

WELLOW PARISH COUNCIL

BATHAVON SOUTH WARD, BATH & NORTH-EAST SOMERSET

www.wellowparish.info

Minutes of the Parish Council Meeting held on Monday 5th December October 2022 at 19.30pm in the Village Hall.

Councillors present: Pat Caudle, Dave Workman, David Phillips, Debbie Clarkson, Nigel Thomas

In Attendance: Olga Shepherd (Clerk) and 3 residents.

PUBLIC PARTICIPATION

- The Parish Sweeper reported to the Council cleaning issues: dog mess on the Village Hall drive, the tree by the phone box in the square may need some lopping, he asked if there was any progress on the Henley View track, 131 bags of leaves was collected this autumn.
- Inconsiderate parking at Canteen Lane and Henley View junction has been reported.
- A resident thanked Community Speed Watch for their good work calming down the traffic in the village.
- A question was asked by a resident if BANES should be engaged in resolving continuous traffic problems in the village. Concern is being raised that no measures are being agreed by residents and BaNES.
- A resident mentioned that residents should be urged to read a report following Renewable Energy workshop, held on 4th October

MINUTES OF THE PARISH COUNCIL MEETING

1.12.22 APOLOGIES

Apology received and accepted from Sue Chivers and Nick Chapman.

2.12.22 INTERESTS

No Interests were declared

3.12.22 MINUTES OF THE PARISH COUNCIL MEETING ON 7th November 2022

The Minutes of the Parish Council meeting on 7th November 2022 were approved as a true record and signed by the Chairman.

4.12.22 PLANNING APPLICATIONS

- The following planning applications were considered. Draft Comments to BANES discussed.

Planning Application number and address	Description of proposal	Parish Council Decision
22/04623/FUL 22/04624/LBA White Ox Mead Farm	Conversion of an outbuilding into an accessible dwelling. The proposals include a new single storey extension to house an accessible bedroom. Internal and external alterations for the conversion of an outbuilding into an accessible dwelling. The	SUPPORT

White Ox Mead	proposals include a new single storey extension to house an accessible bedroom.	
22/04315/FUL Knights Barn, High Street	Single storey side extensions; Provide a garden room and a small utility room.	SUPPORT
22/04251/FUL Willow Barn, Wellow	The proposals are for a new pitched roof (an increase of 800mm) and minor alternations on an existing double storey annex.	SUPPORT
22/04526/TPO Parcel 3132 Hinton Hill Hinton Charterhouse	Coppicing and pollarding of hazel, blackthorn, hawthorn, willow, elder and alder trees along 4 mile stretch of two banksides of Willow Brook.	No OBJECTION
22/04619/COND Glebe Cottage, Bull's Hill	Discharge of condition 2 of application 22/03071/FUL (Installation of a garden gym.).	No OBJECTION
22/04732/TCA Church Farm House High Street	T1 (Catalpa) - Reduce branch to NW by approximately 2m. H3 - Trim hedge on lower boundary, as far as tennis court, on client side and top, control size and re-establish shape. Lower section of hedge behind tennis court to be trimmed back to the boundary. H4 - (Yew Hedge) Trim on both sides and top, re-align top as best as possible and re-establish shape. Trim Elder to height of Yew hedge. Cut Elder at base and apply poison to stumps to prevent future growth. Leave Elder stems within hedge. H5 (Beech hedging)- Trim all Beech hedging, within rear garden and along roadside, on both sides and top, back to previous trimming points, to control size and re-establish shape. T6 (Yew)- Crown reduce to front by approximately 40% and trim sides to clear wall and driveway entrance. T7 (Laburnum tree)- Section Fell. T8 (Yew)- Fell to allow for future planting scheme.	No OBJECTION
22/04797/TCA Old Canal House High Street	T2 (Nordic Spruce)- reduce to west and north by between 1-1.5m, to reduce overhang on neighbouring property and lawn and to allow more light to the Dawn Redwood.	No OBJECTION

To NOTE the following decision on planning applications by BANES Council since the last PC meeting.

Planning Application number and address	Description of proposal	Decision by BANES
22/02833/FUL Norton Lane Farm Norton Lane	Separation of farmhouse and annexe to form two individual dwellings.	PERMIT
22/00903/VAR Parcel 2200 Norton Lane	Variation of condition 3 and 4 (landscaping) on 19/02167/FUL to provide revised landscaping scheme.	PERMIT
22/03169/FUL West End House High Street	Erection of a garden room.	REFUSE

5.12.22 Highways & Transport:

- Discussions took place about if the data collected by both the Speed Watch and the recent Traffic Survey can be used to move forward to the next step of tackling the speeding problem in the village. It was noted that although Speed Watch is effective at slowing drivers, it is not an effective mechanism to collect the data. It was decided to consult BaNES traffic experts on what measures can be used to mitigate speeding problems in the village and to enquire if the Speed Indication Device is an appropriate short-term solution.

- Canteen Lane and High Street junction – The Council will write to BANES to request that advisory white lines are applied to stop bad parking, as proposed previously.

- Liveable Neighbourhood Zones (LNZ) – the Council will gather more information from BaNES about what are the possible implications for Wellow and consult residents.

6.12.22 Wellow Recreation

- The Community Chest and Wellow Recreation CIO organizing a 10k run on Sunday 5 March 2023. The event programme emailed to all Members. The Parish Council is happy to support the event and will confirm public liability cover under the current Council insurance.

7.12.22 Climate Change:

- The Council was updated that the hedge has been planted.

- The Council discussed the possibility of installing renewable energy generation in Wellow, following Renewable Energy workshop on 4th October. The Council felt that the installation of wind turbines and solar panels is not appropriate for Wellow. However, residents are encouraged to respond to the public consultation online. The Council Members will study the results of the survey and discuss again at the next meeting.

8.12.22 Community Infrastructure Levy:

- Purchase of a new bench: A concrete platform will need to be prepared and the vegetation cleared on the site before purchasing and installing the new bench. The Council Members will obtain a quote for these additional works before the next meeting.
- A few quotes have been obtained for the purchase of a new village noticeboard. The Council decided at this stage to take the noticeboard to the local handyman to see if it can be repaired.

9.12.22 Finance and Administration:

- a) Budget outcome to March 2023 was reviewed.
- b) Budget for 2023-2024 - APPROVED
- c) Wellow Community Bus Group Grant application for £600 - APPROVED
- d) Village shop Grant application for £1000 - APPROVED
- e) Parish Council Precept 2023-24 – £16,040.00 APPROVED
- f) The following payment schedule APPROVED:

	Net	VAT	Total amount
IONOS November Invoice	£5.50	£1.10	£6.60
Christmas Tree			£120.00
Sutcliffe Play – final 2.5 % invoice for the playpark renovation	£1,081.13	£216.23	£1,297.36
Greensward Invoice	£100.00	£20.00	£120.00
Church grass cutting invoice for 2022-23			£218.79

The following payments made since the last meeting NOTED:

	Net	VAT	Total amount
Staff November salaries			Available to Council Members
Clerks home office allowance			£24.00/mnth

10.12.22 Any Other Business

Carols on the batch as well as mince pies are being organised for Wednesday 21 December

11.12.22 Next Parish Council meeting - Monday 9th January 2023.