

## **CHURCHILL PARISH COUNCIL**

Minutes of the Parish Council meeting held on Monday 10<sup>th</sup> October 2016 at 7.30 pm in Churchill Community Club, Ladymead Lane Churchill.

### **COUNCILLORS PRESENT**

(Chair) Councillor Jackie Bush	Councillor Sarah Jarman
(Vice Chair) Councillor Brenden Hill	Councillor Trudy Silverton
Councillor Bill Caruthers	Councillor Sue List
Councillor Dev Clutterbuck	Councillor Simon Glanfield

### **Other Attendees**

Clerk of the Council- Martin Dolton, and 4 members of the public.

**1617/C/083: Apologies - to receive apologies from Councillors for non-attendance.**

Apologies had been received from Councillors Graham Fortune, David Hurst, Alan Lovell and Simon Hegarty

Councillor Liz Wells, North Somerset Council had also sent apologies

**1617/C/084: Declarations of interest: To receive alteration/amendments to the register of interests: To receive declarations of interest on agenda items.**

None Declared

**1617/C/085: To confirm and sign the minutes of the meeting held on 12<sup>th</sup> September 2016.**

The minutes of the meeting of the Council held on the 12<sup>th</sup> of September 2016 had been previously circulated to all members and were agreed as an accurate record.

**RESOLVED:-**

The minutes of the meeting held on the 12<sup>th</sup> of September 2016 were confirmed by those present as a correct record and signed by the Chair.

**1617/C/086: To receive the Declaration of Acceptance of Office from Co-opted Councillor Mrs Sarah Jarman**

Councillor Mrs Sarah Jarman signed her Declaration of Acceptance of Office in the presence of the Clerk as Proper Officer of the council. The Clerk countersigned the declaration.

**1617/C/087: Public Participation.**

The applicant of planning application 16/P/2051/O (Land at Lyncombe Farm, Churchill Green) addressed members on the reasoning and scope of the application.

A resident addressed the meeting on concerns relating to that application relating to future development of land in the area.

**1617/C/088: (a) To receive report from District Councillor.**

Councillor Liz Wells of North Somerset Council had presented apologies to the meeting.

**(b) Parish Liaison Officer Report.**

Mr Mark McGregor of North Somerset Council was not present.

**1617/C/089: Planning Matters**

**(a) To Receive Planning Decision Notices and Information**

**(i) Decision notices:-**

*16/P/0798/O : Land off Front Street, Churchill*

Outline Planning for the erection of 8no. dwellings. CONSENT REFUSED.

*16/P/1625/F :Wenlock House, Dinghurst Road, Churchill*

Two storey extension to existing annexed accommodation, partial conversion of adjacent outbuilding, single storey link extension and subdivision to form separate dwelling. CONSENT GRANTED

*16/P/1773/F :22 Broadoak Road, Langford*

Convert part of double garage to form habitable room. CONSENT GRANTED

**(ii) Information :-**

Councillor Simon Hegarty had provided a written summary on behalf of the Planning & Development Strategy Working Group to the meeting which updated members on matters including:-

- Application PPL(2) – no date for NSC committee yet – CALRAG have submitted further objection relating particularly to drainage issues – suggests Parish Council endorse CALRAG submission.
- Core Strategy – full report of Inspector not yet published – expect significant revision of CS32 which undermines protecting settlement boundaries.
- West of England Spatial Strategy & Site Allocation Plan – Councillors David Hurst and Alan Lovell attending NSC briefing on 1<sup>st</sup> November 2016.
- Says Lane – no finalisation of S106 agreement as yet.
- Neighbourhood Plan – CALRAG seeking volunteers to take forward.

Members discussed various aspects of the update, and after vote agreed:-

**RESOLVED:-**

The Clerk to convey to North Somerset Planning Department Case Officer that the Parish Council fully supports and endorses the submission by the Churchill and Langford Residents Action Group relating to application PPL (2), and seek commitment from the case officer that the matters raised therein, particularly relating to capacity for foul water drainage, will be investigated prior to decision.

Councillor Jackie Bush addressed members to correct a misunderstanding in relation to information she had seen circulated about her lack of response to

liaison at the primary school relating to planning matters. At the time of the requested response the outcome of a meeting between staff and NSC was awaited and therefore no matters could be reported. There was also a suggestion that Councillor Mrs Bush had stated at an earlier meeting that the proposed community use land from planning application PPL(1) should be utilised as a school playing field. This had been misunderstood, and her comments at that time were in fact that the relevant piece of land would not be large enough to site an infant school if they had to go split site, and therefore would need to be larger.

**(b) Matters for decision regarding development in the Parish.**

No Additional matters for consideration.

**(c) Planning Applications :-**

**i) 16/P/2051/O : Land to NW of Lyncombe Farm, Churchill Green, Churchill, BS25 5QH :-** Outline Planning permission for the erection of 3no. dwellings with new access onto Churchill Green. Matters of appearance, landscaping layout and scale reserved for subsequent approval.

Members considered the application and had heard from both the applicant and a resident during public participation. It was agreed that the concerns relating to further development in the area should be noted. Members voted to support the application.

**RESOLVED:-**

The Council supports application 16/P/2051/O, the applicant having stated that the proposed dwellings are for family use only, and note that the applicant is willing to agree to a covenant to prevent further development on the land.

**(ii) 16/P/2081/F :- Taylor Plant & Surfacing, Bath Road, Langford BS40 5EB:-** Erection of new workshop & offices built over existing premises to replace existing.

Members considered the application and did not believe it would have any effect on the surrounding environment or other residents if approved.

**RESOLVED:-**

The Council supports application 16/P/2081/F and do not believe there will be any adverse effect on the surrounding environment or other residents if approved.

**(iii) 16/P/2119/F :- 3 Birch Drive, Langford, BS40 5HG**  
Rear and side two storey extension and a porch.

Members considered that the proposed development was in keeping with the surrounding houses and noted that others in the immediate area had similar extensions.

**RESOLVED:-**

The Council supports application 16/P/2119/F, as it is in keeping with the local environment, other premises having undergone similar

developments.

**(iv) 16/P/2234/F :- Churchill Academy & Sixth Form Centre, Churchill Green, BS25 5QN:-** Erection of a new two storey block for science & food technology to replace existing accommodation in poor condition (no proposed increase in student numbers from this development).

Members were of the opinion that the development was a necessary educational requirement and being a replacement for an old building would be an improvement of facilities with no adverse effect on others.

**RESOLVED:-**

The Council supports application 16/P/2234/F as it is a necessary educational requirement, replaces an old facility, and would have no adverse effect on other persons or the environment.

**1617/C/090: To Note the resignation of Mrs Valerie Langley from the Council**

Councillor Jackie Bush (Chair) formally informed members that Mrs Valerie Langley had resigned from the Council. Members agreed that her long standing and dedicated commitment to the Council and community should be marked in some appropriate manner.

**1617/C/091: To Note the Bronze Award achieved by the Parish Council from Somerset Playing Fields Association.**

Councillor Jackie Bush (Chair) updated the meeting that she had attended the award evening with the Clerk, and the Parish Council had been presented with a bronze award and a prize cheque for £25.00.

**1617/C/092: To review the publication process, frequency and distribution of 'The Tower' newsletter.**

Members discussed the matter at length, agreeing that regular and effective communication with the community was essential. Many improvements were suggested and agreed, with the aim of ensuring communication is maintained and improved whilst also ensuring best and effective use of financial resources.

**RESOLVED:-**

The Council will reduce the number of publications of the newsletter from four to three. Councillors Sarah Jarman and Brenden Hill will work towards an improved communications strategy including digital means as well as the hard copy newsletter.

**1617/C/093: To consider the membership of and appoint Chair & Vice Chair of the Open Spaces & Allotments Committee for the remainder of the Council year.**

Members considered the current named membership of the committee and the appointment of Chair and Vice Chair.

Proposals were duly seconded and it was agreed:-

**RESOLVED:-**

Councillor Sue List is appointed Chair of the Open Spaces & Allotments Committee for the remainder of the 2016/17 Council year.

Councillor Trudy Silverton is appointed Vice Chair of the Open Spaces & Allotments Committee for the remainder of the 2016/17 Council year.

Councillor Sarah Jarman is appointed as a named member of the Open Spaces & Allotments Committee for the remainder of the 2016/17 Council year.

**1617/C/094: To review the Grants Policy of the Council**

(Councillor Simon Glanfield left the meeting at 8.34pm prior to this item)

After discussion it was agreed that this matter should be referred to the next meeting of the Finance & Personnel Committee of the Council for consideration.

**RESOLVED:-**

The review of the Council's Grants Policy is referred to the next meeting of the Finance & Personnel Committee of the Council for consideration.

**1617/C/095: To consider the application to pay Churchill & Langford Minibus Society Insurance costs.**

Members were updated in relation to the new insurance arrangements for the Society, and their recent expenditure on insurance to May 2017.

**RESOLVED:-**

The Council authorises the payment of the Minibus Society insurance costs of £453.42 for the 2016/17 year. Future requests now to be made through the grants application process.

**1617/C/096: To consider the provision of a Christmas Tree & Lights in the Parish (from Open Spaces & Allotments Committee)**

Councillor Brenden Hill informed the meeting that initial research has indicated costs well in excess of £1000.00 depending on the nature of the provision. There were many issues in addition to cost (including Health & Safety, electrical Supply, Installation / Removal etc) that would need to be considered. It was agreed that any provision could not be achieved this year and the matter was referred back to the Open Spaces & Allotments Committee for future consideration.

**RESOLVED:-**

The Council refers the potential future provision back to the Open Spaces & Allotments Committee for consideration and report in future financial years.

**1617/C/097: Accounts - To receive and Agree the payments for October 2016.**

The detail of payments for authorisation at the meeting had been listed on the agenda and circulated to all members and displayed on the Council's website and noticeboards.

**RESOLVED:-**

The payments were agreed and signed with total agenda expenditure of £3,014.66

**1617/C/098: Clerk's Report**

Members considered the previously circulated report detailing implementation status of decisions of Council and other matters of Interest.

**RESOLVED:-**

The Clerk's report as circulated is noted.

---

**Prior to consideration of the following item (Agenda Item 17 - Minute 1617/C/099) members passed the following resolution:-**

*'That the public be excluded from the meeting during consideration of agenda item 18 on the ground that publicity would be prejudicial to the public interest by reason of the confidential nature of the business as it contains consideration of a legal contract negotiation.*

---

**1617/C/099: CONFIDENTIAL ITEM : Former Doctor's Surgery Lease Matters**

Members had received by prior circulation a confidential report from the Clerk. Following discussion on various aspects of the legal & financial considerations it was agreed:-

**RESOLVED:-**

The Council instructs the Clerk to convey to the leaseholder the sum of money to be paid to the Council and required conditions in consideration of the proposed extension of the lease and area covered by the lease.

**1617/C/100: Matters for Information**

- i) Councillor Sue List informed the meeting of new crocus planting that would be taking place this winter within the Parish by the Rotary Club.

**There being no further business the Meeting closed at 9.22pm.**

**CHAIR.....**

**DATE.....**