

# Parish Council of Coleford

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**In line with government guidance and recommended social distancing and self-isolation rules for those who are vulnerable, it was agreed that this meeting would be conducted as a virtual meeting using Zoom video technology.**

## Minutes of the Parish Council Virtual Meeting held on Wednesday the 24<sup>th</sup> June 2020

### Present

Cllr Ham (Chairman presiding) Cllrs Allen, Banks, Barrett (Part), Conn, Drescher, Evans, Townsend (Part), Pearce and Talbot.

There were no members of the public present and the Clerk Vickie Watts took the minutes

### 1 Apologies for Absence (acceptance of any reasons offered)

Cllr Hanney, Harding and Turner sent apologies which were accepted by the Chair.

### 2 Declaration of Interest and Dispensations granted since last meeting

There were none.

*Cllr Barrett joined the meeting at 19.07hrs*

### 3 Planning Application

2020/1033/FUL Erection of a single detached residential dwelling, garage and associated development, Springwater Farm, Anchor Road, Coleford, BA3 5GX

Councillors had considered the plans prior to the meeting. It was noted that the application was the same as previously submitted.

Concern was raised as to whether the business is viable. The application stated that at any one time there would be 20 suckler cows, 300 calves and 214 finishers on 26 acres, of which 13 acres would be for growing feed, and which includes the land on which the buildings are sited or which has been tipped on. There is no clear statement that the business is profitable.

It was questioned how the slurry/manure was to be removed.

It was mentioned that there were numerous properties located within half a mile of the address that are currently on the market at a reasonable price.

*Cllr Townsend joined the meeting at 19.27hrs*

It was proposed by Cllr Conn and seconded by Cllr Pearce that the application should recommended for refusal for the following reasons:

1. The business, as proposed for expansion, is too intensive for the available 13 acre site (in terms of numbers of cows and the large volume of manure/slurry that would be created) and therefore is not sustainable.
2. Profitability has not been demonstrated as required. The Parish Council would request that the District Councillors have the opportunity to inspect the accounts for the last 3

years to establish if at least 1 of the years showed profitability. The Parish Council also requests that particular attention is paid to the effect on declared income of the extensive waste tipping that has taken place in recent years but is not a permanent income source.

3. Further development will cause harm to the open countryside.
4. There are suitable houses for sale which are similar size and reasonably priced within half a mile of the farm.

*Vote: 8 For, 0 Against & 2 Abstentions (2 District Councillors)*

#### **4 Coleford Pedestrian Improvements on Anchor Road**

The Clerk had circulated an email from a Somerset County Council Highways representative regarding pedestrian improvements on Anchor Road which formed part of the successful Small Improvement Scheme. The email was seeking approval from the Parish Council for the construction of a new footway link between Anchor Close and Farley Dell. Councillors agreed that installing a built footway would be an improvement, but a marked footway on the road would be unsafe. However there was some concern that this particular area was already a pinch point and it was questioned whether further narrowing of the highway by 4ft could in fact make matters worse.

VW

It was agreed that the Clerk would respond in writing to say that the parish Council agrees in principle providing there is sufficient width to do so safely.

*Vote: 10 For, 0 Against & 0 Abstentions*

#### **5 Matters of Urgency – at the Chairman’s Discretion**

- 5.1 CAFC enquiry regarding coronavirus and use of the changing rooms: An email had been received from John Hansford asking if there were any options for using the changing rooms when adult training commenced on or around the 30<sup>th</sup> June. The Clerk has sought advice and with current government guidelines it is too soon for the showers and toilets to be used without too great a risk. The Clerk will write to Mr Hansford to notify of the decision.

VW

- 5.2 Request to use the Playing fields for fitness classes: Two separate requests had been made to the Parish Council asking if they could run fitness classes in the Highbury and Coleford playing fields. The Clerk had circulated a draft agreement which gave guidance on what would be expected of the host including abiding by the Government’s coronavirus guidelines. It was agreed that this would be amended to include reference to the fact that there is no parking at Coleford playing field and that no classes should take place on the Highbury PF Football pitch surface.

It was proposed by Cllr Drescher and seconded by Cllr Conn that the classes should be allowed for a 4 month trial period at no charge but this would be reviewed at the end of that period.

*Vote: 10 For, 0 Against & 0 Abstentions*

The Clerk will notify the interested parties and ensure that all paperwork is provided ahead of commencement.

VW

- 5.3 One Somerset surveys: The Clerk had received reports from Cognisant Research on behalf of Somerset County Council who were inviting Parish Councils to complete a survey by the 5pm on the 3<sup>rd</sup> July and another from Mel Usher on behalf of Somerset Association of Local Councils and the Society of Local Council Clerks. They were also inviting comments by mid-July.

Cllr Ham said that the consultation started this week and will run for 8 weeks until the end of the August. It was agreed that the Clerk would ask if the deadlines for responses could be extended to allow more information to be gleaned by Cllr Ham from both Somerset CC and Mendip DC.

VW

- 5.4 Quote for bin installation: It had been agreed at the June monthly meeting that the Clerk had the authority to instruct a contractor to install the bin next to the Church Hall if the favored quote did not exceed £100. The Clerk had invited 4 contractors to quote but had only received 1 response

from Noel House who had quoted £110. Councillors agreed that the quote should be accepted and the work carried out. Clerk to action.

VW

- 5.5 Gladman update: Cllr Townsend reported that the Parish Council response from submitted on the 16<sup>th</sup> June and from earlier in the year were now both fully uploaded onto the planning portal. The website shows that a total of 316 objections were submitted along with the petition with over 400 signatures.

Cllr Townsend said that the next planning board meeting would be taking place on the 22<sup>nd</sup> July 2020 and if the application was to feature at that session then the planning officer would need to submit his report by 4<sup>th</sup> July. If it does go to the board the Parish Council will need to keep the Parishioners aware of how they can voice their concerns as the restrictions currently in place due to Covid 19 will potentially mean that a physical meeting may not happen.

Cllr Townsend proposed that he would seek legal advice from the Mendip District Council legal team regarding potential S106 schemes before speaking further with Gladman's. All Councillors supported the proposal.

AT

*Vote: 10 For, 0 Against & 0 Abstentions*

**6 Date of Next Meetings:**

Wed 8<sup>th</sup> July 2020 Parish Council meeting

**7 Public Forum**

Cllr Townsend said that he had received a report of 10 street lights that were not working at Preachers Vale and Lawrence Way which he will report to Somerset Highways.

AT

**The meeting concluded at 20.40hrs**