

BRENT KNOLL PARISH COUNCIL

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Clerk to the Parish Council

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Minutes of the of Brent Knoll Parish Council that was held at the Parish Hall on 3rd Sept commencing at 7.30pm when the following business was transacted'

Present: Councillors P Osborn R Ibrahim A Hurkett, C Trivett- Bill, B Freestone, D Knott, J Harper, M Borland, R Filmer C Townsend + Clerk Two members of the public

"Members are reminded that the Council has a general duty to consider the following matters in the exercise of any of its functions: Equal opportunities (race gender, sexual orientation, marital status and any disability) Crime disorder and Human Rights"

109/12: TO RECEIVE APOLOGIES FOR ABSENCE

There was one apology at this meeting from **Cllr Ward** and this was accepted by the meeting.

110/12: TO RECEIVE ANY DECLARATIONS OF INTEREST

Cllr R Filmer declared a prejudicial interest on all planning matters due to his position on the District Planning Authority. Cllr Filmer Cllr Hurkett and Cllr Trivett- Bill on matters relating to Parish Hall Grant payments as trustees of the Parish Hall.

CONFIRMATION OF MINUTES

111/12: The minutes of the meetings held at the school on 2nd July and 6th August were accepted as a true record of the meeting unanimously agreed and the meeting resolved to accept them.

ONGOING ISSUES

112/12: Footpaths : Comments were raised about the improvement to stiles in the East Brent Parish area and some consideration to be given to looking at the issue for Brent Knoll. Chris East of SCC to be contacted. Also the agreement reached with Chris East to replace the scalplings on the Knoll footpath behind the church needs following up Members would like a map of the stiles around Brent

Knoll. Concerns over overgrown hedge at the end of the village on the A38 were raised.

Action Points :

Contact with Chris East regarding Stiles and Scalping issues
 Maps of Stiles in the Village to be sent to members
 Letter to Andrew Hale regarding overgrown hedgerows A 38

113/12: Highways: Repeater signs outside Red Cow in the ditch at the side of the road. A.38 right turn into Harp Road has a surface water issue. There appears to be foliage covering many of the various signs around the village due in part to the wet summer. There is also overhanging shrubbery near the corner of Brent Street and Station Road. Ongoing issue of road surface damage particularly near Ivyclad Hall.

Action Points:

SCC to be contacted regarding road surface issues and general Signage being covered by foliage
 Request that the repeater sign outside is re fixed
 Letter to Mr Baker requesting Station road / Brent street overgrown scrub could be undertaken

114/12: Village Green: The main issues for concern are with regard to overgrown hedges and trees encroaching on to the green. Jason Mayo has agreed to do the work in the autumn however if the work is not completed by October 1st meeting the Parish Council will undertake to the work with a small working party. The Church Diocese has been written to in connection with the poor state of the Lime Tree and the fence adjoining the Glebe Field.

Action Points:

Jason Mayo to be further contacted re date for hedge trimming etc
 Cllr Freestone to strip and re varnish Benches and seats

115/12: Speeding Issues:

Results of recent speed watch activity show various times for operation and that 30 out of 800 over the period were driving in excess of 40mph

Action Points:

No action points from this meeting

116/12: Public Conveniences: Time Clock needs re setting

117/12: Website: The working group of Cllr Knott, Cllr Ibrahim and Cllr Filmer along with the clerk have met with Decision power who can advise us on improvements and a re-vamp of Website further meetings needed

Action Points:

Cllr Ibrahim will make contact with Dave Mc Millan to arrange a further meeting to start the process of change. Target time for changes end of 2012.

CORRESPONDENCE

118/12:

- (A) Library Service updates info for the notice board
- (B) Appointment of paid agent for Cluster villages on the Notice Board
- (C) Somerset Waste action conference 29th September
- (D) Community open fund bids (in members circulation file for consideration)

FINANCIAL MATTERS AND TO APPROVE PAYMENTS

119/12: Payments to be made

Clerks Salary for September 2012	£ 424.29
HMRC Payments for Tax/ NI Sept 2012	£ 106.00
Brent Garden Services June Invoice	£ 225.00
GB Sports play equipment inspection August 2012	£ 18.00

Total Value of all Payments **£ 773.29**

120/12: It was unanimously agreed to make all of the above payments in full.

121/12: Grant Payments:

A proposal was made to make an annual grant to the School of £250.00. It was resolved to make that payment.

122/12: Cllr Filmer, Cllr Hurkett and Cllr Trivett Bill left the room having declared an interest as trustees of the Parish Hall.

123/12: A proposal to make a grant to the Parish Hall for this current year of £1000.00 and to be reviewed annually was agreed by members and resolved to make the payment. It was also noted that in the future

considerations of the precept that the Parish Council may ask to view the Parish Hall accounts as part of this grant process.

124/12: Cllr Filmer Cllr Hurkett and Cllr Trivett – Bill returned to the meeting.

125/12: A proposal was made to make an annual grant to the Sedgemoor Citizens Advice Bureau of £150.00. It was resolved to make the payment.

126/12: Budget and cash reserve papers were submitted to members prior to the meeting there were no questions to the clerk

PLANNING MATTERS

127/12: Cllr Filmer left the room at this point due to his declaration of prejudicial interest.

128/12: Application No 07/12/00037: .Conversion of redundant farm buildings to provide stables and accommodation unit and outdoor riding arena on land at Upper Wick Farm, Wick Lane Lympsham BS24 OHG
The Parish Council considered the application along with supplementary letters and sent the following response to Sedgemoor District Council

This planning application came before us in late 2011 and the Parish Council considered it at their meeting on the 9th January. On that occasion the Parish Council objected on a number of grounds. The current consideration appears to be very close to the original application and we see no material difference and therefore we object to this planning application as we did in January Our response was sent on the 10th January thou' does not appear on the planning pages. Our response then was as follows

9th January response 2012 to application 07/11/00034

The Parish Council met on Monday evening to discuss the above application. The response of Brent Knoll is that we object to this application on the following grounds

1. The road network surrounding this proposal is totally inadequate to deal with this development. The lane is narrow with blind corners and already suffers from increases in traffic during certain periods
2. The floor level of the building will need to be raised 500mm above the existing ground level due to flood plain considerations resulting in a loss of privacy
3. The size of the proposed building is proposed to be 20% above the existing building creating an overdevelopment of this site
4. The application refers to an existing septic tank there is no evidence that this exists and the application does not indicate such a proposal
5. The proposal for a 24 hour facility on this site will increase the nuisance factor to local people with vehicles running through the night

In Summary the application fails on all tests of considered planning

Visual impact
Traffic Noise and congestion

Environmental concerns
Neighbour Impact

The Parish Council regard the information available on Stud Farm to be in sufficient to make a clear assessment of the proposal we therefore object to the application before us and ask the planning authority to consider our concerns with this application.

129/12: The above considerations to be lodged with the District Council on 4th September by electronic means

130/12: Cllr Filmer returned to the meeting at this point

MATTERS OF CONSIDERATION

131/12: 3 Year Finance plan and working group: A number of large scale proposals have been made over the past 18 months and it was proposed to form a working finance group comprising Cllr Trivett – Bill Cllr Townsend, Cllr Osborn, Cllr Hurkett and the Clerk. The plan would be to consider the various options for capital spending and identify the projects into 3 key areas.

Large Scale projects (Knoll Footpath, MUGA etc) to be financed from external grant funding

Community Projects of a smaller Nature (Toilet Block refurbishment, Speed Indicator devices etc) Knoll Steps could be regarded as a community project Precept financing

Smaller projects (Play Equipment etc) from local fund raising activity.

The working group would have no decision making powers but simply to provide cost estimates and bring proposals to the main meeting. It was resolved to initiate this group.

Action Points

Cllr Townsend to organise the first finance group meeting

132/12: Play Equipment sign off: Over the past 6 months the play equipment on the green has been refurbished both in a technical way and cosmetically with the painting. Some concerns have been raised regarding the finish and although the contractor has been back once it still fails to meet the entire required standard. It was resolved to pay in full the maintenance component of the work an inclusive figure of **£1623.10**. A further request to complete the painting work or to accept **£780.00** inclusive of VAT. The second option if accepted would be in full and final settlement.

Action Points

Clerk to write to Alvian with the Council proposal

133/12: New Code of Conduct regime Two versions of the new 2012 Code of conduct were placed before the Parish Council. The first produced

And drafted by NALC (National Association of Local Councils) and the second by the District Council after input from P Lacey of SALC. Members were invited to choose which one best met the needs of Brent Knoll Parish Council and after consideration decided to opt for the District Council edition. The content is the same on both but with differences in the presentation and language. It was therefore resolved to adopt formally the District Councils code of conduct document as the one to be used by the Parish Council. This will be lodged with Sedgemoor DC and members will complete new register of interest statements also to be lodged with the District Council.

134/12: Additional Car Parking and Toilet Block refurbishment.

Two matters from the published agenda were amalgamated as they form part of the same project. A proposal to change the configuration of some aspects of the toilet block was considered along with previously identified refurbishment issues of the facility. It was resolved that the Parish Council will make some changes to the area particularly the toilet block but will make this matter a formal part of the Finance working group to assess the current quotes and to look at other proposals. It should be noted that Cllr Filmer dissented from this decision. Once that has been completed then they will bring the findings to a Parish Council meeting. No delegated powers are given to the working group on this matter.

135/12: New Play Equipment for Village Green.

As reported previously the Parish Council are considering a new item of play equipment after consultation with children at the Village School. Currently the Parish Council have available funds in the order of £3500.00 under RLT2 Funding grants for such a purpose. It was resolved to add this matter to the finance working group to consider all of the options available with definitive costs. The working group have no delegated powers on decisions but will provide the Parish Council with sufficient information for a decision to be made in due course. In addition the working group will consider suitable location for any new piece of equipment

136/12: A date to be set for Internal Audit Group for financial controls.

The clerk is anxious for a small group of the Parish Council to examine the financial controls in place to meet all compliance Issues and this date has

been set as 4th October comprising of Cllr Townsend, Cllr Harper, Cllr Ward and Cllr Ibrahim.

137/12: Village Flags

Further discussions will take place once other involved parties are consulted on the matter.

138/12: The Purchase of Speed Indicator Devices

Some work has been done in examining the possibility of Brent Knoll purchasing mobile speed indicator devices currently being used in other parts of the Country. The cost of providing this important facility will be further examined by the finance working group to assess the total costs and to consider running costs and financing options. As with other considerations the working group will have no delegated powers but will bring to future meeting information that will assist the Parish Council in making a considered decision on this matter together with timescales.

139/12: Knoll Step Improvements on the Knoll footpath

A matter that has tentatively been discussed previously will now be added to the finance working group to consider all of the cost implications along with other matters. And it will not have any delegated powers but will bring to future meeting information to enable the Parish Council to decide on this option and timings

FURTHER MATTERS OF CONSIDERATION

140/12: A resolution to temporarily exclude the press and public on account of the confidential nature of the remaining business to be transacted pursuant to standing orders 34 and 64.

141/12: Recreational Facilities in the form of a MUGA (Multi use Games activity) have been dependent on the Parish Council being able to secure suitable land in the village. At this point in time that has been unsuccessful but it was resolved that the chairman should write to Somerset County Council to enquire as to potential sharing of a facility with the school. This land is identified in the Sedgemoor Core Strategy as land for expansion of the schools play facilities

MATTERS OF REPORT

142/12: The matter of the fun day later this month was raised and to enquire who the organiser was

143/12: Elaine Oliver to attend October 1st meeting on affordable housing survey.

The Meeting ended at 10.30 pm

The Next full meeting of the Parish Council is on **October 1st** have an additional meeting on the **17th September** to discuss any planning matters that arise before that date