



# Priddy Parish Council

## Minutes of Priddy Parish Council

### Held on 12 June 2024

### 7:00pm at Priddy Village Hall

**Present:** Cllrs R Thompson; Jen Clements; D Collier.

**In attendance:** G Pettitt (Parish Clerk); one member of the public.

**Public Forum** - There were no questions from the public.

Vice Chair, Cllr R Thompson took the chair in Cllr Dodd's absence.

**18. Apologies for Absence and to consider the reasons given**

Cllrs M Dodd and V Barberet offered apologies as out of parish; Cllr C Dyke offered apologies for personal reasons.

**RESOLVED:** To accept Cllrs Dodd, Barberet and Dyke's reasons for absence and apologies. Approved.

Cllr B Storrie was absent.

**19. Declarations of Interest** - There were no declarations of interest.

**20. Declaration of Acceptance of Office** - To be signed by the elected Vice Chair in the presence of the Proper Officer - deferred.

**21. Chair's Announcements** - None

**22. Minutes of previous meeting**

**RESOLVED:** To confirm and sign as a correct record the minutes of Priddy Parish Full Council meeting held on Wednesday 10 May 2024 with amendments to 17e. for clarity. Approved.

**23. External Reports** - To receive reports in person or in writing from:

a. **Somerset Council** - Cllr Tony Robbins, Cllr Edric Hobbs - Noted

b. **Avon & Somerset Police** - Noted

**24. Actions from previous meeting not otherwise on the agenda** - SALC Sick Leave and Absence Policy to be adopted at a future meeting. Council address to be changed to Priddy Village Hall, Cllrs Dodd and Collier will ensure the post box is secure.

Noted an update from Cllr Dodd is forthcoming on Stockhill Woods

Cllrs  
Dodd &  
Collier  
Cllr Dodd

**25. Planning**

a. To consider the below Planning Application and any that arise before the meeting

Ref./Link/Officer	Detail and response / response date	Type
2024/0717 <a href="#">Documents (24)</a> Kelly Pritchard	<a href="#">Application for a certificate of lawful existing development for Plots E, F and G (also known as properties 5, 6 and 7 of Silverdale Court) are now of C3 residential use</a> Silverdale Court Wells Road Priddy <b>Response Date</b> 23 May 2024 Extension requested <b>Notification Only</b> Support 12 June 2024	CLE
2024/0862 <a href="#">Documents (6)</a> Anna Blackburn	<a href="#">Application for prior notification of agricultural development to add a steel portal frame extension to existing agricultural building.</a> Ubley Warren Farm Burrington Road <b>Response Date</b> 20 May 2024 Extension requested <b>PPC Response</b> Support 12 June 2024	AGB
2024/0727 <a href="#">Documents (5)</a> Kirsty Black	<a href="#">Variation of condition 2 (Plans List) and condition 5 (Ancillary Use) on consent 2022/1113/HSE (Erection of single storey side extension, erection of a two-storey rear extension, erection of a Double Garage and Internal Alterations to the 1st Floor. Conversion of an existing outbuilding to an annexe)</a> Home Farm Nordrach Lane Priddy <b>Response Date</b> 16 May 2024 Extension granted <b>PPC Response</b> Support. Council asks the LPA why there is such a delay for this application in coming back to Council and parishioners. Material Conditions:	VRC

	<p>12 Other - the holiday let will be beneficial to the local economy.  3 – Design and appearance the building is within the existing footprint and mindful of ecological implications. 12 June 2024</p>	
<p>2024/0638  <u>Documents (27)</u>  Anna Jotcham</p>	<p><a href="#">Partial demolition &amp; partial conversion of agricultural buildings to 3no. dwellinghouses with associated access, parking &amp; gardens.</a>  Plot At Dursdon Drove Farm Dursdon Drove  <b>Response Date</b> 3 May 2024 Extension requested  <b>PPC Response Object</b>  Objection to conversion of modern steel frame barns: proposed units B and C  No objection (support) to conversion of the stone barn alongside Dursdon Drove: unit A  Material Considerations:  3 – Design and appearance –  The proposed development is not in keeping with the open countryside, local habitat/ecology or with the existing residential pattern of the Drove. The Priddy Design Statement states that development should be alongside roads, not out in the landscape. The visual impact is already significant and displeasing in the landscape.  The design details are not in keeping with the Priddy Design Statement – for example the high-level veranda, mezzanine floor and large glass windows, many rooflights and large glazed doors - all of which are also contra to local dark skies policy. The Priddy Design Statement specifies that buildings be stone clad, the proposed larch cladding is contra to this.  This type of metal barn structure is designed to be temporary. The applicant appears not to have explored other uses for the barns. Priddy Parish Council suggests that the other uses that support the rural economy could be explored such as workshop, agricultural use or storage etc. The newer barn could be dismantled and sold, the older barn demolished.  4 - Density buildings.  The proposed dwellings are not in a location where Priddy Parish Council wishes to see new development / re development to residential. The Dursdon Drove site is in open countryside far away from the village settlement. It is not a location that should sustain large residential developments. Approval will set a precedence for future developments in this unsuitable location all over the Mendip Hills National Landscape environment. Accordingly Priddy Parish Council is content to support a reduced planning application for unit A, the stone barn.  9 – Parking and servicing  There are no amenities local to the site. The Parish Council notes the Planning Statement para 22 for 2024/0727/VRC which says “... it is reasonable for the LPA to prohibit ..... ‘independent dwelling unit’, given its location in the open countryside, remote from everyday services and in a location that open market dwellings are not supported by planning policy”.  8 Highways safety and traffic generation.  The number of dwellings in proposed development would significantly increase traffic flow.  The entrance leads onto the Old Bristol Road, which at that point is single track with vehicles approaching at 60 mph in both directions. There may be conflict with other house holders, walkers, cyclists and horse riders using Dursdon Drove. The Old Bristol Road at this location leads directly to the Hunter’s Lodge Cross Roads where there is a significant number of RTAs, many</p>	<p>FUL</p>

	unreported and near missed, both of which the Parish Council is currently monitoring and collecting data on. Finally the Parish Council notes that the application is not for an exception site, the dwellings are not offered on any affordability basis, neither are they planned to be associated with or in support of a working farm.12 June 2024	
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<p><b>26. Environment Working Group</b></p> <p><b>a. Report back from Working Group meeting</b> - Regarding the potential Community Solar Farm - feedback from Mendip National Landscape is awaited. Potential locations are being considered. Meeting to discuss specifications to be held with Sunlit Solar later in the week. The group has discussed with the PCC increasing wildflower areas in the church yard. Somerset Wildlife Trust will be visiting to advise on best practice.</p> <p><b>b. Priddy Pool and Townsend Pool works</b> - Project is proposed for Sept/Oct, awaiting feedback on potential funding from Mendip National Landscape.</p> <p><b>c. Himalayan Balsam eradication</b> - The next activity day is planned for 23 June. Risk assessment will be drawn up. Cllr E Hobbs will be attending. Bollards will be placed.</p>																																																																																											
<p><b>27. Traffic Calming Working Group</b></p> <p><b>a. Vouchers for school children's street posters</b> - The signs are up and looking good. <b>RESOLVED:</b> To approve 4no. £20 vouchers to the school children who produced the designs. Approved.</p>																																																																																											
<p><b>28. Finance</b></p> <p><b>a. To note payments - noted</b></p> <table border="1"> <thead> <tr> <th>Narrative</th> <th>Total</th> <th>VAT</th> <th>Net</th> </tr> </thead> <tbody> <tr> <td>Unity Trust</td> <td>10.57</td> <td></td> <td>10.57</td> </tr> <tr> <td>Asus Vivobook 15</td> <td>389.97</td> <td>64.99</td> <td>324.98</td> </tr> <tr> <td>3 year warrenty</td> <td>39.00</td> <td>6.50</td> <td>32.50</td> </tr> <tr> <td>Norton 360</td> <td>19.97</td> <td>3.33</td> <td>16.64</td> </tr> <tr> <td>Wireless mouse</td> <td>15.97</td> <td>2.66</td> <td>13.31</td> </tr> <tr> <td>delivery</td> <td>9.99</td> <td>1.66</td> <td>8.33</td> </tr> <tr> <td>Hall hire Aug-Dec 2023</td> <td>75.00</td> <td></td> <td>75.00</td> </tr> <tr> <td>Playground planning application</td> <td>208.50</td> <td></td> <td>208.50</td> </tr> <tr> <td>Salary Mth 11</td> <td>380.77</td> <td></td> <td>380.77</td> </tr> <tr> <td>Unity Trust</td> <td>18.00</td> <td></td> <td>18.00</td> </tr> <tr> <td>April Greens mowing</td> <td>310.00</td> <td></td> <td>310.00</td> </tr> <tr> <td>May Greens mowing</td> <td>310.00</td> <td></td> <td>310.00</td> </tr> <tr> <td>Priddy Green Road Signs</td> <td>111.68</td> <td>18.61</td> <td>93.07</td> </tr> <tr> <td>Insurance 24-25</td> <td>672.37</td> <td></td> <td>672.37</td> </tr> <tr> <td>Parish Online renewal</td> <td>90.00</td> <td>15.00</td> <td>75.00</td> </tr> <tr> <td>McAfee subscription</td> <td>109.99</td> <td></td> <td>109.99</td> </tr> <tr> <td>Salary Mth 12</td> <td>380.77</td> <td></td> <td>380.77</td> </tr> <tr> <td>Salary Mth 1</td> <td>380.97</td> <td></td> <td>380.97</td> </tr> <tr> <td>Salary Mth 2</td> <td>380.77</td> <td></td> <td>380.77</td> </tr> <tr> <td>PAYE Last quarter 23-24</td> <td>108.31</td> <td></td> <td>108.31</td> </tr> <tr> <td>SLCC CiLCA qualification - shared</td> <td>225.00</td> <td></td> <td>225.00</td> </tr> </tbody> </table> <p><b>b. To approve, (or not), the end of year balance sheet.</b> <b>RESOLVED:</b> To approve and sign the end of year balance sheet.</p> <p><b>c. To note an Extraordinary meeting will be called to finalise the year's accounts -</b> Noted</p>				Narrative	Total	VAT	Net	Unity Trust	10.57		10.57	Asus Vivobook 15	389.97	64.99	324.98	3 year warrenty	39.00	6.50	32.50	Norton 360	19.97	3.33	16.64	Wireless mouse	15.97	2.66	13.31	delivery	9.99	1.66	8.33	Hall hire Aug-Dec 2023	75.00		75.00	Playground planning application	208.50		208.50	Salary Mth 11	380.77		380.77	Unity Trust	18.00		18.00	April Greens mowing	310.00		310.00	May Greens mowing	310.00		310.00	Priddy Green Road Signs	111.68	18.61	93.07	Insurance 24-25	672.37		672.37	Parish Online renewal	90.00	15.00	75.00	McAfee subscription	109.99		109.99	Salary Mth 12	380.77		380.77	Salary Mth 1	380.97		380.97	Salary Mth 2	380.77		380.77	PAYE Last quarter 23-24	108.31		108.31	SLCC CiLCA qualification - shared	225.00		225.00
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<p><b>29. Playground</b> - The planning application for the Play Area is now active <a href="#">2024/0559/CLP</a></p>																																																																																											

<p><b>30. Website</b> - Cllr Storrie and the Clerk have been updating the website - all minutes are now on-site and signposting via the menus is becoming clearer. The Clerk asked councillors to let her, &amp; Cllrs Dodd and Storrie know of any updates needed on the site. Noted that this year's Folk Festival dates need to be added.</p>	
<p><b>31. Bench on Priddy Green</b> - To consider and approve, (or not) member of public request to plant a tree and perhaps place a bench on Priddy Green. Further communication clarified the request, which is actually for other areas in the parish. Enquirer has been referred to Mendip National Landscape.</p>	
<p><b>32. General Election</b> - To consider publication of candidate literature for public consideration. <b>RESOLVED:</b> The Parish Council is non-political and will not publicise candidate literature. Approved.</p>	
<p><b>33. Matters of Report</b>  <b>a. Pew Magazine</b> - Cllr Clements will produce an article for Pew magazine.  <b>b. Earth pile on Top Green</b> - how long will this remain? Cllr Collier will enquire.  <b>c. Village Green Potholes</b> - opposite Manor Farm - to be discussed at next meeting.</p>	Cllr Collier
<p>Meeting closed at 8:30pm  Date of Next Meeting: 26 June 2024 &amp; 10 July 2024, 7pm, Priddy Village Hall</p>	