

## Winsham Parish Council

Minutes of Ordinary Meeting of the Parish Council held at The Jubilee Hall on Wednesday 1<sup>st</sup> February 2017 at 7:30pm

Present: Cllrs M Haggard, R Miller, J Stevens, S Davie, R White, D Wallbridge, N Eastick, and T Harris  
In attendance: Mrs Teresa Pinder Clerk to The Council, District Councillor Sue Osborne, County Councillor Linda Vijeh and 4 residents.

### **3207 TO RECEIVE APOLOGIES FOR ABSENCE AND APPROVE REASONS GIVEN** (LGA 1972 s85 (1))

Apologies were received from Cllr A Simkins due to personal reasons.  
The reasons were approved by Council.

### **3208 DECLARATIONS OF INTEREST**

Cllr R Miller declared a personal interest in item 10 Winsham Shop and the Bell, being on the Board of Winsham Shop.

Cllr S Davie declared a prejudicial interest in item 18 regarding the Pothole Repair in Pooles Lane and the entrance to the Playing Fields quotation.

Cllr S Davie declared personal interest in item 11 Donated Benches from a Resident.

Cllr T Harris declared a personal interest in planning item 17/00033/FUL

Cllr M Haggard declared a personal interest in planning item 17/00033/FUL

Cllr R White declared a personal interest in planning item 17/00033/FUL

### **3209 TO APPROVE THE MINUTES OF THE ORDINARY COUNCIL MEETING HELD ON THE 11<sup>TH</sup> JANUARY 2017** (LGA 1972 sch 12, para 41(1))

Resolved: The minutes of the Ordinary Council Meeting held on the 11<sup>th</sup> January 2017 were approved as a correct and accurate record and were signed by the Chairman.

Proposed: Cllr R Miller    Seconded: Cllr M Haggard    6-0-2

### **3210 PLANNING MATTERS**

#### a) Applications

#### **Application No: 17/00033/FUL**

Applicant: Mr & Mrs M Pike

Proposal: Demolition of garage and workshops. Erection of 1. No. Two bedroom detached dwelling house, 1 No. Detached dwelling with rooms in roof and erection of a terrace of 3 No. Two bedroom dwelling houses and associated parking.

Location: Victory Garage, Church Street, Winsham, Chard, Somerset, TA20 4JD

Resolved: The Parish Council does not object to developing this area and adding new properties, and is broadly in support of the development. Such development as "in fill" and is in keeping with the Parish Plan, and we also note the intention to retain the character of the Conservation Area in the building finish, which we must insist is part of any conditions if planning is approved.

We do however have some further observations which we would ask are taken into consideration, should the decision to approve be granted:

- Lack of pavement /pedestrian walkway. Five properties with ten bedrooms means a reasonable sized footfall (greater than one single family in one dwelling comparatively), and we are concerned over the safety aspects for pedestrians. If possible, we would request a contiguous walkway, with dropped kerbs, be provided off of Church Street should permission be granted.
- There is concern over the visibility for the turning on and off of the B3162 but will defer to the advice & recommendations from Highways. The Parish Council feels that Highways need to visit the property – could this be passed onto SSDC's Highways Consultant, Mike Bellamy.

- Has sufficient space been left for services such as refuse collection been given? We would object strongly to waste & recycling bins for five properties being left on the B3162 (Church Street) which would potentially be a road and health & safety hazard through reduction of visibility, blocking of access to the new development, and blocking of pavement.
- Potential ground pollution/contamination. Over the past few decades the site has been used for the disposal and dismantling of motor vehicles, and that the Victory Garage has an underground petrol tank. We would ask that the relevant surveys are completed on the grounds, and if required, all corrective works are conducted to ensure that the ground is suitable for development and that the water table, flora or fauna will not be adversely affected through pollution or contamination.
- Danger to existing buildings within the conservation area. Whilst not a material consideration, we would ask that the relevant steps are taken to ensure that no indirect damage occurs to the existing housing owing to their age (e.g. The Vicarage). We have been made aware that a sewage pipe runs through this land.
- The consultation area has not included all relevant neighbours. Can we please ensure the correct radius is applied for the sending of consultation letters.

Proposed: Cllr S Davie    Seconded: Cllr J Stevens    5-0-3

- b) Planning determinations received from SSDC  
Decisions were available to view at the meeting.
- c) Plans and determinations received after the posting of the agenda  
None.

Item (12) was brought forward on the Agenda.

### **3211 SHARED ACCESS**

The Members received an update regarding this company installing equipment at the Sports Field. The process was completed today, 1<sup>st</sup> February 2017, and the Parish Council should receive the funds shortly. Cllr S Davie thanked Cllrs R White, M Haggard & J Stevens for their hard work in completing this transaction.

### **3212 FINANCE**

Proposal:

- a) To note the schedule of cheques.
- b) To confirm the account reconciliations up to December 2016

Resolved:

- a) The schedule of cheques numbered 322272 to 322277 totalling £1,433.39 were noted.  
This month the cheques were signed by Cllrs M Haggard & R Miller.
- b) The Members confirmed the account reconciliations up to December 2016.

Proposed: Cllr J Stevens    Seconded: Cllr S Davie    8-0-0

### **3213 PARISH OFFICE RENT**

Proposal: To consider the increase in rent of the Parish Office.

Resolved: The Members approved the increase in rent of the Parish Office, but would like to ask for the following items to be investigated/considered by the Jubilee Hall Management Committee: Heating, inappropriate use, sign for the door, tone of the letter and mistakes in the financial matters.

Proposed: Cllr J Stevens    Seconded: Cllr T Harris    7-0-1

### **3214 ALLOTMENT CHARGES**

Proposed: To review the allotment charges for the 2017 season.

Resolved: The Members agreed to not increase the allotment charges for the 2017 season.

Proposed: Cllr R White    Seconded: Cllr S Davie    8-0-0

### **3215 SOCIETY OF LOCAL COUNCIL CLERKS (SLCC) MEMBERSHIP**

Proposal: To approve the continued membership for the Clerk to the SLCC. One third cost to be paid by Winsham Parish Council and two thirds cost to be paid by Tatworth & Forton Parish Council.

Resolved: The Members agreed to the continued membership for the Clerk to the Society of Local Council Clerks at a one third cost to Winsham Parish Council of £47.00

Proposed: Cllr R Miller    Seconded: Cllr M Haggard    8-0-0

### **3216 COMMUNITY COUNCIL FOR SOMERSET (CCS)**

Proposal: To consider being a member of CCS for an annual fee of £40.00

Resolved: The Members approved the membership of the Community Council for Somerset for 12 months for a fee of £40.00.

Proposed: Cllr J Stevens    Seconded: Cllr R Miller    8-0-0

### **3217 WINSHAM CORONATION BAND DONATION**

Proposal: To agree on how best to use the £550.00 donation received from Winsham Coronation Band.

Resolved: The Members agreed to donate the money to Winsham School for 'musical' purposes. Cllr J Stevens will contact the Headmistress to take matters forward.

Proposed: Cllr M Haggard    Seconded: Cllr N Eastick    8-0-0

### **3218 DONATED BENCHES FROM A RESIDENT**

Proposal: Following the kind donation of two park benches from Mr & Mrs Button, the Parish Council to decide:

- a) Where to place them
- b) Obtain quotes for securing the benches

Resolved: The Members agreed:

- a) To place the benches as follows: One beside the telephone box at the junction of Fore Street/Back Street, Winsham village; and one by the bus stop southbound on the B3162, (opposite side of the road to the bus shelter by Davies Close).

Proposed: Cllr N Eastick    Seconded: Cllr D Wallbridge    8-0-0

- b) To obtain quotations for securing the benches.

Proposed: Cllr J Stevens    Seconded: Cllr R Miller    7-0-1

### **3219 WINSHAM SHOP AND THE BELL**

The Members received an update on the current position.

### **3220 ANNUAL PLAYGROUND INSPECTION & PLAYGROUND RISK ASSESSMENT SERVICE**

Proposal: The Members:

- a) To approve South Somerset District Council's Annual Playground Inspection to be undertaken between June and August 2017 at a cost of £48 plus VAT.
- b) To not take up the offer of a Playground Risk Assessment as it was last undertaken in July 2015 with a recommended review date of July 2018.

Resolved: The Members:

- a) Approved South Somerset District Council's Annual Playground Inspection at a cost of £48.00 plus VAT which will be undertaken between June and August 2017.

Proposed: Cllr S Davie    Seconded: Cllr R Miller    8-0-0

- b) Do not wish to take up the offer of a Playground Risk Assessment as the recommended review date is July 2018.

Proposed: Cllr J Stevens    Seconded: Cllr S Davie    8-0-0

### **3221 OUTSTANDING ITEMS UPDATE**

Proposal: To receive updates on the following outstanding items:

- a) HM Land Registry of Parish assets
- b) Parish magazine article

Resolved: The Members received updates on all the items listed. Cllrs Stevens & Harris will work on some parish magazine articles.

### 3222 ITEMS FOR REPORT

a) **Parish Assets:**

**Cemetery, Upper Rec/Lower Rec, Resource Centre, Bus Shelter, War Memorial, Seating, Signage & Bins**

All structural work has now been completed at the Cemetery to a very high standard.

Cllr N Eastick will review the grit bins in the Parish.

b) **Web Sites, Welcome Pack**

New page regarding the council's role, with some guidance on Planning Applications, has been added to the council website.

c) **Public Rights of Way**

Nothing new to report – obstructed footpath CH30/7 remains with Somerset County Council to resolve.

d) **Grass Cutting Report**

Nothing to Report

e) **Highways and Bus Services**

Cllr A Simkins is continuing to take forward concerns regarding the bus services.

f) **Reports from Member Representatives on Outside Bodies**

Nothing to report.

g) **Clerk's report and correspondence**

- Letter of thanks received from Somerset Community Justice Partnership for the grant from the Parish Council.
- The Clerk informed the Members that South West Conference of Local Councils Associations, South West Regional Conference is being held on Thursday 16<sup>th</sup> March 2017 at Taunton Rugby Club. The Members recommended the Clerk attend with one third cost being paid by Winsham Parish Council (£20.00) and two thirds cost being paid by Tatworth & Forton Parish Council (£40.00). The Members also confirmed that they did not wish to attend.
- Letter confirming grass cutting costs for the 2017 season has been received from Mr A Partridge. The Clerk will write to Mr Partridge confirming that the Parish Council is happy with it.

### 3223 QUESTIONS TO THE CHAIRMAN

None.

*"Under Standing Orders 3d and 10xi the Council resolves that in view of the confidential nature of the business about to be transacted (legal, personal or commercial), the press and public be excluded and they are instructed to withdraw".*

Cllr S Davie left the room

### 3224 POTHOLE REPAIR POOLES LANE

Proposal: To approve a quotation for the repair of the potholes in Pooles Lane, Winsham and entrance to Playing Fields.

Resolved: A quotation for the repair of the potholes in Pooles Lane, Winsham and the entrance to the Playing Fields from Stuart's Garden Machinery Ltd was chosen from two competing quotations, and approved.

Proposer: Cllr T Harris    Seconded: Cllr R White    7-0-1

Cllr S Davie returned to the room

### 3225 CHURCH STREET LYCH GATE

Proposal: To approve a quotation for the "repair" of the worn and damaged flagstone underneath the lych gate on Church Street.

Resolved: This item was deferred to the March 2017 meeting so the matter could be investigated further.

### 3226 DATE OF THE NEXT MEETING: WEDNESDAY 1<sup>ST</sup> MARCH 2017

The meeting closed at 9.53 pm

Signed: ..... Chairman

Date: 1<sup>st</sup> March 2017