SOUTH STOKE PARISH COUNCIL

Minutes of the Parish Council Meeting held on 14th January 2019 at 7:00 p.m.

in the Parish Hall

Present: Mr. G. Davis (Clerk) Mr. R. Hayward

Mr. P. Dawson Mrs. J. John

Mrs. S. Dustin Mr. C. Winpenny (Chair)

Also Present: Ward Cllr. Matt McCabe, (for part of the meeting) Ward Cllr. Neil Butters (for part of the meeting)

- 1. 221 Apologies for Absence None,
- 2. 222 Declarations of Interest and Dispensations None
- 3. 223 Confidential Matters None
- **4. 224 Minutes of Parish Council Meeting** held on 19th November 2018 Approved and signed by the Chairman.
- 5. Financial Matters
 - **225 RFO Report** Received and noted.
 - 226 Bank Balances as at 1st January 2019

Current Account HSBC 7,000.25 Deposit Account Bath Building Society 9,015.89
Of which is Community Infrastructure Balance - unspent 2,669.48

Receipts since meeting on 19th November 2018.

8 Hignett Brothers Clearing SouthStoke Lane 52.62

Payments approved as standing payments or at meeting on 19th November 2019 which have

228 now been made.

DDICO	Information Commissioner	Data protection registration	35.00
DD266-NOV	E.ON	Electricity Bill Dated 2/11/2018	39.35
17:45:42	Hignett Brothers	Allotment Rents 2018-19	45.00
17:50:38	Grant Davis	Parish Sweeper - 28/10/18-24/11/18	280.60
17:48:28	Community HeartBeat Trust	Emergency Phone Rental	72.00
17:53:11	Mr. G. Davis	Parish Clerk - November 2018	282.95
17:54:51	HMRC	Month 8 PAYE	140.80
20:49:17	Mr G Davis	Exps Print Cartridge	55.31
20:52:24	Grant Davis	Parish Sweeper - 25/11/18-29/12/18	350.65
DD266-DEC	E.ON	Electricity Bill Dated 1/12/2018	38.08
20:53:58	Mr. G. Davis	Parish Clerk - December 2018	282.95
20:55:51	HMRC	Month 9 PAYE	158.40

Payments for approval which have been made since 1st January or are yet to be made.

Ian Harrison Contribution towards electricity for Christmas Lights 25.00

National Joint Council for Local Government Services (NJC) agreed the new pay scales for 2019-20.

- 230 For the Parish Sweeper it applies a new pay scale point of 3 (from 10) and an hourly rate of £9.39 (from £8.765). This was approved by the Parish Council with effect from 1st April 2019.
- 231 The Chairman proposed that the Clerks new scale point is changed to 12 (from 19) and the hourly rate to £11.22 (from £10.107), also from 1st April 2019. A larger increase than contained in the NJC document as recognition of the work the clerk does. This was seconded by Cllr. Sue Dustin and carried unanimously.
- **Grant requests for Funding for Lifeskills Charity, and Midsomer Norton & Radstock Dial-a-Ride** Neither charity could be identified as having benefit to any resident of the Parish and so neither could be considered for a grant. It was reported that residents use the Fare-Car service rather than Dial-a-Ride.
- 233 Budget for 2019/20 and Parish Precept

The Parish Council amended the budget to reflect the increase to the clerks pay approved above. It was also amended to reflect a higher insurance premium as further assets may be identified at renewal, and it was amended to show full expenditure of agency receipts on Footpath Clearance and Churchyard Maintenance. The clerk reported that expected reserves at the year-end were £13,000 rather than £14,000 taking account of VAT payments. The Parish Council therefore proposed to increase the Precept by £1,500 to £11,358 so that the budget gave a small surplus, rather than a deficit, and makes the necessary progress towards balancing the reducing income for the Parish Sweeper. The revised budget was accepted as amended. The increased precept of £11,358 was proposed by the Chairman, seconded by Cllr. Sue Dustin, and carried unanimously. The Precept of £11,358 represents a 13.3% increase in the average household contribution from £42.36 to £48.01, an increase of £5.65.

6. Parish Council Matters

Parish Councillor Vacancy – The resignation of Mr. A. Done has now also been received. The vacancy has been advertised over the last few weeks and as such can now be filled by co-option without any further notice as we are close to the elections in May 2019.

- **GDPR Compliance and Data Privacy Policy** The Data Privacy Policy is not yet complete as the clerk has not had sufficient time to do this. It will need to be done for the next meeting for adoption and so that councillors will have plenty of time to review it beforehand.
- **236** Allotments Nothing further to report
- **237 Promoting interest in and awareness of, the Parish Council** The feature for the next Parish Notes was presented to the meeting. The chair, Cllr. Jenny John and Cllr. Patrick Dawson will finalise the draft.

7. General Parish Matters

- **238 Parking in the Village** There was no further progress to report and the Parish Council is unable to arrive at any new further proposals to take forward.
- 239 Southstoke Lane and Village Road Safety Quiet Lane Scheme Proposal The Parish Council discussed the rather negative and disinterested response from the B&NES Officer. However, in the light of the recent accident in which a resident sustained significant injuries, it was agreed that the Parish Council should write to B&NES and state the need for some measures and exert pressure for B&NES Council to act. When writing the clerk was asked to insist upon a site meeting with a B&NES Officer to discuss and agree some appropriate measure.
- **240** Midford Road/Village & Castle Bend road safety issues The scheme as proposed by B&NES Highways is not fully implemented as detailed in the plans. The change to the speed limits, and significant parts of the road painting have yet to be done. The clerk was asked to write and request a progress report.
- **241** Combe Path Lawn BA22/7-8 Diversion and Crossing Since B&NES Highways will not implement any of the road safety measures until the next financial year 2109/20, this matter is deferred until the next meeting so that any comments and requests to Highways will be more current.
- **242 Broadband provision in Southstoke and Midford -** TrueSpeed have been active in the area carrying out works in Combe Hay and surveying South Stoke. It is understood that they are close to recruiting sufficient customers to reach their 30%, but it is not known what area they are applying this 30% to.
- **243 Midford Telephone Box** Proposals for the Midford Railway station are awaited before taking any decisions on the future works for the Telephone Box. Ward Cllr. Neil Butters agreed a meeting with the Parish Council on 1st February at 12:30 in the Hope and Anchor for the Midford Station project.
- **244 Village Hall** It was reported that the Village Hall Committee is wishing to clear the ivy and mend the roof and gutters on the two outside toilets, together with re-flooring and redecorating the inside toilet. The Parish Council is asked to earmark its Village Hall funding in 2019/20 for these works.
- **245 Police liaison** The PCSO Meeting took place on Monday 14th January and was well attended, effective and useful. It was noted that the best place to report matters is on the Avon & Somerset Police website. The next meeting is scheduled for 11th March 2019 at 11:00 a.m. in the Packhorse.

8. Footpaths and Open Spaces

- **246** Footpaths Nothing further to report.
- **247 Millennium Viewpoint Damage from Vandalism –** The chair and Mr. Robert Hellard are procuring quotations for the most appropriate works. Once received the clerk can progress the insurance claim.
- **248** Village Green Nothing further to report.
- **249 Churchyard** A new agreement has been received. The clerk was asked to write back and say that subject to the amendments we have made to Parish Council is willing to sign this agreement.

9. Planning Matters

250 Planning Update - Sulis Down Planning Application Ref 17-02588-EFUL and Master Plan – APPLICATION APPROVED at Development Management Committee on 6th June 2018 by 6 votes to 4. The application is now in the process of a Section 106 Agreement which must be concluded before it is formally permitted. B&NES Officers are currently drawing up the Section 106 agreement with the developers and the Parish Council has requested involvement in this process. The clerk has written to make this request again, and has now also written to the Chair of the Development Management Committee to ask the DMC to instruct the officers to involve/consult the Parish Council in the Section 106 process. It is thought that the slowing housing market may be influencing the developers to proceed more slowly on this matter.

251 Applications Received

- **18/05540/FUL 5 Tucking Mill Cottages, Tucking Mill Lane, Monkton Combe, Bath BA2 7DB** Replacement of existing single-storey side extension with new two-storey side extension. Refurbishment of and extension to existing 'out-building'. Replacement of existing windows and external doors throughout. The Parish Council agreed they wished to make no comment on this application.
- **18/04941/FUL 6 Alder Way, Odd Down, Bath BA2 2DU -** Conversion of 1no dwellings to 2no dwellings. Parish Council agreed they wished to make no comment on this application,
- **19/00058/FUL Lower Barn, Packhorse Lane. South Stoke, Bath BA2 7DJ -** External alterations to include relocation of external porch, creation of stone infill to create enclosed rear entrance, and change of garden storage room to study. Creation of new windows. The Parish Council has No Objection to this proposal as there is no increase in volume. We are also pleased to see the use of appropriate materials.

- 254 Decisions Pending NONE
- 255 Planning Decisions by B&NES

18/04157/FUL - The Priory, Old School Hill, South Stoke, Bath BA2 7DW- Change of use from pub garden to private garden including the addition of a fence and wall and erection of a shed. (Retrospective) REFUSED 18/04158/LBA - The Priory, Old School Hill, South Stoke, Bath BA2 7DW- Exterior alterations to include rebuild & partly relocate & extend dry & mortared rubble bath stone wall. Erection of low rubble stone retaining wall in south east corner. Installation of gates, erection of a wooden fence. Installation of limestone path & garden seat platform & forming of bin/log store. (Retrospective) (Retrospective) REFUSED

18/03822/FUL - Midford Castle Access Road To Midford Castle, Midford, Bath BA2 7BU - Renovation of the coach-house, greenhouse, basement & former offices at Midford Castle to provide ancillary residential as well as occasional holiday-let accommodation. **PERMITTED**

18/03823/LBA - Midford Castle Access Road To Midford Castle, Midford, Bath BA2 7BU - Internal and external alterations to include conservation and renovation of the coach-house, greenhouse, basement, former offices at Midford Castle to provide ancillary residential as well as occasional holiday-let accommodation.

PERMITTED

18/04996/FUL - Upper Twinhoe Farm, Upper Twinhoe, Wellow, Bath - Change of use of land from agricultural to equestrian use & retention of existing horse walker. **PERMITTED**

18/04997/FUL - Upper Twinhoe Farm, Upper Twinhoe, Wellow, Bath - Provision of new horse walker. (Resubmission) **PERMITTED**

- **256** Planning Appeals NONE
 - **Enforcement Update**
- 18/00406/UNDEV- Parcel 1685 Combe Hay Lane Midford Bath Erection of encampment on private land. It has been reported that a stone structure with tiled roof has appeared at this site, near the encampment. Both being well hidden with the current cover of foliage. The encampment has been in place for at least 2 months this summer. No Further Action as structures have been removed.
 - **Other Planning Matters to Report**
- **258** Commercial Waste at Bella Vista Farm A resident has reported the possible dumping of commercial waste at Bella Vista Farm. The clerk will suggest the resident passes the matter to Planning Enforcement if it is continuing.
- 10. Highway Matters
 - **259 Maintenance Update and Road Safety Issues** It has been reported that 'village drain' may be causing a problem in the verge and has asked the Parish Council to take the matter up with Highways. However, as this is on private land the clerk was asked to write to the owner and draw their attention to it, so if appropriate they could discuss it with B&NES Highways or whoever else might be interested.
- 11. **B&NES Matters**
 - **260** Cam Valley Forum (BathAvon) Forum The next meeting is 14th February.
 - **261 PARISH LIAISON MEETING** The next meeting is 6th March.
 - **262** Bath Preservation Trust The next meeting is January 15th.
- 12. Other Matters to Report None
- 13. Correspondence Received
 - **263 B&NES Draft Community Asset Transfer Policy** Consultation As no assets within the Parish could be identified the Parish Council has no comments to make.
 - **Royal Garden Party 2019** ALCA Nominations to attend The clerk was asked to nominate Robert and Jane Hellard again.
- 14. 265 Dates for Future Meetings The following dates for meetings for the coming year were agreed.

Parish Council Meetings: March 11th 2019

Annual Parish Meeting: April 15th 2019 Annual Parish Council Meeting: May 20th 2019

The meeting closed at 22:02