

MINUTES FOR THE MEETING OF CHEW MAGNA PARISH COUNCIL

Meeting held in the Millennium Hall on Tuesday 3rd November 2015
At 7.45pm

- Present**
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| Cllr Jon Wheatley, Chairman | Cllr Nick Scholefield, Vice Chairman |
| Cllr Rodney Andrews | Cllr Andy Matthews |
| Cllr Lynne Easton | Cllr Doris Davis |
| Cllr Paul Cornelius | Cllr Nick Hasell |
| Cllr Ian Cox | Cllr Heather Montague |
| Ward Cllr Liz Richardson | |
- Item 1** **Apologies**
Apologies have been received from Cllr Jerrome
- Item 2** **Code of Conduct - Register of Councillors' Interest**
The Chairman registered an interest regarding Item 8c as a business associate of the Complainant.
- 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 Hasell, all agreed.
- Item 4** **Public Participation**
- a) Adrian Urch, 3 South Parade, Chew Magna, advised the Council that subsidence in the pavement outside 3 South Parade is causing a large puddle in wet weather. The Clerk will contact B&NES to repair.
 - b) Cllr Nick Hasell reported to Council that the hand rail on the steps to the high pavement near the hairdressers has come loose and is very dangerous. Cllr Cox advised that he will arrange repair and ask the contractor, MJ Patch, to check the safety of all railings along the high pavement.
- Item 5** **Report back on meetings and progress**
- a) Affordable Housing Steering Group meeting with Louise Davidson & Gary Ward, B&NES and Winsley-White Architects, 10am 29th October, Millennium Hall, Chew Magna
Cllr Cornelius advised that the two sites being considered are having site surveys performed by the architects and builders.
 - b) Request from David Parkes, Community Juice, for a meeting regarding the Chew Lane Housing proposal
The Vice Chairman advised that the Parish Council will not be applying for funding or are able to comment on any proposals unless they are submitted for circulation by B&NES. The meeting requested by David Parkes should be a public meeting, not a Housing Steering Group meeting; Cllr Cornelius will contact Mr Parkes to invite him to address the Council in Public Participation at the next meeting.
 - c) CVNP meeting 19th October, Hinton Blewett, 7.30pm and Declarations of Interests and Dispensations
The Vice Chairman, Cllr Hasell and Ward Cllr Richardson attended the meeting; Jeff Bishop is helping to compile the feedback from the consultation

questionnaires. Ward Cllr Richardson advised that all Parish Councillors and residents are technically liable to declare an interest in the Register of Councillors Interest and Dispensations and has requested that B&NES clarify the criteria; otherwise, all involved in the Neighbourhood Plan will declare an interest as residents. The next meeting will be held on Monday 16th November, 7.30pm at Hinton Blewett.

- d) Chew Valley Area Forum meeting, Thursday 15th October at 6pm in the Library at Chew Valley Secondary School
Cllr Easton attended the meeting. Chris Head was elected Chair and is keen to have fewer more concise and appropriate meetings in the future. The Transport Development Plan is under consultation.
- e) Planning Enforcement Training, 11am Brunswick Room, Guildhall, Bath
Cllr Montague attended and found the training very informative and worthwhile and would be keen to attend other sessions if spaces are available. Cllr Montague has circulated a summary of the training session to all.
- f) Planning Development Management Training, 1pm-5pm, 26th October, Keynsham
Cllr Matthews attended and reported that the day was positive, informative and that the Planners seem keen to improve planning communication. Cllr Matthews has circulated a summary of the training session to all.
- g) Community Paypack Project
The Vice Chairman will meet with Christian Matthews to discuss the possibility of community payback projects in Chew Magna.
- h) Parishes Liaison Meeting, Wednesday, 21st October 2015, 6.30 pm, Community Space, Keynsham
Not attended.
- i) Interagency Meeting, 22nd October 2015, 12-2pm, Community Space, Keynsham
Not attended.
- j) Interagency Meeting, 17th November 2015, 12-2pm, The Hollies, Midsomer Norton
Not applicable.
- k) B&NES Council Budget Consultation Meetings, 23rd November, 6-7.30pm, Chew Valley School
Cllr Easton and Cllr Matthews will attend.
- l) Parish Online evening, 9th December, 6-9pm, Bath Spa University, the Vice Chairman, Cllr Montague and Cllr Easton will attend.

Item 6

Transportation, Highways and Footpaths

- a) King George V Playing Field equipment replacement proposal
Chew Magna Parish Council have received a quotation from GB Sports and Leisure to replace and enlarge the wear pad area beneath the swings and to replace the chains on the cluster trim trail. The Chairman has advised that he will obtain a second quote from another approved contractor for comparison, and choose appropriately.
The Toddler Multiplay Unit is aged and will be removed and replaced. Cllr Easton has met with Magna Minors and Primary School representatives to discuss and research the options for replacement, considering the views of mothers and young children who will use the equipment. It has been noted that a picnic table has been requested by mothers. The Chairman urged all Councillors to visit the playing field to make themselves familiar with the site.

- b) Resident consultation regarding potential bus shelter in the village
Cllr Jerrome has met with Mr and Mrs Pearce Williams who own the wall where the proposed bus shelter would be sited and they do not agree to the proposal. The Chairman suggested that Cllr Jerrome contact Mr and Mrs Pearn to ascertain their opinion on moving the proposed bus shelter to boundary their property wall.
- c) Meeting with Stefan Chiffers, B&NES regarding 20mph speed signs and repainting of keep clear bay in car park
Cllr Andrews has met with Stefan Chiffers, B&NES regarding more comprehensive and applicable 20mph speed signs in Chew Magna. Extra road signage (using existing posts where possible) will be sited at The Chalks, Tunbridge Road, Chilly Hill Lane, Broadcroft and Silver Street. The more aptly placed signage should make a difference to the awareness of drivers of the 20mph speed limit. B&NES have also been reminded that the yellow keep clear bay in the car park still awaits repainting.
- d) SSE Contracting – Street Lights on 24 hours, meeting with Rod Evans
For some time there have been two street lights in Silver Street which have remained on permanently. Cllr Andrews has met with SSE Contracting who advise that then problem originates from Western Power Distribution changing their wiring and removing the switch wire to the streetlights. WPD have authorised SSE Contracting to remedy and repair this issue at no cost to the Parish Council or SSE Contracting.
- e) The Clerk has contacted E.On to request the possibility of a fixed 12 month tariff and has been advised that due to the low monthly spend we have it is not viable.
- f) B&NES S14 Notice: Temporary road works at Moorledge Road, Chew Magna from 9th November 2015, circulated to all and posted on notice board.
- g) Cllr Davis advised that there is water coming from the Co-Op. The Chairman will meet with the Regional Manager, Don Morris, to discuss this and other matters such as litter.
- h) Cllr Davis advised that the standing slabs at the bus stop on Pagan’s Hill still need widening. Cllr Davis will call B&NES to reiterate the request with the exact requirements.

Item 7 Finances

- a) Expenditure approved November
Proposed by Cllr Cox and seconded by Cllr Hasell

Description	Amount £	Cheque Number
Mrs DL McClelland (Clerks Exps Oct 15)	£103.41	101868
E.On	£100.70	S/O
Henleaze Web Design	£40.00	S/O
POST DATED CHEQUES 1 st December as HMRC require RTI (Real Time Information) reporting submitted before PAYE date (1 st of month)		
T Hillard (Roadsweeper salary November 2015)	£419.60	101869
D L McClelland (Clerk’s salary November 2015)	£630.37	101870

- b) Receipts November

Description	Amount £	Cheque Number
B&NES Roadsweeper Scheme November 2015	£378.35	BACS

B&NES Precept Payment	£11285.00	BACS
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- c) New Standing Order for E.On of £120 per month
Proposed by Cllr Cox and seconded by Cllr Hasell, signed by the Clerk, the Chairman and the Vice Chairman.
- d) Nine month Expenditure V Precept update
The Clerk prepared the nine month expenditure v precept and circulated to all for full discussion at next meeting.

Item 8 Planning

a) Applications in circulation

15/58 15/04794/ADCOU	Sidwick Dunbolton Farm, Claypit Road, Chew Magna Prior approval request for change of use from Agricultural Buildings to Dwelling (C3) and associated operational development
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b) Results

15/51 15/03329/FUL	Broughton Curls Wood House, Moorledge Lane, Chew Magna Erection of two storey extension to side elevation Chew Magna Parish Council does not object to this application, providing the proportional increase in volume is in accordance with Green belt SPD guidelines. The proposed extension would sit comfortably within the curtilage of the existing house, and close neighbours do not object. Cllr Nick Scholefield Vice Chairman	Permit
15/52 15/03550/FUL	Flowers Tunbridge Farm, Tunbridge Road, Chew Magna Change of use of existing agricultural barn to 1no. dwelling Chew Magna Parish Council supports this application. The letter (ref SWLC.LPC3735) accompanying the plans gives a full explanation of the proposals with regard to the construction materials and style of the required conversion to meet its CA status, and how the proposed dwelling would be integrated into the context of its existing agricultural site, including highways and access considerations. A robust Flood Risk Assessment is provided as the site lies within Flood Zone 2 or 3. Cllr Nick Scholefield Vice Chairman	Permit
15/50 15/03447/TCA	Blythe Stonewall, Tunbridge Road, Chew Magna T1- Birch located at the back of the property - the two limbs on the right over the house prune back by 2m, prune the limb at the bottom right, remove the stub cut end back to the next branch. The low branch on the left prune back by 1.5m to the next branch. All tree works will be done BS:3998 Chew Magna Parish Council supports this application. The Silver Birch is large, unbalanced and potentially dangerous, so is due for reshaping.	No Objection

	Cllr Nick Scholefield Vice Chairman	
15/32 15/01688/FUL	Sidwick Dunbolton Farm, Claypit Road, Chew Magna Conversion of existing barns to form 1no. dwelling with associated works Chew Magna Parish Council supports this application. The associated works were commented on and supported in the previous COU application: 15/01502/ADCOU Cllr Nick Scholefield Vice Chairman	Withdrawn
15/55 15/03331/FUL	Boye Matai, Winford Road, Chew Magna Erection of wooden fence following removal of existing hedge to front of property (Resubmission) Although Chew Magna Parish Council would prefer to see a replanted hedge as a replacement, we do not object to this revised proposal, which is to reposition the new fence back from the highway boundary and plant appropriately to partly obscure and soften the road view. Cllr Nick Scholefield Vice Chairman	Withdrawn

- c) Planning Enforcement Case 15/00601/UNDEV, Trevezza, Chew Hill, Chew Magna
- d) Appeal Ref. 15/0062/RF re Application 14/05093/FUL, Mr John Perry, Greenleigh Farm, Wells Road, Chew Magna, will be held on 17th November 2015

Item 9

Environmental Issues and initiatives

- a) Flood Rep meeting 10th October 2015
Cllr Easton held the meeting with the Flood Reps and Riparian Owners will be contacted as Item 9c.
- b) Flood Emergency Plan Annex for publication
Cllr Easton presented the Flood Emergency Plan Annex for Council approval to be circulated and published on the Chew Magna Website, and by the Environment Agency, B&NES and the Chew Valley Flood Forum. The Chairman thanked Cllr Easton for her dedication and time compiling the most concise and clear Emergency Flood Plan for Chew Magna which has been shown as an example to other areas by B&NES. The Flood Emergency Plan Annex was approved by all.
- c) Riparian ownership and watercourse maintenance
Cllr Easton and Cllr Montague, with the assistance of Flood Wardens, will endeavour to contact the residents who have Riparian Ownership of a watercourse and highlight the legal responsibilities involved. Jim Collings, Flood Authority Manager, Draining and Flooding Team, B&NES has advised that Riparian Owners should be aware of their responsibility for watercourse maintenance.

Item 10

Correspondence

- a) Cllr Andrews advised that the BBC One Show Children in Need Rickshaw Challenge will be coming through Chew Magna on Monday 9th November approx. 3pm and should be made most welcome.

Item 11

Any Other Information for Notification for Next Meeting

- a) The Chairman's Christmas drinks for Councillors
- b) Invite ALCA Representative to give presentation in Public Participation
- c) Tree pruning in King George V Playing Field assessment

Meeting Closed 9.30pm

Next meeting will be held on **Tuesday 1st December 2015** at 7.45pm in the Millennium Hall
Donna McClelland, Parish Clerk 16th November 2015