



Brean Parish Council

Clerk to the Council Hazel Brinton, 35 Hannah Drive, Locking, Weston s Mare BS24 7JS

Minutes of the Brean Parish Council Meeting held on Monday 7th January 2019

Present

Chairman Cllr J Harris
Councillors T Hicks (Vice Chairman), D Holland, J Smith, T Legg and P Wright
Clerk to the Council Hazel Brinton
District Councillor T Grimes

Three members of the public were present.

171/18 Apologies

Apologies from Cllr Chatterton and County Councillor B Filmer were received.

172/18 Declaration of Interests

The Chairman and Cllr Hicks declared an interest in item 177/18 II and III being owners of licensed premises.

173/18 Approval of draft minutes

The draft minutes of the meeting dated Monday 10th December 2018 were approved by council and signed by the Chairman.

174/18 To respond to members of the public

District Cllr Grimes left the room whilst two members of the public spoke in opposition to planning application 06/18/00012/LE.

175/18 Discussion of matters arising from previous minutes

- Fencing at Old Rectory – The clerk had received nothing further from Liam Gill at Somerset CC. County Cllr Filmer was still chasing the matter.

176/18 To note progress with on-going planning application and applications for premises licences –

- 06/18/00011/LE – Erection of free standing ground mounted solar array at Diamond Farm – permission granted

177/18 To review new Planning Applications and Licensing Act Premises Licences for consideration

- 06/18/00012/LE – Erection of extension at 2 Wesley Close, Brean

Cllrs Smith and Holland went to see the proposed development and confirmed that the extension will look down on the neighbouring property resulting in a total loss of privacy. Cllr Holland said he entirely agreed with the members of the public who spoke in opposition to the application and Cllr Smith. He added that it looked like a two bedroom flat was being proposed upstairs. It was unanimously resolved that the council would object to the application on the following grounds:

Signed by Chairman.....

4th February 2019

- Overshadowing of the neighbouring property
- Overlooking of the neighbouring property
- Loss of privacy
- Impact on a small development consisting of bungalows

Members noted that members of the public had reported that the district council's planning portal appeared to be down which was not allowing comments to be registered.

- **06/18/00013/DRT – Change of use of ground floor flat to Class A3 use to form part of the existing Sunspot café**

Cllrs Harris, Hicks and District Cllr Grimes left the room

Cllrs Holland and Smith had looked at the plans and the site and could see no reason to object on the usual planning grounds for objection. They noted that the glass porch made sense and that work appears to have started already. It was resolved to support the application but ask that a planning condition regarding soundproofing be enforced.

- **Application to vary a Premises Licence at the Sunspot Café**

Councillors noted that they could find no grounds to object based on the reasons allowed to object to licence applications.

178/18 Reports on Village issues

- **Response to SDC's consultation on Open Space, Sport and Recreation consultation.** Councillors discussed a number of queries including the informal open space south of the sluice on Diamond Farm land; whether footpaths and cyclepaths were included or not and whether church land opposite the Post Office was included. The clerk suggested that as it was church land it had probably not been formally designated as a children's play area by SDC. Councillors agreed to keep the designation of this area in the interim planning policy only.

179/18 To consider the budget and precept for 2019/20

Councillors agreed to include £400 income from the donkey concession for 2019-20. A discussion was held on the risks of agreeing to a bouncy castle concession given the inherent danger of them on a windy beach but priority would always be given to the safety of users. Cllr Legg felt that the issue should be determined on a case by case basis if someone wanted to bring a proposal forward.

It was proposed by Cllr Hicks and seconded by the Chairman that no precept be set for the financial year 2019-20. The proposal was passed unanimously.

The Chairman felt that the budgeted car park income needed further consideration as there was currently a small overspend on the proposed budget which could be taken from reserves if necessary. Council asked that the budget be looked at again at the February meeting.

180/18 Approval of cheques and direct debits for the current month's expenditure – council unanimously agreed to approve the cheques and direct debits as presented by the clerk.

181/18 Financial matters

Members received and noted the bank reconciliations for November and December 2018 and the income and expenditure statement at 31st December 2018.

182/18 Other matters raised by Councillors for discussion

Cllr Smith raised the issue of the flooding at Pinewood. Cllr Hicks said that a contractor had been to try and sort out the problem but it had still not been solved. There was a supposition that the rhynes were currently very high and he had asked the contractor to come back and check and prove that the drain was totally clear. If this is proved then there was an ongoing proble because of too much run off at Pinewood and Brean Court. The drainage pipe in the area was too small at 4-6”.

Cllr Hicks reported on the cycle path to Berrow. The path between the village and Weston had proved to be very successful and it was disappointing that the path could not currently be extended to Berrow due to the golf club’s refusal to allow part of it to pass over its land. District Cllr Grimes added that two meetings had taken place and the golf club was not going to give up the land but Berrow was in agreement that the path should be constructed. Cllr Hicks agreed and said that Berrow, Brent Knoll and Brean parish councils need to keep the pressure on the golf club as the locals and the locals on the cycle path committee all wanted it to happen. He felt that more pressure should come from James Heappey, MP.

Cllr Legg reported on footpaths in the parish and thanked both Warren Farm and Diamond Farm for managing signage on and off the beach as there was a distinct lack of signage elsewhere.

The Chairman reported on the updating of the toilet block and was due to meet Cllr Wright to progress the matter the following day.

Cllr Legg volunteered to look at the seven village benches to assess the need for repairs as some have slats mssing.

Cllrs Legg and Holland would also work on finding prices for new advertisement frames at the bus shelters as the one at Southfield was broken and the one at the Village Hall was difficult to open.

Cllr Legg offered to look at costs for putting a “no overnight parking” sign on the verge opposite the Post Office.

183/18 Date of next meeting

It was agreed that the next meeting would take place on Monday 4th February 2019.

There being no more business the Chairman closed the meeting at 20.20.