

**MINUTES OF MEETING OF RODE PARISH COUNCIL HELD IN RODE MEMORIAL HALL
ON TUESDAY 14th June 2022 AT 7.30 pm**

CONFIRMED

Present:

Cllr Mike Salmon – Chair (MS), Cllr Andy Pickett (AP), Cllr Ann Edney (AE) and Cllr Pat Restorick (PR)

In attendance: Cllr Barbi Lund, Hugh Williams – Clerk and 2 parishioners.

1. Public Participation: Concerns were expressed over the state of the path from the Church Farm development to the village playing field. It was apparent that there was a specification (under the S106) for the path within the development; however, as soon as this became a ‘rural path’ there was no written specification and a poor quality path now was in place. Concern was also expressed that the path over the bridge and around the side of the children’s play area was not suitable for buggies, pushchairs or mobility scooters.

Discussions revealed that Mendip (following site meeting at end of May with the Enforcement Officer) could currently not force Autograph to improve the path as it was outside the current S106 agreement.

There was concern expressed that the Church Farm Rode Management Company that had been set up to look after this path and other onsite issues could pass over responsibility to the residents to maintain an inadequate path. Currently the Management Company consisted only of Simon Taylor of Autograph Homes.

As part of the new planning application (2022/0932/VCR) there would be a requirement to reduce the number of affordable houses on Church Farm by two and discussion was held over whether if Rode Parish Council (Rode PC) approved this it could set a precedent for future planning applications. However, this was thought unlikely as affordable and housing for the aged appeared to get mixed up, often being double counted; and Mendip had a policy of 30% affordable housing on any new larger development. Parishioners said they would not object to this planning application but would support the PC if as part of the approval a request was made to improve the ‘rural path’ to the same specification as was in place within the development.

2. Apologies for absence: Cllr P Travis, Cllr J McAuliffe, Cllr E Butler, Cllr Denton and Cllr Boyden.

3. Approval of the minutes: The minutes of the Parish Council meeting held on 3rd May were approved.

4. Declarations of interest: None.

5. Planning:

i) New applications:

2022/0801/HSE: Replacement of existing conservatory – 3 Orneage Close. No objections

2022/0932/VCR: Variation of conditions 9 Estate Roads), 13 (Housing Land Access), 15 (Pedestrian Access), 17 (Housing Land Drainage), 20 (Tree and Hedge Protection), 24 (noise Mitigation), 25 Construction Environmental Management Plan), 29 (Housing Land Parking), 34 (Housing Land

Refuse and Recycling), 35 (Ecological Mitigation), 38 (Housing Land Materials) and 49 (Housing Land Sample Panel) of permission 2011/3124 – Church Farm. This was approved with three Councillors in favour and one abstaining. It was agreed that the PC would in its comments strongly request that Autograph Homes improved the path from Church Farm to the S106 land to the same standard as applied to the path within the Church Farm development.

ii. Mendip decisions:

2022/0579/HSE: Erection of single storey extension – 41 Marsh Road. Approved

2022/0482/HSE: Two storey rear and side extension – 11 The Mead. Approved

iii. Other:

2021/0071/OTS: There had been no progress with the appeal, this still had not been assigned to the Planning Inspectorate to start the appeal.

6. Report from District Councillor: Cllr Lund had nothing specific to report having been on holiday but had made various approaches to Mendip – see various items.

7. Actions from previous meeting:

- i. **Trees: Merfield/The Mead:** Cllr Lund reported she had raised the issue with Bo Walsh at Mendip and he had agreed to inspect the structural integrity of the trees and report back. This had still to be done and Cllr Lund agreed to chase it up.
- ii. **Clock:** The Clerk reported that he had been in contact with Peter Watkinson again and he was due to come to measure angles for a bracket this week and would contact the Clerk when he came to do the actual repairs.

8. Highways:

a) Memorandum of Understanding: This had now been completed with all the SID locations inserted into the document. The Chair signed it off and this would now be sent to Somerset for their agreement and counter signature.

b) 20mph speed limits: The Chair said he had spoken with Sara Davis at Somerset and there was no date for the implementation apart from ‘this year’. However, the double yellow lines on Rode Hill near the High Street had been agreed and added to the TRO.

c) The Sportsman: No response had been received yet. However, AP reported that he had been informed that the drains had been inspected prior to adoption. It was not clear if the field overflow had been included and the Clerk was requested to contact Caroline Murray at Calm to see if an improved settlement pond had been agreed to reduce overflow from the fields.

9. Playing Field Constitution: It was reported that the Constitution had now been approved by the Playing Field Committee and had been sent to the Charities Commission for approval.

10. Church Farm: It was agreed that the Parish Council would accept the offer from Autograph for a meeting in late June and the Clerk would approach Autograph for a date. Cllr Lund requested to attend as well.

Concerns had been raised over the occupants of some of the affordable housing on Church Farm and Cllr Lund agreed to investigate who was responsible for them.

11. Financial matters:

i) Support for English lessons for Ukrainians: The meeting agreed to contribute £1,000 towards the teaching of English to the refugees in Hardington Vale.

ii) Payments: The following payments were agreed:

J Flindall (warning beacon while installing SIDs)	£16.49
Somerset Forge (finger posts)	£1,580.00
Eagle Grounds Maintenance	£777.40
Alan Aked (Internal audit)	£30.00
P Travis (bus timetable printing)	£146.00
M Lucas (grass cutting)	£48.00
Clerk Salary	£232.74
HMRC PAYE	£56.00
HV Community Group for Ukraine	£1,000.00

iii) Annual Governance and Accountability Return (AGAR) 2021/2022 Form 3: Section 1, Annual Governance Statement, of the previously circulated document was approved and signed off.

iv) AGAR Section 2, Accounting Statements 2021/2022: This Section of the previously circulated document was approved and signed off. It was agreed to submit this return to PKF Littlejohn for external auditing.

12. Other business: Thanks were given to the organising committee for the successful Jubilee celebrations on the playing field on 4th June. All the hard work had paid off with a great day. It was reported that a possible co-opted Councillor might be willing to serve on the PC to bring the number up to the required 8 Councillors.

The offer of resignation by Cllr Elaine Butler, due to family issues, was noted but the meeting agreed that she would be offered a 6-month sabbatical while she sorted out the issues as her work on the PC was greatly appreciated.

13. Date of next meeting:

The next meeting would be held in the Memorial Hall on:

Tuesday 12th July at 7.30pm

The meeting closed at 9.20 pm.

Signed

Date

Print

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