

Minutes of the meeting of the  
Pilton Parish Council  
In the Pilton Village Hall on  
Wednesday 5<sup>th</sup> September 2018 at 7.30pm

**Present:** Councillors Robert Kearle (Chairman)  
  
Holly Corfield  
David Drew  
Jean Foley  
Stephen Kearle  
Joe King  
Roger Noble  
Debbie Smith  
Angela Wynn  
  
Karen Buckley (Clerk/RFO)

8 members of the public were present

1 **CHAIRMAN'S ANNOUNCEMENTS:**

i Mobile phones should be switched to silent.

2 **APOLOGIES:**

3 **MINUTES:** of the 1<sup>st</sup> August 2018 to be approved.

4 **DECLARATIONS OF INTERESTS:** Councillor Smith – Predudicial Planning Applications 2018/1526/HSE and 2018/1527/LBC. Council Drew – Nothing at present but may do so in the future. Councillor Noble – Personal, Planning Application 2018/1867/FUL

5 **MATTERS ARISING:**

i Traffic Strategy:

- Update
- Puffin Crossing: Nigel Hewitt-Cooper advised that there was no further news, it is in the system but moving slowly.
- A361 meeting: Councillor King has attending another meeting. HE advised that there was interesting data on HGV's on the A361. There is a camera at West Pennard which takes a photo and another at Walton, 30% of HGV's that travel through West Pennard don't get to Walton, which means that the destination is not Hinkley. Councillor King will continue to attend the meeting however at present they are not sure of the way forward.

ii Highways: Updates re the following:-

- **Culverts:**
  - a) Blocked culvert at Cockmill Lane: Ref 525151, the items were inspected on the 16<sup>th</sup> March and the issue relates to lack of maintenance of the landowners ditches. Councillor Noble advised that the work has been completed but not by SCC but by Worthy Farm.

- b) Pylle Lane past the railway line there is a blocked culvert where the stream is flowing across the road; Ref 526389, an inspection of the location has been carried out and a jetting order will be issued to clear the partial blockage as soon as the necessary resources become available.
- **Blocked Drains/ Gullies:**
  - a) Meadowcroft: Ref 523675, the item has been inspected and the drainage was functioning at the time of inspection. The overall issue at this location has been referred to the flood risk management group who are based in Taunton who are now taking the lead.
  - b) Blocked drain outside Thornton House: Ref 524664, no flooding was found on original inspection however after inspection with Councillor R Kearle a jetting order will be issued to clear the partial blockage as soon as the necessary resources become available.
  - c) Drains are blocked at Lays Lane: Ref 524665, Gullies were working at the time of inspection on 22/2/18  
The drain in the road of the A361 opposite Parson Batch is blocked. Ref 524578, it is located near the footpath leading to Gabriels Orchard. This was in working order when SCC inspected it on the 22/2/18. This has since been located further down the road under debris and will be cleared as part of the planned programme.
  - d) The Gully was working when inspected 20/2/18. However after an inspection with Councillor R Kearle will now be cleared as part of the next planned works programme.
  - e) Overflowing drain in East Town Lane: SCC advised complete however Councillors advised that the drain is full and water is not running away. The drain needs sucking. SCC have requested a more precise location.
  - f) Drains and gullies need cleaning opposite Cutlers Cottage at Totterdown Lane. Ref: 526385. An order will be placed for the required works.
  - g) The drain needs clearing and the tarmac has lifted outside Shutwell House: The drain ref: 526378 has been inspected and a jetting order issued when resources are available.
  - h) The owners of West Cottage have spent money on drainage by putting bigger pipes in however the access for the water to get through is not good enough. Highways are asked to contact Councillor Noble for further information. The overall issue at this location has been referred to the flood risk management group who are based in Taunton who are now taking the lead.
  - i) Blocked Drains Perridge Farm: Ref; 526379 after an inspection with Councillor R Kearle will now be cleared as part of the next planned works programme.
  - j) The gully opposite the telephone exchange on Totterdown Lane needs emptying. Inspected 18/5/18 and will be included in the next programme of work.
- **Potholes**
  - a) Pothole at North Wooton down from Folly/Stoodley Hill: A more precise location has been requested by SCC.
  - b) There are very bad potholes outside Perridge Farm: Ref 524579
  - c) Potholes at the Ford in the middle of the village: An inspection was carried out on 9/5 and completed on 21/5/18.
  - d) A large hole has appeared at Westholme Junction by the Old Shop. An inspection was carried out and this does not constitute a safety defect. SCC has advised that the main road is inspected on a monthly basis and any safety defects will be actioned as necessary.

- e) Pothole at the bottom of Park Hill on the A361 at the Retreat, No Safety defects identified at this location. At Burford Crossroads and Stoodley Hill. The ditch at the same location needs clearing. Ref 526381, it is SCC's intention to put this location forward for patching as soon as the landowner has cleared the ditches. SCC have asked if the Parish Council are able to approach the landowner or provide their details to that they could write to them to request that they clear their ditches.
- f) It has reported to Councillor Wynn that a resident has tripped over a pothole near the sheltered housing by the Post Office/Village Hall. The resident is fine however this is obviously a concern as this area is busy area and used by the residents in the sheltered housing. Ref:526688, Inspected in 18/5/18 safety defects identified and works ordered to be completed by 15/6/18
- g) There is a pothole adjacent to Ashfield House in Bakery Lane. Ref 526689, Inspected 18/5/18 safety defects identified and works ordered to be complete by 15/6/18.
- h) There is a pothole in Totterdown Lane by Two Oaks. Ref: 526690, Inspected 18/5/18 safety defects identified and works ordered to be complete by 15/6/18.

- **General**

- a) Road Markings on Stoodley Lane and Bowermead Lane: These have been inspected and passed to traffic for inclusion in their works programme.
- b) Overgrown Vegetation: This has been referred to the 'Traffic Section'
- c) Visibility down Lamberts Hill: This has been referred to the 'Traffic Section'
- d) Yellow Lines at the bottom of Totterdown Lane: This has been added to the next Mendip Traffic Regulation Order with the support of Nigel Hewitt-Cooper. This is now only done once a year and likely to be done later in the year with all other Mendip sites.
- e) Compton Lane Ditches and gullies: Ref 523162, temporary grips cut, further works to improve grips through verge to be programmed. Ditch clearance rests with the homeowner.
- f) Damage by Badger set Westholme/Water Lane: Signs erected, site works to be programmed when permit can be obtained.
- g) Bank channels to ditch need redigging in Neat Lane: Ref 52476 Not a safety defect as on hill and not traffic impeding. Works will be considered for inclusion in programmed works.
- h) Ditch above Totterdown Lane blocked. Ref 526384, an inspection of the location has been carried out and a jetting order will be issued to clear the partial blockage as soon as the necessary resources are available. Ditches are the landowners responsibilities.  
There a large amount of litter on the A361 at Springfield Cross to Lamberts Hill. Litter should be reported to <https://www.mendip.gov.uk/streetclean?formid=10982>
- i) The signposts at Springfield Cross and Park Hill have been knocked down. Ref 525150, SCC advised that damaged fingerposts and arms are now undertaken by parish councils who may employ their own contractors as long as certain assessments and codes of practice is met. Details can be found on <https://www.somerset.gov.uk/policies-and-plans/schemes-and-initiatives/somerset-fingerpost-restoration-project/>
- j) Drop at Ford Lane/Weir Lane: Ref 526693 is on the programme for this financial year to install warning signs and a depth board.
- k) The finger on the sign at Stumps Cross to Shepton Mallett/Croscombe has been broken off. (See q above)

- l) Road breaking up in dip past Winding Lake Farm: Ref 526376, Barriers have been erected in the interim period and any necessary works will be arranged as soon as possible.
  - m) The sign at Burford Cross has been knocked over.
  - n) Ford Lane Warning signs and Depth Board: This has now been erected and Councillors advised that it is a very ugly sign.
- **New Defects:**
    - The wall belonging to Orchard House in Pylle Road seems to be unstable, it is along the road that leads to the playing fields and there is concern that children could be walking along side it.
    - There are bad potholes East Down Lane by East Town Lane.
    - The road down Perridge Hill is veering to the right and the road is cracking up in the middle.
    - The bridge in Stoodley has been hit for the second time and is considered dangerous by the Parish Council.
- iii Fingerposts & Signs:
    - Dog Fouling Notices: Councillor Noble advised that he has not been contacted by Mendip District Council. The Clerk will chase.
    - Sign near Toll Cottage: There has been no further update as to when the sign will be ready for collection. The Clerk will chase.
  - iv Community Speedwatch:
    - Update: Councillor King advised that the team continue to be active in the evenings. They have noticed that there are fewer HGVs in the evenings but cars are travelling faster, an average of 24 vehicles per hour travelling over 40mph.
    - Truck Count for August: The pattern remains the same between the high 80's and low 100's. It was suggested that a letter be sent to truck companies commending them on their careful driving though the village.
  - v The Crown Inn: Assets of Community Value: Councillor King advised that two other pubs that have received this status and other councils but have not yet received a response. Councillor King offered to contact them directly in the role as a Parish Councillor as it may have more of an effect as the Parish Council is keen to move this forward.
  - vi Police Report: August Police Report
    - 7<sup>th</sup> August** – Report of two ponies loose along Ridge Road, Pilton – Police attend secure the ponies and locate owner who attends.
    - 9<sup>th</sup> August** – Reporting a burglary in the village.
    - 19<sup>th</sup> August** – Report of an intruder alarm activation at Pilton Working Men's Club in the early hrs – Police attend and find alarm was set off accidentally.
    - 23<sup>rd</sup> August** – Report of a burnt out vehicle along the Bridal Way Ridge Road, Pilton – Police attend – Mendip Council dealing with removal.
    - 27<sup>th</sup> August** – Report of a van seen driving around the village, which appeared suspicious – Observations passed over police radio – No trace found.

**30<sup>th</sup> August** – Reporting a burglary in the village.

**30<sup>th</sup> August** – Report of an accident along Summers Hill Lane, Pilton – Police attend

- vii Pilton War Memorial:
- War Memorial Planning Application: Permission has now been granted with the conditions.
  - Repairs, pointing, cleaning and additional names: It was agreed by the Parish Councillor that all works would be carried out as per the original quotation received. Councillor Noble is happy to meet with the company.
  - Remembrance Sunday: The British Legion has now folded but members are still hoping to do the Remembrance Sunday. The Parish Council will now take the lead role. The Clerk will check regarding insurance cover.
  - Update from Historic England re funding: No response has ever been received, it was agreed to remove this from the agenda.
- viii Low Cost Housing: Low Cost Housing Criteria – S106 –  
**Proposal for new section 106 agreement, local connection criteria, for the next phase of low cost housing in Pilton**  
There is a strongly perceived need in the parish of Pilton to tighten up the local connection for the low cost houses.  
Therefore Pilton Parish Council have produced this proposal for the new local connection criteria for the next phase of the low cost housing.
1. The applicant or one of their parents/guardian were born in the parish of Pilton.
  2. The applicant or one of the parents/guardian have lived in the parish of Pilton for more than 10 years or the qualifying applicant who immediately prior to such an application can evidence a previous residence within the Parish of at least five years e.g. rent contract, council tax and utilities.
  3. A qualifying applicant who has immediately prior to such allocation been ‘permanently employed’ in the Parish. Permanently employed shall mean having a permanently continual contract of employment for at least the preceding 5 years.
- ix Overgrown Vegetation/ASBO’s: Nigel Hewitt- Cooper will contact Councillor R Kearle regarding the ownership of the verges. Barrie Fox has drafted a letter that could be sent to residents prior to works being carried out. The vote was unanimous in support. The Clerk will send a copy to SCC.
- x GDPR: The Clerk has been disposing of paperwork that GDPR states that is no longer required.
- xi Neat Lane PH2 Consultation: Councillors Wynn, Corfield, Foley and Smith attended regarding 18 new homes, the mix of bedroom size is unknown until the Housing Needs Survey is completed. It will be an extension to Maggies Farm, using the same entrance. It was felt that it would be congested.
- xii Shepton Mallet Library: The parish Council has been asked to support leaving the library where it is. It was agreed that the Clerk would write to Mendip District Council asking that an alternative site be found in the town centre. The draft letter will be sent to Councillors for approval.

Update from Nigel Hewitt-Cooper

The Library Consultation received over a thousand responses and closed in June. Somerset Council have an overspend of £12 million on Adult Social Services, The

population over 80 years of age needing care will double in the next fifteen years. The total overspend is £350 million with interest charges of £15k per month.

Both Mendip District Council and Somerset County Council have lost Planning Officers and are having to pay agency staff instead at a higher cost. Enforcement Officers have also left Mendip District Council.

Waste Collection lorries were breaking down over the summer, these are not being replaced as the contract finishes in the next eighteen months.

The Hinkley jetty is due to be finished in the second quarter of 2019.

Attempts to go paperless at SCC have been problematic, however by having tablets instead of printing agendas a saving of £60k a year will be saved.

Mendip District Council are financially stable. Over one hundred planning enforcements have been cleared. The distribution centre that MDC investing in is making a 4% profit.

There is potential for the Hinkley Point Community Fund to pay for the puffin crossing although Nigel advised that the bus shelter would have to move in line with the zig zag line legislation..

Thanks was given to Nigel.

## 6 PLANNING

- i Application Number: 2018/1843/OTS  
Proposal: The Development of a new mixed use neighbourhood comprising of up to 600 dwellings (Use Class C3), elderly persons provision (use oClass C2/C3), land for a new primary school, a new local centre comprising of Use classes B1, A1, A2, A3, A4, open space relocation of the Mid-Somerset show ground, diversion of a public right of way, access roads and all other associated and necessary on site infrastructure. Details of the new access arrangements to be determined at the outline application stage.

Location: Land West of Cannards Grave Road, Shepton Mallet

Applicant: C/O Agent

Application Type: Outline – Some Matters Reserved

Pilton Parish Council Recommends: Refusal

Councillor Wynn proposed, Councillor Smith seconded on the grounds that it is a heritage site. The vote was 5 in favour and 1 against refusal of the application.

Application Number: 2018/1729/HSE

Proposal: Erection of replacement garage and curtilage outbuilding

Location: Bridge Cottage, Compton Lane, West Compton.

Applicant: Mr Charlie Armytage

Application Type: Householder Application

Pilton Parish Council Recommends: Refusal

Councillor Noble proposed, Councillor King seconded refusal of the application on the grounds that it is too big compared to the size of the house.

Councillor S Kearle proposed, Councillor Corfield seconded acceptance of the application. The vote was 4 to 3 in favour of refusal.

Application Number: 2018/1526/HSE

Proposal: Alterations to provide a new double garage and on site car parking

Location: Mulango House, Higher Westholme Road.

Applicant: Mr & Mrs Smith

Application Type: Listed Building Consent

Pilton Parish Council Recommends: Approval

Councillor Smith read a statement in support of the application. 3 letters were received in support of the application and 1 against.

Councillor Smith left the meeting.

A member of the public spoke in support of the application.

Councillor S Kearle proposed approval, Councillor Drew seconded. The vote was unanimously in favour.

Application Number: 2018/1527/LBC

Proposal: Alterations to provide a new double garage and on site car parking

Location: Mulango House, Higher Westholme Road.

Applicant: Mr & Mrs Smith

Application Type: Listed Building Consent

Pilton Parish Council Recommends: Approval

Councillor S Kearle proposed approval, Councillor Drew seconded. The vote was unanimously in favour.

Councillor Smith returned to the meeting.

Application Number: 2018/1977/HSE

Proposal: Erection of a timber carport over existing parking areas

Location: Stonecrest Weir Lane Pilton

Applicant: Mr Giles Webb

Application Type: Householder Application

Pilton Parish Council Recommends: Approval

Councillor King proposed acceptance, Councillor Noble seconded, the vote was unanimously in favour.

Application Number: 2018/1867/FUL

Proposal: Development of 6 Self Contained Lodges & Associated Infrastructure (Change of Use of Land)

Location: Midsomer House Farm, East Compton Road, East Compton

Applicant: Mr & Mrs Rupert and Maris Gibson

Application Type: Full Application

Pilton Parish Council Recommends: Approval

The agent spoke regarding the application, he stated that Highways have no issue with access.

Councillor S Kearle proposed acceptance, Councillor King seconded, the vote was unanimously in favour.

Application Number: 2018/2005/TCA

Proposal: To fell one Norway Maple T1

Location: Cumhill House, Cumhill Lane, Pilton

Applicant: Mr David Johnson

Application Type: Works/Felling Trees in a CA

Pilton Parish Council Recommends: Approval

Councillor Noble proposed acceptance, Councillor S Kearle seconded. The vote was unanimously in favour.

Application Number: 2018//1828/HSE

Proposal: Single storey 'lemonary' to the south east side of the main house. Blocking up two existing first floor windows to the existing dining wing, forming two

rooflights in the north eastern pitch of the existing dining wing roof. Forming a new small terraced area behind the existing dining wing.

Location: Cockmill Croft Farm, Cockmill Lane, East Pennard

Applicant: Ms Jennifer Oldland

Application Type: Householder Application

Pilton Parish Council Recommends: Approval

Councillor Noble proposed approval, Councillor S Kearle seconded, the vote was unanimously in favour.

ii MDC planning decisions and recommendations:

Application Number: 2018/1278/FUL

Proposal: Erection of a 124kw Anaerobic Digestion Plant and associated infrastructure.

Location: Worthy Farm, Worthy Lane, Pilton

Application Type: Full Application

Decision: Approval with Conditions

Application Number: 2018/1372/VRC

Proposal: Variation of condition 2 of planning consent 2017/2689/FUL which seeks to permit the installation of solar panels on the southern aspect.

Location: Minda, Top Street, Pilton

Application Type: Variation or removal of conditions

Decision: Approval with Conditions

Application Number: 2018/1376/FUL

Proposal: Construction of farm access track from compacted crushed stone (track 4).

Location: Steambow Farm, Steanbow, Pilton

Application Type: Full Application

Decision: Approval with Condition

Application Number: 2018/1155/CFC

Proposal: Confirmation of compliance of conditions 3, 5, 7, 8, 14, 15, 16 and 18 of planning consent 094229/007 for the conversion of barn to disabled holiday accommodation.

Location: Barn at Brook House Farm, Compton Lane, West Compton

Application Type: Confirmation of Condition Compliance

iii Public Enquiry

Application Number: 2017/0935/CLE

Proposal: Use of land for residential use of caravans for more than 10 years

Location: Beggars Roost, Pylle Road.

Applicant: Mr Ray Loxton

To be held at the Council Chamber Mendip District Council Offices, Cannrds Grave Road, Shepton Mallet On 25<sup>th</sup> September at 10am

iv Enforcement:

- Cock and Bull Drove: No update
- Beggars Roost: No update
- Friars Oven Farm: No update
- Tanyards Lane: No update
- West Compton: No update



7 **FOOTPATHS:**

- i Update: The ASBO's have requested clarity from Somerset County Council as to who owns the verges. It was agreed that the ASBO's should continue to work where there is no confrontations and only work on the footpaths. The footpaths are all in good condition and signs are being replaced.  
The owners adjacent to the footpath at East Town Lane are prepared to cut bushes back to where the path used to be.  
It was agreed that the ASBO's could cut back any Ragwort on the main road as it is dangerous.

8 **FINANCE:**

- i Financial Statement:

Balance b/f from 31/07/2018						24,098.55
Plus banked:						
						£ -
Less cheques drawn:						
2050		K Buckley				£ 341.05
		(£10 home working allowance, ink,paper)				£ 73.98
2051		W Lynn				£ 36.00
2052		Ron England				£ 35.20
						£ 486.23
Balance at 31/07/2018						£ 23,612.32

ii Financial News:

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**CORRESPONDENCE:**

- i. Public Sector Executive Online 27/7
- ii. A36 Action Group Invite 23/7
- iii. Public Sector Executive Online 30/7
- iv. Rural Services Network, The Rural Bulletin 31/7
- v. Monthly Parish Bulletin – July 2018
- vi. Northern Powerhouse uncovered, EVO North 31/7
- vii. Rural Services Network, RSN Rural Funding Digest – August Edition 1/8
- viii. Consultation: Bye Laeas on Sites of Special Scientific Interest 25/7
- ix. Public Sector Executive Online 2/8
- x. Public Sector Executive Online 3/8
- xi. Weekly Update from James Heappey MP 3/8
- xii. Public Sector Executive Online 6/8
- xiii. Chair of Councils Civic Service 6/8
- xiv. Rural Services Network, The Rural Bulletin 7/8
- xv. Patient Engagement Weekly Bulletin Tuesday 7<sup>th</sup> August
- xvi. Public Sector Executive Online 10/8
- xvii. Consultation: LGA green paper for adult social care and wellbeing 10/8
- xviii. Weekly Update from James Heappey MP 10/8
- xix. Evo North 13/8
- xx. Public Sector Executive 13/8
- xxi. Rural Services Network, The Rural Bulletin 14/8
- xxii. Ministry of Housing, Neighbourhood Planning Briefing 14/8
- xxiii. Evo North 16/8
- xxiv. Public Sector Executive Online 17/8
- xxv. Public Sector Executive Online 20/8
- xxvi. Rural Services Network, The Rural Bulletin 21/8
- xxvii. SCC, Structural Maintenance Programme 21/8

- xxviii. Weekly Patient Engagement Bulletin 22/8
- xxix. Community Connector Training 23/8
- xxx. SWP Recycle Monthly Briefing August 2018
- xxxi. Patient Engagement Weekly Buletin 23/8
- xxxii. Public Sector Executive Online 24/8
- xxxiii. Public Sector Executive Online 28/8
- xxxiv. St Margarets Newsletter Sept 18
- xxxv. Plans for Dementia Day Services 28/8
- xxxvi. Rural Services Network, Rural Bulletin 29/8
- xxxvii. Public Sector Executive Online 30/8

10 **BURIAL GROUND**

i Maintenance reports:

Two reports were received both were fine.

11 **ITEMS FOR COUNCIL'S INFORMATION:**

i Roundabout report

The Village Litterpick is being held on Saturday 27<sup>th</sup> October at 9am at the Village Hall. Refreshments will be provided. It is everyones responsibility to keep our village tidy.

If you are planning fireworks please be considerate to both your neighbour and animals. Let you neighbours know so precautions can be taken.

This year marks 100 years since the end of First World War. A remembrance service is being held starting at the War Memorial.

Councillors have been made aware of the overgrown vegetation in Bread Street which needs cutting back to wall level. Work has already started.

12 **NEXT MEETING:** Parish Council Meeting Wednesday 3<sup>rd</sup> October 2018 at 7.30pm

Meeting closed 9.09pm