

# WELLOW PARISH COUNCIL

BATHAVON SOUTH WARD, BATH & NORTH-EAST SOMERSET

[www.wellowparish.info](http://www.wellowparish.info)

Minutes of the Parish Council Meeting held  
on Monday 6 December 2021 at 19.30pm in the Village Hall.

Councillors present: Pat Caudle, Dave Workman, Nigel Thomas, Debbie Clarkson, Sue Chivers, Marchelle Farrell.

In Attendance: Clerk; 6 residents; District Councillor Neil Butters

## PUBLIC PARTICIPATION

- Improper parking and speeding on entrance to Canteen Lane have been reported.
- The government Heat and Building strategy outlining future support for low carbon heating was mentioned to the Council. [Heat and buildings strategy - GOV.UK \(www.gov.uk\)](https://www.gov.uk)
- Wellow Traffic Group advised the Parish Council to support Bath Rural Transport Group [Who We Are – BANES Rural Transport Group](#)
- Joined BANES and WECA (West of England combined authority) A37 and A367 corridor Survey to improve the travel was mentioned. Public is encouraged to respond to this survey until 19<sup>th</sup> December 2021.
- A resident queried if the re-lettering could be done on the historic trough on the batch. A quote will be obtained for consideration.
- The Parish Sweeper expressed a concern that rat infestation was noticed near houses, which are not occupied at the moment.

### 1.12.21 APOLOGIES FOR ABSENCE:

Apology received from Julia Handel and Nick Chapman

### 2.12.21 INTERESTS:

No Interests were declared

### 3.12.21 CONFIRMATION OF MINUTES:

The Minutes of the Parish Council Meeting on 1<sup>st</sup> November 2021 were approved as a true record and signed by the Chairman.

### 4.12.21 PLANNING APPLICATIONS:

the following application considered:

Planning application number and address	Description of proposal	Comments by Wellow Parish Council
21/04865/ADCOU. Barn At Upper Hayes Bath Hill	Prior approval request for conversion of agricultural building to dwelling house (Use Class C3).	OBJECT
21/04981/OUT: Manor Lodge, Farm Lane	Erection of 1 no. dwelling (Outline application with all matters reserved).	OBJECT
21/04973/FUL Parcel 6100 Dunkerton Hill Dunkerton	Extension to existing agricultural barn.	SUPPORT
21/04929/FUL Meadow View High Street	Internal reorganisation of lower ground floor and erection of extension connecting dwelling to an existing external store.	SUPPORT
21/04569/FUL	Barn conversion and alterations to the original	OBJECT

Crewcroft Barn Hinton Hill Charterhouse	building using a traditional construction method, including a raised roof height 6no skylights to facilitate 2no additional bedrooms at the second floor (Revised proposal).	
21/05276/FUL Wisteria House High Street	Erection of garden room extension, remodelling and reduction of a modern extension, and reconfiguration of modern partitions internally, new and replacement rooflights,	SUPPORT
21/05239/TCA White Baines Bull's Hill	T1 – Hazel @5m, multi-stemmed, on edge of property – Dismantle/fell T2 – Sycamore @7m, 5x main stems, growing on bank at side of road – Remove	SUPPORT

The following planning decisions by B&NES Council NOTED:

Planning Application number and address	Description of proposal	Decision by BANES
21/04691/TCA Milford Head, Mill Hill	T1 Beech - Height reduction of crown by 2m. Reduce overhang into neighbour's garden on western aspect by 3m back to growth point	No Objection

#### 5.12.21 ASSETS OF COMMUNITY VALUE:

No update at this time. A Member of the Council to look into the relevant documents and update at the next meeting.

#### 6.12.21 HIGHWAYS AND TRANSPORT:

##### -Update on a revised traffic survey suggestion:

-Revised single location speed survey proposal was submitted to the Council for consideration. The new revised quotations came to £682 + VAT (£784 total), which include £172.00 – BANES fee, £360 + VAT for survey company fee (360 TSL), £150.00+Vat – Entran fee for commissioning survey and producing a letter.

Discussion took place if there are alternative ways of obtaining data and analysis. It was agreed that it would be beneficial to carry out traffic count at the entrance of the Canteen Lane. The Council agreed to budget this expense item into the next financial year budget. The District Councillor Neil Butters has said that the Councillor Empowerment Fund may also be available. The Traffic Group was asked to provide a formal quotation for approval at the next meeting.

##### - Update on Community Speed Survey:

The Council has been informed that Speed survey could not start as necessary equipment hasn't been received yet.

##### - Data from 2019 speeding survey:

It was NOTED that the data in 2019 survey has not addressed 20mph zone speed restriction in the village, but the 30mph was taken into account in the analysis. This does not reflect the true speeding problem.

##### - A response to WECA supported bus services survey by Wellow Traffic Group was NOTED

##### - BANES Highways proposal to install 30mph speed limit outside Wellow Livery was NOTED

#### 7.12.21 CLIMATE CHANGE:

There has been a lot of interest expressed by Wellow residents to develop Climate Change activities in Wellow. Luckily, some residents possess the necessary professional knowledge in decarbonisation and are they are happy to share their expertise. The Wellow Energy Group has been formed. The aim of this Energy Group is to create a company, which raise funds in order to provide a financial support to residents in switching to more greener energy sources as well as provide them with necessary information.

The proposed 'Resilience and Sustainability Policy' has been presented to the Council for consideration and adoption by the Council. The Members reviewed the Policy, it was suggested that the Policy is amended to separate the Policy, which can be adopted by the Parish Council and the Action Plan, which will be used by the Energy and Group.

The amended version of this document will be presented at the next meeting for final approval.

#### 8.12.21 FINANCE AND ADMINISTRATION:

- a) Wellow Community Bus Group Grant application 2022-23 - £500 APPROVED
- b) Village shop grant application 2022-23 – £500 APPROVED.
- c) Dial – a – Ride grant application 2022-23 - £30 APPROVED
- d) Parish Council Budget 2022-23 – APPROVED. The Clerk to circulate the agreed version to all Members by email.
- e) The Parish Council Precept 2022-23 was agreed at the £16,040.00. The Clerk to send the request to BANES.
- f) The Clerk recommended that the Parish Council create a separate website, which can be administered independently without relying on the third party as it is currently arranged. The Council decided that free versions of a website can be investigated. The Clerk will look into this.
- g) The following payments have been APPROVED for the payment in 2022-23 financial year:

	Net	VAT	Total amount
Grant Application Community Bus Group 2022-23			£500.00
Grant Application Parlour Shop 2022-23			£500.00
Grant Application Dial-a-ride 2022-23			£30.00
Christmas Tree			£80.00

- e) The Quotation for £550.00 for replacing the wire fencing in the playing field has been APPROVED. The Chairman will ask Redwood fencing to go ahead with the works.

#### 9.12.21 OPEN FORUM (for information only):

- Carols on the batch organised on 22 December 2021 at 6.30pm.

**10.12.21 Items to raise for consideration at the next meeting:** Review and approval of the amended 'Resilience and Sustainability Policy'.

**11.12.21 Date of next Parish Council meeting - Monday 10<sup>st</sup> January 2022.**

Meeting concluded at 21.30pm.