

Minutes

19:00 Meeting started.

831 Attendees: Chairman B. Sugg, Cllr. C. Henocq, Cllr. J. Bennett, Cllr. P. Hodge, Cllr. M. Mead, Cllr. D. Goddard, Cllr. M. Shepstone, Cllr. B. Hartley, Cllr. D. Mead, Cllr. S. Snelling, Cllr. H. Clarke, Cllr. J. New **Apologies:** None to give. **Public attendance:** D. Cllr. G. Seaton, Mr Williams, Mr S Joel, Senior Lead Officer for SSDC, Mr Simon Williams and Ms Jo Widdecombe to discuss the NP project, Mrs Whitsun-Jones – CPRE, Mr and Mrs Chant. 10 members of the public were also present.

832 Declarations of interest received.

All co-opted councillors, Vice Chair. J. Bennett, Cllrs D. Goddard and M. Shepstone for 836 (2)

Cllr. D. Mead for 835 (b) and (e)

Chairman . B. Sugg for 835 (b) and (e)

All Council agreed to let Chairman B. Sugg continue to Chair the meeting when these matters were discussed.

833 Minutes were approved as an accurate and correct record of the Parish Council meeting, held on 9th March, 2016 all Council agreed. Chairman B. Sugg and Clerk signed the minutes in the presence of Council.

834 Public Question Time

(1) Members of the Public

- a. Mrs A. Hartley took the floor to express her strong feelings towards the conservation area project being included in the NP. She urged Council to have SSDC investigate the conservation area as it was out of her hands now as she had resigned from the Working Group for NP.
- b. Mr Prior felt that the planning application, 835 (e) was inappropriate to bring a business into the area. The kennels would cause noise. Ms Sally Wood asked what it is going to be used for. It would be overlooking properties. There wasn't any planning for a commercial business.
- c. Mr Williams spoke regarding the planning application 835(e). There will be another 100 metre filing access and a pedestrian link into the Camp Road. This will be a continuous footpath.

(2) Mr Steve Joel, Senior Lead Officer SSDC Westlands Regeneration Project. Mr Joel informed council that the Westlands Leisure Centre will be significant. It will have the largest conference floor space. The recuse package is between the District Council, Town Council and Augusta Westlands. The centre needs modernisation. They already have Yeovil Town Council and 2 parishes willing to contribute to the regeneration. Mr Joel showed the Council the new designs. They are hoping to proceed with the works in June 2016.

Cllr. J. New asked why not reopen as soon as possible and carry out a refurbishment in stages, by opening one bar whilst refurbishing the other. Mr Joel said that it would be more expensive.

Cllr. P. Hodge asked what if the 5 year forecasting wasn't correct. Mr Joel said that they are only looking for an annual commitment.

Cllr. B. Hartley, while he supported the regeneration project, he does not agree that the Parish should contribute to it out of its precept. He felt it could be met by CIL contributions.

Cllr. D. Mead asked why only Area South Parishes asked for a contribution. Mr Joel informed council that it was felt that Area South would be the main users.

Mr Joel informed council that it would not be in competition with the Octagon.

It was decided by all Council to bring this item forward to the next meeting for discussion and resolution.

19:30 Mr S. Joel left the meeting.

- (3) Mr Simon Williams / Ms J Widdecombe gave a presentation on Neighbourhood Plan, starting with a brief history of the NP.

It has to be a land use plan. Has to be in conformity with the Local Plan.

District Council have the draft and the steering group are waiting for a confirmation that it doesn't need a strategic development assessment.

The next stage will be consultation with the public, and then formally submit it to South Somerset. They then arrange for an examiner to write a report. Then a referendum to all parishioners. All parishioners have a right to vote. As long as 50% of them vote yes, then it is adopted.

They are trying to reflect what local people have said. They are not allocating sites for development but will use criteria policies. Local Green Space areas are already protected.

It was asked if the Parish would have to find development, and Council were informed that they don't have to. Cllr. D. Mead asked if they didn't get a 50% yes vote, what would happen. Mr Williams informed council that that has never happened before. Cllr. M.

Shepstone informed council that the District Council would do the referendum.

Ms J. Widdecombe told council that there would be a meeting to discuss further issues on NP on Monday 18th April.

D. Cllr. G. Seaton said well done to the Council for doing the NP plan and progressing with it.

- (4) County / District Councillors Reports

D. Cllr. G. Seaton gave her report to Clerk to make it available via email.

835 To discuss and make observations on SSDC - Planning Applications

- a. Application Number: **15/01000/OUT** – Keyford – No update was given.

20:05 D.Cllr. G. Seaton leaves the room

It was agreed by all the bring forward item (g).

g. 15/05754/OUT

Applicant: Douglas Seaton

Proposal: Amended plans. Amended access plan and further information from applicant's highway consultant.

Location: Land Adjoining White Post Garage West Coker Road, Yeovil.

Resolution: Accept the amendment subject to highways being happy.

Proposed: Cll.M.Shepstone, seconded: Cllr. M. Mead

2 Councillors abstained. Vote taken and motion carried.

20:10 D.Cllr. G. Seaton comes back into the room

b. 16/01500/DPO

Applicant: Mr and Mrs Dodge

Proposal: Application to discharge Section 52 agreement dated 5th November 1981 between Yeovil District Council and Raymond John Dodge relating to planning permission 810279 regarding agricultural tie and non fragmentation

Location: Fairwind Burton lane, East Coker

Resolution: All council agreed that they required a detailed planning application for the entire site before they could consider the application to discharge the Section 52 agreement in respect of the agricultural tie and non-fragmentation.

c. 16/01264/TCA

Applicant: Mr and Mrs Knobbs

Proposal: Application to fell 1 No. Cypress tree, Leylandii trees and to carry out tree surgery works to various Cypress trees all within a designated conservation area

Location: Helyar Arms.

Resolution: This work has already been carried out but it was proposed by Vice Chair. J. Bennett and seconded by Cllr. M. Shepstone to have appropriate re planting after consulting with the arborist. A vote was taken and all agreed with the exception of 1 councillor.

d. 16/01140/FUL

Applicant: Mr and Mrs C & S Milne

Proposal: Alterations and the erection of a two storey side extension to dwelling house.

Location: High Trees Nash Lane, East Coker, Yeovil, BA20 2HN.

Resolution: Proposed by Vice Chair J. Bennet and Seconded by Cllr. B. Hartley. All council are happy in principal with the structure and the exterior of the new extension, if applicants continue consultation with the planning department regarding materials used.

e. 16/01075/FUL – 16/01073/LBC

Applicant: Mr & Mrs Tim Dunning

Proposal: Re-building and the erection of a two storey extension with attached car port to existing stone barn and the erection of a new timber store.

Location: The End House, Burton Lane, East Coker.

Resolution: Two proposals were received, but the proposal of objecting it as it is proposed and revisit it with further information by planning officer, Jane Green, won the Council vote by 6 votes.

f. 16/00708/FUL

Applicant: Mr Thwaites and Ms C Warwick-Mortimer

Proposal: Amended plans. Width of dormer increased and window replaced with Juliette balcony.

Location: 30 Tarratt Road, Yeovil, Somerset, BA20 2LJ

Resolution: None could be given as this planning application had already been granted full permission. Council did feel it was overlooking the gardens and were very disappointed that an extension to provide observations and

objections had not been adhered too. Action: Clerk to write to SCC to say how disappointed we were.

g. **16/01066/FUL**

Applicant: Mr and Mrs P J Eastment

Proposal: The erection of a side double garage extension and single storey rear extension to dwelling

Location: Dunromin, Yeovil Road, East Coker Road, Yeovil, BA22 9HA

Resolution: Proposed by Cllr. H. Clarke and seconded by Cllr. M. Mead that there are no observations or objections to make. All council agreed.

h. **Permission to Erect a Memorial.**

Name of Deceased: Ronald Graham Loader

Type of Memorial: Headstone and base

Resolution: Proposed by Cllr. D. Goodard and Seconded by Cllr. M. Shepstone. All agreed that they had no objections to make.

i. **Proposed Mushroom Farm development** – Public Consultation Debrief

It was agreed that it was well attended, 50 people or more. On the whole, most parishioners were in favour.

SSDC – Planning Determinations – For your information.

- j. 15/05572/LBC – Mr Alan Perry. 7 no. replacement windows and patio doors. Burton Cottage. Permission granted with conditions

836 To receive the Clerk's report, to agree resolutions as required.

- (1) Councillor resignation – Steven Musgrove has resigned. The position has been advertised and Clerk is waiting to hear back from Angela Cox if they can co-opt or not. Deadline is the 20th April, 2016.
- (2) Councillors Allowances
Resolution: Proposed by Cllr. J. New and seconded by Cllr. S. Snelling to pay co-opted councillors a fixed expense amount in line with elected councillors. It was agreed by all non co-opted Councillors.
- (3) Pre School Contract
 - a. Chairman B. Sugg and Clerk have had a meeting with Pre School and have agreed a contract for the following year, to be updated yearly.
- (4) Youth Club.
 - a. Cllr. D. Goodard said she could help out most weeks, Cllr. C. Henocq and Cllr. P. Hodge would also help out.
- (5) Annual Parishioner Meeting – Wednesday 11th May 2016
Resolution: It was agreed by all to buy on sale and return £60 worth of wine and nibbles for the evening.

837 To receive correspondence from the SSDC /SCC

- (1) Upgrade of public footpath Y9/46 to Bridleway, East Coker. This would no longer be looked into by SSDC as they do not have the man power.

838 To receive and discuss Parishioner Correspondence

None were received that were not relating to planning.

839 To discuss Working Group issues and resolve

- (1) Queens 90th Birthday Celebrations
Chairman B. Sugg went through a list of 'todo's' with Council.

It will be a free to every body event, bring your own food and drink, with the stipulation that no glass bottles should be used. There would be no bar. A trailer lorry will act as a stage. There will be no band. Syrup activity group will be providing 2 hours of entertainment for the younger children. It was agreed there would be no fancy dress.

Actions: Cllr. C. Henocq and Cllr. S. Snelling to do the posters. Cllr. D. Goodard to source a bouncy castle and costs. Chairman B. Sugg to find costs of trailer and disco/opera singer. Cllr. D. Goodard to source some hand flags, approx. 200. Cllr. B. Hartley to source bunting. All to decorate stage. Clerk to check public liability for the event. Cllr. J. New to give Clerk music sheets. A budget and final job listings to be agreed and given out at the next meeting.

840 To discuss and identify Highways Issues and resolve

It was requested to take down the post office sign, although it was thought not a good idea as it was quite old and the post office may one day return.

841 To discuss and identify items for the Village Ranger

All agreed that they were happy with the ranger, Darren. It was noted that fly tipping was quite frequent. **Action:** Clerk to put into the newsletter to report fly tipping.

842 To discuss and resolve the following topics;

(1) Signage

a. Cockerel – **Resolution:** all agreed to pay £150 for another cockerel by Browns Island Juntion.

(2) Grant Application from East Coker Primary School

Resolution: It was agreed by council, with the exception of 2 to give a grant to the Primary School for the playground.

(3) Grant Application from West Coker Explorers

Resolution: A vote was taken and 6 to 3 for a proposal of not giving the grant as the group are outside the Parish. There were 3 abstentions. Proposed: Cllr. H. Clarke, seconded: Cllr. D. Mead. **Action:** Clerk to ensure that all councillors have a copy of the grant application before the meeting. Clerk to write to the Explorers explaining the grant criteria and suggesting that maybe an East Coker Parishioner could apply on their behalf.

21:45 Cllr. H. Clarke leaves the meeting.

(4) CPRE membership

Action: Cllr. P. Hodge would like to check on the impartiality point for the Parish Council being members.

Resolution: Proposed; Vice Chair J. Bennett and seconded by Cllr. M. Mead to delay decision until the next meeting.

21:45 D.Cllr. G. Seaton leaves the meeting

(5) Website

Resolution: It was proposed by Cllr. D. Mead and seconded by Vice Chair J. Bennett to pay an estimated £800 for Cllr. C. Henocq to complete the new website. All agreed.

843 To receive updates on the following;

No updates

844 Agenda items for the next meeting, Wednesday, 11th May, 2016, 7.00pm at the Pavilion
CPRE membership and the Queens 90th Birthday celebrations budget.

845 Finance

To approve the following items of expenditure and those paid under delegated powers.

| Description | March Accounts | Amount | Vat |
|--|-----------------------|---------------|------------|
| Clerks Expenses /Office Rent | | £ 67.35 | £ 0.87 |
| Printer Ink – Dell Laser | | £ 91.30 | £ 15.22 |
| Clerks Salary | | £834.20 | |
| Claire's Cleaning Services March | | £180.00 | |
| KM Dike March | | £904.18 | £150.70 |
| Hamdon Property Management Ltd | | £ 85.00 | |
| SSDC Ranger Scheme | Feb | £459.00 | £76.50 |
| LCR Subscription | | £ 17.00 | |
| Courtyard Café –NP open day refreshments | | £ 53.90 | |
| SSDC Ranger Scheme | March | £459.00 | £76.50 |

Proposed by Cllr. M.Shepstone, and seconded by Cllr. D. Mead and all agreed with the finances for this month, with the exception of CPRE membership.

The meeting closed at 21:59.