

TICKENHAM PARISH COUNCIL

Minutes of the meeting held on Thursday 11th June 2015 at 7.30 p.m.
at the Village Hall Committee Room

PRESENT: Cllr Bruce Ralfs in the chair, Cllrs John Banks, Jane Brock, Ranjit Chuhan, David Franks, Alan Hooley, Ann Loader and Pam Trenchard.

In attendance: Vena Prater (Clerk) and three members of the public.

56/15 APOLOGIES AND MEMBERSHIP

Apologies for absence were received from Cllrs Mike Perrott and Mike Woodey.

The Chairman welcomed Ranjit Chuhan as a new councillor. There remained one vacancy, which it was agreed should be advertised in the parish magazine. Councillors were reminded that should there be more than one candidate an election would need to be held at the Council's expense.

57/15 MINUTES of the meeting held on 14th May 2015, copies of which had been circulated, were approved and signed as a correct record.

58/15 MATTERS ARISING FROM THE MINUTES

Telephone Kiosks – In the absence of Cllr Mike Woodey, the third quotation was not available.

Website – The Clerk was liaising with Mark Crocker regarding the new information to be included.

59/15 HIGHWAYS AND FOOTPATHS

Monkey Bridge: The Clerk reported that movement was being monitored by North Somerset Council (NSC) and it was hoped that funding would be available shortly for the necessary repairs to be carried out.

Chevrons, Old Lane and Jacklands: The Clerk had asked for missing chevrons to be reinstated.

Incidents: There were no incidents to report.

Land Yeo Footbridge: Cllr Franks wished to record thanks to NSC for their prompt attention to the damaged bridge over the Land Yeo. The Clerk would write accordingly.

Tickenham Hill: It was noted that the pavement, including the raised section, was overgrown. The Clerk would report to NSC.

Stone Edge Batch/Land Yeo access: It was noted that Nailsea Environmental Wetlands Trust was planning to install steps by the kissing gate at the drove, in order to access the bank, as well as a kissing gate at another location.

Stone Edge Batch/Jacklands Traffic: Cllr Ann Loader expressed concern about the increased number of heavy goods vehicles attempting to negotiate this narrow pinch-point. Increasingly there was congestion with cars having to turn round and find alternative routes. She was also concerned that the response of the ambulance and fire services, with their stations just nearby, could be delayed. It was agreed that a major scheme would be required to resolve the problem and the Clerk would report concerns to NSC Highways Department.

60/15 PLANNING MATTERS

(a) New Applications

15/P/0992/F: 231 Clevedon Road: First floor rear extension, single storey side extension and side porch. No objections were raised.

15/P/1016/F: Bayes Wood & land rear of Brown Rock Farm: Erection of tree house and round house to provide teaching facilities. The meeting was suspended to enable the applicant to speak and the meeting was then reconvened.

The Council discussed the proposal in detail and noted that the structures were to be provided for educational purposes for visiting groups and for bases for the woodland management programme. The Council raised no objections.

15/P/1140/O: Golden Acres Nursery, Clevedon Road: Erection of 6 no. single storey dwellings and self-contained single storey office building and ancillary works.

Following careful consideration the Council agreed that the proposal as it stood would be of benefit to the village. However, higher density and increased height of the dwellings (e.g. two storeys) would not be supported. The Council noted that the public footpath diversion was not completely shown as it terminated at the west side of the site; vehicular access to the footpath was shown, but no turning bay. Subject to the density being limited to six single storey dwellings and the issues around the public footpath being resolved, the Council raised no objections.

15/P/1046/F: 57 Clevedon Road: Raising ridge height by 450mm and converting loft to create first floor level; erection of conservatory to side/rear; Juliet balcony to rear; 4 no. roof lights to side; replacement garage to side.

Subject to there being no objections from neighbours, the Council raised no objections.

15/P/1202/F: Ardennes, Tickenham Hill: Removal of condition attached to planning permission 12/P/0951/F requiring construction to minimum Code Level 3 of Code for Sustainable Homes.

It was understood that the Government had withdrawn the Code for Sustainable Homes and the Council therefore raised no objections.

15/P/1238/F: Woodpeckers, Cadbury Camp Lane: Removal of condition attached to planning permission 11/P/0239/F requiring construction to minimum Code Level 3 of Code for Sustainable Homes.

It was understood that the Government had withdrawn the Code for Sustainable Homes and the Council therefore raised no objections.

(b) Up-Dates

15/P/0809/LUP: Lindum Lodge, Orchard Avenue: Planning permission not required.

15/P/0836/F: Willow Cottage, 11 Stone Edge Batch: Erection of two storey side extension. Approved.

15/P/0960/F: 239 Clevedon Road: Erection of single storey rear extension and first floor extension over existing garage. Approved.

(c) Consultation Process: It was noted that neighbours who would not normally receive notification of a planning application had received letters from NSC in connection with applications nos. 1202 and 1238 above. This seemed totally illogical. Furthermore, given that the Code for Sustainable Homes had been withdrawn, the whole consultation seemed unnecessary. The Clerk would write to NSC accordingly.

(d) National Grid

Cllr Franks said that he had obtained a copy of the proposals for the village should anyone wish to view them.

(e) The Potting Shed, Golden Acres Nursery: Although the Council was not part of the formal consultation, Cllr Nigel Ashton had asked the Council's views on an application for a music and alcohol licence at these premises. The Council considered the detail of the application and observed that any decision should be consistent with that for other similar establishments in the village which were subject to strict regulations. After debate the Council agreed to recommend that the application be refused on the grounds of noise and nuisance to neighbours.

61/15 FINANCIAL MATTERS

(a) The following were approved for payment:

Clerk's salary May	£213.35
Clerk's expenses May	£11.45
HMRC	£53.40

Campaign to Protect Rural England membership	£36.00
North Somerset Council	14.40
Broxap (sports equipment)	£4,383.92

(b) Accounts for the year ended 31 March 2015 and Annual Return:

The Clerk spoke to the accounts for the year, copies of which had been previously circulated. The income and expenditure account of the Parish Council showed a balance in hand of £918.92 with £564.61 remaining unallocated in the Jean Burrows Fund. In accordance with the external auditor's advice, the value of listed assets had not been increased although additions for play equipment, seats and sports equipment purchased in 2014/15 were now included. The Council noted explanations of variances between 2014 and 2015 figures, which the Clerk had prepared for the external audit. The accounts as presented were received and approved and the Chairman was authorised to complete and sign the Annual Return.

62/15 VILLAGE CAR PARK

The response of the Hall Management Committee to proposals regarding the car park was awaited. In the meantime it was noted that the exterior lighting had been replaced.

63/15 JEAN BURROWS FUND

In the absence of Cllr Mike Perrott, Cllr Hooley reported that he had photographed all the stiles on the walk to the church and it was recommended that stiles 1,2,3,8 and 9 in his report were appropriate for replacement with single self-closing gates. It was agreed that Cllr Hooley would send his report to Cllr Perrott for comment.

64/15 VILLAGE FIELD

Cllr Hooley reported that some of the new sports equipment was in place with a working party planned to erect the cricket cage and basket ball posts. The order for fencing had been placed and was expected by the end of July. The balance of the Jean Burrows Grant and a donation of £100 from the Flower Show would adequately cover the cost of a new bin, to be placed by the pedestrian gate at the entrance to the lower field. A recent external inspection had revealed several low risk items which would be addressed by the Field Committee. Outstanding matters included the notice board and handrails for the steps. The problem of dogs in the field and play area continued and the Clerk was asked to include a prominent item in the parish magazine.

65/15 TWINNING ASSOCIATION

The Clerk had received a request for financial support for the 25th anniversary of the twinning. After discussion it was agreed to consider the request again at the next meeting. The Council had no objection to 'yarn bombing' in the village provided all necessary permissions were obtained

66/15 CORRESPONDENCE

School newsletters.

Other information had been circulated by email, including a letter from Mr Andrew Hirst concerning his concerns about possible development in the village, planning applications for Bayes Wood and Golden Acres Nursery, communication and Council spending. After discussion it was agreed that the Clerk would draft a response for circulation to councillors.

67/15 DATES OF MEETINGS

2015: 9th July, [13th August], 10th September, 8th October, 12th November, 10th December.