

Spaxton Parish Council – Meeting MINUTES

Minutes of the meeting held at 8:00 pm on Monday May 10th 2010 at Spaxton Village Hall.

		Action
i)	Members present: the Chairman – Mr D Jeanes, Mr B Porter, Mr J Edwards, Mr V Hughes, Mr P Williams, Mr M Stevens and Mr V Massey .	
ii)	District Councillors present: none.	
iii)	Members of the public present: none	
	A public session was held prior to the commencement of the formal meeting, and members discussed their recent visit to Cannington Cold Stores. It was felt that the visit had been interesting and informative, but that the issues surrounding the planning permissions had caused concerns among members that could have been avoided if SDC had acted swiftly to regularise the position. It was still felt by some that the whole operation would be better suited to an urban site, but it was conceded that it was on the whole well-run and innovative. Mr R Adcock arrived at 7.55pm.	
1.	Apologies for absence: Mr S Stretton and Mr T Bird.	
2.	Declaration of members' interests: Mr J Edwards re the planning application for Spaxton Village Hall, as a Village Hall committee member, and Mr R Adcock re the planning application for Mr J Temple, as a neighbour.	
3.	The minutes of the meeting held on Monday April 12 th 2010 at Spaxton Village Hall were read and approved.	
4.	Matters Arising: none.	
5.	Affordable Housing: It was proposed that members should formally ratify the preferred site proposed by Felix Marsh and Phil Yorke at the previous meeting, and this was unanimously agreed, although members asked to have input into the final design, favouring the construction of a close rather than a linear design. Mr K Dyer arrived at 8.04pm.	
6.	Cannington Cold Stores: The clerk was asked to write to Alex Sebbinger, head of Development Management at SDC, requesting an up-to-date report on the current situation and asking for the various outstanding issues to be brought to a satisfactory conclusion.	
7.	Footpath: SALC: QHJAC: Parish Cluster Reports (as appropriate) – reports to be circulated.	
8.	Financial items: i) Statement of Accounts: current account: £3826.48cr, capital reserve account £11952.84 cr. ii) Cheque no. 477 for £85.00 in favour of Sedgemoor District Council re the Village Hall planning application for photovoltaic panels had been issued on 18 April and signed by Mr D Jeanes and Mr M Stevens, and members unanimously confirmed this cheque at the meeting.	
9.	Planning items: i) <u>Applications decided since last meeting</u> : as per the published agenda. ii) <u>New Applications</u> : 45/10/00005 Mr & Mrs A Peppin, change of use of Crossmoor Meadows Cottage from class C1 (Guest House) to class C3 (Dwelling) – members were surprised to learn that the existing B & B business had proved unprofitable, since most other B & Bs in the area boasted a roaring trade! They wondered if the commitment to the B & B business had been what it ought to have been, and questioned the validity of previous planning permissions in the event of a change of use to C3. The clerk was asked to object to the proposal given the removal of the benefits to the local economy afforded by the B & B business. 45/10/00006 Mr D Stark, erection of two-storey rear extension partly on site of existing (to be demolished) at 6 Peartwater Road, Spaxton – Mr M Stevens declared a personal & prejudicial interest as a neighbour and left the room at 8.23pm but there were no observations and he returned at 8.26pm. 45/10/00007 Mr J Temple, change of use of studio to dwelling at The Linhay, Aisholt, Bridgwater – Mr R Adcock left the room at 8.27pm. Despite assertions to the contrary within the body of the planning application, members did not feel that that studio was currently in frequent use, nor that the proposal would afford no increase in vehicular traffic. They also felt that the alternative parking offered by the	

	<p>applicant would be unworkable and impractical on dark winter nights, being uneven and unlit. They therefore voted unanimously to object to the proposal. Mr R Adcock returned to the room at 8.41pm. 45/10/00009 Spaxton Parish Council, replacement of 11 windows with double glazed windows and installation of 52 photovoltaic panels to E and W elevations – no observations. 45/10/00008 Allen Construction Consultancy Ltd, erection of conservatory to S elevation at Wyches Barn, Merridge, Spaxton – members were unclear as to the policies surrounding the erection of a conservatory onto a barn, and voted to raise the query with SDC in their response.</p>	
10.	<p>Correspondence received: circulated at the meeting.</p> <ul style="list-style-type: none"> • 	
11.	<p>Matters of report & items for the next meeting: Mr P Williams commented on the excellent progress that had been made with regard to the restoration of the village pump, and thanked Mr B Porter for coordinating the refurbishment. The comment was made that unfortunately one of the residents nearby still puts their rubbish bins on the site, but it was hoped that this practice would cease now that the restoration is complete. John Ebsary had commented that the street signs in the village are looking tatty, and the clerk was asked to point this out to Highways and request they be re-painted. A local resident had enquired as to the possibility of erecting a satellite dish on a listed building and it was suggested she ring the planning officers at SDC.</p>	
12.	<p>Date & time of next meetings: the clerk was asked to schedule in the meetings for the first Monday of each month, with the June and September meetings taking place at Merridge.</p>	
	<p>The meeting closed at 8.58pm.</p>	