

WEST CREWKERNE PARISH COUNCIL

Minutes of the Parish Council Meeting held on Tuesday 11th July 2017 at Clapton & Wayford Village Hall

Members Present

Mrs Julia Borland
Mr Don Yeomans
Mr Frank Freeman
Mrs Caroline Broom
Mr Barrie Carter
Mrs Sue Osborne (South Somerset District Councillor)
Mr Mike Best (Somerset County Councillor)

Also present

Miss Jackie Parsons (Parish Clerk)
4 Members of the Public

1. Apologies for Absence
None Received.
2. Public Open Forum – Each member of the public present is entitled to speak once only, in respect of business itemised on the agenda and shall not speak for more than 5 minutes.
Mr M Wilson stated that Somerset Highways had resurfaced the road up to Blackmore Farm but did the Parish Council know what work had actually been carried out. Mr D Yeomans said that they had laid 110 tonnes of tarmac down on the road to resurface the road and had cut in a Devon drain at the side of the road but not all the way down. Mr M Wilson stated that water was still running across parts of the road. Mr D Yeomans stated that because Somerset Highways had not gone all the way down with the Devon drain and there were springs ahead of where the Devon drain stopped water was seeping out across the road, whether this would erode the road in time remains to be seen. However, Mr D Yeomans stated that the road was 100% better than before. The Chairman asked Mr D Yeomans if he wanted the Clerk to write a letter to Somerset Highways thanking them for a good job done but asking why they did not go the entire length of the road with the Devon drain. Mr D Yeomans asked if the Clerk would write a letter asking the question. No other member of the public had any questions to raise with the Parish Council.
3. Declarations of Interest in items on the agenda (Pecuniary or non-statutory interests).
The Chairman asked each member of the Parish Council individually if they had any declarations of Interest in items on the agenda, none of them had any interests.
4. To approve the minutes of the Parish Council Meeting held on the 9TH May 2017. The minutes of the Parish Council Meeting of the 9th May 2017 were proposed for adoption by Mr Frank Freeman and seconded by Mrs Caroline Broom.

5. Matters arising from the minutes not covered elsewhere on the Agenda.
Mr D Yeomans stated that at the last meeting he attended the Parish Council had agreed to site a new noticeboard in Hewish. The Chairman stated that the Clerk had written to Dr Priest regarding this matter but she had replied stating that she did not wish the noticeboard to be sited on her land or attached to her property. Mrs Caroline Broom stated that there was a noticeboard in the Church Porch and would that not be suitable to use. Mr D Yeomans was under the impression that we had ordered the noticeboard to be made by Mr Alcock's son-in-law but the Chairman stated that an order had not been placed until a definite site had been located. A member of the public suggested that a noticeboard be sited by the bus shelter in Hewish on the Green which they thought was common land. The Chairman stated that she would ask a few people in Hewish if they felt a noticeboard was required to keep them up to date with Parish matters.
6. Planning Matters.
West Crewkerne Parish Council is a Statutory Consultee for Planning Applications and as such does not make the final decision on any application. Any decisions and comments made by the Parish Council will be fed into the planning process and added to the report by the Planning Officer. South Somerset District Council is the Planning Authority and will issue the final decision notice (Planning Determination) once their investigations into the application, consultation period and decision making process has been completed.
A): 17/01452/FUL, Barnside, Hewish, Crewkerne Somerset TA18 8QT. Erection of a single storey rear extension.
Application permitted with conditions
B): 17/02275/FUL Coombe Farm, Roundham, Crewkerne, Somerset TA18 8RR
Internal and External alterations and change of use to mail order business (packing and delivery) click and collect for customers and cooking demonstrations/workshops
Application permitted with conditions
C): 17/02627/COL Hinton Park Farm Cottages, Hinton St George, Somerset TA17 8TL.
Application for a Lawful Development Certificate for the existing use of building as 2 No. dwelling houses.
The Chairman asked each Parish Councillor to reiterate that they had looked at the plans for each of the above planning applications and that each individual councillor had stated that he or she had had no objections to the plans. The Parish Councillors each confirmed that they had no objections to any of the above plans. The Clerk had queried with the planning office at South Somerset District Council why we had been sent the plans for Hinton Park Farm Cottage as Hinton St George was not in our Parish. The Planning Officer stated that Hinton Park Farm came within the Northern border of our Parish but Hinton Park Farm Cottage which was about 3 metres away was in the Parish of Hinton St George so the Planning department had decided to send the plans to both Parishes.
7. Highway Matters
Clearance of ditches on Cinder Ash Lane Roundham
The Chairman asked Mr Barrie Carter (Parish Councillor) if the ditches had been cleared on Cinder Ash Lane, Mr Carter stated no. The Clerk stated that the Right of

Way had been cleared by the Rights of Way team of vegetation and they were under the impression that the ditches belonged to the landowner who they thought was Coombe Farm. Mr B Carter stated categorically that the land did not belong to Coombe Farm. The Clerk asked Mr B Carter if he wanted her to contact the Rights of Way team at Somerset County Council to clear the ditches. Mr Barrie Carter stated that he would like the Rights of Way team contacted and he would also like to know why they stopped clearing the ditches on Cinder Ash Lane which they did regularly up to five years ago. The Chairman asked the Clerk to write to the Rights of Way team on both accounts.

Footbridge in Clapton, letter to the Rights of Way team to make this repair a Priority. The Clerk stated that she had written to the Rights of Way team at Somerset County Council asking that this footbridge be treated as a priority because it is the only footpath in Clapton that take you off the road. The Clerk had looked at the Rights of Way website and they have a provisional completion date of the 4th November 2017.

Request from Dorset and Somerset Air Ambulance for night landing sites. The Clerk stated she had received a telephone call from Guy Coleman Estate Manager at Coombe Farm and in principal he is happy for the Dorset and Somerset Air Ambulance to land on one of Coombe Farm fields near the A30. The Clerk is going to pass on his telephone number and e-mail address to the Dorset and Somerset Air Ambulance for them to communicate with Mr Guy Coleman directly. Mr F Freeman had asked Anthony Bowie regarding one of his fields for landing but he was not keen as he felt that there were too many electrical obstacles. After the meeting Mr John Wyatt a parishioner of West Crewkerne Parish stated that the Air Ambulance was welcome to land in his farm fields. The Air Ambulance had used them in the past.

Maiden Beech Cross-Roads –Update on any progress on the movement of road Signs.

Mr Mike Best Somerset County Councillor was unable to give an update on the Maiden Beech Cross-Roads as there is a backlog of work due to the County Elections and the General Election. However Mr M Best has been pushing Somerset Highways to complete the work in and around Crewkerne.

Letter to Somerset County Council for a list of the adopted roads in the West Crewkerne Parish

The Clerk stated that she had not written to Somerset County Council yet as she had come across the following note on the Somerset County Council website:
“When a road is adopted as highway maintainable at public expense the boundary of the road is defined so that we can identify land which is considered part of the public highway. These records are held on a comprehensive plan based system, shown on Ordinance Survey maps.

If you wish to contact us to find out if we are responsible for looking after a particular section of road, we will provide you with a copy of the record. There is a charge of £40.00 inc VAT to provide an extract of the Road Records and £7.00 inc VAT for each extra question asked.”

The Clerk asked the Councillors if they wished her to proceed because of the costs involved. The Chairman asked Mr M Best if he had come across this, he had not. He would make some enquiries at Somerset County Council regarding adopted roads in the West Crewkerne Parish.

Letter to South Somerset District Council for a plan of the permitted development for Clapton

The Clerk presented copies of the reply from South Somerset District Council Planning Office which was in response to a letter she had written to them asking for a plan of the permitted development within Clapton. The Chairman asked Mr Mike Best if he could reply to the letter within the meeting. The letter was a standardised letter from the planning department usually sent to villages, however the details of the flood plains within the village was useful. Mr M Best stated that Mr Andrew Gunn the Senior Planning Officer in South Somerset District Council was willing to come and talk to the Parish Council. However if the Parish Council had some idea of the areas within Clapton that they wished to develop and that they had the consensus of the village regarding the development with the vision of what the village would like regarding new builds then that would help in the planning process. Mrs Sue Osborne (District Councillor) stated that it was worth bearing in mind that South Somerset District Council does not have a five year supply of land for housing. Also that from the previous meeting if the field where the parishioner wished to build a bungalow is on a flood plain, it is very unlikely that the Environment agency would allow a dwelling to be built on the land. There are also the Rural Housing workshops and the Chairman stated that Mr F Freeman was going to the workshop at Horton on the 20th July which hopefully would provide answers to questions. Mr F Freeman stated that he would like to see some affordable housing built in Clapton but how do you stop the affordable housing being sold off at a later date. Mrs S Osborne stated that a Community Housing Trust is set up to manage the affordable housing and she hopes that the workshop regarding Rural Housing will touch on this subject. Mrs S Osborne stated that the emphasis on Rural Housing has come about because the government has set aside monies for affordable housing to be built in rural areas and the majority of the money is coming to the South West because we have a high proportion of second homes. The Clerk asked about the funding for these Community Housing Trusts, the funding would come from the rents on these properties. The Clerk clarified that it would be the Trust that would be responsible for the repairs and upkeep of these properties, Mrs S Osborne confirmed this. Mrs S Osborne also stated that there were two schemes in this area that were up and running and that was at Queen Camel and Norton Sub Hamdon and she felt sure that they would be willing to discuss the running of a Community Housing Trust and setting one up with Clapton residents. Mr Mike Best stated that despite what the letter stated from the South Somerset Planning Office if the steer was from the Parish Council with the backing of the residents of Clapton then they would give consideration to the proposals. Mrs C Broom brought up the question of a large grass area attached to the council houses in Dunsham Lane as to owned the land as it would make an ideal plot to build properties on. Mrs S Osborne stated that the land came into Wayford Parish but if she remembers correctly from talking to the

Wayford Parish Clerk Mrs S Osborne thinks the land is covenanted and therefore you would not be allowed to build on the land.

Letter to StreetClean for the road sweeper to visit Woolminstone and Clapton. The Clerk stated she had written a letter to StreetClean at South Somerset District Council but to date had received no reply. The Clerk had asked for the road sweeper to sweep the roads in Woolminstone and the back streets of Clapton. The Chairman asked the residents of Woolminstone whether they had seen the road sweeper in their village but they had not for a few years.

Mrs C Broom (Parish Councillor) brought to the Parish Council attention that the verge and the stones on the property opposite Court Farm Clapton were being eroded and the stones hit into the road because of the vegetation coming out into the road from the other property. The big vehicles are coming out into the road to avoid damage to their vehicles and creating another problem. The Chairman stated that if you look at the site line up to the white line at the side of the road, the vegetation is not overhanging the white line. The Chairman thinks that the problem has been the dry weather so that the stones are more susceptible to being hit into the road and bigger cars and vehicles contribute to the problem. The chairman felt that because the vegetation does not encroach on to the road there is nothing that the Parish Council can do except note that it has been brought to their attention.

Mr D Yeomans stated that he had received an e-mail from Paul Watkins today regarding the ditches and drains on Lyme Road stating that works order will be placed in the second quarter of this year with completion of the job scheduled for the third quarter of this year. Somerset Highways have accepted responsibility for the ditches and drains on that section of the road. Mr M Best stated that Somerset Highways are beginning to put contracts out for work to be done.

8. Reports from Councillors, including District and County Councillors. The Chairman asked the Parish Councillors if they had anything to report. Mr F Freeman, Mrs C Broom and Mr D Yeomans had nothing to report. Mr B Carter had nothing to report but then brought up the matter of the Small Improvement Scheme for Roundham. The Chairman asked Mr M Best if he would respond to Mr B Carter's concerns. Mr M Best stated that there are three projects currently being looked at by the project team at Somerset County Council two in Crewkerne and one in Roundham. The project at Hermitage Street Crewkerne is in the consultation stage and once this project is signed off then the project team will look at the next two. There are three people looking at all the projects one drawing up the eventual proposals, one dealing with the financial aspects of the projects and one dealing with the legislative aspects of the projects. Mr M Best stated he had met once with the project team but would continue to monitor the progress of the projects. The Chairman thanked Mr M Best for his overview of the projects. Mr D Yeomans asked a question of Mr M Best, as the Roundham scheme had been adopted in principle, was there specific monies set aside for that scheme. Mr M Best was unsure whether specific monies were set aside for individual projects but he would find out as being newly elected as a County Councillor he was learning on the job. His understanding

was that once the public consultation period had expired then the monies for that particular scheme were allocated. Mr D Yeomans asked why the process takes so long and Mr M Best stated that Somerset County Council is a big machine. After further comments by Mr B Carter, the Chairman stated that the Parish Council has to let Mr M Best follow up the project and report back when he has something worthy to report on, to the Parish Council. The Chairman Mrs J Borland had nothing to report.

Report from Mrs S Osborne (South Somerset District Councillor);

Transformation Process – the delivery of services was processing and the first tier of senior management was in place.

A Boundary review is to be carried out of all of our Councils local and Parishes.

All the South Somerset District Councillors have been asked to complete a survey regarding their work practices.

There is a review of the Property Portfolio, because of the financial cutbacks the District Council is looking to maximise the income from their properties. Therefore if office space becomes available because of the Transformation Process then the Council will be looking to rent that space out.

Housing and the Housing workshops

Westlands venue is now up and running and has had good reviews and is actually financially better than was expected in the first year.

The District Council are reviewing the local plan.

Report from Mr M Best (Somerset County Councillor)

The Small Improvement Scheme has already been discussed.

Mr Best is trying to get to grips with the Highways matters and one of the things he has highlighted is hedge cutting. Even when the hedges are cut, they get to signs such as speed restriction signs and do not cut around them so you are still unable to see the signs. A new contract has just been agreed for hedge cutting and cutting around signs was stressed as important part of the contract. Mr M Best will report back when the first hedge cut has been completed under the new contract.

Mr M Best also reminded the Parish Council that in 2019 the funding from Central Government ceases for all Councils so monies will get tighter for all councils.

9. Finance

A) To pay:-

1. Clerk Salary - £64.75 Cheque No.273
2. HMRC - £16.00 Cheque No.272
3. SALC Annual Subscription – Nothing received from SALC for their subscription and there was nothing on their website. The Clerk stated she would send them an e-mail to ask when we would be receiving a bill for our membership of SALC.
4. Grant to the Village Hall as agreed in the Precept of £750.00 Cheque No.271.

10. Correspondence

National Plant Monitoring Scheme

The Chairman asked the Councillors if they had received the above correspondence. Mr D Yeomans stated that all the monitoring areas around this Parish had been taken up.

Rotary Club's "Last Night of the Proms"

The Chairman asked if all the Councillors had received this memo. All had.

Road Closures in Crewkerne

The Clerk stated that she had received an e-mail from Mr H Ploszek stating that he was not publishing this diversion on the website because the small lane onto Cathole Bridge Road which Somerset Highways have used as a diversion was not suitable for traffic and he thought there was a notice to this effect. The Clerk asked if the meeting would like to write/e-mail Somerset Highways to tell them accordingly. Mr M Best stated that if a diversion is unsuitable then always tell Somerset Highways do not suffer in silence.

Gold Awards to Julia Borland only

This was to nominate a young person who did a lot for the Community and the Chairman could not think of a young person within the Parish.

Community Led Housing Projects to Don Yeomans and Frank Freeman only.

Mr F Freeman was going to this meeting and would report back at the next meeting.

11. The Chairman confirmed that the next meeting will be held on Tuesday 12th

September 2017 at Clapton and Wayford Village Hall at 7.00pm.

The Chairman thanked everybody for coming to the meeting. Meeting finished at 8.30pm.

Chairman