

WEMBDON PARISH COUNCIL

MINUTES OF THE PARISH COUNCIL MEETING HELD ON MONDAY 10 SEPTEMBER 2007

Present

Mr Webb (Chairman), Mrs Lumber, Cllr Ann Bown & Messrs, Harris, Perry, Bagg Brown, Solomon & Western.

52) Chairman's Welcome

The Chairman welcomed the Parish Councillors & 2 members of the public to the meeting.

53) Apologies for Absence

These were received in respect of Mrs Riddle & County Cllr John Edney. Cllr Ann Bown offered her apologies for having to leave the meeting early as she had another meeting to attend.

54) The Views of Wembdon Residents

There were none.

55) Minutes

The minutes of the meeting held on 9 July 2007 were agreed & signed.

56) Report from PC Tony Freeman

It was understood that PC Freeman was currently on leave.

57) Report from Cllr Ann Bown

The developers had allowed the land set aside for play areas around Duke & Duchess Street to become overgrown until Cllr Bown had applied pressure to them. After nearly 2 years of discussion the developers had still not handed over this land so that play equipment could be installed. They had stated that they would get quotes & erect equipment themselves. However, they had failed to do so within a previously agreed timescale. The Parish Council was very annoyed that the developers appeared to be acting as they pleased & that the District Council appeared powerless to force them to undertake what had been agreed when the plans for the developments off the N.D.R. had been submitted. It was RESOLVED that the Clerk should write to the Chief Executive of S.D.C. seeking an explanation as to why the District Council had allowed this to happen.

At present there were no problems with the Children's Home. However, Cllr Bown was no nearer a satisfactory outcome to the property in The Oaks used to house children. Cllr Bown had received a letter from a resident concerned about speeding vehicles in the vicinity of the Wembdon Rise/Inwood Road junction, particularly at School time. The resident had also raised concerns regarding the lack of restrictive speed limits in Moores Lane & Blakes Lane. The resident was also seeking the Parish Council's views on these issues. It was agreed to discuss this further at the end of the meeting.

58) Matters Arising

58.1) Sedgemoor District Standards Committee

Mr Perry had been re-elected to this committee following a vote of all Parish Councils. The other person elected was Bill Monteith of Bridgwater Town Council.

58.2) Area Working Panel

A bid for funding, to replace the concrete bridge at the NDR end of the playing field, had been submitted. The Area Panel, who had met on 4 September, had failed to approve the bid partly because responsibility for the current bridge was questioned. As the Parish Council had planned to use the grant from County Cllr John Edney towards the erection of a new bridge it was agreed that the grant would now be used for the purchase of at least one new notice board to be sited somewhere near to the new housing off the N.D.R.

The minutes of the Area Working Panel meeting held on 16 May were placed in the correspondence folder.

58.3) Overgrown Hedges & Overhanging Tree Branches

At least one of the overgrown hedges in Blakes Road had been cut back. The Chairman had spoken to those responsible for the overhanging branches in Church Road & they had subsequently been cut back.

58.4) Code of Conduct

It was RESOLVED that the Chairman, Mr Perry & the Clerk would review the current Parish Council Standing Orders in view of the adoption of the new Code of Conduct & put proposals to the full Council for approval.

Mr Brown agreed to attend the Code of Conduct training being provided by S.D.C. on 19 September. Details from the training previously attended by Mr Perry, Mr Western & the Clerk had been placed in the correspondence folder.

58.5) Parish Emergency Plan

In view of the close proximity of Wembdon to Bridgwater it was decided not to proceed with the preparation of a plan specific only to Wembdon.

59) Correspondence

59.1) Parish Cluster Arrangements

S.D.C. is undertaking a review of the current cluster arrangements and required responses by 12 October. It was RESOLVED that Mr Perry would review on behalf of the Parish Council & report back at the next meeting.

59.2) Bridgwater Cluster Group

The next meeting had been arranged for 5 December 2007.

59.3) Diseased Trees

The Parish Council had been asked to consider removing some trees that a resident believed to be diseased from land by the seats on Wembdon Hill. The Parish Council, having examined them, agreed that no action was needed at present but the trees would continue to be monitored.

59.4) Proposed Land Exchange

Details of a land exchange at 23 Wembdon Hill were placed in the correspondence folder.

59.5) Work on Trees Covered by Preservation Orders

The Parish Council had received details of planned works on trees because of interference to power lines.

59.6) Community Council for Somerset

Mr Bagg would be representing the Parish Council at the AGM being held on 11 September.

59.7) Other Correspondence

The following was placed in the correspondence folder

- Clerks & Councils Direct magazine – September edition
- Playing Field magazine + Annual Report & Accounts
- S.D.C. Customer Service Plan
- Waterlinks – Details of the Somerset bid for £50 million of funding
- Somerset Road Safety Partnership – booklet aimed at reducing road casualties
- Landfill Communities Fund leaflets from Viridor
- Consultation after Review of the S.D.C. Licensing Policy
- Letters from S.C.C. & S.D.C. regarding the failed bid for Unitary Authority status
- The Clerk magazine – September edition
- Fieldwork magazine – September edition

60) Reports from Sub-committees

60.1) Footpaths

Mr Brown had completed a review of the part of the Parrett Trail that goes through the village & a copy of his report had been placed in the correspondence folder.

Generally the footpaths were in good condition but how much longer they would remain so was questionable because there was currently no Footpaths Officer for the Sedgemoor area.

The Clerk had spoken to the owner of part of the land over which footpath BW 34/2 crossed who had confirmed that he was making arrangements for the brambles that were growing over the footpath to be cut back.

60.2) Playing field

The Parish Council was still in correspondence with their Insurer regarding the claim made against them.

The Insurer's had instructed the Parish Council that it was necessary for them to undertake weekly visual inspections of the play equipment & keep written records of the inspection. It was agreed that Mr Western would undertake these on behalf of the Council. RoSPA were being asked to supply an inspection list for the Council to use. The annual RoSPA report of the play equipment & playing field had been received & was being reviewed by the Parish Council.

A new part for the "springy" was on order.

The new seat had now been placed in the toddlers play area & consideration would be given to replacing or repairing existing seating in the playing field & on the Common.

The basketball post had been removed for repair. Before it was returned to site Mr Bagg & Mr Harris would consider the best position for it taking account of the views of its users & also disturbance to nearby houses. A request had been received for a stainless steel net for the post. It was agreed that a price would be obtained.

Mr Harris informed the Council that once the basketball post had been refitted he would hand over responsibilities for the playing field to other members of the sub-committee.

The junior football club were to be asked to replace one of the goalposts.

There was a problem with the emptying of the bins in the playing field. Mr Harris had already spoken to S.D.C. regarding this but only that day they had failed once more to empty them. It was RESOLVED that the Clerk would write to S.D.C. on this matter.

The Parish Council was disappointed with the fencing repairs undertaken by the WCA following village day. It was reported that the WCA was considering a gate for the section of fence they used as access from the field next to the playing field. Before any work could proceed approval of the Parish Council would be needed & it was agreed to also consult the owner of the field. There was further damage to the fence near the concrete bridge & this it was believed was due to vandalism. The Parish Council was to seek guidance from a contractor regarding repairs to that particular part of the fence.

The Chairman had arranged for a new sign to be placed in the playing field notifying that skateboarding was not allowed.

Local residents had written to the Chairman thanking him for the action he had taken. PC Tony Freeman & PCSO Nick Mizon were also thanked for their continued monitoring of the playing field which had led to a prolonged period of peace & quiet, particularly after dark.

60.3) Parish Plan

The minutes of the steering group meeting on 13 August had been placed in the correspondence folder.

The display on village day had been extremely well supported. Mr Brown had taken a film of Village day, including the Parish Plan display & this was made available to Mr Bagg. Mr Solomon was to prepare a half page brief of the planned next steps & this would be placed on the notice boards.

The Community Council for Somerset was due to provide guidance to the steering group on the production of a questionnaire that would be distributed to everyone in the village. A meeting would also be taking place with S.D.C. to ensure endorsement of the proposals.

60.4) Allotments

The WCA was planning to re-launch plans for a best kept allotment competition that would be judged from the autumn of 2007 with a prize being awarded at Village Day 2008.

61) Finance

It was RESOLVED that a donation of £100 be made to Victim Support Somerset.

The grilles to protect the stained glass windows on the church had been erected and the Parish Council would now make the donation of £1500 in accordance with (**minute 22.3 14 May 2007**).

The following payments were authorised

- Ground Maintenance £265.00
- Parish Plan costs – Village Day £153.11
- Marmax products (new seat) £515.83

The Clerk had submitted a claim for the refund of £5860.92 VAT. However, a delay in receiving the refund was likely, as it had been referred to the Public Authorities Unit of Expertise in London for verification. Consequently this was holding up the release of the final funding for the play equipment.

Balance at 30 June 2007		£24219.91
Viridor Grant		£19932.00
S.D.C. RLT2 Funding		<u>£ 3792.00</u>
		£47943.91
less		
Water Rates	£ 28.07	
Parish Council Election Costs	£ 1464.31	
Ground Maintenance	£ 530.00	
Salary & Income Tax	£ 640.00	
Clerk's Expenses	£ 21.83	
C.P.R.E	£ 27.00	
Sutcliffe Play	£33434.66	
Audit	£ 158.62	
Insurance	£ 66.84	
Dog Waste Bin Emptying	£ 146.03	
S.P.F.A	£ 10.00	
Rodway Fencing	£ 528.75	
Room Hire	£ 168.00	
Playing field Inspection	£ 104.58	
RT Signs	£ 279.39	
P Phillips & Sons	£ 5029.00	<u>£42637.08</u>
Balance 10 September 2007		£ 5306.83

62) Planning

51/06/00040 – Stable Block at Manor Farm, Moores Lane, Wembdon. Erection of stable block comprising three stables & a tack room.

No objection from Parish Council sub-committee.

51/07/00013 – Land to the South East of, 7 Keltings, Wembdon. Change of use from agricultural land to inclusion within garden.

Permission granted.

51/07/00014 - 3a Church Road, Wembdon. Erection of single storey extension to side & rear.

Permission granted

51/07/00016 – Wembdon Reservoir, Sandford Hill, Wembdon. Change of use & conversion of redundant water reservoir to twelve dwellings & formation of parking.

The Parish Council has objected to this application.

51/07/00017 – On land to the East of, Moor-Hen Farm, Perry Green. Retention of extension to stable & horse riding arena.

No objection from Parish Council, however, they do have concerns about the potential increase in highway traffic.

51/07/00019 – 66 Wembdon Rise, Wembdon. Erection of single storey side & rear extension.

Permission granted.

51/07/00020 – Garage at Manor Farm, Moores Lane, Wembdon. The construction of a double garage with additional storage facilities for general garden storage.

Permission granted.

51/07/00021 – Barton Lodge, Barton Lodge Farm, Perry Green. Application for a certificate of lawfulness for the existing use of the building as dwelling (class C3).

No objection from the Parish Council sub-committee.

51/07/00022 – 14 Church Road, Wembdon. Erection of two-storey side extension, partly on site of existing (to be demolished).

No objection from Parish Council sub-committee.

51/07/00023 – Perry Croft, Perry Green. Erection of part two-storey, part single storey side extension.

No objection from Parish Council sub-committee.

51/07/00024 – Land to the South of, 24 Wembdon Hill. Erection of bungalow.

Submitted to Parish Council sub-committee.

63) A.O.B.

63.1) Highways Issues

It was agreed that the concerns raised in the letter from the resident to Cllr Ann Bown (**minute 57**) would be dealt with as an agenda item at the October meeting as part of a review of general speed limits within the village. Hopefully County Cllr John Edney & PC Tony Freeman would be in attendance. PC Freeman would also be asked about the availability of the mobile speed gun.

63.2) Rhyne Alongside Playing field

The drainage board had confirmed that the rhyne would be cleared & a meeting with the contractor due to undertake the work was to be arranged.

63.3) Sandford Corner Planting Trough

Mr Harris reported that rabbits had destroyed the original plants & it was agreed that different plants would be considered for 2008.