

TRULL PARISH COUNCIL

Minutes of Trull Parish Council held in the Pearce Suite, Trull Memorial Hall,
Church Road, on Monday 16th March 2020, at 7.15pm.

Present: Mr A Kent, Mrs J Wooldridge, Mr B Pretty, Ms T Dean, Mr L Forgham, Mr N Hancock, Mrs A Hudson and Mrs A Clark together with approximately 10 members of the public.

In attendance: Mrs S Millard-Jones - Clerk
Cllr S Wakefield – SWT

Prior to the commencement of the meeting, the Vice-Chair invited comments from members of the public relating to items on the agenda or on issues to be discussed at a later date.

419/20 Apologies for Absence.
Apologies of absence received from Mr S Keen, Mr D Lindfield, Cllr M Hill and PCSO L. Smith.

420/20 Declarations of Interest.
Mr A Kent & Mrs J Wooldridge – Trull Meadow

421/20 Minutes of the Meeting held on 17th February 2020
Minutes of the meeting held on 17th February were agreed and signed by the chairman.

422/20 Matters Arising.

a. Hedge cutting allotments (min 359/19)
Mrs J Wooldridge has not heard from the landlord yet.
RESOLVED:
To pass the landlords email to the clerk who will contact him by email with a read receipt. to ensure it has been received.

b. VE Celebrations (min 361/19)
A meeting has taken place with the pageant master. It was hoped that a decision could be made as to whether the celebrations would be able to take place or not. It was also hoped that if it had to be postponed that maybe it could take place on VJ day (15th August). Trull Parish Council (TPC) wait for guidance from HM Government.

c. Human Resources Sub-Committee (min 388/20)
The clerk reported that she has written the Terms Of Reference for the committee and is proofing the existing policies.

d) Any other matters arising not covered by agenda items below;
Electric Car Charging Point.
Last year £1500 was set aside for an electric car charging point on the understanding that TPC would be eligible for the Workplace Grant. Unfortunately, TPC are no longer eligible which means the total installation would now cost £3413.75 plus VAT. The District Council have agreed a grant of £1000 which brings the figure down to £2413.75 plus £682.75 VAT. The District Council and have now had confirmation that they are prepared to increase the grant from £1000 to £1500, if TPC could find another £500 from within their budget, then TPC would be able to go ahead. The Podpoint quotation is still valid. The District Council do not need to see the money spent by the end of the tax year, merely committed.
It was proposed that a further £500 was allocated from TPC funds to commit to the car charge point.
The vote was unanimously supported.

423/20 Chairman's Report.
This month has been dominated by coronavirus and the implications for the community, particularly those in their 70s who may find themselves isolated in their own homes for several months. I understand that the Government has just announced that those who are in full time work and healthy will be allowed to continue going to work provided they take sensible precautions. We will be covering the implications later in the agenda, but I would like to record our thanks to Trull Stores who have ordered in four months' worth of stock so they do not run short. That is a very public-spirited gesture and I do encourage everyone to support them.

The other major event was the burst pipe in the Sports Pavilion on Saturday that took down most of the ceiling on one room and flooded the building with 2" of hot water. Thanks to prompt action by the Clark family and Brian, the water has now been mopped up but the building is unsafe and out of action for several weeks, possibly a month.

424/20 Police Report.
PCSO L. Smith sent a report in her absence;

The following calls have been made to the police:

4 x Abandoned 999 calls
2 x Anti-social Behaviour (ASB)
2 x criminal damage
1 x burglary
1 x public order
1 x concern for welfare
3 x suspicious incidents.

1 ASB, 1 criminal damage and 1 burglary all relate to one report from an address at the top end of Trull Road.

There have been a few reports that the last few weekends consecutively, there have been a group of youths knocking doors and running away. For this reason, the police will be increasing patrols in the village and playing fields. Over the weekend a few youths were found to be smoking cannabis in the playing field. The drugs were seized and the individuals dealt with accordingly. Please continue to report any suspicious behaviour or ASB using the 101 number.

425/20 **SCC Report.**
No report.

426/20 **SWT Report.**
Cllr S Wakefield apologized profusely for the planning meeting that took place regarding the Trull/Comeytrowe development. She felt as though a lot of the planning members did not understand the history behind the matters arising. The team didn't seem particularly prepared for question. All of this has been raised as a matter of concern. Cllr S Wakefield urged TPC to write a very strongly worded letter. The Chairman has already written a strongly worded letter in his own right to the Leader of the District Council as have numerous other members of the public. There have been a few instances of theft in Pitminster, so she urged the people of Trull to be vigilant.

427/20 **Coronavirus**
There have been a number of questions as to how TPC can continue to operate given that over half of them are in the vulnerable age group. SALC are awaiting Government advice. However, they understand that Parish Councils, whose members tend to be from the vulnerable age group may have to stop holding meetings and try and conduct their business by phone or video. More work will inevitably fall on the Parish Clerk, but hopefully, it can be spread out as much as possible. SALC expect to advise all Parish Councils to postpone their AGM until the Autumn. That means the current officers will have to stay in post until then. It is likely that the March Parish Council meeting may be the last for several months.

The following advice has been given by SALC about future meetings; *One action, I would urge all councils to consider at the moment is to put in place the necessary delegations to ensure that the day to day activities of the council (especially payments) can continue in the event of formal meetings having to be cancelled. The simplest way of doing this, is to resolve at a meeting to delegate all such financial and administrative matters to the clerk in consultation with the chairman and vice chairman. I am currently putting together a series of recommendations/delegations for my own council and will share this with you later in the week.*

RESOLVED:
All councillors unanimously supported this motion.

Turning to our community, we have a large number of potentially vulnerable parishioners both inside and outside the village itself. The chair has been in touch with the Rector and suggested the PCC and PC work together to create a Trull Coronavirus Support Team to provide support for the vulnerable in the community. As well as providing someone they can talk to and ask for help, it will also provide information to families elsewhere in the country who are concerned about the welfare of elderly relatives in the village. I have already had one such request. I have a meeting on Friday with the PCC, Trull Facebook and Pastoral Care Team to agree what support we should offer and how best to go about it.

428/20 **Trull Meadow update**
To date, the Trull Meadow Fund stands at £162K over half of which is in the form of five-year interest free loans. Two weeks ago, the Trustees met with TPC and briefed them on their strategy and business plan for acquiring the meadow. There was a useful exchange of views following which, the Trustees submitted a formal request to the Parish Council to note their intention to make an offer for Trull Meadow and request two grants of £30K next year. Should Trull Meadow funds not be sufficient to repay the loan and if and only if enough CIL money has been received.

Last year, TPC set up the Working Group to see how best to safeguard the meadow from development. An amazing sum of money has been raised through hard work by a number of individuals.

Mr A Kent and Mrs J Wooldridge left the meeting in respect that they are Trull Meadow Trustees.

Mr N. Hancock chaired the Trull Meadow agenda item in absence of Mr A Kent and Mrs J Wooldridge.

The meeting was temporarily suspended for comments from members of the public.

~~Mr A Sawyer~~ Cllr S Wakefield told TPC that she met a man on the way to the meeting still wanting to make a donation for the purchase of the meadow. She was certain that the use of CIL money to purchase the meadow would be an acceptable use of funds. ~~He~~ It was explained that the Trull Meadow Working Group (TMWG) has been working hard to secure the land for residents without TPC having to take liability. Formal negotiations have started with Queens and TMWG will need to confirm their position with them by the end of March. ~~Mr A Sawyer~~ The TMWG explained that they would like to take the opportunity to make the formal request that was discussed at a closed door meeting held between TPC and TMWG in February. The request was for two grants of £30k, one in April 2021 and the other in October 2021 to help re-pay the loans if needed. This would be dependent on TPC having received CIL money or if there were exceptional circumstances that would result in other expenditure taking a priority.

Mr A Reeve The TMWG explained that two business plans had been shared with TPC at the previously referred to meeting. And that the second plan was the absolute worst case scenario and planning for the unknown. At this stage, TMWG are hoping to not need the requested funds, but this depends on how much money ends up being gifted or becomes a loan.

The meeting was re-opened and the chair called upon the councillors for their thoughts and input.

Concerns were raised about the availability of CIL funds and questions were raised as to the actual amount of CIL that will be paid by the developers considering the original figure was based on the first tranche of housing to be 200 and now it is likely to be only 70.

A suggestion was put forward to offer commitment to smaller amounts throughout the project.

Concerns were raised as to whether a public consultation should have taken place on how the CIL funds would be spent. It was confirmed by SALC that at this stage, TPC could look to have a consultation with the public further on when the funds become available.

Councillors were asked whether their decision would be affected if smaller amounts were to be offered. All were in agreement that it would not.

The remaining councillors were asked if they felt as though they had enough information in order to make a decision to agree or be opposed to the TMWG request for funds.

The chair asked for all councillors to vote. 1 councillor voted in favour and 5 were against.

~~Some~~ One councillor felt that the business plan was not sound enough for them to support the purchase.

Mr A Kent and Mrs J Wooldridge returned to the meeting.

429/20

Planning

Applications for decision:

i) 42/20/0006 -

Application for approval of reserved matters following Outline Application 42/14/0069 for the appearance, landscape, layout and scale for the erection of 70 No. dwellings, hard and soft landscaping, car parking including garages, internal access roads, footpaths and circulation areas, public open space and drainage with associated infrastructure and engineering works (Phase 1a Parcel H1b) on land at Comeytrove/Trull

The meeting was suspended for a member of the public to speak;

It was expressed that the appearance of the affordable housing is poor and should be improved. Concerns were voiced that despite the world being in the midst of a climate crisis, there are no solar panels on the houses. No accommodation for the elderly and off-street parking were also serious issues that were disapproved of.

The meeting was re-opened.

RESOLVED:

A letter to be drafted to oppose the application covering the following points;

F1 Reducing flood risk - 'incorporate an acceptable SUDS system'. The SUDS scheme is not currently acceptable - a fact agreed by the LLFA.

H2 Housing 'in keeping' - 'incorporate existing mature trees and hedges into the proposals' and 'demonstrate a positive contribution to the natural environment'. The application will require the removal of hedgerows and does nothing positive for the natural environment.

H3 - Affordable Housing - 'affordable housing should be built to a standard and distributed on the site in a way which makes it indistinguishable from homes on the private market'. The affordable homes are grouped together, forming the only rows of terraces on the site.

H5 - External space - 'To provide storage space for waste and recycling bins'. The external space is inadequate.

Also, the application does not conform to the principles of Garden Town Planning which it is required to do following the government grant to the District Council for Garden Town status:

1. The consultation with local residents has been inadequate.
2. The design of the houses and the layout is extremely poor quality. There will be parking issues which will create difficulties for emergency vehicles and look unsightly.
3. There is a lack of different tenures and accommodation for all ages (as stipulated in the Government's guidance).
4. There is a lack of renewable energy planning.
5. There is a lack of future proofing - including acknowledgement of climate change, increased rainfall etc.

ii) 42/20/0007 & 42/20/0008

Erection of a single storey extension to the side of Dipford Barn, Dipford Farm, Dipford Road, Trull

RESOLVED:

TPC to oppose the application based on the fact that the proposed build will fall upon agricultural land which will require change of use. There has been no application for change of use. The design is not sympathetic to the rest of the building.

iii) 42/20/0009

Replacement of garage with the erection of 1 No. dwelling with associated works at 1 Fairview Terrace, Wild Oak Lane, Trull
RESOLVED:

To oppose on the basis of the material consideration of the removal of parking and increasing the number of cars that would need to be parked on the road following the conversion.

iv) 42/20/0010

Variation of Condition No. 02 (approved plans) of application 42/18/0040 on land adjacent to The Old Rectory, Wild Oak Lane, Trull.

RESOLVED:

To support the application.

v) 42/20/0012

Erection of single storey rear extension at 26 Trull Green Drive, Trull.

RESOLVED:

To support the application.

vi) 42/20/0013

Erection of two storey rear extension and replacement single storey rear extension at 3 Fairview Terrace, Wild Oak Lane, Trull

RESOLVED:

To oppose on the basis of the overbearing nature of the proposal and the issue with regards to rights of way.

vii) 42/20/0014

Erection of two storey extension and open porch to north, single storey extension to south and detached garage at Malindi, Honiton Road, Trull.

RESOLVED:

To support the application.

430/20 **Report on applications considered under delegated powers.**
No report

431/20 **Report on decisions by SWT.**
No report

432/20 **Reports on the following (if appropriate):-**

a) Neighbourhood Plan

Nothing to report.

b) KGV Pavilion

A revised quote has been received for the re-surfacing of the of the playground and a deposit has been paid. The pavilion is out of use and some of the bookings have been re-allocated to the Memorial Hall. Parsons to be contacted about making two visits per cut – to remove the dead grass.

c) Allotments

Water being turned on at the end of March.

d) Footpaths

No report.

e) Highways

Had no response regarding the contact made about concerns at Staplehay Cross.

f) Open Spaces

The latch has been stolen from the new gate.

RESOLVED:

To buy a new latch.

g) Village Field

No report.

h) Flooding

Dipford Road flooded badly.

i) Trull Village Memorial Hall

£400 raised at the jumble hall held at the Memorial Hall. These funds will be used for future projects.

j) Alms houses

Next meeting in April. Still no secretary.

k) Parish Charity Lands

3 grants have been awarded this year.

l) Trull School

No report.

m) Book Exchange

Dee has now left the village, but looking to continue with the book exchange.

n) OS Working Group

No report.

o) SALC

No report

433/20 Matters of Correspondence for Report.

- Cllr Federica accepted the invite to attend the AM in May.
- Somerset Village of the Year – to go into the April newsletter.

434/20

Finance

a) Accounts for Payment The following bills were approved for payment

To whom	Account	Description	Total	
Memorial Hall	TPC	Room hire – 13 th & 14 th Jan	£36.00	
Memorial Hall	TPC	Room hire – 11 th & 16 th Dec	£24.00	
Memorial Hall	TPC	Room hire – 24 th Feb	£15.00	
Memorial Hall	TPC	Room Hire – 6 th & 17 th Feb	£36.00	
TLS	TPC	Noticeboard keys	£9.60	
AL & JL Burrough	TPC	Hedge Trimming	£120.00	
ICO	TPC	Data Protection Fees	£40.00	
S Millard-Jones	TPC	Salary	£820.02	
HMRC	TPC	NI	£18.88	
S Millard-Jones	TPC	Broadband, Telephone & mileage	£34.88	
S Millard-Jones	TPC	Paper, stationary, keys	£29.70	
				£1184.08
B Pretty	PFMC	Pavilion Cleaning	£52.99	
Coomber Security Systems	PFMC	12 month maintenance charge	£144.49	
Abacus Construction	PFMC	Resurfacing – deposit	£855.60	
EDF	PFMC	Dec - March	£580.06	
				£1633.14

b) Receipts Received

FEBRUARY			
Allotments	TPC	£24.00	
Interest	TPC	£1.66	
Pavilion	PFMC	£1543.50	
			£1569.16

c) Any other financial matters reported to the clerk prior to the meeting

Laptop approved for clerk up to the value of £600 and to include insurance, case and windows package.
 Clerk training approved to the value of £130 to cover the following courses;
 Preparation for internal audit
 Understanding internal audit
 Essential Clerk – Powers and Duties
 Essential Clerk – Meetings, Agenda & Minutes
 Total cost to be shared with Corfe Parish Council.

435/19

Date of next meeting;

The next meeting will be held on Monday 20th April at 7.15pm.

There being no further business, the meeting was closed at 21.26.