

EVERCREECH PARISH COUNCIL

Clerk: Lynn Crisp

Tel: 01749 830265

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Minutes of the Full Parish Council meeting 09 01 24

Present: Murray Stewart, Lesley Parham (Chair) Gail Wakeford, Rob Reed, Derek Sharp, Roy Williams

7 members of the public

5 representatives from West Estates

i)	Public Open Session Request for Cllrs to liaise with contractors re hedge - Shapway Road. The hedge is 12 ft in front of one house, take down to 9ft and thin. Former Greencore site – amount of traffic, exiting site, clearing up the site if they get planning permission. Noted clean-up has taken place, possibly due to the appeal.	Action
ii)	County Councillor Report Will send the report after this meeting. Main points: Cllr Sully welcomed the dialogue with West Estates and their representatives. Somerset Council Finance emergency: Papers are being published on 15 th Jan giving options and plans. Please see Somerset Council's website for details. £100 m funding gap. Outlined reasons for the funding gap. End to some recycling charges. Changes to waste collections are on the way. True speed has been fined for road offences. 9.6m for phosphate litigations has been awarded by the Government. A371 traffic improvements will be completed in this financial year.	
	Meeting open time 7.15	
001	To receive apologies for absence and to approve the reasons given (LGA 1972 s85(1)) Cllr Chinnock – unwell.	
002	Declarations of interests. Council members to declare any interests, including any Disclosable Pecuniary Interests they may have in agenda items that accord with the requirements of the Parish Council's Code of Conduct and to consider any prior requests from members for Dispensations that accord with Localism Act 2011 s33 (b-e). (NB this does not preclude any later declarations) No interests were declared.	
003	To approve and sign as a correct record the minutes of the previous meeting (LGA 1972 sch 12, para 41(1)) Meeting 05 12 23 Proposed: GW Seconded: RW Agreed. Chair signed the minutes as a true record.	
004	Planning APP/Q3305/W/23/3314693 - Planning Inquiry re: Former Greencore factory, Evercreech Invitation to West Estates to address the Parish Council. Reminder from The Chair that this is not a public consultation and questions and comments will be raised by Cllrs.	

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<p>Introductions were made.</p> <p>Explained that progressive talks had taken place in the early stages with the Parish Council, then talks became a bit muddled. Public consultation was thwarted by COVID 19 restrictions.</p> <p>Plans of the proposed area were shown to Cllrs. Please note that these are available on the Somerset Council website, planning section. 118 houses are suggested in the latest plan. Kemps Mill - seeking to retain the building for commercial/community space. The Creamery building will be demolished. 1 entrance on Prestleigh Road.</p> <p>Representatives then asked for any questions from Cllrs: Q: May a Cllr visit the site during the appeal? A: Inspector will invite people to attend, including Parish Cllrs.</p> <p>Q: Kemps Mill – future use? A: Not being prescriptive, no end user identified for that site, could be employment or community. The parking for this building was questioned and the response was that there are 8 spaces allocated.</p> <p>Commercial site Class E -Variety of uses approx. 250 sqm. Referring to the space allocated for commercial building/shop.</p> <p>Q: Number of houses is still a concern and the impact it will have. Horsehill Meadows built 3 4 5 bedroomed houses instead of lots of small properties. A: Did initially look at 70 properties. The Cllr at the time insisted that a commercial building/shop be included in the plans, meaning the number of houses had to be increased.</p> <p>Regarding the proposed new shop/retail premises - The site will be approx. double the size of the existing Co Op in Evercreech. There is no guarantee that the new shop will be operated by the Co Op Group, the premises will be available for commercial rent. The Co Op national team may enter talks later, that will be their decision.</p> <p>Q: Kemps Mill – maintenance of the whole site to date has been very poor. Can Kemps Mill be maintained to a better standard whilst the development goes on, to prevent smashed window glass falling onto the road etc? A: Noted.</p> <p>Q: 1 entrance on Prestleigh Road, is this enough to allow emergency vehicles in and out and around the site? A: Standard Highways rules have been applied.</p> <p>Comment: This is outline planning, will the land be sold to a developer who can then select their own/different plan? A: The design is fixed. House elevations are particular to the village of Evercreech.</p> <p>Comment: The site has been a mess for 2 or 3 years; how long will it now take to clear it? A: Surveys need to be carried out, asbestos must be removed, 6/7 months.</p> <p>Representative were asked that, in the event of this planning appeal being refused, the owners of the land conduct a full public consultation. A: Yes.</p> <p>Chair thanked representatives.</p>	
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Signed

Date

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West Estates representatives left the meeting at 7.38.

Application Number: 2023/2290/HSE

Proposal: Proposed single storey extension to rear and new side window

Location: 30 Maesdown Road Evercreech Shepton Mallet Somerset BA4 6LD

Applicant: Mr and Mrs Catton

Application Type: Householder Application

Proposed GW

Seconded: RW

Outcome: Approve

Application Number: 2023/2427/HSE

Proposal: Proposed single storey extension to rear (retrospective).

Location: 1 Pheasant Close Evercreech Shepton Mallet Somerset BA4 6BH

Applicant: Mr and Mrs Durbin

Application Type: Householder Application

Leave to planning officer.

Proposed GW

Seconded: RW

Application Number: 2023/2442/FUL

Proposal: Minor alterations to existing access.

Location: Land At Evercreech Junction Evercreech Shepton Mallet Somerset BA4 6NA

Applicant: Mr D & J Nash

Application Type: Full Application

Proposed GW

Seconded: RW

Outcome: Approve

Application Number: 2023/2443/TCA – notification only

Proposal: T1- Willow Tree - Reduction x 4m. Pollard of whole crown.

Location: Mulberry Weymouth Road Evercreech Shepton Mallet Somerset

Applicant: Mr John Robson

Application Type: Works/Felling Trees in a CA

Notification only – no response required.

Application Number: 2023/2444/FUL

Proposal: Change of Use of Double Garage to an Ancillary Residential Annexe.

Location: Corner House Shapway Lane Stoney Stratton Shepton Mallet Somerset

Applicant: Mr Bramwell Brightey

Application Type: Full Application

Leave to listed building officer.

Proposed GW

Seconded: RW

Application Number: 2023/2445/LBC

Proposal: Change of Use of Double Garage to an Ancillary Residential Annexe

Location: Corner House Shapway Lane Stoney Stratton Shepton Mallet Somerset

Applicant: Mr Bramwell Brightey

Application Type: Listed Building Consent

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	<p>Leave to listed building officer. Proposed GW Seconded: RW</p>	
004	<p>Actions List Clerk updated list</p>	
006	<p>Finance a. To approve the payment schedule for December 2023. Proposed: RW Seconded: DS Agreed</p> <p>Nominate 2 Cllrs to authorise BACS payments. GW LP</p> <p>b. To approve the cashbook and bank reconciliation to December 2023. Approved</p> <p>c. Total Monthly Payments: 40,015.84 Total Monthly income: 507.00 Bank Account Balance: 125,328.44</p> <p>d. Finance Update Approve Budget Proposal to accept budget (72,741.00) and precept (63,000): Proposed RR Seconded: MS Vote: 6 votes for 0 votes against</p>	
007	<p>Cemetery a. Update Cemetery bin. Cllr Williams kindly agreed to put the bin out for collection, once per fortnight. b. Approve any memorial requests. 1 request. The memorial request was agreed.</p>	RW
008	<p>Park Inspection Reports Queens Road Playing Fields</p> <p>Rugby training request has been withdrawn.</p>	
009	<p>Village maintenance feedback: Generator Storage This will be kept in it's current location. Regarding the generator service – Cllr Wakeford offered to find out.</p> <p>The bin located at the village hall has been removed by the company.</p> <p>Lych gate – proposal to commission work Previously agreed at meeting 05 12 23 Item 010: Proposal: 2,075.00 R Bartlett + a possible 10% contingency.</p> <p>To commission the work in April 2024, as per above:</p> <p>Proposed: GW Seconded RW In favour 6</p>	GW

Signed

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	<p>Resolved Note this does not include repairs found upon stripping the roof.</p> <p>Village Cross - commission work Minerva £12,254.00 plus VAT Resolution required: The Parish Council did not agree to commission this work. The Parish Council will request an agenda item when the work is to be commissioned.</p> <p>Street Cleaning contract. The three-month trial expires in January 2024. Move to permanent 3-year contract.</p> <p>Good feedback regarding the street cleaning has been received.</p> <p>Proposal: to extend it to 3 years, to ask for a lesser rate, if not go ahead with the current rate. Proposed: GW Seconded: LP Resolved</p> <p>The Bier The Bier will be staying in Shepton Prison.</p> <p>Dog Bin @ Leighton Lane on footpath, nr Wilfs Wood. Bin needs replacing. Cllrs asked for a new bin to be purchased and fitted.</p>	
010 a	Road closure cost increase from Somerset Council. The Parish Council do not ask for roads to be closed for events etc.	
010 b	Sports Club Update The original planning permission granted for the area stipulated that further planning permission should be sought for permanent floodlights.	
010 c	80th Anniversary - D Day LP – 2 or 3 people are happy to help mark the occasion.	LP
010 d	i. Somerset Council (SC) – public areas currently maintained by SC which they would like the Parish Council to become responsible for. A decision was not reached. ii. Somerset Council Asset and Service Devolution Noted	
010 e	Skate Park update. The installation should be finished in 2 weeks. Will arrange an open day. Invite Sir Micael Eavis to open it. LP liaise with Old Stores Studio regarding the graffiti wall. Planning, build etc.	LP
011	To Note: a. Stoney Stratton Speed Restriction signs. They are now installed. b. It has been posted on social media that the No 1 bus service is under threat. To date, the Parish Council have not received anything official regarding the matter.	
012	Agenda items for next meeting: To note Village Hall - thanks for Bingo prize. Flooding. Opening date skate park No 1 Bus route – resident request.	
013	Date & time of next meeting, 06 02 24 Evercreech Village Hall, 7.00 pm (subject to change)	

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014	Close of meeting. Name: Lynn Crisp Time: 8.20	
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