

**MINUTES OF WHITCHURCH VILLAGE COUNCIL ORDINARY PARISH MEETING  
HELD IN THE WVCA HALL ON WEDNESDAY 7<sup>th</sup> FEBRUARY 2024**

Present: Cllrs N Kirk (Chair), S Bangham, S Bryant, R Chandler, A Currie, C Lewis, P O’Leary, P Orchard, V Perry, S Dyer (Clerk), District Councillor Paul May & 1 member of the public.

**2024/133 PUBLIC PARTICIPATION**

No comments received.

**2024/134 RECEIVE AND ACCEPT APOLOGIES FOR ABSENCE**

The Clerk gave apologies for Councillors M Dury & J Fox-Bowen who were unable to attend due to work commitments, these apologies and the reason for non- attendance was accepted by all present.

**2024/135 TO RECEIVE ANY DECLARATIONS OF INTERESTS UNDER WHITCHURCH VILLAGE COUNCIL’S CODE OF CONDUCT (ADOPTED ON 7<sup>th</sup> NOVEMBER 2012)**

Cllr S Bryant declared an interest in agenda item 8.

**2024/136 TO RECEIVE, CONSIDER AND GRANT ANY DISPENSATIONS (FOR DISCLOSABLE PECUNIARY INTERESTS)**

None received.

**2024/137 TO CONFIRM THE MINUTES OF THE ORDINARY VILLAGE COUNCIL MEETING HELD ON 10<sup>th</sup> JANUARY 2024**

The minutes of the meeting held on 10<sup>th</sup> January 2024, previously circulated, were agreed and signed as a true record of the meeting, by N Kirk – Chair.

**2024/138 TO REVIEW THE SOCIAL MEDIA POLICY AND AGREE ANY CHANGES REQUIRED**

The Social Media Policy was reviewed and it was agreed to change the wording in one section on the first page from Twitter and other micro blogging sites, to X formally known as Twitter and other micro blogging sites.

**2024/139 TO CONSIDER REPLACING THE TWO BENCHES WHICH WERE STOLEN FROM SLEEP LANE**

The two benches which were installed on Sleep Lane in July 2022 were stolen last week, this has been reported to B&NES and the Police. It was resolved to replace the benches and to engrave WVC on them and paint this in green when the benches are treated.

Cllr Sharon Bryant took no part in the next item on the agenda

**2024/140 TO DISCUSS THE ROAD SURFACE OF SALTWELL AVENUE AND AGREE THE WAY FORWARD WITH THIS**

A resident of Saltwell Avenue has contacted the Village Council to ask that this issue is discussed. The issue was brought to the attention of the Ward Councillor, Paul May, last year and he was in contact with the relevant department in B&NES but no plans have been put in place to resurface the road.

Paul May agreed to take this issue up with B&NES again to see if the issues with the road surface can be dealt with.

## **2024/141 TO DISCUSS THE LACK OF LIGHTING ON THE CYCLE PATH AND ON OTHER PUBLIC FOOTPATHS IN THE VILLAGE AND AGREE ACTIONS REGARDING THIS**

This problem was brought to the Village Council's attention last month, residents do not feel safe using the cycle path or public footpath which runs from the A37 through to Stockwood, during the winter months as they are both very dark with no lighting.

The Clerk has been in contact with B&NES, the public rights of way team maintain the cycle path and have confirmed they would give permission for lights to be installed along it. They have suggested we contact the Lighting department within B&NES for further help with this but as yet no response has been received. Paul May promised to chase this.

## **2024/142 TO MAKE PLANS FOR THURSDAY 6<sup>th</sup> JUNE, FAMILY PICNIC & BEACON LIGHTING AND AGREE ACTIONS TO BE TAKEN**

There are plans to light the beacon at 9.15pm on Thursday 6<sup>th</sup> June 2024 to commemorate the 80<sup>th</sup> Anniversary of D-Day landings, it was agreed that a family picnic with games etc. will be held on the same evening starting at 6pm. It was resolved to organise a bouncy castle, games, face painting, football games in the muga, table tennis, and provide soft drinks and sweets, with everyone encouraged to bring their own picnics along. The Clerk will contact Cocoa & Crumbs to see if they would like to attend.

Cllr Joe Fox-Bowen will be asked to invite the Deputy Lieutenant, Cllr Nick Kirk will speak to the British Legion regarding the bag pipes being played and will also ask Martin Squires to bring his decorated Jeep along. Cllr Steve Bangham will contact the local scout group to see if they would like to be involved. Cllr Mark Dury will arrange for the cricket club facilities to be open.

Cake and a toast will be provided at the beacon lighting which the Clerk will organise.

## **2024/143 PLANNING & TRAFFIC**

### **a) To note the current Planning Application list.**

The current Planning application listed in Appendix A, previously circulated to all Councillors, and was noted.

### **b) To discuss parking issues in The Witheys and agree any actions**

A resident has been in contact with Ward Councillor Paul May regarding cars parking in the Witheys. This was discussed and it was agreed to take no action at present, if parking restrictions are put in place it moves the problem to another areas of the village.

### **c) To receive an update on planters to be installed in the layby on A37 and consider funding them**

The Clerk has met with Stefan Chiffers B&NES Traffic & Safety Officer and three residents with regards to installing a planter to stop large vehicles parking and blocking the entrance to homes along the A37. Several accidents have also been caused in this location when vehicles pull away and cars travel at speed over the bridge. The position of the planter has been agreed, it was to be funded from the Liveable Neighbourhood Scheme but as the funding for this has still not been agreed by WECA/B&NES it was resolved that this will be funded by the Village Council. Residents are happy to plant & maintain the planter and it will be watered at the same time as the other planters around the village.

### **d) To discuss the New Local Plan Options for Whitchurch Village and agree the way forward**

There are four options for Whitchurch Village in B&NES New Local Plan which will be out for consultation very soon. Two are for 500 dwellings which will include an new school and two for 150 dwellings which the local school can accommodate. Paul May explained that he has organised a public event for Monday 4<sup>th</sup> March at 7.30pm with the Wrong Road & Whitchurch Village Action groups.

He would like the Village Council to be involved too, five members said they will go along to the meeting and including the Chair, who will speak at the end of the meeting thanking those involved.

B&NES will also hold a consultation event in the URC Church, Paul will try to find out when this is.

### **2024/144 CLERKS REPORT**

The Clerk has contacted Coffin Clocks as the Millennium Clock is showing the wrong time on one face.

The cars which have started parking along Staunton Lane have been reported to B&NES but a reply has been received stating there is nothing they can do about it as there are no restrictions in this location.

A quote for two Speed Indicator Devices has been requested from a company who B&NES recommended.

Five petrol cans of liquid have been fly tipped at the cemetery. The Clerk has been in contact with B&NES cleansing and they will collect them tomorrow.

Maggs Lane is due to be closed over three weekends in February for Wales & West Utilities to undertake gas main upgrade works.

The staffing committee held an informal meeting on Monday 5<sup>th</sup> February, the first step is to compile Job Descriptions for the three members of staff.

#### **Meetings**

A Staffing Committee meeting is planned for Monday 26<sup>th</sup> February at 1.30pm in the WCVVA small hall.

The next Parish Liaison meeting is on Weds 28<sup>th</sup> February from 6.30-8.30pm Keynsham Community Space.

The next SLCC Somerset branch meeting is being held on Friday 8<sup>th</sup> March at Wells City Hall starting at 10.30am.

### **2024/145 ITEMS OF INTEREST FROM DISTRICT COUNCILLOR PAUL MAY BANES**

Paul explained that B&NES Council budget meetings have taken up most of his time recently, with a proposal increase of 5% for 2024/25.

### **2024/146 FIELD, CEMETERY & COMMUNITY GARDENS (ALLOTMENTS)**

#### **a) To Grant Exclusive Rights of Burial**

Nicholas Summerhays Ref: (Katherine Patricia Summerhayes)	Plot No. J21	Deed No. 1487
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Susan Brown Ref: (Alice Joyce Wood)	Plot No. H184b	Deed No. 1488
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Charlotte Cole Ref: (Lisa Marie Evans)	Plot No. J22	Deed No. 1489
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R Chandler proposed, V Perry seconded and the meeting duly passed the Exclusive Rights of Burial.

#### **b) To receive a report on the Playpark/Cemetery/Allotment committee meeting, & agree recommendations made including an increase in cemetery fee's, improvements to the Allotment site and budget figures for 2024/2025.**

Paul O'Leary Chair of the Committee gave an update on this meeting in which the following were recommended:-

A 4% increase to cemetery fee's rounded up. It was also resolved that a new Burial plot fee for someone living outside the Parish of Whitchurch (not on the electoral role) will be increased to three times that of a resident, at present it is two and a half times.

After reading through the five replies received from allotment holders and discussing the responses made, it was resolved to make the following improvements to the allotment site: - Reinstate the pathways around the site, clear and revamp the compost area, place some battery operated lights in the storage container, purchase a new first aid kit in a solid box to be placed in the container and to purchase a sign to be placed on the fence to advertise the allotments.

The budget figures for 2024/25 were set as - Cemetery - £7,500.00, Playfield - £3,000.00, General Maintenance - £5,500.00, Allotments - £700.00 **Total - £16,700.00**. It was resolved to accept the recommendations made.

## **2024/147 FINANCE**

### **a) To note and agree the payment of accounts dated 7<sup>th</sup> February 2024**

The schedule of payments dated 7<sup>th</sup> February 2024 as listed in Appendix B, which have previously been circulated to all Councillors, were agreed and will be authorised online by Cllrs P O'Leary & P Orchard.

### **b) To receive a report and agree recommendations from the Finance Committee, including reviewing the reserves policy, agreeing a contract for the Millennium clock electricity, Cil spending and setting the budget for 2024/2025.**

The Chair of the Finance Committee, N Kirk gave a report on the meeting held on 24<sup>th</sup> January. The Reserves Policy was reviewed, it was resolved to recommend that no increase is needed at the present time. The quotes for the electricity supply for the Millennium clock were considered and it was agreed to recommend a 12 month fixed rate contract at £821.47. No capital expenditure is planned for 2024/25.

The budget was checked to date and the amount of each item agreed for 2024/25.

The balance of CiL funds held was noted, there are several projects planned which we are waiting for quotes on, CiL funds will be spent on these.

Updates were received on the Tree Planting funds and these are in order. It was resolved to accept the recommendations made.

### **c) To agree the amount of Precept for 2024/2025**

It was resolved that the precept for 2024/2025 is increased by 4% to £43,680.00, this will mean an annual increase of £2.93 on a Band D property.

The meeting ended at 9.00.p.m.

The next meeting will be held on Wednesday 6<sup>th</sup> March 2024.

## Appendix A

### PLANNING APPLICATION LIST – 7<sup>th</sup> FEBRUARY 2024 APPLICATIONS

18/08/2022 22/03284/FUL	Mr John Maddocks Rudgeworth, Woollard Lane, Whitchurch, BS14 0QR Erection of bungalow following demolition of 3no. existing equestrian stables (Resubmission) <b>REFUSED</b> <b>APPEAL REF: 22/03284/FUL</b>
22/08/2023	
15/03/2023 23/00782/FUL	RCIH Developments 18 Churchways, Whitchurch, BS14 0PL Proposed attached self-contained dwelling house <b>OBJECT</b> - The increased use of the cul-de-sac turning head together with the generation of conflicting traffic movements, resulting from the proposed development, would be prejudicial to highway safety. Contrary to Policy T.24 of the BANES Local Plan.
16/08/2023 23/02922/OUT	Mr & Mrs Andrews Oaklea, Sleep Lane, BS14 0QN Erection of 9 Residential Dwellings (Use Class C3) with All Matters Reserved Except for Access <b>OBJECT</b> – for the following reasons:- The proposed development would be inappropriate development within the Green Belt. No special circumstances are demonstrated to outweigh this and it is therefore contrary to Policy GB2 Development in Green Belt Villages & Core Policy CP8. Infilling as defined in the NPPF is limited to the building of one or two houses therefore the application for nine dwellings does not meet this criteria. Land in Whitchurch Village has already been removed from the Green Belt in exceptional circumstances to meet RA5 strategic site for development. There is therefore no need for further development on Green Belt land within Whitchurch Village. The proposed development is outside the Housing Development Boundary and is therefore contrary to Policy RA1 of the Bath & North East Somerset Council Core Strategy & Policy WV 2.1 of the Neighbourhood Plan as it would increase the density of development within existing curtilages.
13/12/2023 23/04552/FUL	Creo Properties Ltd Central Garage, 93 Bristol Road, Whitchurch, BS14 0PS Erection of two three bedroom houses with associated car parking following demolition of existing single storey car repair workshop <b>OBJECT</b> – for the following reasons:- The demolition of the existing car repair workshop would be a loss of employment and business in Whitchurch Village and would be in detriment to Policy WV 1.5 – Retain employment in the village, of the Whitchurch Village Neighbourhood Plan. Many residents previously used the garage for their car repairs and MOT's and there has been no visible attempt to market the site as a business, therefore it will be another loss of an essential service & amenity to the community.

Vehicles using the parking spaces will reverse out of the site across the pavement onto the A37 road due to the lack of turning space, this would have a detrimental impact on road safety in this location. Policy No's WV4.2 – Traffic Impacts of Developments & WV4.3 Traffic & Safety.

It would be an overdevelopment of the site, the design of the proposed properties is out character of other properties in this area, as the plans are three storeys high with balconies at the windows. They would also have a negative impact on the listed building, Yew Tree cottage, which is situated at the rear of the site. There is no need for more residential accommodation in this location.

**RESULTS**

10/11/2023  
23/04121/PIP

Denmead  
Woodlands, Staunton Lane, Whitchurch, BS14 0QL  
Permission in Principle Planning Application for the development of up to 3 dwellings and associated works.

23/01/2024

**PERMITTED**

## Appendix B

### MONTHLY PAYMENT OF ACCOUNTS

DATE: 7<sup>th</sup> FEBRUARY 2024

D/D	British Telecom	Phone/broadband	54.67	9.11
D/D	SSE	Electricity Clock	55.33	9.22
DR	Lloyds Bank	Credit card January	6.00	
BT	Various	Salaries & sundry items	1,938.33	
BT	WVCA	Rent & meetings January	225.00	
BT	Your Solution	Maintenance	325.00	
BT	B&NES Council	Pension Fund	461.17	
BT	H M Revenue & Customs	PAYE & NIC January	341.25	
BT	GB Sport & Leisure	Playpark inspection - Sept	60.00	10.00
BT	Kn office	Stationery	128.36	21.38
BT	Dignity Funerals	Refund fee	90.00	
BT	Volker Highways	Installation & removal of Christmas Lights	1,843.58	307.26
BT	Josie Knight	Deposit refund allotment site	10.00	
		<b>Total Payments</b>	<b>£5,538.69</b>	<b>£356.97</b>