

WIVELISCOMBE PARISH COUNCIL

MINUTES of the Meeting of the Parish Council held on MONDAY 13th MARCH 2006 at 7.00 pm in the Community Centre.

1. PRESENT

D Luxton (Chairman), B Collingridge (Vice-Chairman), P Parker, B Whitman, R Matcham, C Cridland, B Wilson, C Bramall, P Berman, P Langdon, T Hill, T Parker, and Mesdames M Whitmarsh, S Fairfax, L Bedding, Miss B Boyland, R N V Hewitt (Clerk), David Greig, Taunton Deane Parish Liaison Officer and County Councillor Caroline Smeaton. The meeting was also attended by various members of the public including Mr J Blackwell and Mrs M Nation.

2. APOLOGIES

Apologies were received from Mesdame M Prior and Sir H Farrington.

3. MINUTES

The Minutes of the meeting held on Monday 14th February 2006 having been circulated were agreed as a correct record save for one manuscript amendment.

4. MATTERS ARISING

Footpath Leaflet Project – Brenda Boyland reported that the new leaflet was now at the second proof stage and that it will shortly be printed. Discussion followed about the launch of the leaflet and it was agreed that the Mayor of Taunton Deane should be invited. It was agreed that Brenda Boyland would liaise with the Clerk on this matter.

Annual Parish Meeting – The Clerk reminded Councillors this would be held on 26th April 2006 at the Primary School Hall at 7.00 pm.

Croft Way Car Park – The Clerk reported that the DLO had agreed that rubbish bins would be installed in the car park and that the paper bank would be emptied more regularly.

Wiveliscombe Matters – The Clerk read an email from Dennis Quick providing feedback on various matters raised by Councillors.

Allianz Cornhill – The Clerk reported that the website sub-committee had suggested that the Parish Council's public liability insurance should be checked to ensure that cover extended to risks attached with the website. Allianz Cornhill had referred the Clerk to their legal helpline and the Clerk mentioned that he would pursue this further.

Old Brewery Road – Chris Bramall reported that the scouts were slightly concerned about possible proposals for signage in Old Brewery Road relating to the scout hut. Bryn Wilson reported that a sub-committee of Parish Councillors had met Ian Titcombe and understood that signage would cause difficulty due to Government legislation specifying that only certain signs can be used on the highway, none of which were appropriate for this location. Discussion followed and it was subsequently agreed that Bryn Wilson, Brian Collingridge, the Chairman and Lisa Bedding would arrange to meet with Jeremy Brown MP at his surgery on 24th March 2006 in order to discuss this problem. Bryn Wilson went on to point out that private signs could be erected but this was probably a last resort. It was agreed that the Clerk would write to Jeremy Brown's office advising him that Parish Councillors wished to discuss matters with him.

Jews Lane – Tony Hill reported that the sweeper lorry had done a good job but that the storm drain still needed sucking out. It was agreed that the Clerk would advise Dennis Quick.

Pyncombe Lane – Bryn Wilson reported that the sub-committee of Parish Councillors had met Dennis Quick to discuss the various maintenance works required in Pyncombe Lane as detailed in the last set of minutes. A very successful meeting had taken place and indeed much work had already been done before the meeting. As there is still the prospect of some landslide it was suggested that Councillors should make a repeat visit in six months time.

Croft Way Car Park – The Clerk read a letter from Ian Titcombe summarising the proposals to install yellow lines at the entrance of the Croft Way Car Park and with additional recommendations for extending the yellow lines at Jews Lane where the police were concerned about the access being blocked by parked cars. Mary Whitmarsh felt that the installation of double yellow lines was premature due to the construction of the children's centre probably taking place in the next eighteen months and discussion followed. It was agreed that Bryn Wilson and Brian Collingridge would look at how the capacity of the car park might be increased through additional line painting etc., and that in the meantime the recommendations for yellow lines should be approved.

Culverhay Barns – Several Councillors voiced concern that the development was still ongoing despite no planning application having been received. The Clerk reported that he had spoken to John Hardy, Taunton Deane Borough Council Enforcement Officer, and that they were reviewing whether a Stop Notice could be issued. It was agreed that the Clerk would raise the matter again with John Hardy and that Ralph Matcham would discuss matters as he would be meeting John Hardy at another venue in the next few days.

Allotments – Bill Whitman raised the matter of boundary hedging and felt that more hedging was required along the boundary between the allotments and the council houses. It was generally felt that this should be reviewed in the autumn. The allotment tenants had requested permission to extend the water pipes to the far end of the allotments and were prepared to undertake this work themselves if the council paid for the materials. Also, the Tenants Association were considering the possibility of erecting a communal storage shed and it was felt that this could be discussed at another meeting. Peter Parker raised the matter of the recent boundary dispute and the re-planting of a small section of bank as detailed in the last set of minutes and said that having discussed this with the contractor it was generally felt a better job would be made by planting the hedging in the autumn.

Police Community Support Officers – County Councillor Caroline Smeaton reported that she had been given an assurance from Avon & Somerset Constabulary that Julian Morant would be replaced. She also mentioned that the speed limit review will now have to be undertaken within the next five years.

5. PLANNING

The Clerk reported that TDBC had approved the following applications:-

49/2006/001 2B Ford Road, Wiveliscombe: Erection of single storey extension and car port to front and side.

49/2006/004 23 Lion D'Angers, Wiveliscombe: Erection of conservatory and conversion of garage to living accommodation.

The Clerk reported that the following applications had been received:-

49/2006/006 & 49/2006/007 Higher Grants, Ford, Wiveliscombe: Demolition of dwelling and erection of replacement dwelling and change of use of land from agricultural to domestic, and conversion of barn to dwelling – *Several applications had been received in respect of Higher Grants Farm which prompted much discussion. It was agreed that the Parish Council would object on the basis that the proposed new house is unsympathetic and substantial and constituting development in the open countryside. It was agreed that the Clerk would make it clear to Taunton Deane that the Parish Council would object to any new development in the open countryside and that the barn conversion should be assessed against the appropriate policy.*

49/2006/008 The Old Hancock Brewery, Golden Hill, Wiveliscombe: Erection of 14 residential units with associated parking, garages and amenity space, demolition of old brewery buildings - *An application had been received from the developers of the brewery site to demolish the brewery building and erect 14 new residential units. This prompted much discussion but the Parish Council generally welcomed the application and supported the principle of new housing in the area with much use being made of the original reclaimed building materials. Concern was expressed about drainage into Ford Road and whether the current combined sewer would be able to cope with an additional 14 new houses. It is understood that brewery waste currently passes through a private sewer under the site and concern was expressed about what is proposed for the future, particularly whether this waste would end up in the sewer at Ford Road as well. Peter Parker felt that prominent gable ends on the south east of the site should be built from reclaimed stone but Brian Collingridge felt that this would be an unfair burden on the builders who had generally made it clear that they were going to use reclaimed material throughout the development where features are prominent. Bryn Wilson felt that the application should be supported provided Wessex Water can clarify how they will deal with storm water and dirty water from the site. Discussions followed about various problems of mixed uses in the area and how residents of the new houses would have to accept that some smell emanates from the Cotleigh Brewery. It was also mentioned that there is some disused sewerage works on the site and it was agreed that this should be pointed out to Taunton Deane Borough Council by the Clerk.*

Stacey Construction Limited – Peter Berman pointed out that the Civic Society had received a copy of an application to Taunton Deane to erect 35 houses on land currently part of Stacey Construction Limited. It was agreed that the Clerk would contact Taunton Deane to find out why a copy had not been received by the Parish Council.

The Clerk reported that TDBC had refused the following application:-

49/2006/002LB The Music Room, Tanglewood, Langley Cross: Re-roofing, installation of rooflights and dormer window and replacement of wooden structure with stone outbuilding.

6. CORRESPONDENCE

The Clerk read a letter from Mr K McGavin of 6 Eastleigh Close suggesting that grit bins should be placed in strategic locations around the town so that residents can spread grit as and when weather conditions required it. It was agreed this was a good idea and the Clerk should forward the letter to the relevant authority.

Wiveliscombe Tennis Club – The Clerk read a letter from the Chairman of the Tennis Club asking whether the Parish Council could support their fund raising initiative and it was agreed that the Clerk should refer him to the forthcoming precept round in October.

The Children's Society – The Clerk read a letter from Miss Claire James on behalf of the Children's Society enquiring about funding from the Parish Council and it was agreed the Clerk would refer her to Ralph Matcham.

Low flying aircraft – The Clerk read an email from Ms Hilary Miller complaining about low flying helicopters in the Langley Cross area and it was agreed the Clerk would refer her to the MOD and suggest that she also writes to Yeovilton. It was generally felt that perhaps the helicopters may not be connected with the Ministry of Defence and could be privately operated aircraft associated with shooting in the area.

Highway matters and dog fouling – The Clerk read a letter from Mr P Thornton of Storeys Close complaining about various matters and enclosing copies of the letters that he had sent to Taunton Deane and Highways which were noted by the Parish Council.

7. PCSO'S REPORT

There were no officers available to report at the meeting and it is hoped by the Parish Council that a new PCSO would be appointed for the area in the near future.

8. ACCOUNTS

The most recent bank statement was endorsed as a true copy along with a copy of the book-keeping.

The following accounts were approved for payment:-

TDBC DLO (Dog bins)	£203.04
M Hendy (Footpaths 2005)	£409.50
WECC (Grant)	£1715.00
Clerk's salary and expenses	£836.38

9. WIVELISCOMBE AREA PARTNERSHIP

Brian Collingridge reported that consultation was ongoing regarding the proposed children's centre at Croft Way and that the bungalows at the primary school, which were now to be called Tuckers Meadow, were nearing completion and that MAGNA had written to 16 prospective tenants offering them accommodation and had received 15 acceptances already.

10. PUBLIC CONSULTATION

The Chairman invited the public to make comment and Mr J Blackwell said that he felt extra parking should be provided in the town to support shoppers and that without this being forthcoming trade would be lost to Taunton and Wellington.

11. DISTRICT COUNCILLOR'S REPORT

Mary Whitmarsh reported that she had obtained three competitive quotations for removing the tree in the Jubilee Gardens, and that all the professionals consulted felt that removal of the tree was the best thing as it was not a particularly good specimen. Bartletts had quoted £530 plus VAT, Brendon Hill Tree Services £405 plus VAT and Aboricare £290 plus VAT. It was agreed that the Aboricare quotation should be accepted unless Mary Whitmarsh could obtain a cheaper quote from Michael Branfield.

12. MATTERS OF REPORT

Nordens Meadow – Ralph Matcham reported that he had received a complaint from a resident about a driving school using the estate for practising but it was generally felt that this was not a matter for the Parish Council and the resident concerned should refer it to the Highways Department or the police as the estate roads had been adopted.

Kingsmead School – Sara Fairfax reported that the school would send a delegation to the next Parish Council meeting to report on their electric car project.

There being no other business the meeting closed at 8.30 pm.