

MINUTES OF WHITCHURCH VILLAGE COUNCIL ORDINARY PARISH MEETING HELD IN THE WVCA HALL ON WEDNESDAY 3rd JULY 2024

Cllr Mark Dury took the Chair due to the absence of the Chairman and welcomed everyone to the meeting.

Present: Cllrs M Dury (Chair), S Bangham, J Fox-Bowen, C Lewis, P O'Leary, P Orchard, V Perry, S Dyer (Clerk) & District Councillor Paul May and three members of the public.

2024/32 PUBLIC PARTICIPATION

A local resident stated how lovely the Millennium Garden and other flowers around the village look. An email has been received saying the same and thanking the Village Council for all their hard work.

The Chairman thanked Cllrs P Orchard, V Perry, S Dyer - Clerk & resident Ann Leach who all helped with the summer planting around the village.

Emergency gas works were discussed as they are causing traffic chaos around the village. More leaks have been found in the pipes and these need to be replaced so we do not know at this stage how long this will take but they are working long hours to complete this as soon as possible.

2024/33 RECEIVE AND ACCEPT APOLOGIES FOR ABSENCE

The Clerk gave apologies for Councillors R Chandler, A Currie & N Kirk who are unable to attend due to family and other commitments, these apologies and the reasons for non-attendance were accepted by all present.

2024/34 TO RECEIVE ANY DECLARATIONS OF INTERESTS UNDER WHITCHURCH VILLAGE COUNCIL'S CODE OF CONDUCT (ADOPTED ON 7th NOVEMBER 2012)

Mark Dury declared an interest in agenda item 17.

2024/35 TO RECEIVE, CONSIDER AND GRANT ANY DISPENSATIONS (FOR DISCLOSABLE PECUNIARY INTERESTS)

None received.

2024/36 TO CONFIRM THE MINUTES OF THE ORDINARY VILLAGE COUNCIL MEETING HELD ON 5th JUNE 2024

The minutes of the meeting held on 5th June 2024, previously circulated, were agreed and signed as a true record of the meeting, by M Dury – Chair

2024/37 TO RECEIVE AN UPDATE ON THE COUNCILLOR VACANCY

B&NES have confirmed that there was no call for an election and a co-option can take place. Two residents have shown an interest, one is with us this evening and the other is unfortunately unwell so is unable to attend. If they both still wish to be considered the Clerk will ask them to complete an application form, a decision will then be made at the August meeting on which person will be co-opted onto the Council.

2024/38 TO REVIEW THE 80th ANNIVERSARY OF D-DAY EVENTS

It was generally felt that this was a great event, the children's activities went well & the beacon lighting was well organised and well attended. A few issues with moving the microphone around need to be addressed for next time. The Chairman thanked all those who helped make the event such a success, it was a great team effort.

2024/39 TO REVIEW THE DATA PROTECTION POLICY AND DATA MAP

It was resolved that no amendments are required to the Data Protection Policy. It was agreed that the Data Map, Column F 'What security measures do you use?' should be amended to read password protected/cabinet locked.

2024/40 TO RECEIVE A REPORT ON THE TRUST & CHARITY LAW TRAINING COURSE ATTENDED

Jane Dury attended training to gain a wider understanding of trusts, along with guidance for the trusteeship of charities. The Clerk read out her report on this training which she felt was very useful.

2024/41 TO CONSIDER QUOTES RECEIVED FOR CHRISTMAS LIGHTS ON THE LAMP COLUMNS

To date the Clerk has only received one quote and is waiting for two others. The quote received from Field & Lawn was passed around and the Councillors identified which motifs they prefer. This will be put on the agenda again next month when hopefully two more quotes will have been received.

2024/42 PLANNING & TRAFFIC

a) To note the current Planning Application list.

The current Planning application listed in Appendix A, previously circulated to all Councillors, and it was noted there were no changes from last month.

b) To receive updates on the two Speed Indicator Devices to be installed in Staunton Lane

David Boardman from B&NES Council has advised us not to order the signs which can be connected to BANES CMS as they have had problems with them, so he recommends to go for the cheaper option which was the original quote received.

The Clerk has therefore placed an order with Select Electrics for the two signs to be installed on the two lamp columns suggested in Staunton Lane.

2024/43 CLERKS REPORT

Notification has been received from St Nicholas Pre-school that they no longer wish to use their allotment plot. They are finding it harder to find the time to get to the allotment and also staff have to maintain it outside of normal working hours.

Small grants have been advertised with a closing date of Friday 26th July, four application forms have already been issued to different organisations.

Notification has been received that Maggs Lane will be closed over two consecutive weekends, 13th – 14th July & 20th – 21st July. This is to enable Wales & West Utilities to undertake gas main upgrade works.

The enforcement enquiry made last month has now been acknowledged by B&NES but is waiting to be allocated to an enforcement officer.

Two complaints have been made, one to SSE as we have not received an electricity bill since April for the Millennium clock. They recently changed their online system and it is not working correctly. The other to NS&I as change of signatory forms and bank details were sent months ago and they still have not been amended.

Meetings

The next Parish Liaison meeting is on Weds 17th July at 6.30pm in the Community Space, Keynsham.

2024/44 ITEMS OF INTEREST FROM DISTRICT COUNCILLOR PAUL MAY BANES

Paul explained that the roads in the Horseworld site have now been adopted by B&NES with the exception of one road, which he will advise the residents of.

He is still in talks with the Forest of Avon looking into the possibility of them taking over the Resourceful Earth site.

The site options for the New Local Plan will out for consultation around Christmas time. Paul has been involved in the Youth Justice scheme, the figures in B&NES are much lower than in other authorities.

Paul has been supporting the Somer Valley Enterprise Zone which is a new industrial area in Midsomer Norton.

He has been involved in a joint inspection in how young people in care transition into adulthood after the age of 18, as adult and child legislation does not match.

The Chairman thanked Paul for the updates.

2024/45 FIELD, CEMETERY & COMMUNITY GARDENS (ALLOTMENTS)

a) To Grant Exclusive Rights of Burial

Julie Dawn Hawkins Plot No. A108 Deed No. 1500
Ref: (Roger David John Hawkins)

C Lewis proposed, V Perry seconded and the meeting duly passed the Exclusive Rights of Burial.

b) To consider a request to place a cremation plaque on a plot in Whitchurch Cemetery

The Clerk explained the situation regarding a request to place a plaque on a cremation plot from someone who is not the owner. After considering the situation it was resolved that the Clerk should write to the owner at the address we have on file, asking for her permission, if no reply is received within 28 days then the request will be granted. This will include a proviso that if the owner comes back at any stage and objects to the plaque then it would have to be removed.

c) To consider quotes for three pieces of gym equipment to be installed at the Playpark

The three quotes received for three pieces of gym equipment were considered and it was resolved to place an order with G B Sport & Leisure at a cost of £12,204.14 + VAT.

2024/46 FINANCE

a) To note and agree the payment of accounts dated 3rd July 2024

The schedule of payments dated 3rd July 2024 as listed in Appendix B, which have previously been circulated to all Councillors, were agreed and will be authorised online by Cllrs S Bangham & P Orchard.

2024/47 PRIVACY - to consider excluding the public and press due to the confidential nature of the following item

It was resolved that there was no need to exclude the public and press on this occasion.

Cllr Mark Dury left the meeting and Cllr Steve Bangham took the Chair for the next item.

2024/48 TO RECEIVE UPDATES ON THE STAFF VACANCY AND AGREE RECOMMENDATIONS FROM THE STAFFING COMMITTEE

The staffing committee met on 26th June to discuss the staff vacancy, an existing member of staff has been asked if she would like to increase her hours and has agreed that she is happy to work six hours each week.

It was therefore agreed to recommend this goes ahead and a new one year contract and job description is drawn up for her to sign.

The meeting ended at 8.30.p.m.

The next meeting will be held on Wednesday 7th August 2024

Appendix A
PLANNING APPLICATION LIST – 3rd JULY 2024
APPLICATIONS

15/03/2023 23/00782/FUL	RCIH Developments 18 Churchways, Whitchurch, BS14 0PL Proposed attached self-contained dwelling house OBJECT - 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
07/02/2024 28/03/2024	REFUSED APPEAL REF: 23/02922/OUT
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 OBJECT – 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.

02/02/2024
23/02591/FUL

Mr Hoy, Besley Hill Estate Agents, 91 Bristol Road, Whitchurch,
Part demolition and construction of 4no. 1 bed flats in detached two
storey block with associated access.

SUPPORT

After a conscious decision feel the proposal, by way of appearance
and siting, would have a positive effect on the appearance of the
area.

19/02/2024
24/00620/FUL

Mr Hunt, Greenacre, Staunton Lane, Whitchurch, BS14 0QL
Erection of a detached two storey 5 bedroom dwelling with double
garage.

OBJECT for the following reasons:-

The proposed development is an 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.

Land in Whitchurch Village has already been removed from the
Green Belt in exceptional circumstances to meet Policy
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.

Further development is not suitable in this location due to the poor
state of the unadopted access road to the site.

04/03/2024
24/00715/FUL

Mr M Trought, Strathmore, Staunton Lane, Whitchurch, BS14 0QL
Technical details consent application following approval of PIP
(23/01535/PIP) for the erection of a single dwelling.

OBJECT for the following reasons:-

The proposed development is an 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.

Land in Whitchurch Village has already been removed from the
Green Belt in exceptional circumstances to meet Policy
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.

Further development is not suitable in this location due to the poor
state of the unadopted access road to the site.

Appendix B

MONTHLY PAYMENT OF ACCOUNTS

DATE: 3rd JULY 2024

D/D	British Telecom	Phone/broadband	58.87	9.81
D/D	ICO	Data Protection fee	35.00	
DR	Lloyds Bank	Credit card June	195.10	
DR	Unity Trust	Bank charge	18.00	
BT	Various	Salaries & sundry items	2,062.10	
BT	WVCA	Rent & meetings June	202.50	
BT	Your Solution	Maintenance	1,243.00	
BT	B&NES Council	Pension Fund	480.12	
BT	H M Revenue & Customs	PAYE & NIC June	354.56	
BT	C Lewis	Face painting/dog bags	9.74	
BT	ALCA	Training	50.00	
BT	Kn Office	Stationery	70.12	11.69
		Total Payments	£4,779.11	£21.50