

WEST BUCKLAND PARISH COUNCIL

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The minutes of a meeting of the Parish Council held on Tuesday 25th March 2014 in the Committee Room, West Buckland Village Hall at 7.30pm.

Present: Cllr's Mrs M Blogg (Chair), D Lacey, Mrs C Biffen, Mrs C Hannath, and C Rayson.

In attendance: County Cllr R Henley and the Clerk Mrs J Larcombe.

154/03/14. To accept apologies for absence. Apologies were accepted from Cllr J Nutt. Apologies were received from District Cllr C Hill.

155/03/14. Disclosure of interest in items on the agenda. There were no disclosures.

156/03/14. To confirm the minutes of the meetings held on 25/02/14. The minutes were agreed as a true record of the meeting and they were duly signed by the Chairman.

157/03/14. Matters arising from the minutes. None.

158/03/14. Planning:

a) To consider any Planning Applications received by the Parish Council.

46/14/0005 Change of use from Class B (Office & General Industry) to Class D2 (Assembly & Leisure) to provide children's activity centre at Unit 7D Castle Road, Chelston Business Park, Wellington. Applicant: BGDUL Ltd.

Comment: West Buckland Parish Council has no objection about the change of use from Class B to Class D2 but are concerned about the potential lack of parking spaces.

46/14/0006/A Display of advertisement on wall of premises at Unit 7D Castle Road, Chelston Business Park, Wellington. Applicant: BGDUK Ltd.

Comment: West Buckland Parish Council has no objections.

46/14/0008 Erection of vehicle maintenance building with office and customer facilities and associated infrastructure at Foxmoor Business Park, Chelston. Applicant: Weston Recovery Services. Comment: West Buckland Parish Council object to the granting of planning permission because of the close proximity of the site to Flood Zone 3 (as referred to in the TDBC Proposed Site Allocations: Wellington); concern about the visual impact of a non standard building and lack of need for further development on this site or in this area.

46/14/0009 Variation of condition No's 2 & 3 of application number 46/13/0027 (approved plans) at Wellington Motors, Summerfield Way, Chelston Business Park, Wellington. Applicant: Wellington Motors. Comment: West Buckland Parish Council has no objections.

b) To receive results from planning applications determined by TDBC.

46/13/0043 Change of use to Class B2 (Vehicle Repair centre and VOSA MOT Test

Centre) at Unit 1J Summerfield Avenue, Chelston. Applicant Mr Martin Leaf, Chelston Motorhomes. Decision: conditional approval granted.

46/14/0004/T Application to fell 7 Maple trees, 4 Birch trees, 4 Cherry trees, 3 Pine, 4 Ash, 1 Willow and 1 Sycamore included in TDBC (West Buckland No 1) Tree Preservation Order 2004 at Wellington Motors, Chelston (TD959).

Decision: consent granted.

46/13/0047 Erection of single storey extension to dining room at rear of The Merry Harriers, Forches Corner, Clayhidon, West Buckland. This application has been withdrawn.

c) Any other planning matters. Cllr Mrs Biffen reported that she has been looking at the development from planning application 46/11/0007, erection of free range egg production unit on land adjacent to Gerbestone Lane, West Buckland, and comparing it with the plans and design statement submitted. As the Parish Council is aware an enormous amount of fill has been brought onto the site and the resultant raising of the ground level has meant that the building now stands very high off the originally proposed position which was set into a low coombe and was a factor in the proposal being accepted. The plans show a tiny increase in ground level (1.5m) purely to level up the building from north to south. If viewed from the road opposite the Highways Agency Depot it is clear that it has been raised up to the level of the higher ground to the east and west, nothing like the plans showed. Cllr Mrs Biffen said she believed the Parish Council should now ask the Planning Department to do a thorough check on compliance with the permission as not only is the landscape affected adversely with the building having a considerable visual impact but the adjacent watercourse which the Environment Agency were concerned about may well have been affected together with the wildlife that was to have been protected during the development. There was concern that landfill is a very profitable enterprise and could be the motivating factor rather than landscape enhancement. It was agreed that the Clerk should contact John Hardy, Planning Enforcement and insist that this is investigated. It was noted that the Planning Department had never acknowledged the letter re Trees Farm that was sent two years ago.

159/03/14. Highways.

a) To report on work carried out by the SCC Highway Department and to receive reports on repairs that are needed. A number of potholes are being repaired.

b) Update on progress of flood prevention work at Willowbrook. Work started again on March 24th.

County Cllr Henley joined the meeting.

c) Update on repairs to surfacing on A38. Cllr Henley said he was still waiting to hear from the Highways Department about this matter. Cllr Mrs Blogg said she was getting a lot of enquiries from parishioners about this speed limit.

d) Buckland Hill – update on reported problems. Cllr Lacey said he had reported the erosion on Buckland Hill and had been told this would be repaired in the new financial year.

e) Update on wall at Lippincotts. Highways have reported this to TDBC Building Control and an inspector will look at the wall.

f) Any other highways matters. None.

160/03/14. To receive reports from:

a) District Cllr. No report.

b) Cty Cllr. Cllr Henley said he would be visiting West Buckland School tomorrow regarding the Healthy Living Grant he would be giving for the Breakfast Club. He has also given grants to the WI, Pre-school and Friendship Club. A number of schools in rural

areas are concerned about providing free school meals for Key Stage 1 children. The Priorswood Tip will be opening seven days per week. Cllr Henley said he had noticed a lot of fly tipping near the Poole tip.

Cllr Henley left the meeting. He gave his apologies for the Annual Parish Meeting and said he would send a report.

c) Police. An email report had been received from PCSO Bramley. He said February had been the busiest month since he started working on the Blackdown and Monument beats. Although crime was no higher than average on the Blackdown beat the Monument beat at Foxmoor Business Park had been targeted by thieves a number of times.

The high winds and rain brought trees, power lines and telephone lines down throughout the beats blocking roads. Houses lost roofs and there were even reports of trampolines being lifted out of gardens into the highway. Between the two beats there were over 100 police logs for the month, more than twice the average amount.

In addition officers were taken away from the beat teams to assist in the Burrow Bridge and Moorland areas. PCSO Bramley was working again in Moorland on Wednesday 5th March where the water had now receded from the village although the pumps were still flowing. He was very impressed at how many Blackdown and Monument residents contacted him and requested their details were passed on offering help and accommodation for both humans and animals.

There were 68 police logs for February from the Monument beat, about twice the amount of an average month. Five of the reports were for suspicious vehicles and people. We received 26 traffic related calls but most of these were calls regarding weather, reporting flooding, falling trees and electricity/telephone wires down. There were 5 calls relating a resident at a care home in Sampford Arundel. We had a call regarding a drink driver in the Sampford Moor area and one person was arrested. Seventeen of these calls needed an immediate response.

Churchinford is interested in starting a Community Speed Watch group. Cllr Mrs Blogg has offered the use of West Buckland's speed gun through PCSO Bramley.

d) Village Hall Committee. Cllr Mrs Hannath said there were still problems with the hot water in the men's toilets. Quotes are being obtained to replace the oil tank as it is showing signs of weakness. The charge for the Friendship Club using the hall for their meetings has been increased because of the increased number of people attending the meetings.

e) Any other reports. It was noted that Cllr Nott had attended a Councillor training course. He had reported to the Chairman that he felt it was very worthwhile.

161/03/14. Finance

a) To agree and authorise payments. It was resolved to make the following payments: West Buckland Village Hall Trust - £12.00 hire of room for SALC West Area Meeting (chq no 1226)

Cllr Mrs M Blogg - £9.24 Expenses Claim for refreshments for SALC meeting and memorial service 5th April (chq no 1227)

Mrs J Larcombe - £255.36 Clerk's salary and expenses (chq no 1228)

The Lacey family are happy to cut the grass around the War memorial without payment.

b) To agree a grant towards the cost of producing the Newsletter. Cllr D Lacey declared a personal interest as editor of the newsletter, Cllr Rayson declared a personal interest as a member of the PCC and Cllr Mrs Hannath declared a personal interest because she delivers some of the newsletters. It was resolved to give a grant of £150 to West Buckland PCC towards to cost of producing the newsletter (chq no 1229).

c) To agree cutting of footpaths and Silver Street Green. It was agreed that John Stanworth would be asked to cut the usual footpaths and Silver Street Green for 2014/15.

d) Repeal of s150 (5) of the LGA 1972. The Clerk reported that s150 (s) of the LGA 1972 (which requires all cheques or other payable orders to be signed by two councillors) has been repealed.

e) To agree whether or not the Parish Council will use online banking. It was agreed that the Parish Council would use online banking once proper procedures had been put in place and updated Financial Regulations adopted. The Chairman and Clerk will be attending the SALC West Area meeting on 25th March and they expect to receive further guidance.

f) New Draft Financial Regulations. NALC have produced new draft Financial Regulations following the repeal of s150 (5). These are 20 pages long compared to the existing regulations which are 3 pages long. It was agreed the Clerk would review the draft regulations and amend as necessary for the Council's needs. The amended regulations will be circulated to councillors for adoption at the next meeting.

g) Consultation on transparency code for Parish Councils. The Department for Communities and Local Government are consulting on a draft transparency code for parish councils with a turnover not exceeding £25,000. The Local Audit and Accountability Act 2014 sets out a new audit framework for local public authorities which are currently covered by the Audit Commission regime. Under this framework, smaller authorities with an annual turnover not exceeding £25,000, including parish councils, will be exempt from routine external audit. Instead these parish councils would be subject to the new transparency requirements laid out in the draft code. Items of expenditure, end of year accounts, the annual governance statement, internal audit report, minutes, agendas and papers of formal meetings and list of councillor responsibilities would have to be published electronically.

162/03/14. Playing Field. Any matters to note. The grass has been cut for the first time.

An email has been received from a parishioner saying she believes sewage is collecting in a ditch near the Sewage Treatment Works, at the bottom of the field. She has contacted Wessex Water.

A parishioner has queried why there is no swing with a cradle seat in the play area at Lee Park when the play area is limited to under-fives. The Chairman and Clerk have visited the play area and were concerned about the condition of the safety surfacing in certain areas. Some of the equipment is starting to look a bit rusty. The Clerk has emailed Josef Galiceo, the TDBC officer responsible for Play Areas, and has asked how often the area is inspected and whether the age limit is suitable. No response has been received yet.

163/03/14. Footpaths.

a) Update on appointing new PPLO. No update.

b) Any Other Footpath Matters. None.

164/03/14. SALC:

a) West Area Meeting on Wednesday 26th March at West Buckland Village Hall at 7pm. Noted.

b) Memorial Ceremony for Peter Lacey on 5th April at 2.30pm outside the shop. The plaque that will be fixed onto the trough and unveiled on the 5th April was shown to councillors. The Police have been informed by Cllr Dave Mitten, Chairman of SALC. There will be tea, coffee and biscuits available at the Village Hall after the ceremony.

165/03/14. Arrangements for Annual Parish Meeting on 29th April. A letter will be sent to the usual organisations asking for a report for the meeting. The hall will be open from 6.30pm and tea and coffee will be served.

166/03/14. Correspondence and items of interest (including information circulated by SALC).

The following correspondence was noted:

Somerset Waste Partnership – Bank Holiday waste Collections

Glastonbury Town Council – a letter stating their reasons for opposing the proposed Hinckley C development.

SCC – flood reduction grants for 2014/15

167/03/14. Any other urgent business at the Chairman's discretion. None.

168/03/14. Dates of Next Meeting. The next meeting will be on Tuesday 29th April 2014, following the Annual Parish Meeting.