2019/1861/FUL Construction of above ground slurry store (steel), reception pit and separator (additional heritage & archaeology report submitted 01.10.2019)

Vale Hollow Farm West Harptree Road Priddy Cheddar Bristol Somerset BS40 6EN
Approval with conditions

2019/1860/FUL Erection of agricultural buildings, over existing areas of hardstanding (additional heritage & archaeology report submitted 01.10.2019)

Vale Hollow Farm West Harptree Road Priddy Cheddar Bristol Somerset BS40 6EN
Approval with conditions

PPC19/179

Clerk's Report

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

The Clerk apologised that he had not been able to visit the area to identify locations for signage.

WNN

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

A reply was still awaited from Somerset Highways.

WNN

- c) **Welcome Pack**

Cllr Andrews had received responses from the Bell Ringers and the Cricket Club.

It was resolved that an initial version of the Welcome Pack should be prepared using the recently received information and that shown on the Parish website.

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

The Clerk had circulated an email from the Chairman of the Hunt to councillors as part of the agenda papers. Assurances had been received from the

It had been confirmed that the Hunt would like to provide food and drink to visitors and in turn ask for a donation. As refreshments were not to be in sold, it was held that a licence was not required. Individuals who had acted as stewards/marshals had agreed to undertake the duties again on 26th December

The Hunt had asked if an area could be identified for protestors and that if this could be cordoned off. This was unacceptable to the Council as it would interfere with the general principles of free access and quiet enjoyment of the Village Green. Equally advice had been received from Avon and Somerset Police that intimidating behaviour, including the wearing of masks, was not acceptable and should be reported.

A copy of the Hunt's insurance policy had already been supplied in advance of the Opening Meet in 2019.

It was resolved to permit the use of the Village Green for the Mendip Farmers' Hunt Boxing Day meet.

The Clerk was asked to note that the permission was based on the act that refreshments were supplied for free, that sufficient marshals were in place and that the highway would be kept clear. The Clerk was also asked to confirm that a collection of dog faeces be made after the Hunt had left the Village Green.

- e) **Building Plot: Wells Road Priddy**

Councillors had received concerns about the number of temporary buildings that there were on the site. It was confirmed that these were in accordance with the planning permission for the site and that some were for the purposes of the build on site only. It was noted that works on the new building had started in July 2018 (within the permission period). It was likely that there would progress towards completing the build in 2020 and that this might include a VRC planning application.

PPC19/180 **Finance Committee**

- a) **The minutes of the meeting held on Wednesday 20th November 2019 were noted**
It was resolved that:
- b) Nordrach / Fountain Noticeboard
a budget of £500 be set for modifying the Nordrach noticeboard and re-siting it at the Fountain on the Village Green
- c) 2020 / 2021 Budget
The budget recommended by the Finance Committee be adopted and that this include an allowance for Green and Verge Maintenance of £3,2000
- d) Precept 2020
The precept for Priddy Parish Council be set at £11,000.
This latter item was resolved at a unanimous vote.

PPC19/181 **Parish Council Matters**

- a) **World War Commemorative Tree Planting**
Cllr Glass reported that the ownership of the land proposed for the planting and siting of a bench / plaque had yet to be confirmed. The Parochial Church Council would next meet in February and it was anticipated that the matter would be resolved at that meeting. Cllr Glass also speculated that a faculty might be required to make an entrance to the area from the churchyard.
Cllr Leach noted that a war grave had been identified in the churchyard.
Cllr Glass suggested four elms as the trees to be planted.
- b) **Priddy Folk Festival 2020**
The Clerk had received a request for the use of the Village Green for the Folk Festival between 10th and 12th July 2020.
It was resolved grant permission for the use of the Village Green by Priddy Folk Festival in 2020
- c) **Public Meeting**
The Chairman noted that it was possible to hold the Annual Parish Meeting any time between 1st March and 1st June. He proposed that the deferred meeting to consider affordable housing, green initiative and the climate emergency be combined with the 2020 Annual Parish Meeting.
It was resolved that an augmented Annual Parish Meeting would be held in March 2020.
- d) **Large Scale Ordnance Survey Map**
Discussion of this matter was deferred.
- e) **Western Power Distribution Way Leave**
The way leave related to an underground cable in front of the New Inn and New House to supply electricity to the new building at New House.
It was resolved that the way leave be signed by the Chairman.
- f) **Training**
It was noted that there was no training in the immediate future.

WNN

JG

PPC19/182 **Financial**

- a) **Bank Reconciliation**
The reconciliation had been circulated to councillors and was signed by Cllr Glass.
The following payments were authorised:
- b) **Registration Fee: Information Commissioner's Office £40.00**
- c) **SALC Training Invoice [Being a Successful Chairman] £30.00**
- d) **Clerk's Remuneration [HMRC £118.80] [WD Newton Newey] £594.00**

PPC19/183 **Matters of Report**

- a) **Bristol Airport Airway Expansion**
This update was noted.
- b) **Eastwater Lane**
Cllr Glass reported that there had been reckless use of Eastwater Lane (access from Nine Barrows Lane including disturbance at night. It was noted that Easter Water lane was a restricted by way. The Clerk was asked to write to the Police about this matter.
- c) **Litter Bins**
The litter bin on the Upper Green (next to the Church, School, and Hall finger post) had

collapsed and needed removing. It was also noted that the other bin on the Upper Green had also lost its top. It was agreed to include the purchase of new bins on the agenda for the next Council meeting.

d) **Dursdon Drove**

Cllr Thompson suggested that an application to Somerset County Council for a temporary road closure (TRO) might be made in respect of Dursdon Drove. This might break the cycle of abuse by 4 x 4 vehicles.

e) **New Inn**

At Cllr Thompson's suggestion, it was agreed that the New Inn should appear as a standing item on Parish Council agendas.

f) **Cycle Races**

The Mendip Hill AONB Partnership had become concerned by the number of races taking place. It was to arrange a meeting of interested parties but asked if Parish Councils could inform the AONB if they became aware of a proposed event.

g) **Mendip Society**

It was reported that the Society was looking for projects to support and was keen on parish ponds. It was suggested that Priddy Pool might be nominated.

h) **Pincross**

Cllr Dyke said that a large white van had been parking on Pincross and was blocking access. The Chairman said that he would contact the residents of Pincross. The possibility of removing the concrete posts at the end of Pincross was also discussed.

i) **Council Meetings**

The Chairman had been approached by the person responsible for Village Hall Bookings to ascertain if the Council could meet on another day of the week to facilitate a block booking of the Hall by another organisation. The day of meetings would be included on the agenda of the next Council meeting.

PPC19/184 **Date of Next Meeting:** Wednesday 8th December, 2019

The meeting closed at 8:37pm

Signed(Chairman)

8th January, 2019