

CURRY MALLET PARISH COUNCIL
ORDINARY MEETING OF THE PARISH COUNCIL

Minutes of the meeting of Curry Mallet Parish Council
held on 13th November 2017 in the Curry Mallet and Beercrocombe Village Hall, Curry Mallet.

Present: Mr P McKeown (Chairman), Mr R J Allard, Mr D R Beck, & Mr G K Townrow

In Attendance: SSDC Cllr Sue Steele, (part meeting)

1547. Public Participation Time

No members of the public were present at the meeting.

1548. To receive reports from County and District Councillors on items that may be of interest

It was with great sadness that the Council had learnt of the unexpected death of Ian Clarke, Solicitor to SSDC: Ian had given authoritative legal advice to the Council regarding the Heads of Terms as drafted by the Duchy, for the Village Hall's new lease, and his willingness to be supportive of this community would be sorely missed. Mrs Steele reported that Highways England's scheme for the A358 section between West Hatch Lane and the M5 Junction would be delayed by up to year, pending further deliberations and public consultation. However, the scheme for the A303 section between Sparkford and Podimore was to be implemented forthwith. SSDC Area North Development had awarded the Council a grant of £244, thereby contributing 50% of the cost for the replacement noticeboard at Pope's Cross. The Council's gratitude was expressed via Mrs Steele, and she was requested to convey thanks also to Rob Parr and Lynda Pincombe of SSDC Leisure Services for their help with advice and designs for the Play Area Project.

1549. Declarations of Interest

All members reiterated their non-personal and non-prejudicial interest in the Village Hall Lease Renewal and likewise Mr Allard, - that he was Chairman of the Village Hall Committee.

Re agenda item 10, the Grain Barn, Doble Close, planning application, Mr McKeown noted that this was a neighbouring property to his own.

1550. Apologies for Absence

Mr LW Frazer due to holiday commitments

1551. Minutes of the ordinary meeting held on 9th October and the EPMC of 24th October

Both sets of minutes were approved and duly signed by the Chairman.

1552. Matters Arising

1375 – Popes Cross Notice Board. As noted under min. 1548, Area North Development had awarded a grant to defray the overall cost. It was agreed that a cheque for up to £500 + VAT could be raised for effecting payment to the board's supplier. Additional expenditure of £20 - £30 would be incurred for installation costs, primarily concrete mix. A Work Party would be organised for this installation.

1472 – Electronic Banking. Updated NALC Financial Guidelines were awaited and, incorporating reference to checks & balances for electronic banking procedures, will be used as the basis for updating the Council's Financial Regulations. The Lloyds Bank mandate form, for existing authorised signatories to approve this change in banking procedures, remained outstanding as a prerequisite to gaining access to this electronic banking facility.

1474 – Change of Magna Carta 800 Account Name. A bank mandate form, for the two existing authorised signatories to approve the change in account name, remained outstanding.

1474 – Safe egress from Sheep-wash. Mr Townrow had met with Ian Case, the SSDC Flooding Engineer, who had proposed a UK-based supplier of a suitable access ladder (Alton Ladders). Mr Townrow to obtain a suitable design & costings vs. the Zarges £352 quotation, to enable a purchase proposal to be presented to the Council.

1538 – Broken Rail on L8/24. Replacement was being progressed by Mr McKeown with SCC Rights of Way team.

1543 – Excessive field run-off flooding Marshway. Flows were to be monitored during the next period of heavy rainfall, to assess the incremental impact. If appropriate, photographs would be taken for engaging South Somerset Area Highways and/or the Environment Agency to initiate remedial action with the landowner to clear their ditch to rectify the insufficient drainage.

1553. Village Hall Lease Renewal

New Lease Agreement;

Mr McKeown was seeking an opportunity to apprise the Duchy's Land Steward of the updated status regarding the Play Area project, so that this facility could be added to the lease's **Outside Space** heading. It was hoped to arrange a site meeting with Sarah Bird prior to Christmas, for the Chairman, Mr Allard & Mr Townrow, in order to finalise both the lease terms and also the Play Area equipment.

SSDC Legal Dept. would be contacted to establish whether another of their officers would take over from Ian Clarke this legal contact arrangement with the Farrer & Co, the Duchy's solicitors on behalf of Curry Mallet Parish Council. (*subsequent to the meeting, Rachel Saltonstall has accepted this commitment*).

The more detailed lease conditions were awaited from Farrer & Co, so that the Village Hall Committee could assess the implications for their management of the building and its grounds. It was noted that the Duchy Land Steward had advised an absence of interest in the Heads of Agreement between the Council and the VH

New Trust Deed:

Formulation of the new Deed, based on the ACRE model, awaited finalisation by the VHC once the detailed lease conditions had been received from the Duchy's solicitors and had been scrutinised for ramifications. The VHC would seek the Community Council affiliates' legal advice regarding this new deed's compliance with the provisions of the Charities Act.

The Duchy's surveyor's Condition and Dilapidation Report (setting out the present state of the building's maintenance) remained outstanding and would be expedited by Mr Allard.

1554. Outdoor Play Area

Based on equipment as per the quotation from GB Sports and Leisure, the proposed purchase and installation cost would total £5,946 + VAT. Of this total, £4,177 would come from s106 money and £782 specifically designated from the Jubilee Celebrations' proceeds, with the balance needed from the Council's reserves.

Arising from Mr McKeown's Oct. 29th visit with Patricia Bowerman to the Hatch Beauchamp play facilities, the strong recommendation was for either steel-framed equipment or steel-footed units. Several of the wooden units at hatch were noted to have disintegrated after merely 5 years post installation. Rob Parr of SSDC Leisure Services would be consulted regarding durability of equipment, as well as compliance with British Standards' safety specifications. His advice would be sought regarding equipment manufacturers and installers. (*meeting held on December 14th*).

Present options for supply and installation were Jaams (Tom Freke), GB Sports & Leisure, and Play UK (Simon Williams).

(*As required by the Duchy Land Steward, an artist's impression of the equipment layout was subsequently commissioned from Patricia Bowerman, at a charge of £100.00, and was incorporated into the Council's update for the November issue of the newsletter. Parents of children within the Play Area's age profile, as well as children from Curry Mallet Primary School's Council were also consulted regarding equipment preferences*).

1555. Footpaths and Rights of Way

Mr McKeown reported that the Way Posts on L8/13 had been replaced by a full-height post. On L8/11, the finger posts at Harris Lane had rotted through and a temporary repair had been made, pending replacement by the SCC Rights of Way team.

The excellent clearance of the Rights of Way paths across Stud Farm land was applauded.

1556. Planning

17/04352/S73 Amendments to Approved Plans at Grain Barn (Vary Condition 2)

The amended and original elevation drawings were contrasted; the visual appearance (ie. Condition 2) of the amended drawing showed a more uniform gradation in roof heights and this change was considered favourably by the Council's members. The Duchy was commended for having sought this amendment, as being more in keeping with the overall style of the Lyddon's barns re-development. The Council therefore had no formal Observations to make, and SSDC Planning would be thus advised.

Mr McKeown took no part in this discussion due to his personal interest in the application.

1557. Finance.

- The Council approved the following grants to local bodies and organisations, - the amounts being as per the finalised budget for 2016/2017 (min. 1397 refers). Cheques were issued accordingly, -
- PCC of All Saints Church, Curry Mallet £300.00 Cheque 573 issued
- Curry Mallet and Beercrocombe Village Hall Committee £300.00 Cheque 574 issued
- Citizen's Advice Bureau, Taunton branch £60:00 Cheque 575 issued
- South Somerset Links (subject to its continuation) £40:00 Cheque 576 issued
- Royal British Legion (re Remembrance Sunday wreath) £25:00 Cheque 577 issued

It was also agreed that up to £125 be approved for payment to Patricia Bowerman in respect of her preparing an artist's impression of the play area equipment, in its designated location within the village hall's grounds.

Bank reconciliation for July – October was presented by the Clerk, and were reviewed by members and duly signed by the Chairman. The balance, with one outstanding payment (£138.00 to HMRC), as at October 30th 2017 was £7,607.28.

The final draft of the 2018/2019 budget, previously circulated to members, was approved. A 2018 precept of £4,750 would be sought, as per the finalised budget which now included £270 for re-certification of the parish's first-aiders and £222 (*cf.* £100 originally) for the full cost of hosting fees associated with the village website.

1558. Reports from and attendance at meetings by Councillors.

SSDC Planning training on 12th October had been attended by Mr Beck and about 100 people; the session had proved valuable and emphasised the scale of housing development planned around Yeovil.

Community Council for Somerset AGM on 19th October had been attended by the Chairman, who had thanked Nicola Greenslade for her assistance with the Village hall New Trust Deed.

SALC AGM on 28th October had been attended by the Chairman & Mr Townrow; David Fothergill, Leader of Somerset County Council had spoken eloquently about the need to improve infrastructure within the county, for boosting apprenticeships, and for mitigating the causes and impacts of social deprivation. During the plenary session, Peter Seib had spoken to attendees from the South Somerset Area about the changes for communities arising from the SSDC 'Transition Programme'; henceforth, a specified SSDC officer would provide all front-line service contact with each parish.

1559. Correspondence.

- Items of correspondence had been circulated to members, including a Consultation from Devon & Somerset Fire Service (albeit not related to call-out response times).
- South West Waste Partnership Newsletter; – it was noted the planned expansion of the recycling scheme and changes to the frequency of waste collection had been deferred for up to 2 years, pending reaching agreement with a new contractor, and effecting provision of new collection vehicles of more suitable configuration for the additional items for recycling.

1560. Items of report from Councillors.

Mrs Hughes' Tree Warden Report had been circulated. The Council continued to value the work of the tree warden and would continue to provide her with an opportunity to speak at Annual Parish Meetings. The Tree Warden was welcome to attend the Council's meetings to apprise members of issues of concern or interest. Mr Townrow had drafted the Council's column for the November newsletter and sought feedback from other members.

Mr Townrow has sought some bulbs from SSDC Street Scene for planting around the village entry signs.

Mr Beck reported a road-side crater on Marshway; Mr Townrow undertook to notify South Somerset Highways.

The Council re-iterated its sadness at the untimely death of Mr Ian Clarke. Condolences to family, friends and colleagues were extended by members.

The next ordinary meeting of the Parish Council will be on Monday January 8th, 2018 at 19:30 in the Village Hall