

FLAX BOURTON PARISH COUNCIL
MINUTES OF PARISH COUNCIL MEETING HELD
AT THE VILLAGE HALL, FLAX BOURTON
MONDAY 13th November 2017

Meeting Commenced: 7.30pm

Meeting Concluded: 8.32pm

PRESENT: Councillors: Mrs Moss (Chair), Mrs Ellis, Higgins and Buckley.
 Clerk: Sarah Jezard.

IN ATTENDANCE: One member of the public present.

Prior to the meeting, one member of the public stated that the appeal on the proposed development at Morgan Place has been dismissed.

1. To note any apologies for absence

Apologies: Councillor Lillington.

2. To receive Councillors' declarations of interest in items on the agenda and to consider any written applications for dispensations.

None declared.

3. Vice Chair to sign Declaration of Acceptance of Office.

Declaration of Acceptance of Office signed by Councillor Mrs Ellis and witnessed by Clerk Sarah Jezard.

4. To approve and sign the minutes of the monthly meeting of the Parish Council held on Monday 9th October 2017.

It was resolved to approve and sign the minutes of Monday 9th October 2017. Proposed by Councillor Mrs Moss and seconded by Councillor Higgins; vote taken and all in favour.

5. Financial reports

- **To approve the monthly expenditure, budgetary control and bank reconciliation reports.**

All three reports were taken en bloc and it was resolved to approve the cashbook, budgetary control and bank reconciliation reports for October along with expenditure of £2,036.09 for November 2017, detailed as follows;

Flax Bourton Youth Group July	568.75	0.00	568.75
Staff salaries	856.18	0.00	856.18
October Playground Inspections - GB Sport	120.00	20.00	100.00
VAT for Playdale Repairs from August	59.24	59.24	0.00
Bin-it Dog Bins	105.82	17.64	88.18
ALCA Finance and Accounting Course - Clerk	50.00	0.00	50.00
Councillor reimbursement	14.95	0.00	14.95
Clerk reimbursement	15.65	0.00	15.65

Clerk reimbursement	5.50	0.00	5.50
Fees to Grant Thornton for 2017 Annual Return	240.00	40.00	200.00
TOTAL	£2,036.09	£136.88	£1,899.21

Proposed by Councillor Mrs Moss and seconded by Councillor Mrs Buckley; vote taken and all in favour.

- **To discuss 2018/2019 budget considerations**

The budget for 2018/2019 will be reviewed during November and a draft budget will be presented at the December meeting. If anybody has any items that they would like to be included in next year's budget, please notify the Clerk.

6. To co-opt a new Councillor to fill the existing vacancy.

Mr Mel Burton was co-opted into one of the current Councillor vacancies. He signed the Declaration of Acceptance of Office in the meeting, which was witnessed by the Clerk, and was provided with a New Councillors Pack. He will now complete the Register of Interests form within 28 days of his appointment. Contact details will be added to the website and notice boards.

7. Planning, Licencing and Development:

- Local Development (Core Strategy) Update
 - No update
- Joint Spatial Plan (JSP) Consultation

Councillor Higgins provided an update on the JSP and the proposed Grove Farm development.

He updated the meeting on the Taylor Wimpey presentation that took place on Thursday 9th November at Backwell Parish Hall which gave details of plans to build 700 new homes on Grove Farm, Backwell. At this meeting, some insight was given to the detail of the JSP and the potential impact of new infrastructure on Flax Bourton. As such, Councillor Higgins will draft a response to Taylor Wimpey asking them to consider the impact of any new development and infrastructure on its service councils. This will be drafted, approved by Councillors and submitted by Friday 17th November.

Concern was specifically raised by Councillors about the proposed link road that will run from Backwell, through Backwell Common to a point on the A370 close to the Cricket Field in Flax Bourton.

Councillor Higgins will now await the JSP final plans and consultation period, due to commence 22nd November. Councillors will also talk to people locally to understand concerns, thoroughly analyse the plan when it is issued and put the JSP on the agenda for the December meeting.

Consultation Process for JSP

Subject to approval by the four councils, the proposed public engagement is due to run from **22 November 2017 until 10 January, 2018**. Following this process, the draft plan, along with all of the feedback received will be sent to the Secretary of State (SoS) for their review and approval next year.

The draft plan will then be examined in public by an Independent Planning Inspector, who will then make a report back to the local authorities, which may include proposed amendments. Once satisfied that the plan meets all planning rules and laws, the four councils must adopt the plan, giving it statutory authority. At that point the approved JSP would sit above and guide the review of the councils' own Local Plans.

Details of the process by which the JSP has been developed, and previous consultation papers can be found online at www.jointplanningwofe.org.uk. Details of the new draft JSP and supporting papers will be published once the four councils have considered and approved the plan for the further stage of engagement.

8. To discuss progress with the Parish Council's lease of Designated Community Land (DCL) adjoining the school from North Somerset Council.

The work on the school expansion has now commenced. North Somerset Council completed the purchase of the freehold of the Designated Community Land on the 26th October 2017. It has come to our attention that there is a buy-back option on this land which FBPC were unaware of, and which was outside of the Heads of Terms. However, we do not believe this will hinder the progression of the lease and the buy-back only appears to be applicable if the land is no longer to be used for community use.

FBPC is keen to progress the lease and our Solicitor, Steve Schofield, has emailed Stuart Bates with a 'Request for Information' to ensure the lease is in line with the original Heads of Terms. Once we have received the replies to the 'Request for Information', we will be able to make a decision whether to take the lease on part of the land now and part later, or a lease on all the land after the school expansion work has been completed.

In addition, the Trustees of the Wraxall estate have not yet come back to FBPC on the additional part of the lease.

As far as we are aware, the Youth Club lease has not yet been surrendered. There is an outstanding question of the water supply and whether the Youth Club need to turn off the supply when they surrender their lease, put in a standpipe as a temporary measure or if the Contractors may want to use the water supply. NSC have also highlighted that there are issues with both the location of the water meters and water pipe. There are also tree restrictions in the area. These issues need to be resolved with Bristol water and the Tree Officer before a decision can be made about the water supply.

The Clerk will keep in touch with Karen Jarvis of North Somerset Council on the issues highlighted above.

9. To receive an update on the progress of actions from previous meetings.

- i. **Playground repairs.** Repairs have been completed and all risks on the latest playground inspection are low.
- ii. **Battle's Over, A Nation's Tribute.** Councillor Buckley to progress with the school.
- iii. **Increased traffic on the A370 due to the new link road.** Clerk has spoken with Backwell Parish Council who have stated the timing of the traffic lights at the Backwell traffic lights is as it should be and cannot be changed. Clerk to progress further with Rob Thompson at the NSC Highways Department.
- iv. **Walking bus at the Flax Bourton School.** Councillor Mrs Buckley to take the safety of the children up with the school. Councillor Mrs Moss suggested that Mrs Buckley review the travel plan that was submitted with the planning application to see if anything was mentioned about the future of walking buses
- v. **Defibrillator.** PDF's of instructions will be hosted on the website and shared on Facebook.
- vi. **Broadband.** Awaiting update from Geoff Coombes. New speed broadband has been delayed significantly.
- vii. **Website.** Strategy and new sitemap has been drafted. First draft of content to be complete by end of November.

10. Open forum.

Speed check on Station Road. It is believed the speed check was set up on Station Road during early November. Clerk will now follow up with Rob Thompson at NSC Highways Department to find out about the results of this.

Tarmac Quarry Clean Up. Clerk to contact Otava Karhunen to see when the next clean-up of the roads is due to take place.

Councillor Vacancy. One vacancy still exists for Councillor for Flax Bourton Parish Council. One application has been received so far and the closing date for applications is Friday 24th November. Co-option into this vacancy will take place at the December meeting.

Budget. The draft budget will be presented at the December meeting.

Councillor Mrs Moss provided her apologies for the meeting in December.

11. The next meeting of Flax Bourton Parish Council is on Monday 11th December 2017 at 7.30pm at Flax Bourton Village Hall.

There being no further business, the Chair closed the meeting.

Signed

Dated