

HEMINGTON, HARDINGTON & FOXCOTE PARISH COUNCIL

MENDIP DISTRICT OF THE COUNTY OF SOMERSET

MINUTES OF THE PARISH COUNCIL MEETING held at 7.30pm on Wednesday 12 June 2013 at Faulkland Village Hall

Present: Councillors E. Drewe (Chairman), M. Brombley, F. Green, T. Hucker, P. Roberts, A. Hall (from minute 1875)

In attendance: R Campbell (Clerk), 70+ members of the public

1873 Apologies

County Councillor Philip Ham sent his apologies. The meeting clashed with Coleford PC, which he chairs.

1874 Vacancy/Co-option

Two candidates for co-option to fill the vacancy made brief presentations, saying why they wished to become a councillor. After a vote Andy Hall was elected, signed the declaration of acceptance of office and was welcomed to the council.

1875 Interests

Cllr Drewe declared a pecuniary interest in 2013/1011 as owner. He said that as he was on the District Planning Board he would take no part in discussion or voting on any planning application that evening.

Cllrs Green, Hall and Hucker each declared a pecuniary interest in item 2013/0914 as adjacent landowner, Each submitted a written request for a dispensation on the grounds that granting one would be in the interests of people living in the area. Each request was considered by the council and each was granted.

Public Forum

The meeting was then suspended and a public forum, devoted to application 2013/0914 land S. of West Farm (outline planning permission for 18 new houses), took place. The landowner, Brian Weaver, explained that he had come to this point because regulation had forced him out of dairy farming, making the family farm no longer viable. He was applauded. The applicant next made a presentation. A number of parishioners asked questions and made points, which are not part of the minutes.

- There were omissions in the archaeological desk survey; earthworks had not been identified; an evaluation assessment was needed (agreed by the applicant that this had to be done)
- Growth could be good for the village but must be controlled; this was too much at one time
- Concerns remained about flooding and drainage
- If the application was granted, community benefit (Section 106) money must come to the village, not to Mendip's general pot
- There would be too much pressure on resources and services
- Please don't kill two farms with 18 houses. The adjacent lavender farm, open for seven years, is a former dairy farm which has changed to survive: creating jobs, becoming a popular tourist destination and respected producer of quality essential oil. Proposed soakaways and ponds seem inadequate to cope with volumes of water produced by increasing flooding. New housing can only make matters worse and lavender growing may be threatened. The National Planning Policy Framework states that "...we must accommodate the new ways by which we will earn our living." The fields round the farm should be preserved to allow this to happen.(Applause)

The PC meeting was resumed

1876 Minutes

RESOLVED that the minutes of the Parish Council (PC) meeting of 15 May 2013 be accepted as a true record. They were signed by the chairman.

1877 Planning

(i) **RESOLVED** to make the following **recommendations** to Mendip DC.

2013/0914 (outline planning permission) Land South of West Farm, Fulwell Lane, Faulkland, Somerset, BA3 5UH. Residential development of 18 houses on land adjoining development boundary (outline application with access and scale to be considered, all other matters reserved): **refusal** (by majority vote; Cllr Brombley was in favour of the application).

Reasons: 1. Scale too large for existing settlement. 2. Outside existing planning area; any variation not yet resolved. 3. Detrimental effect on surrounding properties and businesses. 4. Flooding issue unresolved. 5. Access problems at Fulwell Lane.

2013/1011 (listed building consent) Lower Farm House, Faulkland, Radstock, Somerset, BA3 5XD. Enclosure of existing porch: **approval**

2012/1007 (householder planning permission) & **1020** (listed building consent) Park Farm House Hardington Frome BA11 2RE. Erection of single storey garden room replacing existing structure: **approval**

2013/0990 (householder planning permission) 2 Holly Bank, Foxcote, Radstock, BA3 5YP. Single storey rear (north) extension: **approval**

1878 County and District Councillors' reports

None

1879 Finance

(i) **RESOLVED** (proposed Cllr Roberts, 2nd Cllr Brombley) to pay the following:

E. Drewe, refund expenses relating to allotments water supply £16.48 inc. VAT
Somerset Playing Fields Association – subscription £10

Budget (not agenda) item: S. Vince, 14 months' website maintenance , 12 months' hosting £25

Staff salaries for June

(ii) **RESOLVED** (proposed Cllr Roberts, 2nd Cllr Brombley) to make a contribution of £10 to a memorial to Peter Lacey, former Secretary of the Somerset Association of Local Councils

(iii) **RESOLVED** (proposed Cllr Roberts, 2nd Cllr Brombley) to purchase the new (ninth) edition of *Local Council Administration* £60, the cost to be shared with Norton St Philip PC if possible.

1880 Faulkland Playing Field

(i) Councillors asked that the play equipment safety inspection, now to be done by local company Playforce, be completed without delay.

(ii) The table and seats, which are delivered flat-pack, would cost £205.31 with discount. Cllr Green will collect.

1881 Highways

(i) Mrs Le Ray was thanked for arranging a meeting with Somerset Highways' area maintenance manager. County Cllr H. Siggs, Chair of Highways, had taken up the matter of adopting the lower part of Bishop Street. Some patching had been done at the top of Bishop Street. More to be done on the A366 and Browns Lane, as agreed with Highways.

(ii) Mr M. Tovey had been thanked for continuing to litter pick at Turners Tower.

1882 Rights of Way

Mrs Le Ray had walked the correct route of the Buckland Dinham byway. She was thanked. Given the amount of work needed to make it suitable for carriage driving she considered a path on the other side of the field at the difficult section might be a better alternative and this was being considered by the rights of way officer.

1883 Allotments

The reduced number of allotment holders would each pay more to ensure that the site rent to the PC was covered.

The landlord to be asked if fruit trees could be allowed in spite of the lease excluding tree planting.

Funding from the District Councillor's budget for front and side gates had been approved

1884 Correspondence and reports

(i) Councillors noted the following correspondence received since the last meeting.

Mendip District Council (MDC) – Parishes Information Bulletin June 2013

SALC – East Area: minutes of meeting 12/12/12; agenda for meeting 15/7/13

Copies of letters to Mendip DC in relation to planning application 2013/0914 from:

Mrs L. Le Ray, Mr P. Le Ray, Mr. C. Emmett, Mr D. Lucas

Notice of closure of part of Green Parlour Road, Kilmersdon for 3 weeks from 22/7/13 for water main renewal (with map)

(ii) Miscellaneous reports

- The village hall committee would like a page on the PC website
- Cllr Green reported a streetlight on all the time. Highways lighting will be told
- Rubble tipped on the road from Tynning Hill to the A366
- Mr Golland was thanked for offering to trim overhanging horse chestnut branches on Faulkland Green
- Signage unrelated to the parish should be removed
- Cllr Brombley warned of a number of shed break-ins
- Cllr Drewe will ask Mendip for a large-scale map of the parish which could be put up in Faulkland Village Hall

1885 Next meeting

CONFIRMED that the date of the next parish council meeting be as follows

Wednesday 3 July 2013 (note first Wednesday of month) 7.30pm, Faulkland Village Hall

The Chairman closed the meeting at 9.35 pm