ABBAS AND TEMPLECOMBE PARISH COUNCIL
Minutes of the Meeting held on the
18th May 2021

PRESENT Councillors R Cave (Chairman), Sarah Webb (Vice Chair), C James, P Batchelor, C Hukins, A Kerry, G Kerry, D Seares

IN ATTENDANCE
1 Parishioner, Mr William Wallace (District/County Councillor)

The following is an account of the Open Session that took place prior to the start of the Annual Parish Meeting: -

Mr William Wallace reported on the following matters: -

- The intended poll, in respect of the reorganisation of local government in Somerset, will be referred to the Secretary of State as it is considered not valid as it is not within the consultation period and may not be considered.
- Manor Farm Appeal is still in progress.
- Road Scheme – Build out 4 – Mr M Pullen had now started to commence the matter as discussed at the September 2020 meeting.

S Webb updated him on the Keir Living – Slades Hill development – it is felt the quality of the development could be better and there are concerns as to the density. There is a question over the ownership, with Highways, of the path at Blackmore Vale Close. Copies of the Land Registry documentation has been supplied indicating ownership is not with Highways.

PCSO Tim Russell and PCSO Will Mortimer were present. PCSO Will Mortimer now covers Templecombe. They referred to the report and recent incidents in the Village. Reporting back on incidents would be much appreciated by Parishioners. Ringing 101 is the best way to report incidents. More PCSOs are due to join shortly which will allow more contact and patrols.

Chairman thanked Mr William Wallace and the PCSOs for attending.

1 APOLOGIES FOR ABSENCE
S Pumphrey, G Wilson, Mr Hayward Burt (District Councillor)

2 DECLARATIONS OF INTEREST AND DISPENSATIONS
S Webb had renewed her Dispensation in respect of the Slades Hill development. A Kerry independently declared an interest in Agenda item 11) Highway Matters 1) Road Scheme/Draft A357 Templecombe Scheme Traffic Review.

3 MINUTES OF THE PARISH COUNCIL MEETING HELD ON THE 8th SEPTEMBER 2020
It was proposed by C Hukins and seconded by S Webb that the draft Minutes, as previously circulated, be agreed as correct and signed by the Chairman.

4 MATTERS ARISING FROM THE MINUTES OF THE MEETING HELD ON THE 8th of SEPTEMBER 2020
None.

5 CORRESPONDENCE
Received since preparation of Agenda. – None

6 PLANNING

1) To receive a verbal report on all items since the last meeting/update on Area East Committee Meeting

The following report was circulated to Members prior to the meeting: -
Application no 20/01428/COL – Certificate of Lawfulness – 10 Yarnbarton – **granted 30.6.20.**
Application no 19/01604/OUT – Land at Coombe Farm /West Street – approved at Special Regulation Committee meeting **– 21.4.20.**
Application no 20/00780/COL – Certificate of Lawfulness – 15 Slades Hill – Parish Council not consulted.
Application no 20/01022/FUL – Erection of dry cow barn – Stowell Farm – **granted 13/11/20.**
Application no 20/00569/FUL – Demolition of agricultural buildings – Long Byre Throop Rd –
Granted 16.7.20

Application no SCC/3728/2020 – Parish Council consulted – importation of inert waste to Copse Quarry Landshire Lane Henstridge
Application no 20/01889/COL – Lawful Development Certificate for existing livestock and Machinery track – Stowell Farm – **granted 15.9.20.**
Application no 20/01986/FUL – Extension to Mead Farm Temple Lane – **granted 10/9/20.**
Application for a non-material amendment to planning approval 18/01488/FUL 13 Throop Road – **granted by letter dated 12.10.20.**
Application no 20/02216/FUL – Extension to an existing slurry lagoon – retrospective
Granted – **21.1.21.**
Application no 20/02340/HOU – Demolition of single storey entrance porch and erection of two storey extension to side of dwelling – 13 Yarnbarton – **granted 16.11.20.**
Application no 20/02873/FUL – Erection of timber cabin – Land at Rachels Stables Temple Lane – **Refused 25.2.21**
Application no 20/02901/HOU – Erection of single storey extension to read/enlarge porch – Combe Throop Cottage 28 Throop Road – **Granted 11.12.20**
Application no 20/03243/FUL – Demolish farm buildings/garage – erect 5 detached house etc – Coombe Farm West Street –
Amended plans – **30.3.21.**
Application no 20/03684/HOU – 2 storey and single storey rear extensions – 25 West Street

- **Granted 10.2.21.**

Application no SCC/3780/2020 – application to remove time limit and retain classroom building on site on a permanent basis – **granted 13/4/21.**
Application no 21/00974/HDG – Removal of 3 hedgerows to facilitate installation of temp car access track to Templecombe Water Recycling Centre – Temple Lane – granted 1.4.21.
Application no 21/00628/COL – Certificate of Lawfulness for loft conversion – 1 Warwick Close – **Refused 8.4.21**
Application no 21/00865/TPO – Field View Church Hill – tree surgery to 1 tree –
Application no 21/00046/REM – Reserved matters – Slades Hill development –
Application no 21/00784/HOU – Replacement of existing car port with porch and garage access and replacement of existing conservatory with flat-roofed garden room – 47 Bowden Road = **Granted 7.5.21**
Application no 21/01100/PDE – single storey rear extension – 9 Manor Close (Permitted development) – **granted 29.4.21.**
Application no 21/00523/FUL – Change of use of land from agricultural to domestic garden/new access and driveway to barns – Middle Throop Farm 13 Throop Road

S Webb reported that the Area East Committee Meeting scheduled for the 19th May had been cancelled.

2) Planning Application no 21/00523/FUL – Change of use of land from agricultural to domestic garden, establishment of a new access and driveway to the barns at Middle Throop Farm – Middle Throop Farm 13 Throop Road Templecombe
S Webb's notes and other Members comments had been circulated prior to the meeting. Members had no objections to the application; they would like reassurance that the road surface would be protected at the point of construction to the proposed driveway.

3) Proposed Manor Farm development – update if applicable
Chairman reported that the Appeal enquiry was still going on. A Kerry referred to the comment made by the Planning Officer as to no representation at the appeal by the Parish Council or public, but it was felt this was only appropriate if new information was available. Most of the arguments put forward by the Parish Council are mentioned in the evidence document written by South Somerset District Council (SSDC) including the addition of a potential third reason for rejection which takes account of the 'new situation' of SSDC having more than five years land supply meaning that their own policies can now be used.

4) Kier Living application for Slades Hill – where are we now and where do we want to be
S Webb reported that two meetings had now be held with Stantec, acting on behalf of Kier Living. A copy of the minutes from the meeting held on the 7th April had been received and S Webb had circulated a copy with her comments on the Keir Living responses. The issues of concerned were as follows: -

- Disappointment that there has been no attempt at engagement with the Village. Leaflet drop has not materialised, and developers chose only to engage with a limited number of Parish Councillors. Parish Council feels overall level of engagement has been poor.
- The division of the land into two separate applications resulted in an industrial building of 5,300m2 with only a reduction of five houses to an application for up to 70 houses. It is felt the application proposed is an overdevelopment of the site and encroachment of housing into the countryside.

- There has been no account of the needs of an ageing population in the housing types on offer – too few bungalows or the need to spread the delivery of social housing throughout the build to best meet any needs for social housing.
- Residents are concerned as the height and profile of the bund which has been changed in the last month and has resulted in a significant reduction in effectiveness. The Parish Council share the concerns of the residents as to why the bund was remodified and if it is compliant with the original function as a screening feature. The structure will have shared ownership with Thales and there are concerns that this leaves the structure open to further modification and reduction of effectiveness as well as accountability for its maintenance.
- A dark skies policy does not seem to have been included as part of the original planning consent for Thales. It is felt this application needs to look at ways of limiting its own light pollution and additionally look at ways to screen the light pollution generated from the Thales site.
- The proximity of the LEAP to the attenuation area is unacceptable. There is a risk of young children accidentally accessing the attenuation area.
- The planning consent should include appropriate spaces for storage of all rubbish bins for each property and safe access and turning circles for all standard rubbish collection vehicles so that there is no encroachment of any part of the vehicle onto the pavement.
- The brick colour was felt to be economic and does not represent a high spec building finish. The roof line will be flat and create a block look at the end of the Village which will be out of keeping with the eclectic nature of the surrounding residential village build.
- The footpath to join the Churchyard etc – the location and extension needs to be clarified as it is not only a footpath but extends onto the main road as it is an essential vehicular access to properties.

Members agreed that the Parish Council should write to the applicant and Planning Officer. S Webb agreed to put together a response.

5) Other

No matters to report.

7 ACCOUNTING MATTERS

1) To approve accounts and sign cheques

It was proposed by S Webb and seconded by C Hukins that the following cheques be paid: -

Water2Business – Social Club/Changing rooms – 24.10.20 to 15.4.21	74.27
Mr D Seares – refund for materials for installation of benches	92.72
Vale Signs and Print – 2 x A4 Playground Rules signs	30.00
Martin Haskett Agricultural Contractors Limited – hedge cutting – Church Roadside hedge	84.00
Templecombe Village Hall – Hall Hire 2020/21	30.00
Mrs D Vanstone – Internal Auditor fee – yr end 31.3.21	60.00
Came and Co – Insurance premium 2021/22	2,934,00
J Pratt (Groundsman) – Salary/Expenses April 2021	550.10
T J Chapman (Clerk) – Salary/Expenses May 2021	438.59

Following cheques received

None

Following monies received

NatWest Business Reserve Account	-	£0.18 as at 31.3.21 (£19,470.24)
NatWest Business Reserve Account (Play Area)	-	£0.01 as at 31.3.21 (£632.43)

Also - Utility Warehouse electricity account for April 2021 amounted to £36.53

2) Review/approval of Internal Controls

Members discussed the need to get three quotations and the use of preferred suppliers. It was agreed that the Internal Controls should be read in conjunction with Abbas and Templecombe Parish Council's Financial Regulations.

3) Completion of Annual Return – year end 31.3.21

a) Completion of Annual Governance Statement 2020/21

Chairman read out and completed the Annual Governance Statement 2020/21. The form was signed and dated by the Chairman and Clerk/RFO.

b) Completion of Accounting Statements 2020/21
Chairman referred to the Accounting Statements 2020/21 and the statements were approved. The form was signed by the Chairman and Clerk/RFO.

3) Insurance 2021/22
Insurance details for the renewal 2021/22 had been received and the premium paid as detailed under 7 1) above.

4) Request from St Mary's Church for donation of a flag for use on state occasions
Chairman reported that an email had been received from the Churchwarden of St Mary's Church asking if the Parish Council would be willing to purchase a flag for use on state occasions for the community, which could be flown from the Church tower. He had sourced a St Georges flag with the Diocesan emblem in the upper quadrant at a cost of £131.14 including delivery. Members agreed unanimously.

5) Other
Chairman reported that the annual rents were now due for 2021/22. He proposed that the 2nd Templecombe Scout Group and Sports and Social Club should be let off paying their respective rents due to Covid 19 lockdowns and not being able to be active. Members agreed unanimously.

8 RATIFICATION OF PARISH COUNCIL POLICY DOCUMENTS FOR INCLUSION ON WEBSITE
Copies of the draft policy documents had been circulated prior to the meeting and comments had been received. Chairman asked if Members were happy with the documents, five were in favour and two against. Documents would be prepared for the website.

9 VILLAGE HALL SUB COMMITTEE REPORT (C HUKINS)
C Hukins circulated his report prior to the meeting. The Committee had held a pre-opening meeting on the 6th May in readiness to re-open the hall on the 17th May. The kitchen would remain closed, and hirers would provide their own drinks. Next meeting scheduled for the 14th June at 7pm.

10 PARISH COUNCIL WEBSITE – COMMUNICTIONS WORKING GROUP REPORT (A KERRY/G KERRY)
A Kerry had circulated report prior to the meeting.

- The new website had been operational since late February.
- New email system is working well.
- The Parish Council's thanks were expressed to Mr Jimmy Flynn for his support during the transition period.
- Going forward there is a need to develop an Accessibility Policy for the website

11 HIGHWAY MATTERS
1) Road Scheme/Draft A357 Templecombe Scheme Traffic Review – update (A Kerry)
A Kerry reported that he had now spoken with Mr Mike Pullin. He indicated the re-design of build-out 4, as agreed on site, has now been allocated to an engineer familiar with the scheme. Due to the engineers' commitments with the vaccine roll out he has only just returned to his team. When capacity allows the Templecombe re-design would be progressed.
Members are happy for A Kerry to re-establish contact to try and ensure the designer visits Templecombe prior to designing so they have correct information. A Kerry would contact Kerry Jones – Somerset County Council (SCC).
2) Co-op – double yellow lines – update (Clerk)
Clerk reported that due to some errors in the advertised Order it will now need to be corrected and re-advertised.
3) Missing Village Sign – Tower Hill
Chairman reported that a reply had been received from SCC indicating that they would replace like for like at no cost. An alternative would be to include a picture/emblem or incorporate gateway features. It was discussed and agreed to replace the sign as it was at no cost.
4) Other
It was noted that the Temple Lane sign had been damaged, due to a car accident, Clerk would report the matter to SSDC. The Yarnbarton sign, adjacent to the Mendip Flats, had also been reported as this was also broken.

12 ENVIRONMENTAL WORKING GROUP (D SEARES/G WILSON)
Chairman thanked D Seares and G Wilson for the installation of the benches at the Recreation Ground and Village locations. D Seares reported that the concrete pad, at Lily Lane, needed to be made good. It was felt that the Bowden Road and Lily Lane benches would benefit from litter bins. Clerk had made enquiries and it was the practise of SSDC to monitor the locations to see if there is an issue with litter. If there is a need a request would be put forward to street scene. The Parish Council would need to provide the bin and arrange installation. Members agreed to go forward with these bins and Clerk would contact SSDC.
Recycle More had now delivered two trial Blue Bags in respect of the forthcoming changes to recycling collections as from June.

D Seares reported that 50 trees had been received from SSDC. These were now being grown on in beds at G Wilsons. 10 oak trees had been planted in the vicinity of the Bowden Road bench.
It was noted that there has been an increase in dog fouling and Parishioners had been putting their own dog fouling in the bins at the Recreation Ground, which are only for dog fouling at the Recreation Ground.

13 FOOTPATHS REPORT (P BATCHELOR)
P Batchelor had circulated her report prior to the meeting.
Footpath on Haskett's field onto Throop Road – Eve Wynn (Footpath Maintenance Officer) was due to carry out an inspection with a view to a contractor erecting the pedestrian gate and making a footbridge across the ditch. Due to lockdown this had not happened. G Foers had offered to help and provide timber for the crossing. All parties had been informed. P Batchelor would check the issue of insurance in relation to the footbridge.
A new footpath booklet would be put together with help from D Seares.

14 TREE WARDEN'S REPORT (C JAMES)
C James reported the village trees were in good order.

15 BURIAL GROUND/CLOSED CHURCHYARD REPORT (CLERK)
No matters to report.

16 RECREATION GROUND MATTERS/CHILDREN'S PLAY AREA
A) Play Area Report (P Batchelor/G Kerry/C James)
Chairman reported that he had been contact ed by Mr A Vincent at Dikes as to possible funding that could be used for the recreation ground.
P Batchelor reported as follows: -

- Thanked D Seares for the signage at the Recreation Ground/Play Area.
- Had helped Groundsman to sort out the tractor shed with a view to getting a quote from SSDC to take away the items that had been dumped at the Recreation Ground.
- Propose the purchase of three additional litter bins – one to be hung on the railings next to the Youth Shelter, a stand-alone bin by the basketball court and another stand-alone one on the western boundary by the benches. Members agreed to the purchase of two Topsy bins (£169.93 each) and one Super Trim bin. Clerk would liaise with D Seares before an order is placed.
- During the winter months the area around the dog bins gets muddy it was agreed put in some hard standing

1) Vandalism/bad behaviour
Matter covered during open session at the beginning of the meeting. It was felt that when an incident is reported we should expect to receive feedback from the Police. It was felt fixing the issues was the best practise.

B) Social Club
1) Social Club Report (C James/C Hukins)
C Hukins had circulated his report prior to the meeting. At the Social Club meeting it was reported there is a problem with footballs landing within the caged area. It had been suggested that if a roof were put over the cage this would allow the footballs to roll back down again. Members felt this was a good solution and would be happy for it to be followed up.

C) Benches/installation (including highway benches) – (D Seares)
Chairman thanked D Seares and G Wilson for all their work in connection with the installation of the benches at the Recreation Ground, Bowden Road, Lily Lane and Slades Hill.

D) Other
No matters to report.

17 ANY OTHER BUSINESS – NEXT MEETING
It was agreed not to hold a meeting in June. The next meeting would be held on Tuesday 13th July at 7.15 pm. Items for the Agenda should be with the Clerk by Monday 5th July.