

# WIVELISCOMBE PARISH COUNCIL

## *MINUTES of the Meeting of the Parish Council held on MONDAY 10<sup>th</sup> OCTOBER 2005 at 7.00 pm in the Community Centre.*

### **1. PRESENT**

D Luxton (Chairman), B Collingridge (Vice-Chairman), C Bramall, P Berman, B Whitman, T Parker, Sir H Farrington, T Hill, P Langdon, P Parker, C Cridland, B Wilson and Mesdames L Bedding, M Prior, B Boyland, M Whitmarsh, and R N V Hewitt (Clerk). The meeting was also attended by David Greig, TDBC Parish Liaison Officer, John Hamer, TDBC Planning Manager, John Hardy, TDBC Enforcement Officer and CPSO Julian Morant.

### **2. APOLOGIES**

Apologies were received from S Fairfax and R Matcham.

### **3. MINUTES**

The Minutes of the meeting held on Monday 12<sup>th</sup> September having been circulated were agreed as a correct record subject to the following amendments:- Peter Parker was not involved in the website and the minutes should have referred to Tim Parker. Brenda Boyland had declared an interest in the Community Centre.

### **4. TDBC PLANNING SERVICES**

The meeting was attended by John Hamer TDBC Area Planning Officer with responsibility for west Deane, and John Hardy TDBC Enforcement Officer working throughout the Deane along with one other colleague. Both Officers gave a brief introduction about their roles and then discussion followed. Peter Parker raised how a Stop Notice had not been served in respect of The Manse Site at Ford Road and how once a problem had been identified with the position of the houses enforcement action had been delayed for several months during which time the shell of the houses was constructed. Peter Berman felt that the public's perception was that as the houses had been built this meant the TDBC were reluctant to insist on them being repositioned per the original consent, and the developer had effectively 'got away with it'. Both Officers agreed that the system has shortcomings and that the internal procedures they were obliged to follow had led to a delay, in particular they had been led to believe that the Developer would submit an application to amend the position of the dwellings sooner than he did.

The appropriateness of Stop Notices and technical/legal matters were highlighted and discussed. The Chairman agreed that Peter Langdon could speak as now the Manse Site planning was concluded his interest was mitigated. Peter Langdon did not understand why there had been a 3 month delay in dealing with the matter and that his property had been adversely affected as a result. Bryn Wilson queried what was happening with the water run-off from Ford Road and John Hamer confirmed that this was being dealt with by the TDBC Drainage Officer. Bill Whitman was concerned that there were only two Enforcement Officers for the whole of Taunton Deane and John Hardy alluded to the difficulties this caused, with particular reference to the recent gypsy inquiry which meant they were stretched at the time of dealing with the Manse Site problem. Harry Farrington referred to overuse of planning conditions and Bryn Wilson asked what the Parish Council should do if enforcement

problems are identified locally. Brian Collingridge sought confirmation that neighbours/objectors do not have any right of appeal and this was confirmed.

## 5. MINUTES OF SPECIAL MEETING

The Minutes of a special meeting held on 19<sup>th</sup> September 2005 were duly approved as a correct record.

## 6. PLANNING

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

49/2005/047 28 West Street, Wiveliscombe: Conversion of space over garage and store to form living accommodation (as amended by letter and plan 8/8/05)

49/2005/049 18A West Street, Wiveliscombe: Retention of use of annexe as a separate dwelling (as amplified by applicant's email 14/9/05)

4/49/05/050 Wiveliscombe Primary School, North Street, Wiveliscombe: Installation of new playground

49/2005/051T Abbotsfield, Wiveliscombe: Application to carry out tree work to one Oak and one Wellingtonia

49/2005/056 Wiveliscombe Community Centre, West Street, Wiveliscombe: Erection of single storey extension to kitchen

Applications Received:-

49/2005/060 The Old Quarry, Abbotsfield, Wiveliscombe: Erection of holiday chalet – *Councillor Bill Whitman declared an interest in this application and left the room. The applicant, Mr B Turner, was invited to give an overview of the proposal which involved siting a log cabin in the quarry at Abbotsfield. A number of residents attended the meeting and were represented by Mr A Prince who detailed the residents' objections to the application. The Clerk reported that five letters of objection had been received along with one letter supporting the proposal. After much discussion it was proposed by Peter Berman and seconded by Bryn Wilson that the Parish Council should object to the application on the grounds that it was outside the settlement boundary, within the setting of a conservation area, and the development might affect the setting of a listed building. In addition the development might set a precedent and Parish Councillors had concerns about road safety and pedestrian safety along the main road where there is no footpath into the town. Peter Berman further suggested that a Section 106 Agreement would be appropriate to constrain further development of cabins in the grounds of Abbotsfield. The motion was carried and the Clerk was asked to respond to Taunton Deane accordingly.*

49/2005/057 The Paddocks, Ford Road, Wiveliscombe: Erection of two extensions to dwelling and construction of garage/studio to replace existing garage (as amended by drawing no. 6705:05 26/9/05) – *Councillor Brian Collingridge declared an interest in the application and left the room. The Parish Council noted the revised drawing showing the chalet/garage set back from the boundary wall and after much discussion it was agreed that the Clerk would respond reiterating the Parish Council's earlier comments. It was further agreed that the Clerk would stress to Taunton Deane that a site meeting had been held and there was a strong view that the garage will impact on 5 Ford Road and that the Parish Council should therefore object in the strongest terms. It was felt that this is a local matter and more weight should be given to the views of the Parish Council by the Planning Authority, and it was also noted that the recommendation to the Planning Committee was to approve the application.*

49/2005/058T Ford House, Ford, Wiveliscombe: Application to fell trees in a conservation area – *Supported by the Parish Council.*

49/2005/059T Ford House, Ford, Wiveliscombe: Application to fell trees included in Taunton Deane Borough (Wiveliscombe No. 2) Tree Preservation Order – *Supported by the Parish Council.*

49/2005/061 Blackwater Lane, Langley Marsh, Wiveliscombe: Demolition of existing building and erection of 2 holiday lets (amended scheme) – *It was agreed that the Parish Council would not object to the proposal.*

49/2005/062 Enlair (formerly Windycroft, Challick Lane, Wiveliscombe: Erection of extension with basement – *It was agreed that the Parish Council would not object to the above proposal.*

## 7. MATTERS ARISING

**Recycling** – Chris Bramall mentioned that there is no cardboard recycling facility or newspaper bins at the Croft Way Car Park. Mary Whitmarsh confirmed that wheelie bin deliveries are in hand and that a new bin for cardboard and newspaper will be in place at the Croft Way Car Park next week. It was not clear at this stage whether recycling facilities would still be available at the North Street Car Park and some concern was expressed about this. Margaret Prior pointed out that many residents in that area did not have storage facilities in their homes for holding rubbish and recycling material.

**Parking Services** – The Clerk confirmed that his letter dated 13<sup>th</sup> September reporting the poor condition of the verges in the Croft Way Car Park and that some lights require bulbs changing had been received by Taunton Deane and that the points raised were being attended to.

**Speed Management Review** – The Clerk read a letter from Mrs B Norman, Senior Traffic Engineer at Somerset County Council which confirmed that funding was not in place to undertake a review of the speed limits currently in force on the B3227. Councillors reminded the Clerk that it had been a Liberal pledge to correct the speed management policy of the previous Council and it was agreed that the Clerk would write to both County Councillor Caroline Smeaton and Jeremy Browne MP.

**Old Brewery Road** – The Clerk reported that County Councillor Caroline Smeaton had been unable to persuade the County Council that a warning sign should be erected in Old Brewery Road to highlight that children are at play and crossing the road by the scout hut. It was agreed that the only resort left was to obtain some press coverage of the matter and the Clerk suggested that perhaps the Wellington Weekly might interview a number of Councillors and highlight this issue.

**Croft Way, Wiveliscombe** – The Clerk reported that he had received a letter from Somerset Highways confirming that the 30 miles per hour speed limit would be extended along Croft Way as far as Culverhay Lane. The Clerk also commented that he had received several emails from residents lobbying for the speed limit to be extended further along the B3227 to the junction at Abbotsfield, and that Highways had agreed to put a pedestrian warning sign in the road. It was agreed by the Parish Council that this should take place.

**High Street Waiting Restrictions** – The Clerk reported that he had received a letter from Somerset Highways regarding a suggestion that the waiting restrictions should be extended to 60 minutes in the High Street. After some discussion Parish Councillors agreed that the waiting restrictions should remain as they are for the time being.

**Wiveliscombe Library** – The Clerk read an email from Caroline Smeaton confirming that she had been unable to make any progress with the proposals to relocate the library to premises at The Square, Wiveliscombe.

**TDBC Allotment Review** – The Clerk reported that he had received details of the Taunton Deane Allotment Review and after some discussion it was agreed that Peter Parker would

attend and would ask if a member of the Allotments Association would like to accompany him, and stress that the allotments are Parish Council property and not TDBC property.

**Notice Board** – The Clerk reported that the notice board had now been delivered to Ford where it had been stored pending assembly in The Square. A quote for installing the notice board had been requested from the Chaplin Brothers however Dennis Quick at Highways had recently commented that only contractors licensed to work in the highway could do this work. In the circumstances the Clerk had requested an estimate also from Taunton Deane DLO. It was felt that further quotes should be obtained and several Parish Councillors agreed to provide the Clerk with some contact details of potential contractors. The Clerk further reported that once a contractor has been appointed it will take six weeks to source information regarding the underground services in The Square. Bryn Wilson asked whether the old triangular notice board would be available to the Recreation Ground and after some discussion it was agreed that this would be given to the Recreation Ground Committee and that they could collect it once the contractor has removed it from The Square.

**Website** – The Clerk reported that part of the grant fund awarded to the website in the precept grants for 2004/2005 had not been utilised and that £293.39 was still allocated in that precept year for the website. It was agreed that this amount be carried forward into the general funds of this financial year and used towards maintaining the website.

**Recreation Ground** – The Clerk reported that the sum of £2,000.00 had been ring fenced by the Parish Council during the current financial year towards the recreation ground new play area facility. As this has now been completed it was agreed that the sum of £2,000.00 now be paid to the Recreation Ground Committee.

**Wiveliscombe Evangelical Congregational Church** – The Clerk read a letter from Mr R Lewis, Secretary of the Congregational Church confirming that the new hall project would be started this winter and that the Church was still hopeful of claiming their precept grant during the financial year. It was agreed that if this does not happen that the grant be held over into the 2006/2007 financial year and be available to the Church as soon as it is required.

**10 Parishes Festival** – The Clerk read a letter from the Festival Director confirming their gratitude for the precept grant awarded to this year's festival.

**Public Participation** – The Clerk reported that he had received an email from Peter Lacey at the Somerset Association of Local Councils with some advice on managing public participation at Council meetings. It was agreed that the Clerk would circulate this email with the next agenda so that it could be discussed at the next Parish Council meeting.

## **8. PARISH COUNCIL LIAISON OFFICER**

David Greig commented on public participation at Parish Council meetings and felt that the Wiveliscombe Parish Council managed the public's involvement very effectively. Mary Whitmarsh felt that sometimes the number of objectors to planning applications attending meetings could unduly influence the Parish Council.

## **9. PCSO's REPORT**

Julian Morant reported that things had been quiet in the town over the last four weeks although they were still talking to young people regarding issues at the Recreation Ground.

## **10. CORRESPONDENCE**

Street Nameplates – The Clerk confirmed that he had received a letter from Day Lewis, owners of the Pharmacy agreeing that a new street nameplate could be erected on the façade of the property. The Clerk also confirmed that he had written to the owners of the White Hart and London House seeking similar consents.

The Clerk reported that he had received a letter from Jeremy Browne MP confirming that he had signed the Early Day Motion 391 supporting the Climate Change and Sustainable Energy Bill.

The Clerk read a letter from Jenny Carey-Wood confirming that the new Recreation Ground play equipment would be opened on Saturday 22<sup>nd</sup> October at 11.00 am and that all Parish Councillors are invited to attend.

Parish Play Areas – The Clerk read a letter from Deborah Arscott at Taunton Deane Borough Council asking for information about the play areas for inclusion in the Taunton Deane website. It was agreed that the Clerk would inform her that she should write directly to the Secretary of the Recreation Ground, and that Nordens Meadow Play Area had not yet been adopted.

Children's Centre – The Clerk read a letter from Vicki Taylor in respect of a meeting to be held at Wiveliscombe on 12<sup>th</sup> October at the Rugby Club regarding the proposal for a new Children's Centre.

## **11. ACCOUNTS**

The following accounts were approved for payment:-

R M Taylor (Jubilee Garden)	£164.50
Wiveliscombe Community Centre	£45.00

## **12. MATTERS OF REPORT**

Councillor Tony Hill reported that dog fouling was still a problem in the town, particularly opposite the new bungalows near the school. It was agreed that the Clerk would write to the Dog Wardens and would enquire at Taunton Deane Borough Council whether the road sweeper could deal with the worst of the area.

There being no other business the meeting closed at 9.35 pm.