

**MINUTES OF A MEETING OF PUBLLOW WITH PENSFORD PARISH
COUNCIL HELD ON MONDAY 10th DECEMBER 2007 AT 7.15p.m. AT
THE CHURCH ROOM CHURCH STREET PENSFORD**

Present: Chairman: Mr T Heaford **Vice-Chairman:** Mr B Watson.
Mr D Chilcott, Mr L Seymour, Mrs J Stephenson, Mr P Wareham, Mrs S
Grimes, Mrs J Gully, Mrs S Loney, Mr S Filer. Clerk: Mrs J Bragg.

1. Members of the Public: There were none present.

2. Apologies for Absence were received from Cllr Edwards.

3. Minutes of Monday 12th November having been circulated and read were signed as a correct record.

4. Matters Arising from the previous minutes:

Hillcrest: A letter received from a member of public attending the November meeting was read out to the Parish Council, the letter gave thanks to the Parish Council for their patience and forth-rightness during the meeting.

Treasury Stock: It was agreed that Chairman and Clerk should visit the bank in the New Year.

Parish Council Web Site: New photos have now been placed on the web site and everyone urged to visit the site: www.publow-with-pensford-pc.gov.uk

Hinton Organics: An article in the Chew Valley Gazette covered this topic recently.

5. Items for discussion:

a) Core Strategy Meeting Report: This meeting was attended by Chairman and Mrs Stephenson. B&NES gave a presentation on developments and the likely impact of the proposed urban extension to South East Bristol. Proposals are that B&NES would like 3,500 houses built between Queen Charlton and Whitchurch, Government office of South West would like 6,000 and developers reported to be Taylor, Wimpey & Crest Homes would like 9,000. The unclear issue being supporting infrastructure with no plans to alter the A37. Parish Council will respond by 17th December.

b) Pensford Lock Up: Clerk read out an e.mail from English Heritage confirming their site visit and concerns raised in respect of the pointing and new stainless steel lintel. Both were reported to 'weather in' in time. It was reported that the lock up is very wet inside. Mr Watson to monitor the problem. It was also reported that the door is becoming very rotten along the top due to the wet. The possibility of a spring behind the lock up will be looked into.

c) Pensford High Street Parking Consultation: Following discussion Parish Council members agreed that the worst area was the corner of Publow Lane and along by the Lock Up. A small footway was suggested here, this would enable residents to walk from Publow Lane houses past the Lock Up safely.

Clerk to make suggestions to Traffic & Safety. Cars parking outside of the Spangles are also making this corner very dangerous, a pinch point painted on the road close to the corner or near the lock up was suggested.

d) Memorial Hall: A letter had been received from the Chairman of the Memorial Hall Committee reporting costs in respect of proposed repairs to the boiler, quotes regarding the proposed cladding of the roof and problems in relation to the Children's' play area. Memorial Hall Committee to be reminded of the correct procedures to go through before the Parish Council can help with these matters.

Clerk reported that the Quarterly Inspection Report in relation to the Children's' Play Area had been received. A copy had been sent to the Chairman and a copy held for file purposes.

e) Affordable Housing: An e.mail had been sent to James Read at Somer housing with Parish Councils comments from November meeting. No reply had been received to date.

f) Woollard Meeting Report: Following a recent Woollard meeting concerns were raised regarding finding Woollard and also how the emergency services locate Woollard Village. One of the problems apparently being the lack of street names. It has been suggested to B&NES that the section of road running from the telephone box in Woollard to Hunstrete be renamed as Hunstrete Lane. B&NES have replied that they agree it would be sensible to officially name all streets in Woollard and include them in everybody's postal address in the village name Woollard. The best way forward for Publow and Compton Dando parish councils to agree on the names and extent of the streets including any local suggestions such as renaming part of Woollard Lane. It was agreed Mrs Stephenson should arrange a meeting with residents and bring the subject back to the Parish Council next month for further discussion.

6. Clerks Progress Report:

Birchwood Lane/Candlestick Brook: Following a request regarding classification of these lanes and details regarding any proposed works clerk read out an e.mail from Colin Hudson which reported that Candlestick Brook is legally classified as a Byway Open to All Traffic (BOAT) and there is no proposal to change this. Consideration may be given to changing the type of traffic that uses the BOAT by means of a Traffic Regulation Order which could for example prohibit by width on motor vehicles. B&NES remain aware of the issues on this BOAT and would like to consider the making of a TRO to cover the whole length of Candlestick Brook/Birchwood Lane but do not have sufficient resources at present. It was reported that there are no proposals to resurface Candlestick Brook, with the only area that seems to have a problem being the entry to the brook at the Woollard end, but there are no plans at present to undertake any works. Clerk to reply asking for assurances that if resources become available this could be given priority.

Highway Issues: B&NES have been asked to look at the road surface on the High Street just above The Orchard junction.

B&NES have been asked to monitor the Priestdown area. Although we have had a lot of rain a large amount of flood water is still gathering on the road. It was reported at the meeting that the water started to gather following recent

hedge work carried out. Parsonage Lane gullies were reported at the meeting as needing attention. It was also reported that water pours out of the new driveway which has been cut in Parsonage Lane. A flood was also reported at the top of Parsonage Lane. Clerk to contact B&NES to discuss these problems.

Woollard Lane Sign: Clerk reported that a new sign with the correct spelling of Woollard has been ordered.

Footpaths: Clerk has spoken to Stanton Drew Parish Council and they will look at the path in question.

St Thomas a Becket Church: B&NES have received an enquiry from the new owner of the church to remove the existing road markings outside of the entrance gates to the church. As the gates are still used, Parish Council would disagree to this. Clerk to notify B&NES.

Remembrance Sunday Parade: Clerk has written to all involved and thanked them for their part in the Parade.

Policemans' Lane: Clerk has emailed Mike Weston at Traffic & Safety supporting the suggestion of putting up Unsuitable for HGV's on both entry points of the lane and also to write to NAVTEQ to inform them of the narrow lanes and that the correct access to Hillcrest would be off Pensford Old Road.

Code of Conduct: An e.mail has been received from Vernon Hitchman Solicitor to the Council reminding Parish Council members to keep up to date the register of interests.

Planning & Enforcement Issues:

07/02488/FUL 178 Woollard Lane. Change of land to form agriculture to equestrian and provision of small stable block – this has been referred to a committee hearing on 19th December 2007.

The Old School House: Concerns raised about a business possibly being conducted from this address and the amount of sawdust being left on the pavement have been passed to Council Connect, who have now passed this through to Jeanette Bokacz at the enforcement department. Clerk to follow up.

Sign at JAT Reclamation: Highways have visited the site and advised planning enforcement that the large fixed sign is not a danger to the highway, however the moveable A. boards are. The owner requires planning permission to retain the large sign and will be asked to submit an application or remove it. He will also be asked to remove the A. boards.

Incoming Post:

a) The Precept form for 2007/08 has been received. Completed forms have to be returned to B&NES by 14th February 2008. A budget will be brought to the January meeting.

b) Details from the Village Retail Services Association who are collecting as much information as possible regarding village shops has been received via Community Action. Clerk to return the completed information sheet.

- c) The monthly newsletter from Avon and Somerset Constabulary has been received.
- d) The Historic Environment Team at B&NES are preparing a supplementary Planning Document on locally important buildings. B&NES are asking for Parish Councils to take part in undertaking a survey of the local area and nominate buildings they feel are of local importance. A representative should ideally be nominated or a sub-committee created to liaise with B&NES. Clerk to report back and inform B&NES that we still await the Conservation Area report.
- e) A copy of the Joint Rights of Way Improvement Plan 2007 – 2011 has been received. Clerk to hold on file.
- f) Minutes from the Memorial Hall Committee meeting held on 14th November 2007 have been received. Date of next meeting is the 16th January 2008.
- g) The Revised Scheme of Delegation in relation to the Planning Delegation Scheme has been received.

7. Planning: There were no applications to discuss.

Outcomes:

07/02967/FUL Mrs M Bignell 4 Ways Pensford Ltd. Pair of semi-detached houses with parking at The Orchard Pensford. **REFUSED**

Planning Meeting Report:

This was attended by Cllr Edwards and Mrs Stephenson. The meeting was reported to be based upon the Regional Spatial Strategy and the new Core Strategy. Planning and Enforcement was discussed with reports that we are the most controlled authority and proposals could possibly be made in the future to remove the rights from the Parish Council to have their say with regard to planning proposals. Discussion took place and it was agreed that the Parish Council would disagree with this proposal as the Parish Council have a closer feel for what is right for the community and how an area should develop overall.

Car Park Area – Church Street: It was reported that Property Services of B&NES are to visit this area on Tuesday 11th December following the removal of the wall to the rear of Nelson House. A letter from Wessex Water to B&NES regarding their proposals to fence off their land for health and safety reasons was read out. It was thought that the parking sign in situ was possibly put up by Wansdyke Council and has been there for a very long time. It was agreed that the Parish Council would let B&NES Property Services deal with this problem as it goes on, but remain in contact.

8. Financial Matters:

Payments authorised:

Mrs J Bragg	Clerk Salary Nov (Incl Back Pay to April 2007)	546.76
Mrs J Bragg	Clerks Imprest	34.20
Mrs J Bragg	Computer Ink Refill	10.00
Minerva Conservation Works to Lock Up		1185.57
Church Room	Sept, Oct, Nov, Dec Hire	40.00

9. Any Other Business:

It was reported that Members of the Public wish to attend the committee hearing regarding 178 Publow Lane on 19th December 2007. They are advised to contact B&NES planning should they wish to speak.

New Signpost on Triangle: It was reported that the sign is not clear, this has been reported to Traffic & Safety.

Footpath: The footpath from Nursery Corner to the Garage was reported to have been cleared of vegetation.

Aircraft Noise Monitor: A resident living on Pensford Hill has been willing to accommodate the equipment. The noise management line is: 01275 473799

Parish Council Web Site: Newspaper cuttings regarding the floods are being sought for the web site. Mr Wareham reported that he may have some. Also Parish Maps and Parish Walks were requested. Clerk to look through files.

Bus Stops: Clerk was asked to report the condition of the bus stop at Hillcrest to B&NES, it is full of leaves and the roof needs attention. Also another request to be made for a new bus stop at this point and on Hursley Hill will be made.

Enforcement Issue: Problems with building matter being stored at a property in Hillcrest remain, clerk to contact enforcement department for further discussion.

10. Notice of Future Meetings:

DATE OF NEXT MEETING MONDAY 14th JANUARY 2008 AT 7.15 p.m.