

Pilning & Severn Beach Parish Council

Meeting held on Monday 5th January 2015 at 7.00pm at Severn Beach School, Severn Beach

COUNCILLORS (9) Mr I.L. Roberts(Chairman), Mrs C Woodhouse, Mr N Davies, Mr Ivor Humphries, Mrs. N Chappell, Mr M. Pruett, Mrs J Fennell, Mrs F.C.A. Barr MBE & Mr K. Weeks.

Also Present: - Cllr Robert Griffin, Mr & Mrs Williams-Lock & Mrs Victoria Bywater (Clerk).

The Chairman asked those present to observe a minute's silence for Ray Edwards of Wick Road, Pilning; Sally Pike of Pilning; Jonathan King of Redwick; Fred Amphlett of Pilning; Sandra Hitchens of Pilning; Mrs Teakel of Blands Row, New Passage; Mr. Roy Barber late of Pilning; John Annette of Severn Beach and Peter Pearson of Severn Beach, as a mark of respect, who had recently deceased.

Item Number	Details	Action By
2015-1-1 Apologies for absence	Apologies were accepted from Tony Lewis	
2015 -1-2 Declarations of Interest	None	
2015-1-3 Minutes of the previous Parish Council Meeting	The minutes of the previous meeting held on 1 st December 2014 had been previously circulated in the most part by email. The minutes of the meeting of 1 st December 2014 were agreed as a true record. Proposed by CW and seconded by KW. All in favour.	
2015-1-4 Matters Arising	<ul style="list-style-type: none"> • VB updated the meeting on the agreement regarding the bollards with the EA. VB suggested MP appointed as Project Manager as he had campaigned for the bollards and lives the closest, all agreed. • ND updated the meeting on the bollard at New Passage which has been inserted for Counter Terrorism measures. The bollard does not restrict access for emergency vehicles now. • VB reported that one further company had visited the site to quote for the tree work at the cemetery. Once the quote is received, VB to instruct the cheapest quote to carry out the work. 	
2015-1-5 Proposed change to Standing Orders	IR proposed that new members onto the Parish Council should not be elected as Chairman until two full years as an ordinary member has been completed. FCAB counter proposed that new members onto the Parish Council should not be elected as Chairman until four years as an ordinary member has been completed. VB advised that this would be discussed at the next meeting.	
2015-1-6 Correspondence	Please see Appendix A <ul style="list-style-type: none"> • A donation request had been received from the Teenage Cancer Trust. IH proposed £150, seconded by IR. Vote taken, 2 for, 6 against, 1 abstained. Not carried. 	
2015-1-7 Accounts for Payment	Please see Appendix B Item listed in Appendix B with summons for S.Glos Council for the Brown Sign at Pilning Village Hall. All agreed too expensive to continue this work at this time.	

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	Accounts for payment without the payment to S.Glos Council, proposed by FCAB, seconded by KW, all agreed.	
2015-1-8 Public Participation	None	
2015-1-9 New Business	<p><u>1.Local Major Developments</u> MP reported the continuation of motorbikes on Western Approaches site and urged everyone to call 101 with details including vehicle registration numbers. FCAB requested a further letter to S.Glos Council regarding the fly posting in the area. VB to write with a photograph supplied by KW. CW asked if all members had seen the map of the new roads which had been received by S.Glos Council detailing the location of the names put forward by the Parish Council. VB confirmed this had been circulated.</p> <p><u>2.Village Halls/Playing Fields</u> a) Severn Beach Village Hall- JF reported that 4 members had attended the last meeting. Only children now using the football field as adult team no longer using the pitch. b) Pilning Village Hall – NC also reported that 4 members had attended the last meeting. A new member is due to join the committee in January who is interested in the new development. 2 football teams using the field. Pilning Pips are looking for a new leader and Rainbows doing well. IR reported that the Transport Statement is now finalised and will be submitted with the plans for the New Hall.</p> <p><u>3.Allotments</u> – FCAB reported some ½ plots. VB advised that the plots are not split but in some cases friends and relative take on part of the whole allotment to ease the load.</p> <p><u>4. Response to consultation on SortIt centres</u> – KW urged members to respond to this consultation to keep our SortIt centres open as much as possible. VB to also respond on behalf of the Parish Council and re-circulated the original consultation email.</p> <p><u>5.Cemeteries</u> – FCAB reported that work at Pilning cemetery had been carried out over the Christmas period topping up graves and realigning gravestones. Some old gravestones had been found and cleaned up too. IR reported that he had visited Northwick cemetery and the doors had been tampered with. No damage seen. IR further reported that the land and former school site had been sold separately. FCAB to visit the site and check the graveyard escorted by MP with photographs of the site taken prior to sale of neighbouring sites.</p> <p><u>6.Village Matters</u> IR requested that all efforts are made to find a suitable location for a car park in SB. VB and RG to reinvestigate the site next to the railway station. IR reported that the toilets had been upgraded but still requires further works. VB to obtain a guide-quote to further upgrade and decorate the toilets. FCAB, IR & CW to attend the Area Forum meeting to ask for a</p>	<p>VB</p> <p>VB</p> <p>FCAB/ MP</p> <p>VB/ RG</p> <p>VB FCAB/ IR/</p>

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	<p>grant to complete the work. MP to ask Edmunds & Cole committee for funds for this work too.</p> <p>IR requested the inserting of a path in the old part of the Pilning cemetery. VB to instruct James Heming of Pilning to do this work as the work completed during 2014 was of a high standard.</p> <p>IH reported a child had been hit on the crossing at Pilning due to the traffic parked around the war memorial. VB to contact S.Glos Council regarding the parking around the war memorial.</p> <p>JF reported that the ‘cars for sale’ had been removed in the Parish.</p> <p>FCAB reported a robbery in Severn Beach. FCAB further reported the time differences in the street lights across SB. RG informed the meeting that these would be aligned in due course.</p> <p>ND requested that the white lines on the junction between Ableton Road and the A403 are repainted. VB to ask S.Glos Council to repaint the lines.</p> <p>NC reported a house on Wick Road keeping horses in their back garden. VB to write to Merlin Housing Society and S.Glos Council informing them of the horses being kept there.</p> <p>KW asked for an update on the Ableton Court application which was covered later in the meeting under Reports.</p> <p>KW asked if VB had responded to the Budget Consultation of S.Glos Council. VB confirmed this had been completed.</p> <p><u>7.Reports</u></p> <p><u>1) Report for S.Glos Council – See Appendix C</u></p> <p>Further to Appendix C, RG reported three areas of concern in the area where members of the travelling community are active.</p> <p>RG further reported that work had commenced at J17 with delays reported already.</p> <p><u>2) Report from Public Meeting regarding Ableton Court – See Appendix D</u></p> <p>CW reported a useful meeting with Peter Crouch and all questions were answered either at the meeting or immediately afterwards. Discussion followed on the site and in particular the concern about the site becoming derelict.</p> <p><u>3) Report from AstraZeneca meeting – attended by IH, IR & CW</u></p> <p>IH reported that by 2017 the site would be vacant. There had been updates on the SITA site by SITA and EA.</p> <p><u>3) Report from Finance Committee Meeting held earlier in the evening –</u></p> <p>FCAB reported that following the meeting the Finance Committee recommend increasing the precept by 2.5%. This was proposed by IH, seconded by FCAB, all agreed.</p> <p>VB reminded all members that all meeting are open to all members to listen to proceedings.</p>	<p>CW MP VB VB VB VB VB</p>
<p>2015-1- Planning</p>	<p><u>Comments sent to S.Glos Council</u> PT14/4383/F – 1 Vicarage Road, Pilning – No comment PT14/4091/F – 38 Beach Avenue, SB – No comment</p>	

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	PT14/4571/F – 2 Prospect Close, SB – No comment <u>Decisions by S.Glos Council</u> PT14/4231/F Dean House, New Passage Road – Approve with conditions PT12/4071/F Land at Ingst for wind turbines – Refused PT14/4185/F 9 Beach Road, SB – Approve with conditions PT14/4329/TRE Trees at Ableton Court – Split Decision PT14/4427/CLE Station Farm, Pilning (certificate of lawfulness for existing side extension) - Approve	
Date of Next Meeting	The date of the next Parish Council meeting will be Monday 2 nd February 2015 at Pilning Village Hall, Pilning at 7.00pm. THERE BEING NO FURTHER BUSINESS THE MEETING CLOSED @ 8.35 pm.	VB

APPENDIX A – CORRESPONDENCE

Date Received	Received by	Details	ACTION
02.12.14	Email	Thank you letter from St Peters Hospice	n/a
03.12.14	Letter	Donation request from Teenage Cancer Trust	To discuss at Jan meeting
03.12.14	Email	Info from S.Glos on How to Help Influence the development of Self-Care services in S.Glos	Circulated
03.12.14	Email	Agenda for Development Control (West) Committee, 10.30am, Armstrong Hall, Thornbury	Circulated
04.12.14	Email	December blog from Cllr Robert Griffin	Circulated
04.12.14	Letter	Invitation to Marlwood School Speech Night on 18 th Dec 2014	VB responded
05.12.14	Email	NDA update for Dec 2014 from Oldbury Site Power Stations	Circulated
05.12.14	Email	Agenda for Policy & Resources Committee, Mon 15 th Dec 2014 at 2pm, Kingswood	Circulated
10.12.14	Email	S.Glos Council Press Release - £900K award to help 'join up' health & social care	Circulated
10.12.14	Email	Agenda for Joint Meeting: Development Control (East & West) & Planning, Transportation & Strategic Environment Committees, Thurs 18 th Dec 2014, 12pm Kingswood	Circulated
10.12.14	Email	S.Glos Council Press Release – Seasonal flu jab – have you had yours?	Circulated
10.12.14	Email	Agenda for Development Control (West) Sites Inspection Sub Committee, Friday 9 th December 2013, 9.30am Thornbury	Circulated
11.12.14	Email	Open Spaces Society Enews	Circulated
11.12.14	Email	Update from the Office for Nuclear Development	Circulated
12.12.14	Email	Response from S.Glos regarding the naming of new roads – map included	Passed to CW
12.12.14	Post	Report for Ableton Court trees, SB	Available at the Jan meeting
12.12.14	Email	Further information from Teenage Cancer Trust	To discuss at Jan meeting
15.12.14	Email	Severn Estuary Partnership News December 2014	Circulated
15.12.14	Email	Agenda for Joint Meeting: Development Control (East & West) & Planning, Transportation and Strategic Environment, 18 th Dec 2014, 12pm	Circulated
15.12.14	Email	Merlin Housing Society information regarding Housing Needs Survey	Circulated
15.12.14	Email	Response from Peter Crouch, Merlin Housing Society regarding the need for a Housing Survey and whether the site is available for purchase – this is being discussed by Merlin Housing Society	Circulated
15.12.14	Email	Healthwatch S.Glos Dec 2014 e-bulletin	Circulated
17.12.14	Email	Information from Avon & Somerset regarding appointment of the Independent Residents' Volunteer Panel. If you are interested please visit http://www.avonandsomerset-pcc.gov.uk/Take-Part/Vacancies.aspx	Circulated
17.12.14	Email	Agenda for the Town & Parish Councils Forum meeting, Wed 7 th Jan 2015, 10am, Bradley Stoke	Circulated
18.12.14	Email	S.Glos Clinical Commissioning Group's Newsletter	Circulated
18.12.14	Email	Provision for Local Government Finance Settlement 2015/ 2016 from NALC	Circulated
19.12.14	Email	Agenda for Waste Management Forum, 19 th Jan 2015, 7pm, Kingswood	Circulated
19.12.14	Email	From NALC – Communities and Local Government Committee Select Committee report on the Operation of the National Planning Policy Framework	Circulated
19.12.14	Email	Environment Forum meeting – Wed 21 st Jan 2015, 7pm to 9pm, Winterbourne	Circulated
19.12.14	Email	Agenda for S.Glos Local Strategic Partnership, Fri 9 th Jan 2015, 9.30am, Bristol & Bath Science Park (Room 1)	Circulated
22.12.14	Email	Next Severnside SSCG, 27 th January 2015, Old School Rooms, Lower Almondsbury – call for agenda items.	Circulated

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22.12.14	Email	Response from Rob Wiltsher regarding re-installation of white lines on Ableton Lane, Severn Beach	Circulated
22.12.14	Email	NALC update on Pensions Issues: LGPS Funding Deficit & Future Arrangements	Circulated
22.12.14	Email	NALC briefing on Expenditure limit for 2015/ 2016	Circulated
22.12.14	Email	NALC update on Transparency Code	Circulated
23.12.14	Email	Results from Citizens panel survey Sept/ Oct 2014	Circulated
28.12.14	Email	Information from KW regarding tree works by Western Power in SB	Circulated

APPENDIX B – ACCOUNTS FOR PAYMENT

Date	Payee	Details	Net	Reclaimable VAT	Total
05.01.15	Mrs V Bywater	Wages + office payment & fuel allowance	870.90	0.00	870.90
05.01.15	HMRC	NI & PAYE	30.60	0.00	30.60
05.01.15	Mr N Pearce	Odd jobs	29.90	0.00	29.90
05.01.15	Mr M J Fisher	Grass cutting & maintenance	1248.00	0.00	1248.00
05.01.15	Care for the Elderly	Quarterly payment	250.00	0.00	250.00
05.01.15	Mr Collins	Toilet Key Holder	60.00	0.00	60.00
05.01.15	Dunkleys	Preparation of PAYE Aug - Nov 2014	40.00	8.00	48.00
05.01.15	CFS	Photocopying costs	10.55	2.11	12.66
05.01.15	BT	Telephone	55.01	11.00	66.01
05.01.15	Castle School Education Trust	Hire of School Hall for Public meeting	35.00	0.00	35.00
05.01.15	R E & A M Hicks	Hedge cutting Pilning Allotments	25.00	5.00	30.00
05.01.15	Mr R Bellamy	Final payment for Tree report, Ableton Lane, SB	425.00	7.50	432.50
05.01.15	BNP Paribas (DD)	Lease of photocopy machine 10/01/15 - 09/04/15	175.66	35.13	210.79
05.01.15	Mrs V Bywater	Stamps	25.44	0.00	25.44
		TOTAL	3,281.06	68.74	3,349.80

APPENDIX C –

Telephones – I have heard several rumours of residents having their telephones disconnected for days on end. None on this information has been sent to me. If BT disconnects you during the Broadband upgrade, please ensure all lost connections are reported to your supplier and help the older people ring in. I have asked South Glos. to make enquires of BT and their reply was that they had no knowledge of serious outages in our area. If you have lost your connection for more than 7 days and your supplier has not rectified this situation, please send me your telephone number, provider, when your line was lost, when it was reported and your address and I will escalate it.

Southmead Hospital – some of you may have seen as we have, the 60 or so patients waiting a very long time to be seen at A&E (near the 4-hour target). Are they real Emergencies, should they be there or in a Doctor's Surgery? There is also a chronic shortage of recovery care accommodation to allow hospital beds to be released for their normal use of elected surgery or emergencies. 20% bed blocking at Southmead has been quoted at a South Glos. Health Scrutiny meeting I attended. I hope that this will be resolved in the New Year partly with the opening of the modernised ground floor of Elgar House (24 extra beds?). South Glos. Council must play their part. I have seen patients occupying A&E cubicles overnight, as there are no spare beds available. On a positive, note two patients sent their patient objective observations to me, which I forwarded to the relevant people and they have received replies. The hospitals direct email is:- Complaints@nbt.nhs.uk. Southmead does not seem to be responding to voice mails, our only means of communication by phone. Please contact me if you have problems?

625 Wessex Buses – If you complain to this bus provider about lack of, or poor service, please can you ensure that Roy Steele South Glos. Transport Operation Manager has a copy of the correspondence. His mail is:- roy.steele@southglos.gov.uk and Tel:- 01454 864067.

A403 biomass woodpile – I understand the owner of this wood and his company has gone bankrupt. What is going to happen to this mess and who is responsible to clear it up?

A403 Streetlight – I have been requested to ask for a large streetlamp on the junction of the A403 and the AstraZeneca service road to Western Approaches. This is because this junction is being heavily used by many HGV lorries to carry 40 tons of soil to increase the ground level in the building areas of Western Approaches.

Speedwatch – Thank you to those who responded.

The Electric Bike – This proved to be a great success in getting up the hills out of our villages.

Unwanted Green Bins – These will be collected in the New Year.

Part Night Lighting – In answer to a Parish Council question, what has this lighting system saved? Since 2008, the sum is £1.6 million and will increase annually by £700,000. In addition, 6500 tons of CO2 have been reduced to date.

South Glos. First Class Post – Since November, this post sent by the council has been reduced by 39%.

Pilning Street Signpost – The signpost opposite the Bank Road junction has one of its directional arms broken. Reported to Streetcare Ref: 160122.

Fly tipped boat – On 4th December a skip/dingy was dumped in Station Road, Pilning near the railway bridge on a dangerous corner. Streetcare's Alison Richards reacted quickly and cleared it within 48 hours. Ref: 160400

Safer & Stronger - Avon and Somerset Police and Crime Commissioner Sue Mountstevens would like to appoint three local, independent people to contribute to the work of the Independent Residents' Volunteer Panel. Members of the Panel are an important means of enhancing public trust and confidence in the handling of

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complaints against Avon & Somerset Police and supports the governance role of the Police and Crime Commissioner. The role profile, person specification, candidate timetable, application form and supporting literature can all be found on the PCC website. Please use this link:- <http://www.avonandsomerset-pcc.gov.uk/Take-Part/Vacancies.aspx>.

APPENDIX D –

Details	Action By
<p>Cllr I Roberts welcomed everyone and gave the general view of the Parish Council regarding the current position of Ableton Court, Severn Beach. He emphasised the need in the area for such a facility and gave details of former residents who had been forced to leave.</p> <p>Cllr I Roberts introduced Peter Crouch (PC) of Merlin Housing Society (MHS) Development Team to speak.</p> <p>PC explained the history regarding the purchase of properties including Ableton Court and gave details on how MHS work and their current stock including developments. A draft plan of possible development proposals was shown to the meeting but PC emphasised that the plan was already out-of-date due to verbal comments the report from the Tree Officer regarding the TPO on the site.</p> <p>Questions were taken as follows; (response given by PC under each question)</p> <p>Chris Davis – Are all houses operated by MHS subject to ‘Right to Buy’</p> <ul style="list-style-type: none"> ➤ No, it depends on the clauses of each individual agreement <p>Tony Alcock – Please explain why MHS would not consider the £700K upgrade in favour of the £1.5M - £2M whole development</p> <ul style="list-style-type: none"> ➤ There is a complex formulae involving the investment cost verses demand, VAT and grants from local and national government. 40 years rental income would also have to be taken into account guaranteed. ➤ The Flood Report for the site has been sent (week commencing 1st December 2014) to the Environment Agency for comment and they are required to respond usually within 13 weeks. <p>Frances Barr MBE - In- In the capacity of Flood Warden, FCAB advised that the area of flood risk had recently changed and now included Ableton Court.</p> <ul style="list-style-type: none"> ➤ Discharge water for the site would be less than the current building and roads and pathways would be of porous nature. PC accepted that the site was far from ‘ideal’ as a development site due to TPO, Flood Risk and access. <p>Tony Alcock – Ableton Court is ideal to us as residents</p> <ul style="list-style-type: none"> ➤ Architects were appointed to draft plans with the latest plan being for 18 homes made up of a mixture of one-bed, two-bed and three-bed properties. The properties would be over three floors which would incorporate the garage area on the ground floor. ➤ 9 trees had been identified for removal and the Tree Officer has advised that these will need to be replaced following development with suitable replacements. The application for this has been submitted and the quality of the plans was due to errors at S.Glos Council. <p>Peter Tyzack advised that the S.Glos Planning portal online is black and white which is why colour plans do not show up well. He felt strongly that without clear plans no consultation had occurred.</p> <p>Richard Kerry – Other than the parking under the houses, where else will the parking be?</p> <ul style="list-style-type: none"> ➤ PC pointed out the other parking areas on the site which in total would comply with current S.Glos planning policy. <p>Frances Barr MBE – Most households have 2 cars, how will this be dealt with if S.Glos current planning policy is 1.5 cars per household?</p> <ul style="list-style-type: none"> ➤ The development would have to comply with current S.Glos planning policy as a minimum and with the plan at the moment there are 31 spaces. <p>Colin Brickell – How will you comply with the standards of parking? Currently there are 23 flats and 12 spaces and there is not enough room.</p> <ul style="list-style-type: none"> ➤ The architects employed by MHS will advise <p>Tony Alcock – With the increase traffic, will this be a hazard to the children attending the school next door?</p> <ul style="list-style-type: none"> ➤ Carol Woodhouse advised that talks regarding Safeguarding children are currently taking place now that the school is part of the Castle School Trust. The current thinking is that the side entrance will be closed off. <p>Mr G Blackburn – Could the development build be accessed from Ableton Lane?</p> <ul style="list-style-type: none"> ➤ MHS had been advised by architects and the highways department of S.Glos Council that this would not be ideal. allowed. <p>Peter Tyzack – With the current plan being proposed, where will the 23 elderly people from our community be housed?</p> <ul style="list-style-type: none"> ➤ Current up-to-date figures from S.Glos Council are 44 on the housing list of which 7 are over 55 years old. Flood Risk means no living area on the ground floor and living accommodation above ground floor is not really suitable for the elderly. <p>Peter Tyzack – Before the closure of Ableton Court, a potential resident applied to live at Ableton Court but was put off by very high service charges. Why were the service charges so high when no maintenance such as gutter clearing takes place?</p> <ul style="list-style-type: none"> ➤ Service charges are not inflated and are cost basis only. There are a number of communal areas within the building which will be paid for through service charges. No further money will be spent on the current building until the report from the Environment Agency is received. <p>Frances Barr MBE – This is a 1970’s building, it just needed bigger flats</p> <ul style="list-style-type: none"> ➤ Drawings were drawn and the current 23 flats would become 17 to bring the accommodation up to current standards. The expenditure v 	

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revenue figures did not stack up for this proposal.

- Ableton Court is now out-of-date for current needs of the community.

Chris Davis – Have you considered raising the level of the site?

- The level has already been increased by 300mm which is the desired level.maximum.

Tony Alcock – What sort of people would be housed in the new development?

- Anyone from the Social Housing register

Val George – The sea wall is silting up which would indicate less flooding in our area

- The Flood Report instructed by MHS identified that Severn Beach is likely to flood more regularly over the next 15 to 30 years onwards.

Peter Tyzack – Is MHS a Society, Association or Charity? This may effect VAT position.

- MHS is a charity . After meeting clarification - Merlin Housing Society is a registered society under the Co-operative and Community Benefit Societies Act 2014. We are registered with the Financial Conduct Authority, registration 30012R, and with the Homes & Communities Agency: L4485.
- VB (Clerk to Parish Council) advised that MHS may be partially exempt from VAT.

Tony Alcock – Will our opinions be taken into consideration?

- MHS and in particular the Development Team are listening to your views. This is part of a greater consultation process.

Peter Tyzack – If the value of the building is low, would you consider selling to the locality in the form of a Land Trust?

- This is something that I will ask about.

Colin Brickell – Are you building other new developments?

- Part of the Environment Agency report will look at whether there are any other sites in the locality which should be developed first. They will then statistically make sure that this development will not make a flooding situation worse. We have mitigated against this by inserting holding tanks for surface dirty water.

Colin Brickell – What are the timescales for building?

- MHS would be looking to start in December 2015 if all approvals are forthcoming.

Chris Davis – Large construction vehicles will not fit in the small side roads

- All options to limit disruption interruption to all residents will be considered

Colin Brickell – School Way was narrow and during other construction work it was widened without consultation.

- S.Glos Council will advise as part of the planning permission

Tony Alcock – What Green Energy will you be putting into the site?

- All new developments are required to adhere to green energy schemes as part of building control. We are proud to develop energy efficient homes.

Robert Griffin – With a waiting list for housing and a shortage of rental accommodation, will any MHS new developments be available before the end of this year?

- The next development (in Mangotsfield) will be ready in the early part of 2015

Wendy Kelloway – Will the new development at Ableton Court include any shared ownership housing?

- It is unlikely that there would be any shared ownership. PC then went on to explain the different types of rents charged for different tenancy agreements

Peter Tyzack – It should be a requirement to get a full survey on housing needs for Severn Beach and not rely on S.Glos Council figures.

- PC will discuss this with MHS and SGC

PC

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	PC
<p>Carol Woodhouse thanked Peter Crouch for attending on behalf of Merlin Housing Society and with no further business the meeting closed at 7.05pm.</p> <p>Anyone who would like a copy of the meeting notes please email the Clerk to the Parish Council: pilningandsevernbeachparishcouncil@btconnect.com</p>	VB