

Pitcombe Parish Council

Minutes of the meeting of the Parish Council held in Hadspen Village Hall on Tuesday 14th March 2017

Present: Councillors L. Comer (Chair), C. Brook, R. Currie, C. Donald, R. Waller and A. Wells

In attendance: District Councillor Mike Beech

Clerk: Zöe Godden

There were 4 members of the public present at the start of the meeting.

The meeting started at 19:30.

1. **Apologies for Absence:** Councillor Knight and County Councillor Anna Groskop.

2. **Declarations of Interests:** None

3. **Minutes:** The minutes of the Parish Council meeting held on 14th February 2017 were agreed as a correct record and signed by the Chairman.

It was **agreed** to move to item 6 on the agenda.

6. **To review Planning Applications, Road Closures, Foot Path Diversions:**

i Outcomes of applications considered at previous meetings: None

ii New Planning Applications:

- a) **17/00796/FUL** - Erection of a single storey oak framed annexe and change of use from agricultural to residential for the footprint of the proposed annexe and the path connecting it to the main house, 7 Old Station Lane, Pitcombe. BA8 0PT

19:32 – Public participation

Mrs Stallion noted that she had no objection to the principle of an annexe but raised several concerns regarding the application, which was adjacent to her property.

19:36 – The meeting resumed.

The application was discussed in depth. Members expressed deep concern for the loss of agricultural land and felt that there was adequate space in the curtilage of the current dwelling to accommodate the proposed annexe. The suitability of the proposed annexe for an elderly person in terms of its distance from the main dwelling was questioned. It was noted that the Parish Plan was supportive of applications seeking to increase the size of existing accommodation to provide for a wider mix of families.

19:44 – Councillor Comer agreed to allow a further public participation period

The applicant, Mr Bowker, described his reasons for the proposed location of the annexe.

19:47 – The meeting resumed.

RESOLVED: It was proposed and agreed that the Parish Council recommends refusal of this application on the grounds that the loss of this agricultural land is not acceptable.

If permission is granted for this development, the Council asked that a permanent tie is applied to prevent the annexe from being sold separately in the future.

(Action Parish Clerk)

19:54 – Four members of the public left the meeting.

- b) **17/00634/FUL** – Application for erection of new dwelling, pavilion and outdoor pool, tennis court and associated fence enclosure and the extension of an existing access drive and all associated hard and soft landscaping works, The Aviaries, Redlynch, Pitcombe. BA9 7JD (In Bruton Parish)

Members did not wish to comment on this application.

iii Temporary Road Closures: Since publication of the agenda, the Clerk had received details of a road closure, as follows: Lusty from the junction with Park Road northwards a distance of 50 metres for 2 nights (8-9th and 21-22nd April 22:00 - 07:00)

iv Path Diversions - None.

4. To receive reports from

- i County Councillor.

County Councillor Groskop was not present.

- ii District Councillor.

District Councillor Mike Beech had nothing to report.

- iii PCSO.

PCSO Tim Russell had sent a report to the Clerk. No crimes had been reported in Pitcombe in February. Members were advised to secure sheds and outbuildings to avoid thefts, to lock unattended vehicles and to note that fuel thefts had started to occur again.

7. Matter Arising for report:

- i Highways and Drains – Update.

Councillor Currie reported that he and Councillor Knight had met with John Nicholson from County Highways to visit Pitcombe Hill to view problems with drains. John Nicholson had said that a catching kerb may resolve the drainage problems. John had said he would engage with the landowner as the metalling condition could not be assessed until mud was cleared from the road. In addition, a slurry pile had been placed near to the road in Green Lane and was contaminating the road. Councillor Currie said he would take this up with John Nicholson.

(Action Cllr Currie)

Councillor Waller reported that a fallen tree was obstructing the road at Sunny Hill. The Clerk was instructed to report this matter to County Highways and to email Bruton School to ask when the tree would be removed.

(Action Parish Clerk)

- ii To hear an update on the acquisition of a replacement notice board to be located at Cole.

The Clerk was instructed to obtain three quotes for this work and Councillors suggested a local firm that could be approached.

(Action Parish Clerk)

8. Reports from Portfolio holders not covered elsewhere on the agenda.

Councillor Brook reported that a new kissing gate had been delivered but had yet to be installed at Hells Ladder Lane. Councillor Brook agreed to contact Eve Wynn at SCC to ask for an installation date.

(Action Cllr Brook)

9. Finance.

- i To approve payments of:

South Somerset Citizens Advice	Grant	£50.00
Somerset Community Justice Partnership	Grant	£50.00
Milborne Port Computer Services	Laptop, Printer, software etc – Transparency Code	£545.12
Zöe Godden	Clerk's salary & expenses February 2017	£244.21

RESOLVED: It was proposed and agreed to approve the payments as presented and that Councillors Comer and Brook would sign the cheques.

- ii To review the Budget vs Spend sheet to date.

Noted.

Councillors Currie and Wells had not yet attended the SALC Good Councillor training and the Clerk was instructed to find out when the course would be running again.

(Action Parish Clerk)

- iii To approve the cash book and bank reconciliation for February 2017.

The cashbook was **approved** and signed by Councillor Comer.

10. Transparency Code – To review the draft website and discuss any amendments required.

Members requested some amendments that were noted by the Clerk. It was **agreed** that, once these amendments had been made, the draft website could be forwarded to Milborne Port Computers to begin the publishing process.

(Action Parish Clerk)

Councillor Comer agreed to locate the relevant sections of the Parish Plan which could be used in the "About Pitcombe" page and as an introduction to the Parish Plan.

(Action Cllr Comer)

11. Correspondence/Publications received for report.

- i Community Council for Somerset – Information on a booster system for mobile phone signal from Vodafone.

Members felt that it was not necessary to take any action in relation to this email.

12. Any Other Business:

ZG Approved minutes Mar 17

Pitcombe Parish Council

Please note this item can only be used for statements of information and requests for items to be included on the agenda at the next meeting.

Councillor Wells noted the poor condition of Pitcombe Hill and other nearby roads. Councillor Currie agreed to take these matters up with John Nicholson from County Highways.

(Action Cllr Currie)

The Clerk was instructed to forward fault reporting contact details to members.

(Action Parish Clerk)

Councillor Currie reported that fundraising for the new defibrillator was going well.

20:44 – Councillor Currie left the meeting.

The Clerk reported that she had handed in her notice to Charlton Horethorne Parish Council and started a new software testing job.

Councillor Comer requested that an item should be included on the next agenda to review the Parish Plan.

(Action Parish Clerk)

13. Date of the next Parish Council meeting: 11th April 2017 at 7.30pm

The meeting ended at 20:52

Signed

Date