

**Westfield Parish Council**

**Minutes of the Environment and Development Committee Meeting held at the Oval Office, St Peters Business Park, Westfield on Monday 9<sup>th</sup> December 2019 commencing at 7pm**

**Present:** Cllr B Wallbridge (Chair), D Cooper (Vice Chair), V Cox, J Honess, E Jackson and P Williams.

**Absent:** Cllrs L Barnes, G Fuller and R Hopkins

**Also attending:** Lesley Close, Parish Clerk and Tracey Stephens, Admin Assistant, two members of NorWest Bowls Club

**Comments from the public**

The members of NorWest Bowls Club asked the Councillors to consider moving the youth shelter on Norton Hill Recreation Ground and increasing the height of the fence near the front door of their club house. They maintained that there have been people climbing on the roof of the club house and are concerned about further damage being caused. A request was made for some financial assistance to repair damage to the premises after a spate of anti-social behaviour. The Chairman said that the youth shelter had been put in a position recommended by the police, but that Council would contact the police to ask for further advice.

**86. APOLOGIES FOR ABSENCE AND TO CONSIDER THE REASONS GIVEN**

Apologies were received and accepted from Cllrs Barnes, Fuller and Hopkins

**87. DECLARATIONS OF INTEREST AND DISPENSATIONS**

There were no declarations of interest.

**88. MINUTES OF THE LAST MEETING**

The minutes of the last meeting held on 12<sup>th</sup> November 2019 were agreed as a true record and signed by the Chair.

**89. PLANNING APPLICATIONS FOR CONSIDERATION**

***19/05125/FUL - 108 Wesley Avenue - Erection of a two-storey side extension***

The Committee objected to the application on the grounds that it is contrary to the following policies in the Neighbourhood Plan:

**Policy 1.2** - Proposals that would lead to over-development of a site will be resisted. It should be demonstrated that development is of a similar density to properties in the immediate surrounding area.

**Minutes subject to approval at the next meeting.**

**Signed .....** **Dated .....**

## Westfield Parish Council

### **Policy 19 Parking: Domestic Dwellings**

Parking standards should ensure off street parking and meet the following standards.

Not to the detriment of good urban design and green spaces, to be supported proposals for all new residential developments must provide a minimum of:

- (1) One space per one bed dwelling
- (2) Two spaces per dwelling per two-three bed dwelling
- (3) Three spaces per four bed dwelling and above
- (4) 0.2 spaces per dwelling for visitor parking.

Garages are excluded from the prescribed minimum standards unless it is demonstrated they are sufficiently large to conveniently park an average sized family saloon car. If no garage or secure area is provided there must also be provision for cycle parking as per 1 secure covered stand per dwelling in a communal area for residents, plus 1 stand per 8 dwellings for visitors.

### **Mendip Local Plan part 2 – Potential main modifications**

Committee discussed the modifications being proposed by Mendip District Council on their Local Plan.

**Resolved:** to email Mendip District Council with the following comments:

1. The Mendip LPP2 examination Inspector's reasoning is unclear as to why sites adjacent to the Somer Valley parishes and towns are appropriate to meet Mendip's housing needs.
2. Westfield Parish Council and B&NES have consistently objected to new housing growth on the edge of the Somer Valley towns and parishes because these are unsustainable locations to meet Mendip's housing needs and would result in increased out commuting and place increased pressure on local infrastructure.
3. As the sites adjoining Westfield and Midsomer Norton were not proposed for allocation in the submitted LPP2, B&NES Council and the communities within B&NES, including Westfield Parish Council, have not had sufficient opportunity to participate in or respond to the consideration of these sites if they were proposed to be allocated at this late stage of the process.
4. Whilst there may be a need to engage in cross boundary co-operation in any future review of the planning strategy for the Somer Valley communities through the B&NES new Local Plan, the current circumstances do not justify the allocation of more housing in these locations.
5. If Mendip proceeds to allocate sites via a modification to the Mendip Local Plan Part 2, it is likely that Westfield Parish Council will object in light of the harm that will be caused to the parish. Furthermore, it has not been demonstrated that other more sustainable and suitable locations have been identified in Mendip to accommodate the housing needs of Mendip.

## **90. PLANNING DECISIONS**

**Minutes subject to approval at the next meeting.**

**Signed .....** **Dated .....**

## Westfield Parish Council

The planning decisions were noted.

### **18/04958/OUT - Somerset and Dorset Railway Heritage Trust – Silver Street, Midsomer Norton**

Cllr Cooper reported that she had attended the Committee hearing of the above application and that Cllr Jackson had spoken to highlight Westfield Parish Council's objection. The objection was overruled and permission given.

### **91. THE COUNCIL'S POSITION ON WORK BEING UNDERTAKEN BEHIND THE RAILWAY INN (CLLR HOPKINS)**

Cllr Jackson advised that she had reported the installation of a static caravan on the site to an officer at B&NES who is taking appropriate action.

### **92. RECREATION GROUND – NORTON HILL**

**Barbecues at Norton Hill** – Cllr Hopkins was not at the meeting. To be added to the next agenda.

**Damage to the meter cupboard door, the car park fence, the CCTV sign and the pavilion accessible door handle** - an update was given to advise that the door to the gas meter cupboard has been replaced. The electricity cupboard door has also now been damaged and a door has been ordered to replace it. It has not been possible to identify those responsible on the CCTV. CCTV footage has identified one of the youths responsible for damaging the toilet door handle. This has been passed to the police and the outcome is community resolution for the person and payment of half of the cost of the replacement handle. The fence has been repaired and the CCTV sign will be replaced at the annual service, which is due shortly.

**Anti-social behaviour at NorWest Bowls club** - Discussion was held on this at the beginning of the meeting when two members spoke.

**Resolved:** to write to the police to consider previous advice on the position of the youth shelter.

### **93. RECREATION GROUNDS – WESTHILL**

The Architects have responded to comments made by Parish Council regarding the design for the stand-alone pavilion. Further costings are awaited and it is to be added to the next Parish Council agenda.

### **94. OFFER OF ANOTHER DEFIBRILLATOR IN WESTFIELD**

The offer of a donation of two further defibrillators to the parish by Waterside Carnival Club was gratefully received by the Committee.

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**Signed .....** **Dated .....**

## Westfield Parish Council

**Resolved:** to agree to position the two defibrillators at Whitstones Fish and Chip shop on the Fosseway pending their acceptance, and Norton Hill Recreation ground, with ongoing maintenance by the Parish Council.

### 95. EVENTS

- **Christmas lights switch on** – verbal feedback was given on the event, which was considered to have been a success. Thanks were given to those that had arranged the event.
- **VE Day 75** – it was noted that the next meeting is on 13<sup>th</sup> January.

### 96. THE MEMORIAL DESIGN BY BATH COLLEGE

The Clerk would chase a response on the memorial artefact for VE Day 75.

### 97. ITEMS FOR THE NEXT AGENDA

- The memorial design by Bath College
- Barbecues at Norton Hill (Cllr Hopkins)
- Stand-alone pavilion at Westhill

The meeting closed at 7:40pm

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**Signed .....** **Dated .....**