

Compton Bishop Parish Council

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Minutes for the Parish Council Meeting

held on 8th January 2020 at 7.30 pm at the Village Hall, Cross

Present- Cllrs T Mason (Chairman), D McCarthy, E Parker, M Rolfe, A Lane, T Brownlow
Parish Clerk S Diaz
District Cllr-G Godwin-Pearson

- 20/1A To receive any apologies for absence
County Cllr Filmer sent his apologies
- 20/1B To resolve to approve the minutes of the Parish Council Meeting held on 11.12.2019
It was resolved to approve the minutes of the meeting held on 11.12.2019
- 20/1C To receive any declarations of interest in items on this agenda.
Cllr Mason declared an interest in item 20.6a, planning application 21/19/00012
- 20/1D Clerk's Report
There are Funding options available for road safety and full details will be added to the next agenda.

Emails have been sent to Thatchers and Gigaclear regarding the worsening road conditions, however no response has been received as yet from Thatchers but Gigaclear are discussing the issue with other contractors who worked on site.

Awaiting the quote regarding grass cutting around signs.

Sign for Rackley Lane has arrived and will be fitted soon by Sedgemoor District Council and a replacement sign for Kennel Lane has been ordered.

Grant funding for Churches will be discussed at the February meeting.

Somerset Association of Local Councils have been given four invites to attend the Buckingham Palace Garden Party on 19th of May 2020. The Parish Council have nominated R Parker in respect of his continued support and service to the Council.

- 20/1E To Consider the bank statement and budget (Clerk)
It was resolved to approve the bank statement and budget.
- 20/1F To consider the following payments
It was resolved to approve the following payments

Details	VAT	Total
SDC-Clerk salary/HMRC/Home allowance January 2020-paid by Direct debit		367.60
S Diaz – clerk expenses		9.90

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Farmers & Fencing Contractors-Cut of hedges, verges and car parks around the parish in 2019	45.00	270.00
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Cllr Mason left the meeting at 7.50pm

20/1G Planning Applications

Planning application number: 21/19/00012/CM

Proposal: Erection of a single storey rear extension, store and front porch.

Location: Nether Compton, Vicarage Lane, Compton Bishop, Axbridge, Somerset, BS26 2HL

It was resolved that the Parish Council would withdraw its objections with regard to the size as it has been reduced. We suggest that we leave other matters such as impact on the AONB and Light Pollution to the discretion of the Planner. (Local Plan Policies D19 and 24).

Cllr Mason re-joined the meeting at 7.54pm

Planning application number: 02/19/00021

Location: Mendip View, Cheddar Road, Axbridge, Somerset, BS26 2DL

Proposal: Approval of the details of appearance, landscaping, layout and scale for the erection of 20 No. dwellings.

It was resolved that as planning permission has already been granted for 20 dwellings, Compton Bishop Parish Council would like to express concerns in respect of the impact 20 dwellings will have on Cross Lane and The A38 crossroads in terms of increase in traffic. It could, for example, request an upgrade of Cross Lane and the Crossroads to meet the demands of, inter alia, traffic generated by this and other development schemes (some pending) in Axbridge and Cheddar.

Compton Bishop Parish Council have studied the landscape plans and would like to leave matters in the capable hands of Axbridge Town Council and their residents.

Planning application number: 17/18/00053.

Location: Land to The West Of, Lower New Road, Cheddar, BS27 3DZ

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Proposal: Outline application with some matters reserved for the erection of up to 115 dwellings with public open space, landscaping, sustainable drainage system (SuDS) and formation of vehicular access.

Compton Bishop Parish Council objected to PA 17.18.00053 by response registered by SDC on 13 July 2018. The reasons for its objection mainly was the impact of the roads and in particular the narrow A371 Cross Lane and cross roads at the junction with the A38. The many and recent accidents at this spot demonstrate that the roads are inadequate and unsafe and cannot safely cope with the numbers of vehicles created by this proposed increase in housing. These issues still remain and the applicant has not addressed these concerns.

What has happened since 13 July 2018?

Arguably the main occurrences are that;

- 1. The Applicant has issued revised documentation to SDC and has attempted to address some of the objections. The scheme is basically unchanged in terms of the number of houses. The Applicant has not addressed the reasons why Compton Bishop Parish Council objected.**
- 2. The Local Plan has been adopted (on 20 February 2019). Policy C5 requires applicant's to prioritise 'Improvements to the junction of A38/371 and Cross Lane. As aforesaid, the Applicant has not addressed these issues.**
- 3. Boris Johnson has stated that additional housing shall be limited to brown field sites and that the countryside shall not be destroyed.**
- 4. Scientific research has advanced and determined that severe damage is being caused to our planet as a direct result of Pollution. This subject is dealt with in Policy D24 of the Local Plan.**
- 5. SDC has invited Consultees that have previously responded to the Application, to consider again the Application, presumably in light of evidence available now.**
- 6. The updated Mendip Hills AONB Management Plan 2019-2024 which has been adopted by the joint local authorities, sets out under paragraph 1.4 a Statement of Significance (a material consideration) on the special qualities that create the Mendip Hills AONB sense of place and identify and these include views out, and panoramas including from the Mendip Hills across the Somerset Levels and Moors).**

Therefore, the objection to this application remains.

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Planning application number: 17/19/00095

Location: Strawberry Farm, Short Lane, Cheddar, BS27 3YB

Proposal: Outline application with some matters reserved for the erection of 9 No. dwellings

Compton Bishop Parish Council have resolved to object to this application.

Although the site lies too far outside CBPC's jurisdiction to warrant any response at all. The Parish Council express an opinion about the loss of agricultural land and building within the AONB. (Local Plan Policy D19)

They consider such development in light of PM Boris Johnson's declaration that countryside must be preserved and that there are sufficient brown field sites within the UK to meet all housing needs.

There are circa 900 houses (subject to planning permission) to be built in Cheddar and Axbridge, consider the impact further traffic generated by this development will have upon Cross Lane and the A38 crossroads. (Local Plan Policy C5)

20/1H Results of planning applications.

Planning application number: 21/19/00013/CM Amended

Proposal: Erection of two storey extension to side (North East) elevation and single storey extension to rear (South East) elevation. Erection of a detached garage. Installation of dormer window to rear (South East) elevation to allow for conversion of loft to living accommodation.

Location: 2 New Cottages, Bridgwater Road, Cross, Axbridge, BS26 2EB

Granted permission

Planning application number: 21/19/00012/CM (Amended)

Proposal: Erection of a single storey rear extension, store and front porch.

Location: Nether Compton, Vicarage Lane, Compton Bishop, Axbridge, Somerset, BS26 2HL

Awaiting decision

Planning application number: 21/19/00016/DT

Proposal: Erection of a polytunnel.

Location: Land South Of, Webbington Road, Compton Bishop, Axbridge, Somerset

Awaiting decision

Planning application number: 17/18/00073/SPH

Proposal: Outline application with some matters reserved for the demolition of existing buildings and erection of a mixed-use scheme comprising up to 100 residential units (Class C3), up to 60 bedspaces care/retirement facility (Class C3), up to 12 bedspaces extra care facility (Class C2), up to 250 sqm nursery use (Class D1), up to 750 sqm business use (Class

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B1), and up to 5 live/work units (Class C3/B1), with ancillary works including landscaping, access, parking and circulation space.

Location: Land to the North of, Axbridge Road, Cheddar, Somerset, BS27

Awaiting decision

Planning application number: 02/16/00030

Location: Land to The South Of, Houlgate Way, Axbridge, BS26

Proposal: Outline planning permission (appearance layout, scale, landscaping reserved matters) for the erection of up to 53 dwellings (30% affordable dwellings) and creation of access. Awaiting decision

- 20/1I To consider the legal responsibility of repairs to Crooks Peak Car Park.
It was resolved to seek advice from Zurich insurers and report back at the February meeting.
- 20/1J To consider the application by a member of the public by co-option for the casual vacancy.
It was unanimously resolved to co-opt Mr Andrew Brellisford as a Councillor for Compton Bishop Parish Council.
- 20/1K To consider adding Cllr A Lane as a signatory to the HSBC Compton Bishop Parish Council Bank account.
It was resolved to add Cllr Alex Lane as a signatory to the HSBC Compton Parish bank account.
- 20/1L To consider the supply of verge protectors to additional areas in the parish
It was resolved to supply verge protectors to additional areas of the parish.
- 20/1M To consider the unsatisfactory road conditions in the Parish.
It was resolved to write a letter to James Heapey MP asking for assistance on a solution to County Highways stating landowners of adjacent roads are responsible for clearing, landowners believe it is County Highways responsibility. County highways have inspected pipes as water has been flowing on roads, awaiting a response. Further flooding on Kennel Lane has caused issues and the clerk will report this to County Highways.
- 20/1N To consider the grant request from Citizens Advice for £100.00
It was resolved to approve the grant request from Citizen Advice for £100.00
- 20/1O To consider a donation to the contact magazine for £250.00
It was resolved to donate 250.00 to contact Magazine.

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20/1P To consider a grant request for Mendip Transport for £150.00
It was resolved to approve the grant request from Mendip Transport for £150.00

20/1Q To consider the protocol and preparations for the passing of a Monarch/Consort.
It was resolved that Cllr Brownlow would liaise with St Andrew's Church regarding the flag being flown in this situation and people being able to lay flowers at the church. The clerk will purchase a book of condolence which will be available at the Church and notifications will be prepared by the clerk and posted on the website.

20/1R To consider the VE day celebrations
It was resolved that Cllrs Parker and Brownlow would liaise with Cross Connections and the Village Hall regarding the celebrations and report back at the next meeting. A road closure application needs to be completed in preparation of the event if required.

20/1S Cllrs Reports

Cllr McCarthy will respond to a letter from County Cllr A Jones regarding speeding concerns in the Parish. A letter wrote from concerned residents will be included in the correspondence.

The bike racks are ready and awaiting to be installed. Two residents have stated they wish to do a speed watch group in Spring. Volunteers welcomed and a notice will be added to the website and link group.

Cllr Parker attended the local Cluster Group where speed issues were discussed. A representative at the meeting will ask if a colleague from Highways will attend the next meeting to listen and advise on their concerns.

There has been some progress with safe pathway, a letter has been received from Stuart Fountain who said road space has been booked to carry out works and final designs from their contractors in place.

Cross connections are happy to support the grant application for the historic notice board.

The new survey is almost complete, Cllr Lane will add the final details and it will soon be ready to be distributed. The link group will be emailed as well, and the survey will have a time frame of 6 weeks to respond.

Date of Next Meeting – 12th February 2020

End of minutes

Compton Bishop Parish Council