



Queen Camel Parish Council

MINUTES OF THE MEETING of the **PARISH COUNCIL**
held in The Marples Room at the Memorial Hall
on **Monday 13^h February 2017** at **7.30pm**

Present: Councillors **John Brendon (JB)** – Chairman
Chris Bennett (CB)
John Carnegie (JC)
Andrew Hoddinott (AH)
Kate Oram (KO)
Jo Pender-Cudlip (JPC)

Apologies: **Terri Plummer (TP)**
Simon Stapely (SS)

In attendance: **Patrick Pender-Cudlip (PPC)** - Clerk
Mike Lewis (ML) - County and District Councillor
Thelma Mead (TM) – Police Community Support Officer
36 members of the public

Procedural Items

1. **Welcome and Introduction.** JB welcomed councillors and members of the public. For the convenience of those attending it was agreed to bring forward to the start of the meeting the **Police and Safety report** (item **01**) and the **Planning presentation** (item **03.2.2**) but for ease of reference these minutes follow the order of the published agenda.
2. **Public session** (which came directly after the Planning presentation 03.2.2).
 - 1 In response to the presentation members of the public pointed out that more houses in the village would bring more traffic onto our congested local roads and that many of Queen Camel's services and facilities were already at full capacity being shared with neighbouring communities where additional houses were also being built. They asked about the size of the suggested housing development in Queen Camel and were told that it was for the community to decide.
 - 2 A member of the public suggested a 12-hour traffic audit to establish the precise volume and nature of passing traffic so that any changes in the future could be quantified; the Council was supportive.
 - 3 A member of the public drew attention to the disruption caused when traffic was diverted onto local roads by hold ups on the A303. He feared that this would become a serious problem for residents during the upgrading of the A303 if the central route (Option 1) was chosen and therefore urged the Council to favour the northern route (Option 2).

3. **Apologies.** TP and SS sent apologies for being unable to attend.
4. **Declarations of interest.** AH declared a possible interest in item 07.3 as a member of the Playing Field Committee. CB declared an interest in 03.1 as a CLT Director.
5. **Councillor vacancy.** Two members of the public who had put their names forward for co-option explained why and how they might be able to contribute to the work of the Council. With two councillors absent it was **RESOLVED 4-2-0 [For-against-abstained] to defer the co-option process until the next council meeting.**
6. **Standing Orders.**
RESOLVED 5-0-1 to adopt the revised Standing Orders.
7. **Projector**
RESOLVED 5-1-0 to make the display of important documents via a projector a permanent feature of Council meetings.
8. **Minutes.**
RESOLVED 5-0-0 that the minutes of the meeting held on 9th January 2017 be confirmed and signed as a true and accurate record.

Business Items

01 [0217] Police and Safety report – TM explained that the Police had decided PCSOs would not normally attend Parish Council meetings in future because with staff cutbacks they could be employed more cost-effectively on the beat and interacting with members of the public. Local crime reports could always be downloaded from the police website.

02 [0217] County & District Councillor's report:

1. ML reported that Somerset County Council (SCC) has already reduced the projected 2016-17 overspend from c.£24m. before Christmas down to £7.4m. and hopes to achieve a balanced budget by the end of March. The overexpenditure is mainly in Adult and Children's Services, as elsewhere in the UK.
2. ML reported that South Somerset District Council (SSDC) is currently reviewing the Local Development Plan and the projected housing figures may be reduced.
3. ML urged Queen Camel to liaise with Marston Magna and Mudford to record and pass on to the Police details (registration mark, time of day) or photographs of HGVs driving along the A359 for appropriate action where the law is being broken.

03 [0217] Outstanding actions

1. Old school site (OSS):

- 1 The Community Land Trust (CLT) Chairman, Rosemary Heath-Coleman (RHC), reported on a Community Land Trust Working Group (CLTWG) meeting on 11th January attended by two Councillors:
 - The CLTWG had decided to take the lead role in the OSS project and is looking into the implications that this might have for VAT.
 - The CLT has submitted an Expression of Interest to SCC with a view to acquiring the OSS from SCC via a Community Asset Transfer (CAT). It expects to receive a response from SCC sometime after 14th March.
 - The CLT's Feasibility Study is being developed into a Business Plan.

- Surveys relating to the old school buildings and site are being arranged.
- Architects have been asked to estimate costs for grant applications.
- Grant funding is being discussed with *Heart of Wessex, Power to Change, Access for All* and the *Somerset Activities and Sports Partnership*
- When the CLT Business Plan is ready and SCC has responded to the CAT Expression of Interest the CLT hopes to engage the community via a Drop In session, possibly in April.
- The CLTWG is in discussion with a growing number of parties who have expressed an interest in making use of the OSS.
- The CLT does not propose putting any financial burden on the community.

2 Parish Meeting, 23rd February

Councillors considered the CLT request to postpone the meeting until more information was available, including the CLT Business Plan and the SCC response to the Expression of Interest in a CAT, but after a discussion it was **RESOLVED 3-1-1 that the Parish meeting should be held on 23rd February. RESOLVED 4-0-0 that the Agenda of the meeting should be: In conjunction with the CLT to inform the parish about and consider proposals for the acquisition and operation of the Old School site, and Any other business.**

2. Neighbourhood Plan (NP):

- 1 Following a meeting with its Planning Consultant on 23rd February the Neighbourhood Plan Steering Group (NPSG) asked if the Council just wanted the existing draft NP tidied up or if it favoured a revised draft NP incorporating possible housing developments; this would make it more robust and enable access to *Locality* as well as *Frontrunner* funding.
RESOLVED 6-0-0 that the NP be subject to a full revision provided that the necessary funding could be obtained.
- 2 **Planning presentation** (brought forward to the start of the meeting, immediately before the Public Session). Richard Edge introduced himself and his colleague Chris Beaver who are together advising a local landowner about the planning potential of land close to the school along the West Camel road. They explained why they felt their approach, working closely with the local community via the NP process, was preferable to speculative development by large national housebuilders.
- 3 Councillors noted that a Planning Inspector has upheld appeals against the refusal of planning consent for housing developments in Castle Cary. ML said the Castle Cary draft NP had twice been rejected by SSDC as unfit for purpose and urged the NPSG to liaise closely with the SSDC Planning department.

3. **Green Lane:** Councillors agreed that it was appropriate for the Tennis Club and the PFC to share the cost of repairing the surface of the car parking area.

04 [0217] Highways – nothing to report.

05 [0217] Planning Applications

1. New planning applications:

17/00260/FUL Higher Mead , Gason Lane - erection of two storey extension and conversion of garage into additional living accommodation together with the erection of a replacement garage.

RESOLVED 6-0-0 to support the application.

17/00337/AGN Blackwell Farm, Wales – notification of intent to erect a steel-framed agricultural barn for storage of straw. The notification has been withdrawn and a full planning application will be submitted.

17/00432/TCA Self Realisation Healing Centre, Laurel Lane - Notification of intent to carry out works on two trees within a Conservation Area. Noted.

2. Updates on planning applications previously heard:

16/05028/FUL Lambrook Cottage – erection of two-storey side extension. Permitted with conditions.

3. Planning applications in neighbouring parishes:

17/00225/S73A Solar Site at Southfield Farm, Yeovilton – application to vary planning condition so as to permit power generation for 25 years from date of first generation rather than from date of planning permission.

16/00725/OUT Residential and commercial development on old Haynes site, Sparkford - Approved by Area East on 13/7/16 but still pending.

06 [0217] Councillors' reports and motions:

1. **Annual Village Meeting (19th May)**: Councillors briefly discussed arrangements and agreed to review them at the Council meeting in March.
2. **Council effectiveness review**: JB will circulate ideas for a self-evaluation form.

07 [0217] Other reports and motions:

1. **Flood Committee**: Given the late hour it was agreed to postpone discussion of the Flood Committee minutes and other documents to the next Council meeting.
2. **RESOLVED 6-0-0 that Steve Millard be added to the list of Emergency Contacts for Queen Camel.**
3. **Footpath across playing field**: It was agreed that the parish could not afford the cost (up to c.£80k.?) of upgrading the footpath as far as the Bowls Club.

08 [0217] Clerk's report - none

09 [0217] Finance:

1. **2017-18 Budget**: final details of the consolidated budget for 2017-18 will be considered at the March meeting.
2. **Expenditure to be agreed**: Councillors agreed to buy an LED projector to be used at Council meetings at a cost of c.£117.00 (see Procedural item 7)
3. **Payments to be agreed:**

£16.85	Bob Holland	Paint for telephone box
£30.00	Memorial Hall	Marples room rent
£362.70	P.Pender-Cudlip	January salary

4. **Accounts 2016-17**, first three quarters, to be tabled at next meeting.
5. **Asset Register** to be reviewed at next meeting
6. **VAT** returns 2014-15 and 2015-16 to be submitted this month.
7. **Banking arrangements**: Natwest will put the new arrangements in place when they have seen CB and SS with their personal details.
8. **Financial Regulations**: to be reviewed at next meeting
9. **Council systems**: It was agreed that PPC, SS and the internal auditor would go through RHC's May 2016 review of Council systems, processes and paperwork.

10. Incoming correspondence:

- Highways England A303 public consultation, Memorial Hall, 25-2-2017.
- In response to a letter from Rimpton Parish Council to the Police about the fatal accident on Sparkford Hill, PPC was asked to inform Rimpton that the accident does not appear to have been caused by cars parked by Hill View.
- The Council would contact Bruton Town Council about its request for a meeting about HGVs on the A359.

10 [0217] Advance Notices: none additional to those mentioned above.

11 [0217] Items for next month's Agenda: co-option of additional Councillors; purchase of projector; arrangements for Annual Village Meeting; Council effectiveness review; minutes of Flood Committee meeting of 19th January and associated documents; consolidated budget for 2017-18; accounts 2016-17, first three quarters; asset register; Financial Regulations review.

12 [0217] Matters arising post-Agenda: none

13 [0217] Next meeting – 7.30pm on 13th March, 2017 in The Marples Room

The Meeting concluded at 10.15pm

Signed:

**John Brendon
Chairman**

Date: 13th March, 2017