

**MINUTES OF A MEETING OF PUBLOW WITH PENSFORD PARISH COUNCIL
HELD ON MONDAY 8th DECEMBER 2008 AT 7.15p.m. AT CHURCH ROOM
CHURCH STREET PENSFORD**

Present:

Chairman: Mr T Heaford Vice Chairman: Mr B Watson
Mr D Chilcott, Mr L Seymour, Mr P Wareham, Mrs J Stephenson,
Mrs S Grimes, Mrs S Loney, Mrs J Gully, Mr S Filer, Clerk: Mrs J Bragg.
Mr G Beedell and one member of the public present

1) Members of the Public:

Mr Beedell attended the meeting to discuss with the Parish Council the three quotations obtained from builders to refurbish the ladies toilets at the Memorial Hall. Quotes received were £2,350 + VAT, £2,500 + VAT, £2,100 + VAT. Mr Beedell explained that a grant of £1,000 towards the cost of the work had been obtained. Parish Council agreed that the start date should be sought from the lowest of the two builder's quotes. It would also be checked that the builder is either authorised or has allowed in his quote for the signing off of the electric work in respect of the replacement water heaters. Obtaining the three quotes in the Parish Council name and quoting for the same job specification was in line with the Parish Councils standing orders.

Memorial Hall Electrics: A problem has arisen with the security lighting not working correctly. It is thought that the battery packs are not functioning correctly. Clerk reported that on file there are copies of certificates when the security lighting was signed off. The Memorial Hall committee have arranged for the installation of RCD's on all electrical sockets in the hall, although the question of their necessity was queried. (See item 5d)

Nothing further was raised from Members of the Public.

2) Apologies for Absence were received from Cllr Edwards.

3) Minutes of Monday 10th NOVEMBER 2008 after being circulated and read were signed as a correct record.

4) Matters Arising from the previous minutes:

Land Registry, Plymouth: Information received from the Land Registry had been considered. For a small fee land owned by the Parish Council can be registered. Clerk to follow up.

Youth Workers: Clerk was asked to write to Eli Connor and Graham Baker thanking them for attending the November meeting and their useful support.

It was then reported that on a Tuesday evening ten children were waiting for the Youth Bus at the Memorial Hall but it didn't turn up. Clerk to report this to the Youth Service Team and to state that preference would be for a targeted age range of 9 years to 14 years.

Speed Camera: A letter has been written to Traffic & Safety at BANES. A speed count is to be taken at the site. It was reported that between 1996 and 2004 only two injury accidents occurred. There has been one since the speed camera has gone. It was reported that the school have also written to the Traffic & Safety Team. A resident from Pensford also continues to lobby Dan Norris and Cllr Edwards.

Parish Council's Airport Association Meeting: An email regarding carbon emissions and the gradual increase of night flights had been received. The next meeting takes place on 27th January 2009. Mr Wareham to attend with the Clerk

Accidents on the A37: It was reported that Cllr Edwards had sent an email to Traffic & Safety regarding the recent crash at the top of Pensford Hill involving a car waiting to turn right onto the B3130 at Belluton. Clerk reported that she had also spoken to David Swift at

Traffic & Safety regarding this but he was unaware of the accident. A letter had been received from a resident who lives on the A37 who reports three accidents in three weeks. These concerns will be followed up. It was also reported that cars continue to turn right at the top of Hursley Hill into Hursley Lane, where it clearly states no turning right.

Draft Planning Obligations Supplementary Planning Document: This had been considered by the Chairman who reported there were no specific points to make. The obligations of people applying for planning consent related to Contractor obligations involved with larger developments and 106 agreements.

5) Items for Discussion:

a) Car Park Update: A solicitor has been instructed to act on the Parish Councils behalf. Discussions took place regarding the installation of the rear access to properties without the necessary consent. The Parish Council do not wish to lose the car park which at present can provide much needed car parking for 5 cars at least. The draft agreement will be awaited from BANES and discussed further.

b) Play Area: A draft plan has been received. On consideration it shows the installation of a Cable Runway which was not wanted by the children. The plans shows the installation of a covered walkway seating area, a nest swing, a BMX area, the repositioning of the football lock up and the football goal posts. Mrs Stephenson is to liaise further with the Chairman of the Hall Committee.

c) Street Naming in Woollard: Nothing further to report Finger Post, Priestdown: This post was reported to traffic & safety department last year as needing attention as it wasn't visible. Nothing has been done to date. Mrs Stephenson is to contact Highways Department, Maria Pinches.

d) Memorial Hall

1) Quotations for Refurbishment of Ladies Toilets: Discussed under Members of the Public

2) Electrics: Mr Watson reported that the Hall Committee had arranged for their electrician to carry out the work putting RCD's onto all electrical sockets. The cost of the work was said to be approximately £500. As there had been no prior consultation with the Parish Council and no quotations obtained for the work to be carried out the correct procedure has not been followed. It was reported that if an invoice is produced in the Parish Council name the issue will be challenged.

e) Bus Shelter: The removal of the orange barriers has been requested. Insurance: All details of the accident and the final invoice from the builder has been sent to the Insurers along with the claim form. Clerk had spoken to the insurers prior to the meeting and they reported no queries. Community Liaison Officer Joanna Brain is aware of the graffiti but was not inclined to do anything because of the barriers and a risk assessment needed if the shelter was not safe. Clerk has informed her that all work has now been carried out. Joanna will speak to members of her team who may possibly remove and repaint free of charge. Mr King, BANES: Another email has been sent to Jon King re-iterating the fact that although at a site meeting proposals were agreed for the installation of the new shelters, the Parish Council do remain concerned about the loss of valuable parking spaces for the village. Clerk to follow up.

Vehicles Parking in the Bus Stop: It was reported that a car being advertised for sale was parked in the bus stop on the school side of the bridge The PCSO's were informed and are keeping an eye on the bus stops. If there were yellow lines down then the Parking Services Team at BANES would be able to enforce action.

f) Footpaths Officer: The footpaths officer has submitted his worksheet for 2008. Mr Gillett has also tendered his resignation as Footpaths Officer as he will be emigrating. Clerk has written to Mr Gillett acknowledging this and thanking him for his hard work given to the Parish. A replacement will be sought as soon as possible.

g) Affordable Housing: Following a recent site meeting between Cllr Edwards, Gary Ward (BANES) and Hayley Austin (Somerset Housing), a sub committee meeting is now being

requested but being resisted in favour of them attending the Parish Council meeting in February.

h) Donation - Remembrance Sunday: Clerk has written to David Brunskill who attended the service playing the bugle and asked if he had a nominated charity to which the Parish Council can make a donation. David has nominated the Jerome Harvey Trust who are a small Church Charity involved with Compton Dando and Publow Church. The Trust makes payments to people less fortunate at Christmas. It was agreed that a donation of £25 would be made.

l) Patient Participation Group Meeting Report: Mrs Gully attended the meeting and reported that it was well attended with much discussion on the proposed withdrawal of the prescription service being provided by the surgery. The new practice building is on hold at present.

Conservative Party Position on Regional Spatial Strategies: Mr Heaford reported that an email received reported that under a Conservative Government the Conservative party have pledged to scrap regional planning and the unelected regional assemblies. As a consequence of scrapping the regional plans BANES would be able to protect our own local environment and decide the most appropriate level of development and where it should take place.

6) Clerks Progress Report:

Bristol International Airport: James Gore, Head of Communications and Mike Littleton Community Relations Manager are to attend the meeting in February.

Log Cabin, Memorial Hall: No further progress has been made. However progress maybe made through the Land Registry.

Highways: Footpath at top of Pensford Hill: Clerk awaits a report from the Highways department.

Community Liaison Officer: Joanna Brain is to attend the March Meeting.

Belluton: The fridge freezer dumped here has been removed by BANES.

Kerbs: The condition of weeds growing out of the kerbs and pavements has been reported to BANES.

Waterside Cottage: BANES are to issue a cutting back order to the owner who has the conifers at the back of the War Memorial.

Old Road Sign: The problems with this sign blocking visibility was reported. It was arranged for the sign to be relocated further back from the junction. BANES report that a new sign was installed following a request from a Member of the Public who reported that the nameplate on the right hand side could not be viewed by motorists driving North on the A37 therefore missing the Old Road turning.

Dog Fouling at Hillcrest: Clerk has written a letter to Somer Housing and copied it to the dog warden.

Litter Bins: A new bin has been installed next to the Lock Up. BANES are hoping to install a new bin in Woollard shortly.

Policeman's Lane: The blocked gully at the bottom of the lane was reported to BANES. They have now cleared it.

Floodgate Prize: The Emergency Management Department for BANES Council have written to the clerk reporting that during one of their Flood events a person won a prize of a Flood Gate. The flood gate is a solid barrier that is attached to doors to prevent floodwaters entering the property. The person does not want the prize and wondered if the Parish Council could nominate a suitable recipient for the gate. Parish Council to give it some thought.

Pensford Hill: Clerk sent an email to Stefan Chiffers at Traffic & Safety following the recent crash on the A37. A reply is still awaited.

Speed Camera: David Swift confirmed to the Clerk that the camera had been placed on the task register to be prioritised for replacement, but the West of England Partnership would have the ultimate decision.

Planning & Enforcement:

An email had been sent to Jeanette Bockaz requesting an update. Yet again no reply had been received. Enforcement have been made aware of a new pedestrian opening created onto the High Street from a property in Back Lane.

St Thomas a Beckett: Support emails were sent to Adrian Browning in respect of the development of the knave.

Hursley Hill: The owner of the land below Hursley Farm has reported to the Parish Council that he has been tidying and clearing the site and carrying out some drainage work on his land. The owner is concerned that people think he is carrying out work he shouldn't be.

Conservation Area: A property within the Conservation Area in Church Street has recently altered some windows. This was queried with the Conservation Department who have no control unless the building is listed. Clerk to ask Planning if there is a revised booklet which supersedes the DTLR Booklet Planning a Guide for Householders.

Incoming Post:

a) Clerk reported that a letter had been received conveying appreciation to the Chairman of the Parish Council, the Police and all who contributed to the act of Remembrance Service on the 9th November. Clerk has sent a copy to PC Glenn Lord, along with a letter of thank you from the Parish Council for their continued support.

b) A copy of the BANES Local Plan Written Statement has been received. The local plan was adopted last year and this document is the basis for deciding planning applications and how and where development should take place up to 2011. Document given to Mr Heaford for further consideration

c) Clerk reported that BANES are carrying out a Community Facilities Audit. Information gained from this will help to form the Core Strategy. Clerk has completed the audit and returned it to BANES.

7) Planning:

Applications to be looked at:

08/04317/FUL Mrs M Bignell, Development site The Orchard Pensford. Erection of two 3 bed semi-detached houses with gardens and off street parking for 4 cars (revised scheme). The design and access statement for this application is wrong as the title is Land Off Police Lane, Pensford. Also the address of the proposed houses is Westward Orchard, Pensford. There is already a property called Westward in the Orchard. These details have been reported to the case officer. Parish Council to raise objections in respect of the amount of extra traffic this proposal will create, the drive is now closer to the entrance to The Orchard which could possibly create a hazard for motorists. There appears to be a large number of windows which will now be overlooking the existing properties in the Orchard. Clerk to re-iterate previous comments made to previous application.

08/04420/FUL Mr C James Leigh Cottage 127 High Street Pensford Single storey rear conservatory Parish Council Support this application.

Outcomes:

08/01164/FUL Miss R H Tonks Old Railway Tavern Wick Lane Change of use from doctors surgery (Use Class D1) to dwelling (Use Class C3) REFUSED

08/02926/FUL Mr K Showering Mountain Stables Publow Lane all weather horse riding arena for personal use - REFUSED. Parish Council members attended a site visit here on 18th November 2008.

08/02237/OUT Mr J Rigby Holly House Hillcrest New dwelling following demolition of existing barn - APPROVE. Parish Council commented that all work started should be completed and any applications granted should be complied with.

8) Financial Matters:

Payments to be authorised:

Mrs J Bragg	Clerk Salary October	502.90
Mrs J Bragg	Clerks Imprest	24.35
Mrs J Bragg	Computer Ink refill	16.00
Mr B Gillett	Footpaths Officer Claim 79.5 hours@ £6	477.00
Mr B Gillett	Strimmer twine, oil, shears, nails, gloves	30.26

Receipts to note:

None to note: (Await VAT Refund £144.26)

9) Any Other Business:

Blackrock Lane: It was reported that a cooker had been dumped at the top of the lane. Clerk to report

Home Office: Mrs Stephenson reported that she had attended a meeting which discussed the Police Community Support Officer Role. At present it was reported the PCSO's have fifteen standard powers and the proposals are to implement fifteen more at the discretion of the Chief Constable. Clerk to send out copies of the consultation leaflet with the December Minutes.

Publow Lane: It was reported that a drainage pipe coming out of a property in Publow Lane is creating water running down the lane which during the cold weather has created a hazard with ice forming. Council connect had been contacted and asked to grit along here but had not done so. It was reported that Publow Lane and Woollard was very bad with ice.

People and Communities Together Meeting: The next PACT meeting takes place on Tuesday January 13th at the Memorial Hall. Everyone is urged to attend this meeting. The Police are in attendance along with many representatives of different groups around the valley. Clerk to add details to the Parish Magazine.

Accident at Chelwood Roundabout: A recent accident at Chelwood Roundabout led to a diversion but a great traffic build up on the A37. Traffic coming down the High Street following the diversion and along Publow Lane had difficulty in passing because of cars parked along the side of the road. The police were informed but as there are no yellow lines nothing could be done.

Hillcrest: It was reported that a Blue Transporter Van is parking on the corner where you exit and access from the Common onto Old Road. This is making exiting the junction blind and is very dangerous. Clerk to take the matter up with the Inspector at Keynsham and seek clarification on the law in respect of parking on or close to a junction.

Parsonage Lane: A large pothole was reported at the top of the lane. Clerk to report

Tennis Club: Sue Grimes reported that the courts have become a hazard in wet conditions. Resurfacing costs have been estimated at £14,000 - £15,000 plus VAT. Ongoing vandalism problems are a drain on much needed reserves. At present the club agreed that the courts would be cleansed and further advice taken from the LTA regarding the more substantial essential work. It was agreed that the Tennis Club is a valuable community facility and the Parish Council would not like to see it close. Sue will keep the Parish Council updated on progress.

Miners Welfare Institute: Concerns were expressed regarding the shabby state of the building as it is the first thing you see when you drive into the village.

10) Notice of Future Meetings:

Chew Valley Partnership Meeting, Wednesday 10th December at 7.00p.m.

PACT Meeting Tuesday 13th January 2009

Parish Councils Airport Association Meeting 27th January 2009 (Clerk & Mr Wareham to attend)

DATE OF NEXT MEETING MONDAY 12TH JANUARY 2009 AT 7.15 pm