

LEIGH ON MENDIP PARISH COUNCIL
Meeting held at Memorial Hall on Monday 20th February 2023

Present: Cllrs Iain Kirby, Vicki Taylor (Chair), Martin Carter, Estelle Kirby, Paula Freeland

Also in attendance: Kate Egan (Clerk)

Items were taken out of order from the agenda

1 Public Forum

There were two members of the public in attendance. One spoke briefly in relation to planning application 2023/0211/FUL, item 9 (a) on the agenda.

2 Welcome by the Chairman

The Chair opened the meeting and welcomed everyone

3 Apologies for absence

Cllr Neil Crump

4 Absent

No Councillors were absent

5 Declaration of Interests and Dispensations

There were no declarations of interests or dispensations

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

(a) 2023/0211/FUL Creation of access and associated track. Grove Shute Farm, Towns End Lane, Leigh on Mendip. **Update** Leigh on Mendip Parish Council recommended approval with the comments stating that hedging would be preferable instead of fencing and to consider the historic field pattern.

6 County and District Councillor Reports

District Councillor Alan Townsend was in attendance and sent his report prior to the meeting, this is appendix B. He spoke verbally about the report and answered any questions.

County Councillor Barry Clarke was in attendance and gave a verbal report giving updates on the new planning boards and Local Community Networks.

County Councillor Phillip Ham was in attendance and gave a verbal report and reiterated what County Councillor Barry Clarke had reported that Leigh on Mendip will be within the East Planning Board and there will be 13 members, but all County Councillors will receive training on planning. There is also a big gap in the budget.

7 To confirm the minutes of the Parish Council meeting held on 16th January, previously circulated.

The Council **RESOLVED** that the minutes from the Parish Council meeting held on 16th January be accepted as a true record and were signed by the Chair.

8 Matters arising from the minutes but not on the agenda

(a) The Social Media policy still needs updating but a section of dealing with the press will be added.

(b) Tom Kemp is happy to help out as Assistant Volunteer Tree Warden for the Parish and will look at various trees situated on Parish Council land and report back at the next meeting.

10 Planning Applications – Responses to be noted from Mendip District Council

- (a) **2022/1603/FUL** Erection of 3no. dwelling houses. Land South of Apple Meadow View, Park Hayes, Leigh on Mendip. Mendip District Council granted approval
- (b) **2022/2289/HSE** Erection of integral garage and relocation of front door and bedroom. Raglan, Leigh Street, Leigh on Mendip. Mendip District Council granted approval.
- (c) **2021/2121/FUL** Creation of external storage area with erection of shed and installation of two shipping containers. Land at 370558 147315 Quarry Lane to Somers Hill, Leigh on Mendip. Mendip District Council granted approval.

Planning application **2022/0053/OTS** (item b on Appendix A) was also discussed as the conservation officer has still not submitted a response, so further comments will be sent regarding the proximity to the church and the recent appeal decision regarding the views and setting of the church.

Planning application **2022/2363/FUL** (item e on Appendix A) was also discussed as the planning notice was not displayed initially, this has now been posted and the consultation period has been extended.

11 To Be Resolved / Discussion

(a) Proposal to set the date for the Annual Parish Meeting and items to be included in the newsletter.

The Council **RESOLVED** to hold a separate Annual Parish Meeting on Monday 24th April. Village organisations will be invited to give a short report, refreshments will also be on offer.

(b) Proposal to approve the instructions for reporting enforcement issues, this will be posted onto the Parish Council Website and Facebook Page.

The Council **RESOLVED** to approve the instructions for reporting enforcement issues. This will be posted on the website and the Parish Council Facebook page.

(c) Proposal to employ a Grave Digger for one day to test dig graves and produce a draft map of the plots/graves. Cost will be £500

The Council **RESOLVED** to employ a Grave Digger for one day to test dig graves and produce a draft map.

(d) Proposal to approve the increase in Burial Fees

The Council **RESOLVED** the increase in Burial Fees, the cost for an Exclusive Right of Burial was only increased slightly.

(e) Proposal to approve the updated forms in relation to the Burial Ground

- Application for Erection of a Memorial
- Application for an Exclusive Rights of Burial
- Application for Interment
- Rules for the Cemetery

The Council **RESOLVED** to approve the updated forms in relation to the Burial Ground.

(f) Proposal to purchase replacement pads and battery for the Defibrillator situated outside the village hall, the expiry date is the end of May 2023 and the cost will be about £130.00

The Council **RESOLVED** to purchase replacement pads and battery for the Defibrillator situated outside the village hall. They will be purchased by the Defibrillator Guardian and refunded by the Parish Council.

(g) Discussion on the Parish Councils role in the celebration of the coronation of Kings Charles and the Village Day to be held later on in the year.

There will be a village day on Saturday 8th July, the Parish Council may be approached for support nearer the time.

The Coronation was discussed and the Recreation Field Committee may organise an event for the Saturday evening.

13 Clerk's / Councillors Report

- (a)** Somerset County Council approved the LCN allocation at the meeting on 18th February, Leigh on Mendip is with Shepton Mallet and surrounding parishes.
- (b)** The Parish Council Facebook Page has now been set up, Cllrs Neil Crump and Martin Carter will be administrators along with the Parish Clerk.
- (c)** No update regarding creating a parking area at Park Hayes has been received.
- (d)** Update from Cllr Martin Carter on the Community Speedwatch Group **Update** Possible locations have been allocated, a report has been written, this is all subject to the green light from the local PCSO. The Parish Council will initially set up the Speedwatch Group with volunteers from the community. It was decided to hold fire until the results of the Community Plan were published.
- (e)** The Parish Council has been asked to put together a list of issues such as potholes, damaged roads, road obscured by vegetation, etc. This has been published on the village Facebook pages and the information will be passed on.
- (f)** Feedback on the Code of Conduct Training recently attended by the Parish Councillors **Update** This was briefly discussed and Councillors were asked to attend the meetings with an open mind. Councillors register of interests will be updated.

Cllr Paula Freeland left the meeting at 9.15pm

- (g)** Update from Cllr Estelle Kirby on the Tier I Risk Assessment for the new burial ground **Update** This has been deferred for the time being until the depth of the ground can be confirmed.
- (h)** Due to the recent heavy rains some of the graves within the Cemetery have sunk. Owners have been contacted regarding backfilling them with top soil so they are no longer a safety hazard.
- (i)** Following training by Somerset County Council Chris Cudmore has been appointed as the Parish Path Liaison Officer. Some of the footpaths within the village are adopted by members of the community and if anyone would like to adopt a footpath please contact him directly.

14 . Finance

Bank Balances as at: 13.02.2023

Current Account £11,866.10

Reserve Account £9,574.95

Receipts

(a) Bank Interest - £8.91 – received 01.01.23

(b) Burial Fees - £203.00 – chq banked 09.02.23

Payments

(c) Ionos – Webhosting £4.80 – pd by DD

(d) Idverde – January - £113.53

(e) Clerks Salary – January - £327.84

(f) Purchase of stamps - £10.88

(g) Bold Environmental - £269.80

(h) Sutcliffe Play – part payment for Trim Trail at the Recreational Field - £5,000.00

The Council **RESOLVED** to approve the above payments and receipts

15 Councillor Reports

- (a) Cllr Iain Kirby gave an update on the survey for the Community Plan which has now gone live and runs until the 24th March. Leaflets and be dropped to every household in the village and posters have been put up. The survey is completed online and to help those without internet, two sessions on the 18th and 19th March will be held in the village hall.
- (b) The lock has broken on the Parish Council Noticeboard by Park Hayes, this will be replaced by a bolt so a key will no longer be necessary. The Noticeboard on the side of the pub will also have a bolt attached as the lock on this has been broken for some time. Cllr Vicky Taylor will purchase the two bolts and a small budget of £50 was approved.

16 Correspondence to be noted

- (a) Briefing paper and invitation to the District Council Meeting on 25th January to discuss the Local Plan II and the implications from the recent court decision – forwarded 18.01.23
- (b) Consultation from Somerset County Council on Community Involvement in Planning, the consultation runs from 1st February to 16th March – forwarded 03.02.23
- (c) A letter was received from a resident in regard to unauthorised building works being carried out in the village.
- (d) A letter has also been received from a parishioner concerning holiday lets being used for permanent residency. This was also discussed under item 11 (b)

17 Matters to report / items for next agenda

18 Date and time of next meeting: Monday 20th March 2023 in the Memorial Hall starting at 7.00pm.

Meeting Closed 9.50pm

APPENDIX A

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

- (a) 2022/1007/FUL** Demolition of existing barn and erection of holiday let. Annexe, Long Cottage, Tadhill Lane, Stoke St Michael
- (b) 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
- (c) 2022/1007/FUL** Demolition of existing barn and erection of holiday let. Annexe, Long Cottage, Tadhill Lane, Stoke St Michael
- (d) 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.
- (e) 2022/2363/FUL** Erection of 1 no. 2 bed bungalow. 11 Park Hayes, Leigh on Mendip

APPENDIX B

LEIGH ON MENDIP PC REPORT FEBRUARY 2023

Planning

Stoke St Michael – the appeal against Mendip’s refusal of 47 houses on Coalpit Lane has been allowed. Despite not being an allocated site in the Local Plan it has been allowed because Mendip do not have a future 5-year housing land supply identified in the Plan. Highway safety, harm to the landscape and impact on the setting of the listed buildings at the Mill were not deemed to be Significant and Demonstrable Harm to justify refusal in the Planning Inspector’s opinion.

Apple Meadow View – Despite the objections from Highways the 3 dwellings were approved by Planning Board on 18-1-23. This was queried with Planning as Highway’s position is usually taken as Mandatory. Their reply was that “this is an acceptable position for the officer to take so long as it is justified”!!

Local Plan – an Extraordinary Meeting of Full Council was called on 9-2-23 by the Opposition to request an explanation of the circumstances which have cost the Council some £60,000 in its unsuccessful defence of a Judicial Review of its failings on Local Plan Part 2. The JR specifically related to the mis-handling of the allocation of 505 dwellings in the north east of the District. Additional questions were asked about the failure to produce a 5 year housing land supply and what the programme is to rectify the shortfall. As we all know, the effects of this failure are all too painfully evident with 3 sites within a few miles of here , Gladman at Coleford, White Post and now Stoke, all being approved on greenfield sites not designated in LPP2 despite massive opposition. The recently launched Consultation on Community Involvement states that a new Local Plan has to be in place by 31-3-2028 - that’s 5 years away, does this mean another 5 years exposure to unwanted development? Also we asked how the Council is handling the Government’s Open Consultation on reforms to national planning policy which was launched on 22 nd December. A Briefing is scheduled for 22-2-23

Enforcement – Mendip Enforcement reacted rapidly to the report of extensive groundworks being carried out to the west of Great House Farm. Contact was made with the landowners who agreed to halt work pending the submission of a planning application.