

# Minutes – 8<sup>th</sup> January 2020

7pm Meeting opened.

Attendees: Chairperson B Sugg, Vice Chairperson M. Shepstone, Cllr. M. Beckerleg, Cllr. S. Snelling, Cllr N Hopkins, Cllr J Bennet, Cllr R Comstive, Clerk J. Heggarty. Public Attendance: 19 Members of the public, C Cllr M Keating, D Cllr G Seaton, D Cllr N Clarke Apologies: Cllr D Mead, Cllr P Hodge, Cllr P Chant reasons for non-attendance have been noted.

Cllr B Sugg advised that sadly, Cllr Henocq had stood down as Parish Councillor. She said that she would like to thank her for all her hard work and dedication over the past four and a half years and wished her well.

**19/596 To receive any declarations of interest in items on this agenda.** None

**19/597 The minutes from the meeting held 11<sup>th</sup> December 2019** Minutes were approved as an accurate record of the meeting. Proposed: Cllr M Shepstone Seconded: Cllr M Beckerleg Abstentions: 2 Not present at December meeting.

## **19/598 Public Question Time**

**(1)** Applicant of item 19/03217/COU spoke. He gave a breakdown of finances and investments and works carried out since he had owned the pub. He also said he felt pub was no longer viable to run as a public house, due to the shift in the pub culture. Another member of the public spoke in favor of the closure and agreed with the applicant that the pub culture had dramatically change over the past ten years. One member of the public advise that they did not support the closure and accused the applicant of not following the correct procedure for closing and de licensing a public house. He also asked that the East Coker Parish Council apply to adopt the pub as an Asset Of Community Value. Another member of the public who objected said that it had always been a thriving community business, and it would be a “real loss to the community” to lose it. A further 3 members of the public spoke in objection.

Both applicants spoke regarding retrospective planning permission at 141 West Coker Road. They apologized for the error, and advised that they had done a lot of work since purchasing the property but did not realise that they needed planning permission for the garage, as they thought it would come under permitted development. They also advised ECPC that it is not a permanent construction.

## **(2) County/ Districts Councilors Reports**

C Cllr M Keating emailed his report, which was distributed to all parish Councilors prior to the meeting. Mark advised that Somerset County Council where investigating a Unitary Authority. This is only in the early stages, so there will be more information to follow on this subject in coming months. D Cllr N Clarke emailed her report, which was distributed to all parish Councilors prior to the meeting. She reported that SSDC where not in favor of a Unitary Authority.

7.10pm D Cllr M Keating Left meeting

## **19/599 To discuss and make observations on SSDC - Planning Applications**

19/03217/COU Location: Foresters Arms, Holywell, BA22 9NF

**Application:** Change of use from Class A4 Public House to Domestic Dwelling Class C3

Cllr J Bennett asked the applicant if he had marketed the pub since its closure. Applicant responded and said that he had approached Liberation Group Butcombe Brewery regarding taking the pub on however they were not interested. He also said, he had sought advice from Greenslade Taylor Hunt and Sidney Phillips who both said, they thought it would be extremely difficult to market as an ongoing concern.

Cllr B Sugg responded to the member of the public's question re ECPC registering the pub as an asset of community value. She said that the Parish Council would not do this as it was a business, but did advise that any group of 21 people or more could apply to register it. She advised that whilst she understood the applicant's position, the Forester Arms was listed on the Neighborhood Plan Page 28 Policy ECCF2 and for that reason the PC could not support an application for its closure. Cllr M Beckerleg commented that the NP content had not always been considered by SSDC on some previous applications.

**Proposal:** ECPC are unable to support this application due to it being listed on the NP Policy ECCF2. A vote was taken and **All Agreed.** **Action:** Clerk to email planning.

7.35 14 members of the public left the meeting

**b 15/01000/OUT Location: Keyford**

Cllr Bennett informed that the Area South meeting had taken place on the 18th of December and representatives from East Coker and Barwick and Stoford Parish Council had spoken at it. The application was passed and so the outline application for approximately 800 houses with associated amenities has progressed further and the access points are now very likely to be at a fifth arm on the existing Keyford Roundabout and at a new "Rose Tower Roundabout", both onto the A37. Both East Coker and Barwick and Stoford Parish Council intend to lobby further for prior improvements to the Quicksilver Roundabout, improvement to the Two Tower Lane/Little Tarrat/A37 Lane junction and potential modifications to Church Lane leading into Barwick, along with a few other issues once this application is called before the Secretary Of State. Cllr Sugg thanked D Cllr Seaton and D Cllr Clarke for attending the SSDC meeting on the 18th December, and also for their ongoing support which they have given and continue to give ECPC on this application. **Action:** Cllr J Bennett to write to SSDC asking for further modifications to be made to the planned road layout.

**c 18/ 01536/OUT Location: Land at Tellis Cross**

Clerk advised, that she had emailed planning and requested the complaint which had been made and responded to in December, to now be escalated to the next stage. Cllr B Sugg advised that there is a meeting being held on the 14th January with SSDC regarding their future plans for the upkeep and maintenance of the play area. **Action:** Clerk to confirm meeting time and venue and email attending councilors.

**19/600 Memorial Approvals:** None

**19/601 Leisure and Tourism:** None

**19/602 To receive the Clerk's report:**

1. Clerk announced that £250.00 had been awarded to the parish, after applying for a Wellbeing Grant. She thanked C Cllr M Keating for advising of its availability.

2. Clerk Reported that it had been confirmed by SSDC that ECPC bid to register St Margret's Hospice as an Asset Of Community Value had been successful.

3. The date of the 22nd January 2020 at 7pm has been set for the Precpt meeting.

4. Cllr Snelling and Cllr Sugg will arrange with Cllr Hodge a meeting to review the NP.

5. Planning Training dates have been confirmed to take place on the 18th March and the 25th March 2020.

**Action:** Cllr Snelling to email trainer.

6. Clerk requested that a Christmas tree be purchased to plant in the paddock as far more sustainable.

Cllr Sugg advised that if ECP is to do this that it would need to be sourced ASAP as now is the best time to plant. A budget was set at a maximum of £500.00. A vote was taken and **All Agreed:**

**Action:** Cllr Sugg to speak to suppliers.

7. Clerk asked all Councilors to look at the App, "Fix My Street". Very Quick and easy way to report problems with drains, footpaths fly tipping etc.

8. Clerk advised that Cllr Henocq used to maintain the web site and now she had left it would need to be done. She advised that she had been quoted £150.00 as an annual fee, this would include all updates on a monthly basis. A vote was taken and **All Agreed.**

**19/603 To received correspondence from the SSDC / SCC**

None

#### **19/604 To receive and discuss Parishioner Correspondence**

**a** Email received regarding Retrospective Planning application for 141 West Coker Road. Cllr Sugg thanked applicants for attending the meeting and for explaining their situation ( see **19/958 2**)

8.15pm 2 members of the public left

**b** Clerk received a letter from Yeovil Town Council advising that Brympton Parish Council had requested a Community Governance review. Cllr Shepstone advised that the last review was only conducted in December 2018 and should therefore not be undertaken until 2023.

**Proposal:** East Coker Parish Council do not wish to participate in the review.

A vote was taken and All Agreed. **Action:** Clerk to Email Yeovil Town Council to advise of the above.

**c** Cllr P Chant forwarded an email which he had received from a parishioner, regarding some broken styles between Tellis Cross and Paviotts Mill. Clerk investigated and has confirmed that SSDC will be carrying out the repair works in the near future. **Action:** Clerk to email Parishioner to update.

#### **19/605 Discuss Working Groups**

**1** The Pavilion Modernisation: Cllr P Hodge, had emailed her report to the Clerk prior to the meeting. Cllr M Beckerleg advised that the working group would arrange another meeting to discuss future plans and 106 payments.

**2** Cllr N Hopkins emailed a full proposal with costs prior to the meeting which was circulated to all Councillors. She spoke about the vision that the Working Group had, which was to create a place for reflection, contemplation, gathering and learning. A flexible space that will contain information and history about the village, host community events and would provide an inviting environment for visitors. Cllr Hopkins advised that a match funding application would be submitted to SSDC. **Proposal:** Cllr B Sugg requested the PC to approve a maximum budget of £5.500. These funds would be used for Project management, researcher and exhibition design and instillation. This figure would be taken from existing funds rather than future precept, and match funding would be sort. Any costs over £1000 would be put out to tender. **Proposed:** Cllr N Hopkins **Seconded:** Cllr R Comstive

**3** Future Finance: Clerk advised training was being done accounting system Zero on the 23<sup>rd</sup> January.

8.50pm Cllr G Seaton left meeting

#### **19/606 Matters for Discussion and Resolution**

**1.** Co-option of new Councillor. Mrs Tania Wilkins submitted a letter of intent prior to the meeting which was circulated to councillors prior to the meeting. Councillors discussed her possible co-option. **Proposal:** To Co-Opt Mrs T Wilkins onto the Parish Council as Councillor. **Proposed:** Cllr N Hopkins **Seconded** Cllr J Bennett. A vote was taken an **All Agreed Action:** Cllr T Wilkins to complete relevant paperwork and Clerk to forward it to SSDC. Welcome Cllr Wilkins.

**2.** Tree and Meadow planting was moved onto the February Agenda.

**3.** Cllr P Chant advised at December meeting that he had been asked by a parishioner, about the possibility of a dog waist bin being put on the footpath beside St Margret's Hospice. **Proposal:** Cllr Sugg advised that emptying the bins on a weekly basis took up a large chunk of the ranger's day, and suggested that rather than ECPC doing this, we requested SSDC to install and maintain. A vote was taken and **All agreed. Action:** Clerk to contact SSDC and request this.

**4.** The possibility of organizing an event to celebrate VE day were discussed. Councillors will have a think and bring any ideas they have to the meeting in February

**5.** The web site maintenance was discussed, as Cllr Henocq used to maintain and update it. Clerk said that she had sought a quote for maintaining and updating of £150.00 which was thought by everyone, to be a fair price. **Proposal:** Accept this quote. A vote was taken and **All Agreed. Action:** Clerk to email company and arrange start date.

#### **19/607 Group Representative Reports**

Village Hall – Cllr M Shepstone None

Alms Houses – Chairman B. Sugg None

Primary School – Cllr. N. Hopkins None

**19/608 To discuss and identify Highways Issues and resolve.** Cllr Hopkins reported large pot hole outside the school pedestrian gate. **Action** Clerk to report to Highways.

**19/609 To discuss and identify items for the Village Ranger**

19/610 To discuss and resolve the following topics;

Resolution sought to exclude the public (*Non Parish Council Members*)

**19/611 Agenda items for the next meeting, Wednesday, 12<sup>th</sup> February 2020 at the Pavilion.**

1. VE day Celebrations
2. Meadow and Tree Planting
3. Community Assets
4. Roles and Responsibility's

Outgoings -	£1,809.34
Incomings	£963.86
+ East Coker Pre School	£463.19
+ Cemetery	£250.67
+ Improving lives Grant	£250.00
Cheques not yet Cashed	£958.26,
£228.00,	
£93.00	
Total	£1,279.26

Current Bank Balance	As of 31 <sup>st</sup> December 2019	£63,027.30
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P J Mead ( Hedge Cutting) Cheq # 3479	£108.00	£18.00
Mrs B Sugg (small Christmas trees) Cheq #3477	£41.90	
M & S Bank( replacement Christmas tree lights) Cheq #3482	£40.40	£6.73
C M Electricals Cheq # 3475	£675.11	£112.52
MBC Traffic Engineers Cheq # 3474	£405.00	£67.50
Claire Cleaning Services, Cheq # 3476	£180.00	
K M Dike Cheq #	£958.26	£153.71
Clerk Office Rent Cheq #3480	£25.00	
Clerk Phone Line Cheq #3480	£25.00	
Clerk 40 hours Cheq #3480	£542.00	
Clerk Expenses (stationary etc) Cheq #3480	£61.94	

TOTAL	£3,062.21
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Balance Carried Forward	£58,725.83
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**Proposed:** Cllr S Snelling                      **Seconded:** Cllr M Shepstone

Meeting closed 9.28pm

Signed Cllr B Sugg (Chair) \_\_\_\_\_

Signed J Heggarty (Clerk) \_\_\_\_\_