

## LEIGH ON MENDIP PARISH COUNCIL

### To all Members of Leigh on Mendip Parish Council

You are hereby summoned to attend a meeting of Leigh on Mendip Parish Council for the purpose of transacting the following business.

**Kate Egan**

**Clerk to the Council**

### Agenda for the Meeting of LEIGH ON MENDIP PARISH COUNCIL

To be held on Monday 21<sup>st</sup> November in the Memorial Hall

Starting at 7.00pm

1. Public Forum
2. Welcome by the Chairman
3. Apologies for absence
4. Absent
5. Declaration of Interests and Dispensations
6. County and District Councillor Reports
7. To confirm the minutes of the Parish Council meeting held on 17<sup>th</sup> October, previously circulated.
8. Matters arising from the minutes but not on the agenda
9. Planning Applications – If other planning applications are received between the date of this notice and the date of the meeting, they may be considered
10. Planning Applications – Responses to be noted from Mendip District Council
  - (a) **2022/0035/FUL** Erection of 2no holiday let cabins and associated parking – Grove Shute Farm, Towns End lane, Leigh on Mendip **Update** Mendip District Council granted approval
  - (b) **2022/1669/HSE** Erection of 2 rear dormers, creation of ensuite and relocation of external door and internal stairs – 1 -2 Perrys Cottages, Leigh Street, Leigh on Mendip **Update** Mendip District Council granted approval
  - (c) **APP/Q3305/W/21/3284378** Application for up to 40 dwellings with a playing field and car park for the school and a new vehicular access. **Update** Decision received from the Planning Inspector dated 2<sup>nd</sup> November 2022 stating the appeal is dismissed. He concluded that the site in an inappropriate location for the proposed development given significant harm that it would cause to the character and appearance of the area, and its failure to preserve the setting of a Grade I listed building.
  - (d) **2022/1230/APP** Approval of details by condition 4 on planning consent 2022/0299/LBC (Fire Risk Assessment Works to include the installation of a fire door to the first-floor corridor, replace the existing window within Bedroom 1 with a new window, reinstate a gate within beer garden, adapt existing doors to form a new escape route through a storm room and onto the main room and installation of a fire door and an existing aperture blocked up to give 30 minutes fire resistance. Bell Inn, Leigh Street, Leigh on Mendip **Update** Mendip District Council have granted approval

- (e) **2022/1594/HSE** Erection of greenhouse and potting shed – The Old Vicarage, Leigh Street, Leigh on Mendip. **Update** Mendip District Council have granted approval
- (f) To be noted, planning applications still awaiting a decision by Mendip District Council – Appendix A

#### **11. To Be Resolved / Discussed.**

- (a) Discussion and Proposal for the next stages to install parking spaces at Park Hayes.
- (b) Proposal for the Parish Council to proceed with a pre-application for the renewing the planning permission for the new Cemetery or proceed with a new planning application including a Tier 1 Risk Assessment.
- (c) Proposal for any actions to deal with speeding vehicles through the village or the introduction of road safety signs.
- (d) Proposal to accept the new grass cutting costs from Idverde and appoint them for 2023-2024
- (e) Proposal for the Parish Council to Pledge to the Civility and Respect Project
- (f) Proposal for the Parish Council to donate some money to purchase thank you gifts for the Village Rangers.
- (g) Proposal to respond to Somerset County Council and name Emergency Contacts
- (h) Discussion on the budget for the next financial year ready to be approved at the next meeting.

#### **12. Clerk's Report.**

- (a) Update from the Village Rangers on whether extra help would be needed to remove the tree protectors from the periphery of the quarry.
- (b) Update from the Parish Tree Advisor on the trees on Park Hayes and any further actions that may need to be carried out.
- (c) Councillor Dave Mattick has resigned from the Parish Council and the Councillors would like to thank him for all his hard work, commitment and time over the years. A lunch is being organised at the beginning of December as appreciation.
- (d) Feedback from the Parish Clerk after attending the National Clerks Conference at the beginning of the month

#### **13. Finance**

**Bank Balances as at: 14<sup>th</sup> November 2022**

**Current Account £13,364.39**

**Reserve Account £9574.95**

##### **Receipts**

##### **Payments**

- (a) Context Planning – Appeal appearance - £3360.00 – pd 19.10.22
- (b) Ionons – Website Hosting - £4.80 – pd DD
- (c) SALC – Councillor Training - £30.00
- (d) Idverde – Grass Cutting - £113.53
- (e) Clerks Salary – October - £303.84

#### **14. Councillor Reports**

- (a) Community Plan

#### **15. Correspondence to be noted**

- (a) Planning Parish Forum – Thursday 10<sup>th</sup> November 11am – forwarded 25.10.22
- (b) An Introduction to the Rights of Way Legislation – Friday 11<sup>th</sup> November – forwarded 25.10.22

**16. Matters to report / items for next agenda**

**17. Date and time of next meeting: Monday 19<sup>th</sup> December 2022 in the Memorial Hall starting at 7.00pm.**

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 and Disorder, Health and Safety and Human Rights.

APPENDIX A

**Planning Applications – Applications not having yet had a decision made by Mendip District Council**

- (a) 2022/1603/FUL** Erection of 3no. dwelling houses. Land South of Apple Meadow View, Park Hayes, Leigh on Mendip
- (b) 2022/0118/HSE** Removal of 8ft hedgerow and erection of new 2-meter fence panels and gate (retrospective) 4 Park Hayes, Leigh on Mendip
- (c) 2022/0053/OTS** Application for outline planning permission with some matters reserved for the erection of 3 no. dwellings with details of access. Corner Cottage, Quarry Lane, Leigh on Mendip
- (d) 2021/2121/FUL** Creation of external storage area with erection of shed and installation of two shipping containers (Retention of works already started). Land at 370558 147315 Quarry Lane to Somers Hill, Leigh on Mendip
- (e) 2022/1007/FUL** Demolition of existing barn and erection of holiday let. Annexe, Long Cottage, Tadhill Lane, Stoke St Michael
- (f) 2022/1855/REM** Application of reserved matters following outline planning consent 2022/1019/OUT for the erection of a single dwelling and associated access. Matters of access/appearance/landscaping/layout/scale to be determined. Land at 368840 147202 Park Hayes, Leigh on Mendip.

**Possible Enforcement Issues**

- (g) Appeal Ref: APP/Q3305/D/19/3226603, planning application 2018/2779/HSE**  
Resiting of existing driveway piers and gates at 1 Apple Meadow View, Park Hayes, Leigh on Mendip. The appeal was allowed and planning permission was granted for the resiting of existing driveway piers and gates at 1 Apple Meadow View on 14<sup>th</sup> August 2019. The proposal was to move the gates and associated piers towards the house and work shall begin not later than 3 years from the date of the decision.  
**Update** Planning Permission has expired but the decision was to wait to see the outcome of the decision for Phase II.

- (h) Appeal Ref APP/Q3305/D/19/3226592 planning application 2018/2778/HSEB**  
Erection of a Juliet Balcony, 1 Apple Meadow View, Park Hayes, Leigh on Mendip. The appeal was allowed and permission granted for the erection of a Juliet Balcony at 1 Apple Meadow View, Park Hayes, Leigh on Mendip on 19<sup>th</sup> August 2019. "Prior to the balcony hereby approved being brought into use, a 1100mm high guard rail shall be erected for the length of the balcony as indicated on plan 2018/ROWE/04A and shall be fixed and shall be retained for the lifetime of the development hereby approved." **Update** Councillors had mentioned that the balcony is being used so an enforcement issue will be raised but evidence is required before submitting a request.
- (i) **2021/2649/FUL** Erection of 3no single storey three-bedroom dwellinghouses. Land south of Apple Meadow View Park Hayes, Leigh on Mendip