

MINUTES OF THE STANTON DREW PARISH COUNCIL MEETING HELD IN THE PARISH HALL ON THURSDAY 7TH JANUARY 2016 AT 7.30 PM

PRESENT: Cllr. J Chubb-Whittle (Chair), Cllr. M Naunton, Cllr. J Swift, Cllr. D Winstone, Ward Councillor K Warrington and four parishioners.

16/01 – APOLOGIES FOR ABSENCE

Apologies for absence had been received from Councillors M Elsbury, J Hudson and G Roscoe.

16/02 – CODE OF CONDUCT – DECLARATION OF INTEREST

There were no declarations of interest received.

16/03 – URGENT BUSINESS AS AGREED BY THE CHAIR

There were no declarations of interest received.

16/04 – MINUTES OF THE LAST PARISH COUNCIL MEETING HELD ON 12TH NOVEMBER 2015

The draft minutes, having been previously circulated to the parish councillors, were agreed and signed as a correct record.

16/05 – THE NEIGHBOURHOOD PLAN – UPDATE

Cllr. J Swift, Chair of the Neighbourhood Plan Steering Group, reported that the three public updating presentations had been held and they had been reasonably well attended. The next parish questionnaires would be issued in the very near future and the next OPEN Plenary Meeting would be held on 11th January 2016 in the Parish Church.

Subsequent to having been informed that the Stanton Wick Action Group (SWAG) was intending to make comments on the new planning application for the Old Colliery Site, a parishioner, Mr Con Bradley, had expressed his concern over the possible conflict of interest where persons were members of both SWAG and the Neighbourhood Plan Steering Group simultaneously. He further stated that, in his opinion, The Old Colliery Site should have been included in the possible future sites for development in the Draft NP documentation.

The chairs of the NP Steering group and the Parish Council, in response, stated – All working and steering group members have signed Declarations of Pecuniary Interest and it is incumbent upon any member, and the meeting chair, to preclude them from discussions where appropriate. The Old Colliery site has already been granted planning permission for housing so is current and not really relevant to the Neighbourhood Plan which looks to the future, so that is why the site was not included in the original drafts. However, further advice will be sought from B&NES and ALCA to ensure that there is no conflict of interest, and the most important factor is that the final Neighbourhood Plan presentation will be decided by the parishioners.

16/06 – ACTIONS AND UPDATES FROM THE LAST PARISH COUNCIL MEETING

The Barn at 'Wild Things Farm' – The B&NES Planning Enforcement Officer had reported that he had visited the site and stated that there was no breach in the Permitted Planning Permission. It was agreed that this minute could now be deleted.

Re: The Play Area Sub Group – It was reported that the sub group had still not yet met.

Re:09/21 – The blocked stile and PROW at Stanton Wick – There was no further action or correspondence to report.

Re:13/63 – Debibrillator and First Aid Training – It was reported that alternative sources of funding the training would be explored.

Re: The fitting of anti-slip material to wooden PROW Foot Bridges – It was reported that the sub group had still not yet met.

Re: The War Memorial site – There was nothing further to report at this stage.

Re: Repairs to the access to the PROW Kissing Gate in Moorledge Lane – It was reported that the repairs had been completed. It was agreed that this minute could now be deleted.

Re: Play Area Equipment Inspections after 1st April 2016 – Council were reminded that a decision needed to be made on how we intended to proceed. It was agreed, that the inspections should continue as this was a requirement in council's insurance policy, should we ask B&NES to continue to provide the service, albeit at a cost, or should we ask other service providers to quote. Ward Councillor K Warrington stated that she thought that Clutton Parish Council may have found an alternative service provider. It was agreed that initially discussion with Clutton P C would be beneficial.

Re: Council's Website and greater use of The Parish Magazine – As Cllr. M Elsbury was unable to attend this meeting there was nothing further to report reference the website. Cllr. J Swift stated that he had held discussions with Cllr. M Elsbury reference the parish magazine but further discussions were required.

Re: Planning decisions to date

15/03239/FUL – Mrs H Curtis – Erection of a service building for holiday lets at Druid Farm – Permitted.

15/04335/TCA – Mr J Reed – The felling of a tree in the Church Yard – Permitted.

15/04446/FUL – Mr & Mrs Tibbs – Erection of new dairy unit at Quoit Farm – Permitted.

15/04591/FUL – Mr & Mrs K Rudman – Extensions and alterations at Beech House – Permitted.

16/07 – NEW PLANNING APPLICATIONS

As B&NES Planning Department required council's comments on the following new planning applications before the date of this parish council meeting, they had already been circulated to the parish councillors; the councillors had then met and formulated their responses, stated below.

15/05213/FUL – Mr T Smart – Use of land as mobile home park at The Old Colliery Site – Several inaccuracies and inconsistencies had been identified in the paperwork early in the circulation of the application so Council had stated a ‘Default Position’ with B&NES Planning in its current form, and requested that they be addressed so that the application could then be considered properly. As no response to that request had been received Council have therefore no option other than to object.

15/05388/FUL – Mr P Filer – Change of use to facilitate extension of coach parking and turning area at The Coach Yard – Council support, but make the following comments – Conditions attached to the previously permitted application for the site, 8th May 2015, have not yet been completed. Additional high density lighting, probably for security, has been installed during the past six months which has incurred the wrath of Stanton Wick residents and has resulted in complaints to the parish council.

The parish council therefore feel that the high density of the lighting should be addressed immediately and fear that planning permission for what looks like may be a further seven parking spaces, plus the turning facility, will probably require even more high density lighting to be installed.

15/05356/FUL – Mr T Cowman – Erection of two storey side extension at 21 The Drive – Council support, with some reservations – The increase in size of the property may well contribute to the already existing local parking problems.

Ward Councillor K Warrington stated that she had requested that planning applications 15/05213/FUL and 15/05388/FUL should be referred to committee for decision.

16/08 – CORRESPONDENCE AND REPORTS

The Draft Minutes of the ALCA AGM have been received and circulated.

A copy of a letter of objection which had been sent to B&NES Planning Enforcement reference the barn at ‘Wild Things Farm’ had been received and circulated.

B&NES have now stated that from April 2016 notification, paperwork and drawings of planning applications will be forwarded electronically, but hard/ paper copies of large developments will continue to be forwarded.

B&NES have stated that their Tax Support section of the Precept will be reduced for Stanton Drew Parish Council for 2016/2017 by £110, down from £560 to £450. They have also asked for the precept requirement to be sent to them by 3rd February 2016.

Detail of the recent B&NES Planning Workshops, attended by Cllr. J Chubb-Whittle, has been received and circulated.

Detail of a recent B&NES Budget Engagement Meeting, attended by the clerk, has been received and circulated.

B&NES has advised that their Chairman’s Community Awards Presentations evening will take place on 4th February 2016, council have nominated Mr John Swift in the Volunteer of the Year section.

The preferred dates for meetings during 2016 have been confirmed except that 5th May is not available due to B&NES Elections. It was agreed to move the May meeting to 12th May.

The clerk reported that a new ‘Receipts & Payments Book’ had been purchased since the last meeting.

A parishioner had stated her dismay at the amount of litter throughout the parish and requested that parishioners pick up more litter and another litter picking exercise would be beneficial. Ward Councillor K Warrington reminded council that there was finance available from her permitted grant to parish council's in her ward. Requests for help to purchase need to be for specific items with specific costs and received as quickly as possible. Some items were proposed but actual costs need to be ascertained.

16/09 – PARISHIONERS COMMENTS AND VIEWING OF PLANNING APPLICATIONS

A Councillor reported that a complaint had been received reference the intensity of the floodlight to the Parish Hall Car-Park.

Mr P Filer explained the reasons for his recent planning application and questioned some of council's comments, he was reminded that council had supported his application.

16/10 – ALLOTMENT PLOT RENTS FOR 2017

As per the Contractual Agreement, The Parish Council is required to notify the plot holders of any change of the rental charges twelve months in advance. It was agreed that the rental charges for 2017 will remain the same as for 2016. Plot Holders will be so informed when they receive their request for the rent for 2016, which is due on 1st February 2016, it was also agreed that they should be reminded of their responsibilities in trying to keep maintenance costs down.

It was also reported that an allotment plot has become available for immediate rent.

16/11 – CONTRACT WORK FOR THE PARISH COUNCIL – 2016 TO 2017

As per Parish Council Rules & Regulations contractors or individuals are to be invited to tender for Parish Council Work annually. Tenders are invited for: - Play Area Grass Cutting. Play Area Inspections. Allotment Site Maintenance. Parish Cemetery Maintenance and PROW Stiles/Kissing Gates Clearances.

The tenders need to be forwarded to the clerk in sealed envelopes and marked what the tender is for by 29th February 2016 so that they can be opened and discussed at the March Parish Council Meeting.

It was agreed that the invites to tender should be advertised in the Parish Magazine and the incumbents should be invited to re-tender.

16/12 – DRAFT BUDGET AND PRECEPT REQUIREMENT – FINANCIAL YEAR 2016 TO 2017

Cllr. J Swift had produced draft proposals which had been circulated to the councillors prior to the meeting. Following discussion it was agreed to adopt his proposed draft budget and to apply for a total precept of £12,957.00, which is the first increase for three years. Cllr. Swift was thanked for producing the excellent presentation.

16/13 – FINANCE REPORT AND CHEQUES FOR SIGNATURE

The clerk reported that an invoice had been paid between meetings to Gaming International for leaflets, drawings, etc, for the Neighbourhood Plan Presentations. - £ 194.48
£ 86.00 had been received from the Surgery Coach Honesty Box (donated in three months).
£4,000.00 had been switched between accounts to balance.

Cheques for signature: -

Filer's Coaches	- Surgery Coach – (Nov £100), (Dec £125)	-£ 225.00
Parish Hall	- Six bookings for 2016 meetings	-£ 90.00
F Croucher	- Allotment Site rent for 2016	-£ 400.00
J A Harvey	- Clerk's net salary – (Oct to Dec)	-£ 1,233.60
HMRC	- Tax on clerk's salary – (Oct to Dec)	-£ 308.40
S Edwards	- Play Area Inspections (9 weeks to end of Dec)	-£ 108.00
P Edwards	- Dropbox fee to manage the NP Files	-£ 79.00
Shaw & Sons	- Receipts & Payments Book	- £ 70.80

Proposed: Cllr. J Swift, seconded: Cllr. D Winstone and agreed.

16/14 – DATES OF THE NEXT MEETINGS

Parish Surgery - 4th February 2016 - 6.00 to 7.00 pm.
Parish Council - 3rd March 2016 - 7.30 pm.

_____ CHAIRMAN _____ DATE

