

Wellow Parish Council

BATHAVON SOUTH WARD, BATH & NORTH-EAST SOMERSET
www.wellowparish.info

**MINUTES OF THE MEETING held
on Monday 19 June 2017 at 20:00 in Wellow Village Hall BA2 8PU**

Present: Councillors D. Wright (Chair), H. Andrews, S. Betts, P. Caudle, S. Chivers,
D. Clarkson, J. Handel, M. Hartigan, S. Kotchie.

In attendance: R. Campbell (Clerk), six members of the public

Public Participation

- Stewart Cole expressed concern about cutbacks at B & NES Council
He said the overhanging vegetation at Hungerford Terrace still needed dealing with.

17.75 Apologies

Cllr D. Clarkson and Ward Cllr N. Butters sent apologies: each would join the meeting later.

17.76 Interests

Cllr Wright declared a non-pecuniary interest in item 17.79(a). The Steam Mill is at the bottom of his garden.

Cllr Andrews declared a non-pecuniary interest in 17.79(a) Cloud's Rock, due to its proximity to her property

17.77 Minutes The minutes of the Annual Parish Council Meeting of 15/5/17 were agreed to be a true record. They were signed by the Chair.

17.78 Clerk's Report The Clerk reported on actions from previous meetings

17.79 Planning

(a) Recommendations on new applications were made as follows:

<p>17/01414/FUL RESOLVED to support (proposed Cllr Kotchie, 2nd Cllr Caudle, unanimous)</p>	<p>The Steam Mill, Railway Lane, Wellow BA2 8QG</p>	<p>Amendments to vehicle access, landscaping and parking provisions. Repositioning of car port. Addition of window and door openings to exterior, and roof lights and photovoltaic cells to existing roof.</p>
<p>17/02505/TCA 25/05/2017 RESOLVED to support (proposed Cllr , 2nd Cllr Caudle, unanimous)</p>	<p>Clouds Rock Bull's Hill Wellow BA2 8QS</p> <hr/> <p>Cllr Chivers said the tree was stressed and could cause surrounding damage</p>	<p>1x Ash – fell</p>
<p>17/01540/FUL Agreed to leave to a future meeting. Extension exceeds recommended volume increase. Revised drawings</p>	<p>Baggridge House Baggridge Hill Wellow BA2 8QP</p> <hr/> <p>expected. PC believes correct name of property is Grange Cottage.</p>	<p>Erection of a two-storey side extension.</p>
<p>17/02273/FUL RESOLVED to support (proposed Cllr Caudle, 2nd Cllr Kotchie, unanimous)</p>	<p>St Julian's Church, High Street, Wellow BA2 8QS</p> <hr/> <p>Comment: replacement louvres to be an exact replica.</p>	<p>Installation of 3No. antennas and 2No. dishes behind replacement replica GRP (Glass Reinforced Plastic) louvres, installation of equipment cabinets in the church tower, and ancillary development.</p>

(b)
Planning updates and

decisions

(c) To receive enforcement updates as available

17.80 Highways

(a) Chicanes at Bath Hill and Wellow Lane Cllr Caudle said an offer had been received to plant round the chicanes. She referred to designs for village signs produced some years earlier. The Clerk to try to locate these in the files. It was noted that Ward Councillor's initiative funding allocated for this purpose had been transferred, by agreement, to the Sports Project.

(a) Highway repairs Nothing to report

(b) Wellow Car Park Acknowledgement of the PC's complaint had been received. A substantive response to be chased. It was agreed the car park was an important village asset. Any move to transfer ownership to the PC could only be considered if a sufficient dowry was provided.

17.81 Wellow Recreation

The Chair welcomed letters (circulated prior to the meeting) from Beth Jackson, Chair of Wellow Recreation (WR) and Andy Smith, Chair of Wellow Valley Tennis (WVT). Cllr Wright

said the two documents set out a good compromise on the future management of the Playing Field. The position was much better than it had been two months earlier.

Beth Jackson was invited to speak on WR's future role.

- There was a new WR Committee with new representatives
- It was a pity that Hugh Prentice had left the committee as part of the debate
- The issue of the lease had been hanging over WR. The original suggestion was not a feasible way forward. The question of a lease would be revisited in due course, not under a six-month deadline
- Wellow Recreation would focus on day-to-day management of the Playing Field as agent for the Parish Council

There followed a discussion on how to balance continued promotion of wider local membership of WVT with the need to ensure majority control by Wellow residents of WR in the case of an eventual merger of the two organizations.

RESOLVED that the two documents provided a good way forward for the management of Wellow Playing Field and its activities, subject to an arrangement to ensure that WR remained under the control of residents of the parish (proposed Cllr Kotchie, 2nd Cllr Andrews, unanimous)

The matter of control to be reviewed in July.

[Post-meeting note: it was subsequently established that while the CIO (Wellow Recreation) is for the benefit of the inhabitants of the Parish of Wellow and the surrounding area, every resident of Wellow is a member of the CIO and the trustees must be Wellow residents.]

17.82 **Wellow Playing Field**

(a) Fencing It was agreed to ask the tree officer to visit the site in order to discuss safeguarding the trees during fencing replacement

(b) Drainage Cllr Clarkson said that Andy Smith had had talks with the footballers about re-seeding the goal mouth. Drainage work was intended after the Flower Show. Updates from Sport England to be shared with Wellow Recreation.

(c) Charge by Sport England Royds Withy King had been asked for a price to execute the documents.

(d) Sports Pavilion and disabled toilet Cllr Clarkson said the next step was to set up the Pavilion Working Group (PWG) to discuss accessibility and management of the pavilion. There might be slight changes to the design. The idea was to put a door in the pavilion so that other sports users could access it without going through the tennis. She asked for Parish Council volunteers for the PWG. Current members were Cllr Andrews and herself. Cllr Betts would consider the matter

The Chairman asked for about a possible timeline for construction once planning and funding were in place. It was thought construction would only take about two weeks. It would avoid the Flower Show.

17.83 **Play Park**

Cllr Kotchie reported on a successful working party held in conjunction with Mike Cleverley. Mesdames Wright, Kotchie and Hammerton were thanked. Cllr Kotchie had circulated a list showing which items on the B & NES inspection 'to do' list had been dealt with.

17.84 **Risk assessment**

The risk schedule was reviewed and agreed to be a sound basis for managing risk in the coming year. Line items to be reviewed at the times indicated on the schedule.

17.85 **Finance**

(a) The Month 2 financial statement was approved; it and the bank statement at 31/5/17 were signed by the Chair

(b) **RESOLVED** to pay the following (proposed Cllr Hartigan, 2nd Cllr Chivers, unanimous):

17.86	1929	Mendip Toilet Hire 24/4 – 29/5/17 & replace door latch, inc. VAT	132.00
	1930	S. J. Cole – June 2017	240.00
	1931	R.G. Campbell – June 2017	321.96
	1932	Fosse Contracts – final invoice for tennis court construction, inc. VAT	10,536.00
	1933	MC Renovations – playground repairs	355.00
	1935	Stuart Kotchie – refund cost of new swing	90.00

Correspondence and reports

(a) Correspondence

- Magic Box had complained about the removal of a notice asking sports users not to park in MB's car parking spaces and had asked for the notice to be replaced by the Parish Council

It was agreed to suggest instead that MB close the top gate once children have been dropped off.

(b) Reports and information

- Cllr Andrews referred to advertising on the tennis court wind defences, for which the Parish Council has to give permission.

RESOLVED to ask Wellow Valley tennis to restrict the wind defences to the West side (Proposed Cllr Caudle, 2nd Cllr Handel (proposed Cllr Kotchie, 2nd Cllr Caudle, unanimous.

- A complaint had been received from a Baggridge resident about lack of recycling collections there. Cllr Caudle said the recycling collector did go there,
- More repairs to the high pavement in Wellow were needed.
- Ward Cllr Butters agreed that B & NES had to make substantial cutbacks but that this had been known for some time.

17.87 **Meetings** Meeting date were noted as follows

12 July 18:30	Parishes Liaison meeting	Keynsham Community Space
17 July 20:00	Parish Council meeting	Wellow Village Hall

The Chair thanked all for attending. He made his apologies for the July meeting and closed the meeting at 22:05.