Minutes of the Meeting of Walton Parish Council of Friday 14\textsuperscript{th} MARCH 2014

That took place at 7.00pm in the Walton Village Hall Lounge


In Attendance 9 Members of the public, Police Community Support Officer, H. Moore [clerk]

Apologies Cllr. Bishop had submitted apologies however was now attending

Residents declarations of interest in speaking on agenda items Six residents and the planning consultant for application 2014/0204 [long Lane] all requested to speak on the planning application before the Council and this was noted by the Chairman.

Open forum for residents No items raised

Councillors Disclosure of any undeclared interests and notification of dispensations granted. None declared

To confirm minutes of previous meetings

1. The minutes of the parish council meeting of 14\textsuperscript{th} February 2014 were Resolved [8/nil with 1 abstention due to non attendance] to be an accurate record and they were then signed as such by the Chairman.

County & District Councillors reports Not in attendance

PCSO Report

PCSO T Richards reported on the following points:

- Graffiti – This is to be removed on Wednesday and / or Thursday next week with the person involved doing the clear up supervised by the PCSO
- Quarry Batch Farm – A vehicle in the yard and theft of property had been reported and enquiries were now ongoing. All present were advised to check that all outbuildings were securely locked and monitored.
- No other reported crime to date and the village was a low crime area.

The Chairman re arranged the agenda at this point in order to take Item “no cold calling zone” next as the PCSO might be called upon to leave [on duty]

Walton ‘no cold calling ‘zone

It was noted that the Safer Somerset funding application had been refused however a further application had been submitted to a community trust for £300 [for signage] and a response was awaited. The item was then deferred until the next meeting.

Planning

a) To receive any planning decisions reported - none
b) To consider any applications received –
   2014/0204 Redevelopment of factory premises with two pairs of semi detached dwellings –factory site Long Lane Walton BA16 9RF
   i. Paperwork & Plans with regard to this application had been provided to all councillors.
ii. Written correspondence received from residents [two letters] were circulated to all councillors present.

The Chairman closed the meeting at this point in order to allow those who had expressed an interest in speaking to the meeting on this item, to do so.

Residents spoke in turn and raised their concerns which included:

- Narrow access which includes an existing public footpath – safety
- Design not in keeping with surrounding red brick housing
- Height of proposed development too high – could impact on privacy and light of existing homes
- Flooding in Long Lane already occurs and this could exacerbate the problem
- 8 metre high dwellings do not suit the area – bungalows would be more appropriate
- Concerns re Emergency Services not being able to easily access site
- Removal of asbestos from the site causing a hazard
- The raised embankment alongside part of the access could become a hazard if pedestrians use it to avoid traffic.
- Too many properties for site creating too many traffic movements

The application consultant raised the following points:

- Access is narrow however previous use did generate traffic movements and it was considered that 4 dwellings would cause less
- Design is a matter of taste and the colour of the design if not wanted could be changed to a standard off white.
- Although higher than close properties a shading assessment had indicated that the development should not shade existing houses
- 20 metres from nearest neighbours with no overlooking 1st floor windows
- Asbestos – a fully licensed contractor has to be employed to remove safely

The Chairman re opened the meeting at this point

iii. Discussion of the application occurred with consideration of concerns raised being made.

The Chairman closed the meeting at this point in order to enquire of those members of the public in attendance if they objected to any type of development on this site and the response was made that the site does need something to happen, however something more appropriate to the site would be preferred but that there were still concerns re access. The meeting was then re opened.

iv. Following further discussion Walton Parish Council Resolved [9/nil] to recommend Refusal of this application for the following reasons:

1. **Access** - The width of the access road, which incorporates a well used public footpath, was felt to be too narrow. This was a major concern due to the act that traffic movements along that road will cease to be the predictable [mainly morning arrival end of day departure] week day traffic of a small business and instead become the random movements of household traffic for four dwellings spread over the entire week.
2. **Design & appearance** - The development was considered to be overpowering in colour and design and not appropriate for this location.
   - It was also felt that the height of this particular design could be considered to be overbearing to the neighbouring bungalows.
3. **Scale of the Development** - Council considered that the density of the development was too great for properties of these proportions on this site.

v. The offer of the applicant’s consultant to possibly arrange a consultation meeting with local residents at some future date to discuss the site was noted.

c) **To consider a report on enforcement** – The blue van parked in the lay by close to Sam’s Yard had been reported to enforcement who will be requesting that it relocate in the near future.

d) **To consider any general planning issues:**
   1. Walton Housing Need Assessment – It was **Resolved [9/nil]** that council would now arrange for this assessment to take place
   2. Local Development Framework – the review of this by the independent inspector is being monitored
   3. Somerset Minerals plan – Consultation documents were available and now being circulated in order to facilitate consideration of a formal response at the next Parish Council Meeting

13.14.278 **Village Litter Pick**

1. It was noted that there had been good weather and good volunteers who want to do another pick in the future.
2. Hot spots had been identified to monitor
3. Fewer sacks of rubbish had been collected than last time which, it was hoped, illustrates the impact of the previous litter pick.
4. Thanks were expressed to the people who had been doing refreshments at the village hall
5. It was hoped that future picks would be better advertised however everyone was advised to keep their eyes on the notice boards.

13.14.279 **Land Purchase for allotments**

1. Most recent correspondence received from Councils solicitors was read out to those present and it was noted that 28th March is the current suggested date for completion.

13.14.280 **Roads and Traffic through the village**

1. **Fault report.** Due to the large number of issues raised to Highways department since the last meeting a written report was circulated to those present and is attached as an appendix.

2. **Bus stop at the Western end of the village.** It was noted that there are three bus stops between the Church and Street but none between the Church and the other end of the village. Residents had requested that one be installed if possible as it is a long way to walk with shopping and/or small children along the narrow pavements at that end of the village.
   i. **It was Resolved [9/nil]** that the Clerk should make enquiries.
3. **Footpath and Hedge at Asney Road.** It was reported that the hedge had been removed by the Trust with permission on safety grounds in order to improve visibility. The question was now being raised as to whether the pavement on that part of Asney Road could be extended to meet the end of the footpath.

   i. *It was Resolved [9/nil]* that this would be taken on as a village project and the Clerk should make initial enquiries with Somerset Highways as to how to proceed.

4. **Any other Highways matters.**

   i. New road markings were in place at Brooks Road
   ii. Brambles / undergrowth at the railings surrounding the ditch at the bottom of Brooks road had been cut back
   iii. Quarry batch keep clear road signage had been completed

**Monthly Financial report**

1. A financial report as at 28th February 2014, that included a bank reconciliation, was circulated to all councillors present. The bank statements for that period were also provided to those present. It was *Resolved [9/nil]* by the council that this was an accurate record and it was then signed as such by Cllr. R. Crossman

2. A consultation on audit - Consultation documents were available and were provided to all councillors in order to facilitate consideration of a formal response at the next Parish Council Meeting

3. Section 150(5) of the local government act 1972 has now been repealed however NALC has advised that: “no council should abandon the 2 signature rule without first having in place effective systems and arrangements compliant with proper practices in accordance with appendix 11 governance & accountability for local councils a practitioners guide which states that, as a general principle more than 1 person should be involved in any payment, whether it is before or after the point at which the payment is actually made”

4. New National Association of Local Councils financial regulations will soon be circulated for consideration.

**Authorisation of expenses and the agreement of cheques for the payment of accounts**

It was *Resolved [9/nil]* that the following payments are approved by the council with the cheques to be signed at the end of the meeting:

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<tr>
<th>Cq. number</th>
<th>Description</th>
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<tr>
<td>1394</td>
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<tr>
<td>1395</td>
<td>HMRC</td>
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<tr>
<td>1396</td>
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<tr>
<td>1397</td>
<td>Somerset ALC</td>
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<tr>
<td>1398</td>
<td>Cllr. J. Hanrahan</td>
</tr>
<tr>
<td>1399</td>
<td>Cllr. L. Gagg</td>
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Walton Parish Council ~ Financial Year 2013 ~ 2014
Cheques for Payment 14th MARCH 2014

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<th>Chq.No.</th>
<th>Payee</th>
<th>Budget Area</th>
<th>Amount now Budget authorised</th>
<th>Budget Remaining</th>
<th>Inv.No.</th>
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<td>staff costs</td>
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<td>Clrrs. Expenses</td>
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<td>6th march email</td>
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TOTAL EXPENDITURE £698.60

13.14.283 Youth Engagement
An article had been put into the village newsletter and responses were now awaited.

i. Date of event is Friday 16th May 2014
ii. Cllr. Gagg has approached Street singers [who have a Walton membership] and they have agreed to attend.
iii. Cllrs. Gagg & Hanrahan are to liaise re the event and the production of a flyer for the event
iv. Clerk to invite all groups in receipt of a grant and ask them to attend with information about their group

13.14.285 Village Play areas
It was reported that the works [previously put on hold due to the weather] for Meadow Lane play area would now be scheduled. [fence and repainting of slide]

13.14.286 Upcoming Meetings and Training
1. Next Parish Council Meeting Friday 11th April 7pm in the village Hall lounge
2. Planning Training – Wells town hall 6pm Wednesday 19th March
3. Monday 24th March – SALC Area East Briefing 7pm Pilton Village hall
4. Annual Parish [village] meeting Friday 16th May 2014

The meeting then closed