

MINUTES FOR THE MEETING OF CHEW MAGNA PARISH COUNCIL

Meeting held in the Millennium Hall on Tuesday 6th January 2015
at 7.45pm

- Present**
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|-----------------------------|--------------------------------------|
| Cllr Jon Wheatley, Chairman | Cllr Nick Scholefield, Vice Chairman |
| Cllr Rodney Andrews | Cllr Bob Luton |
| Cllr Ian Cox | Cllr Simon Jerrome |
| Cllr Heather Montague | Cllr Colin Timson |
| Ward Cllr Liz Richardson | |
- Item 1** **Apologies**
Apologies were received from Cllr Doris Davis, Cllr Paul Cornelius and Cllr Nick Hasell.
- Item 2** **Code of Conduct - Register of Councillors' Interest**
Cllr Andrews registered an interest in Item 7c, Precept discussion, in relation to prospective grant for the Old School Room in 15/16 as Management Committee. Cllr Andrews registered and interest in Item 8c as close neighbour to the property discussed.
- Item 3** **Minutes of Previous Meeting**
The minutes of the previous meeting were signed by the Chairman, proposed by Cllr Cox and seconded by Cllr Timson, all agreed.
- Item 4** **Public Participation**
- a) Mrs Frances Hudson, Elm Farm, Stanton Drew, addressed the Council regarding future planning application for their farming 48 acres in Chew Magna on land by the B3130. The family have grazed dairy cattle on the land for over 40 years. The future application is to raise a herd of pedigree Aberdeen Angus cattle, overseen by a permanent site manager, who will require on site accommodation. No male cattle or feeding mothers with calves will be near any public footpath. There will be no farm traffic along Norton Lane, farm access will be from B3130. A permanent site manager is required for security and will also deter fly tippers which is a current problem.
 - b) Mr Ramesh Yadav addressed the Council to advise that his application to the NHS for a Pharmacy Licence in the village has been approved. Mr Ramesh thanked the Parish Council for their support of his application and hopes to become a valuable service to the Parish. The proposed pharmacy will be sited at South Parade and hopes to be open in February 2015. Mr Ramesh will offer a repeat prescription collection and dispensary service and advised that patients may fulfil their prescriptions either at their dispensing doctor's surgery or take to any chemist they prefer.
- Item 5** **Report back on meetings and progress**
- a) Meeting regarding the car park on 18th December, 2.30pm at Keynsham
The Chairman, Vice Chairman, Ward Cllr Richardson, Cllr Andrews and Malcolm Pearce attended the meeting with Beryl Maddison, Legal Team, B&NES and Chris Major, Car Parks Management, B&NES.

The Chairman and Ward Cllr Richardson will liaise with Beryl Maddison regarding future plans and update the Council when advised.

- b) Polling District & Places review
There are no changes planned for Chew Magna.
- c) Bristol Airport's Annual Community Review - Monday 8th December, 6pm
The Chairman and the Clerk attended the meeting which outlined the changes at the airport in 2014. Chew Magna did not receive a Community Grant Reward but should consider applying in the future.
- d) Parishes online meeting 10th December, Bath Spa University
Cllr Andrews attended the meeting which outlined the mapping services available online for Chew Magna. The Vice Chairman and Cllr Montague have the user name and password for the service and will circulate to all Councillors.
- e) Placemaking Consultation
Not applicable to Chew Magna.
- f) Neighbourhood Plan
The Vice Chairman and Cllr Hasell are leading the sub group for Leisure Facilities and Green Spaces.
- g) Green Space Designation & Housing Development Boundary Review, email from Julie O'Rourke, B&NES Planning Officer 22 December 14
The Vice Chairman and Cllr Andrews will register green spaces and *de facto* public spaces for Chew Magna when the pack is received from B&NES.

Item 6 Transportation, Highways and Footpaths

- a) Fibre Optic works MM Contractors
The Vice Chairman reported that the planned works in the village have been confirmed by B&NES and are due to commence on Monday 9th February under traffic control, followed by full closure of the road between Saturday 14th February and Sunday 22nd February. MM Contractors will be placing road works advisory signs along all routes together with letter drop to households advising of works and consulting with all parties in the village.
MM Contractors have offered Chew Magna a grant of £1500 from Hibernia as Community Benefit for the works to the village. The Vice Chairman proposed to use the funds to repair flagstones on South Parade with labour provided at a low cost from MM Contractors. The Chairman proposed to boost the funds to complete the repairs at the same time from the Parish Council and also expressed that MM Contractors must fulfil their promise to reinstate all verges affected by the roadworks.

Item 7 Finances

Proposed by Cllr Cox, seconded by Cllr Luton

- a) Expenditure approved January

Description	Amount £	Cheque Number
HMRC (Emp. Liabilities Months 7,8,9)	£220.80	101790
Mrs D L McClelland (Clerks exps December 2014)	£122.12	101791
Cllr Wheatley (Clean Up Village Day exps)	£28.20	101792
RO Dando & Sons (Brush & gloves)	£6.72	101793
E.On	£100.70	S/O
Henleaze Web Design	£40.00	S/O
POST DATED CHEQUES 1 st February as HMRC		

require RTI (Real Time Information) reporting submitted before PAYE date (1 st of month)		
T Hillard (Roadsweeper salary January 2015)	£399.15	101794
D L McClelland (Clerk's salary January 2015)	£597.30	101795

b) Receipts January

Description	Amount £	Cheque Number
B&NES Roadsweeper Scheme January 2015	£356.53	BACS

- c) Spend V Precept review up to and including January 2015 for precept 15/16 consideration, Precept deadline for submission to B&NES 4th February 2015
The Clerk presented Council with the current figures for Expenses v Budget for the financial year 14/15 to ascertain the precept requirement for Chew Magna Parish Council from B&NES for the financial year 15/16. The Parish Council agreed that the precept requirements will remain the same as previous years and the Council Tax request from the Parish will not be increased, proposed by the Chairman, seconded by Cllr Cox, all agreed. The Clerk will finalise the figures as agreed and circulate to all Councillors prior to submission to B&NES.

Item 8 Planning

a) Applications in circulation

14/70 14/05653/TCA	Denny Woodbine Farm, 48 High Street, Chew Magna 1- Conifer- Fell2-4- Leylandii Hedge- Fell Damaging fence5- Quince- Fell as dead
14/71 14/04720/FUL	Bartho Meadowsweet, Denny Lane, Chew Magna Erection of two storey side extension
14/72 14/05533/FUL	Mitchell 18 Broad Croft, Chew Magna Erection of two storey rear extension and single detached garage
14/73 14/05490/FUL	Winford Road Garages Limited Winford Ford, Chew Road, Chew Magna Erection of an extension to existing retail unit

b) Results

14/60 14/05035/ADCOU	Sidwick Dunbolton Farm, Claypit Road, Chew Magna Prior approval request for change of use from Agricultural Barn to Dwelling (C3) and associated operational development Chew Magna Parish Council supports this application for prior approval. The two old agricultural barns are somewhat dilapidated and not required for their former use. Their conversion to a dwelling in a secluded setting and without any significant additional impact on their surroundings would seem appropriate.	Withdrawn
14/69 14/05450/TCA	Wright Manor House, Battle Lane, Chew Magna T1-T3 self set Sycamore trees growing within the footprint of old Butlers Cottage. It is desired to renovate the Cottage	No Objection

	Chew Magna Parish Council has no objection to the removal of these Sycamores that are self-set and are growing within the footprint of the ruins of the Old Butler's Cottage.	
14/61 14/05046/FUL	Magna Healthcare Limited 4 South Parade, Chew Magna Change of use from office (Use class B1) to retail (Use class A1) Chew Magna Parish Council supports this application for change to retail use as a Pharmacy. The building is appropriately situated on South Parade, and we consider a local Dispensing Pharmacy would be a welcome and popular addition to this thriving village centre.	Permit
14/57 14/04116/FUL	Watts Manor House, Battle Lane, Chew Magna Formation of new permanent southern vehicular access to Manor House and associated works Chew Magna Parish Council supports this application to construct a permanent vehicle access to the Manor house. The design has been carefully considered with conservation of this historic setting in mind. We are satisfied that vehicle access to Manor House is only possible from the southern approach, and are now anticipating the much needed renovation work required to fully restore this unique building.	Permit
14/49 14/04074/FUL	Hasell Brook Cottages, The Batch, Chew Magna Erection of a single storey detached outbuilding following demolition of fencing Chew Magna Parish Council does not object to this planning application. Although a section of roadside hedge and low stone wall are to be removed, both are in poor condition, and from the street viewpoint the proposed stone walled outhouse could be considered an improvement. Presumably the applicants are aware of the history of flooding in this area.	Permit
14/56 14/05033/TCA	Hamilton Old North Chew Farm, Norton Lane, Chew Magna T1- Poplar – Pollard at secondary forks to stabilise T2 – Norwegian Spruce – Reduce height by 15ft T3 – Magnolia – Reduce weight T4 – Douglas Fir – Reduce height to 8ft Chew Magna Parish Council has no objection to the proposed works to balance and stabilise these mature trees. However, a reduction of 8ft. to the Douglas Fir (T4) may be premature, as the top branches do not appear to be immediately unstable.	No Objection

- c) Cllr Scholefield's request to B&NES to further discuss response to Planning Applications 14/05229/FUL & 14/05230/LBA / Wells
Cllr Scholefield will update B&NES Planning Officer that the Parish Council support this application with the considerations previously advised.

Item 9 Environmental Issues and initiatives

- a) The Chairman thanked Cllr Timson and all volunteers for another successful Village Clean Up Day on Saturday 6th December. The Clean Up Day is making a huge difference to the village and will be held on a regular basis, the next date will be in March which Cllr Timson will confirm and advise of in the Chew Valley Gazette and the Parish Notice Board, together with planned dates for the rest of the year. The Chairman thanked The Chew Magna Society for the marvellous Christmas decorations and tree in the village, together with the volunteer team who look after the baskets and tubs for their initiative and time.

Item 10 Correspondence

- a) Letter from NHS Primary Care Services copying responses received regarding Application offering to meet an identified current need at The High Street, Chew Magna by Shaunaks Ltd
- b) Letter from Val Salmon, 22 Lower Batch, Chew Magna requesting disabled car parking spaces in the car park.

Item 11 Any Other Information for Notification for Next Meeting

- a) Notice of tender for grass maintenance at King George V Playing Field.
- b) Disposal of historic records.

Next meeting **Tuesday 3rd February 2015** at 7.45pm in the Millennium Hall

Donna McClelland, Parish Clerk 13th January 2015