



Castle Cary Town Council

The Market House

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APPROVED MINUTES OF CASTLE CARY TOWN COUNCIL MEETING
held on Monday 17th February 2020 at the Market House, Castle Cary

Present: Judi Morison (Chair), Margaret Bebbington, Stephen Biddlecombe, Nick Crowley, Pek Peppin, Sally Snook, Penny Steiner and Rob Worth.

Also present: District Councillor Henry Hobhouse and County Councillor Mike Lewis

Clerk: Zöe Godden

There were no members of the public present at the start of the meeting.

The meeting started at 19:00

2020

TC132 Apologies for absence

Apologies had been received from Philippa Biddlecombe, Justin Birch and Nick Weeks.

TC133 To approve the minutes of the Town Council meeting held on Monday 20th January 2020 to be signed by the Chair

The Clerk was instructed to make the following amendment: at item TC128 b) the reference to S106 was incorrect and should have read S73.

Action 200217/1: Town Clerk

RESOLVED: It was proposed and unanimously agreed to approve the minutes with the above amendment.

TC134 Declarations of personal or pecuniary interest (*these must be declared BEFORE the agenda items concerned are discussed. Persons with a declared pecuniary interest must leave the meeting room when these are discussed*)

There were no declarations of interest.

TC135 Community Safety and Security update

It was reported that a bird hide at Carymoor had been vandalised. There had also been several vehicle break-ins and attempted break-ins. It was further reported that Wincanton Police Station was relocating to the old Lloyds Bank building in the High Street, Wincanton due to the sale of the SSDC building at Churchfields. Henry Hobhouse reported that Area East meetings would in future be held in the Memorial Hall in Wincanton and SSDC's customer access point would be moving to the Balsam Centre

TC136 To receive any reports/updates:

- a) **Mike Lewis (County Councillor)** gave a summary of the Regulation Committee's decision on planning application SCC/3595/2019 to allow for the use of land for composting of green waste, together with associated works and activities at the Dimmer site. Mike informed the Council that only temporary permission had been granted up to 31st December 2030. The reference to associated works had been removed and only specific green and inert materials could be processed at the site. In addition, County Highways had been asked to

look again at the problem of HGVs driving through Clanville. The number of HGVs accessing the site would be limited to 126 per day. Mike went on to report that SCC was setting its budget on 19th February. Finally, Mike said that there were issues with damaged road signs on the A371 and that he was liaising with County Highways to have these addressed.

- b) **Henry Hobhouse (District Councillor)** said that, in relation to the Regulation Committee's decision on planning application SCC/3595/2019, he felt that there would be no reduction in the number of HGVs accessing the site overall. Henry also said that highway safety had not been properly considered because several road traffic collisions had not been taken into account by the applicant or planning officers. Henry specifically mentioned that the recent damage to the railway bridge on the A371 had not been included in the data considered. Mike Lewis added that only aerobic processing should take place on the site and that care should be taken that anaerobic processing did not commence. Mike said that anaerobic processing produced a worse smell than aerobic.

- c) Update on Key Objectives/Projects

Judi Morison noted that Environment Policies and Actions and a Market House strategy needed to be added to the Key Objectives and the Clerk was instructed to add these to the next agenda.

Action 200217/2: Town Clerk

Penny Steiner reported that Dementia Awareness sessions were continuing and that a Dementia Champions session was due to take place on 18th February. The role of a Dementia Champion was to involve the wider community in the Dementia Friendly initiative.

- d) To review the action points in the Environment Action Checklist

Councillors noted the various actions and Judi Morison asked Chairs of Committees to make sure that their actions were carried out.

There followed some general discussion about the increased risk of flooding caused by new housing developments and their associated parking areas.

Henry Hobhouse offered to look at the Council's Environment Policy and Action plan. The Clerk was instructed to forward these documents to him.

Action 200217/3: Town Clerk

- e) To review action points from previous meetings

All actions from the previous meeting had been completed.

TC137 Chairs' Report:

- a) To hear a report on a meeting regarding the use of the Swainson Building by the Youth Club.

Judi Morison reported that she had attended a meeting at the Swainson Building with representatives from SCC to talk about its future use. The rental charge to the Youth Club had recently been increased from £12 per session to £25 per hour, making it unaffordable, although the Club was not currently running because there was no youth worker available. SCC had agreed to return to the original charge of £12 per session for the Youth Club and to allow curtains to be put back up. The Toy Box day nursery would continue to run from the Swainson Building.

- b) To note the new Fairtrade certificate for Castle Cary.

Judi Morison reported that Castle Cary's Fairtrade certificate had been renewed following an assessment by the Fairtrade Foundation. Judi asked for thanks to be recorded to Gill Bagnell for her work towards this achievement.

Nick Crowley said that the Chamber of Commerce was not aware of the town's Fairtrade status and Judi suggested that the Chamber should contact Laura Tilling to find out how Fairtrade makes a difference to the quality of life of farmers and producers.

- c) To hear an update on the process for filling the current casual vacancy.

It was **agreed** that candidates for co-option would be asked to submit a written statement of up to 250 words detailing their skills and how they could contribute to the Town Council. Candidates would then take part in a group interview prior to the next Full Council meeting on 16th March. The Clerk confirmed that voting on the co-option would be by a show of hands as stipulated in the Standing Orders. The Clerk was instructed to prepare a notice for display in noticeboards, the website and social media.

Action 200217/4: Town Clerk

TC138 Correspondence

- a) To note receipt of a letter from Val Keitch, Leader of SSDC, regarding the future of Local Government in Somerset; to further note that the Town Clerk will attend a workshop run by Frome Town Council to examine the role of town and parish councils in any new Local Government structure.

Noted.

- b) To note receipt of a letter of complaint from a resident regarding the installation of the basketball hoop/goal end at the Donald Pither Field and the Town Clerk's response.

Noted. Henry Hobhouse suggested that SSDC's lawyer might be able to offer advice.

20:13 – Rob Worth left the meeting.

Committees Reports, Recommendations & Progress on Major Projects

TC139 Planning Committee & Neighbourhood Plan

- a) To hear feedback from the recent Planning Committee meeting.

Pek Peppin reported that the Wayside Farm application (19/02353/DPO) was still in abeyance while SSDC waited for further information from the applicant.

Regarding the outline application for 200 dwellings near the railway station (19/01840/OUT), Pek reminded Councillors that there had been no news from SSDC about the agreed landscape survey. The Clerk was asked to contact SSDC for an update.

Action 200217/5: Town Clerk

Pek updated Councillors on two recent meetings with Persimmon Homes regarding planning application 19/01871/REM for 165 dwellings on land between Torbay Road and Station Road and the associated application (19/03109/S73) for variations to conditions 15 and 22. Pek summarised the issues, which included the requirement to limit traffic exiting the development onto the already overloaded Torbay Road, safety concerns with the link road between Torbay Road and Station Road running through the site, the requirement to enable the future provision of a road to link the current industrial area in Torbay Road and Station Road around the north of the site and concerns over design aspects of the dwellings. There followed a discussion of these points. Councillors asked Mike Lewis to request that County Highways write to Persimmon Homes to say that they did not require the link road between Torbay Road and Station Road, as this would go a long way towards alleviating the issues. Pek Peppin and Sally Snook agreed to liaise with Mike to produce a suitable form of words for submission to County Highways.

Action 200217/6: Mike Lewis, Pek Peppin and Sally Snook

The Clerk was instructed to forward the notes of the two meetings with Persimmon Homes to Mike Lewis.

Action 200217/7: Town Clerk

- b) To hear a brief summary of current planning applications.

Pek Peppin reported that the Council's complaint regarding the application at The Park (19/02038/FUL) had been taken to stage two because the response to the stage one complaint was not felt to be satisfactory.

Henry Hobhouse reported that due to concerns that the current sewage plant is already at capacity and that the River Cary is already being polluted, he had met with Simon Fox, SSDC's Lead Planning Specialist, who had asked Henry to contact the Environment Agency to ask them to provide confirmation that development of the BMI site (planning applications 18/01602/FUL and 18/01603/LBC) and other forthcoming developments would not be possible without an upgrade to the sewage works. Henry also said that Kevin Messenger would be contacting Devon and Somerset Fire and Rescue Service regarding the potential problem of access for emergency vehicles based on the density of housing and width of the proposed roads which are not to an adoptable standard in the planning applications. Pek Peppin confirmed that the Town Council's main objections to the applications had been related to the lack of parking and the density of housing. Henry Hobhouse requested that the Town Council prepare a list of objections to the BMI site development as it is going to be taken to appeal.

Action 200217/8: Pek Peppin

20:37 – Henry Hobhouse left the meeting.

TC140 Properties, Infrastructure, Pither Project & Fairfield-updates

a) Market House – to hear an update on progress with works.

The Clerk reported that work to the windows had been completed but that there were still some snags to be addressed by F J Reeves.

b) To hear an update on the Friends of Fairfield group.

Penny Steiner reported that apple trees had been planted and asked for thanks to be recorded to Tia Cusden for her help. Judi Morison said she would write to thank her.

Action 200217/9: Judi Morison

Penny went on to say that the mini wood would be planted near the zigzag path on 21st February and asked for thanks to be recorded to Ashridge Trees for donating the trees. Judi Morison said she would write to thank them.

Action 200217/10: Judi Morison

Penny went on to say that quotes were being sought for a climbing frame and youth shelter to be installed at Fairfield.

Finally, it was **agreed** that the issue of a formal agreement with Ansford Parish Council regarding the management of the Fairfield should be agreed at the next Ansford and Castle Cary joint meeting on 16th April.

Action 200217/11: Town Clerk

TC141 Marketing & Communication

a) Marketing and Communications.

Penny Steiner reported that the next Marketing and Communication Committee meeting would take place on 24th February and that work on new gateway signs and the new style newsletter was progressing.

TC142 Finance and Management

a) To note that the Annual Return to the Charities Commission regarding the Donald Pither Trust has been completed.

Noted.

b) To approve the cash book and bank reconciliations for the current account for January 2020, the deposit account for October to December 2019 and the Donald Pither Trust for December 2019 and January 2020.

It had not been possible to have the bank reconciliations verified by a Councillor before the meeting, so it was **agreed** to defer this item to the next Full Council meeting on 16th March.

- c) To approve the February 2020 payment schedule for the Town Council and the Donald Pither Trust and to nominate Councillors to verify and authorise payments.

RESOLVED: It was proposed and unanimously agreed to approve the lists of payments as presented, that Margaret Bebbington would verify the payments on Tuesday 18th February and that Sally Snook would authorise the payments after verification.

Action 200217/12: Margaret Bebbington and Sally Snook

The meeting ended at 20:53.

Members of the Council are reminded that the Council has a general duty to consider the following matters in the exercise of its functions, that "No member of the public, job applicant, elected member or employee shall receive less favourable treatment on the grounds of gender, race, sexual orientation, marital status or disability"

The next meeting of the Town Council will be held on Monday 16th March 2020 in the Market House at 7:00pm. Any items for inclusion on the agenda should be forwarded to the Town Clerk by Thursday 5th March 2020.

Approved as a correct record.....16th March 2020