

## LANGPORT TOWN COUNCIL

### Minutes of

# **THE ANNUAL LANGPORT TOWN COUNCIL MEETING** which took place on **Tuesday 7<sup>th</sup> May 2013 at 7.30pm in Langport Town Hall.**

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

**Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).**

## **IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS**

### ***Public Question Time (limited to 15 minutes in total)***

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** LTC: Cllrs. Osborne(Chairman); Naden; Gadd; Northcott; Martin; Saunders; McDonald; Dunn; Clarke; Taylor and Edwards. Town Clerk  
District Cllr. Mills; County Cllr. Yeomans.  
Sophie Morgan (Western Gazette); Daniel Milligan (County Gazette); Andrew Lee (Langport Leveller).

5792

#### **1. To receive Apologies for Absence**

All councillors being present, there were no apologies for absence.

The Chairman welcomed Councillor Mills back with the hope that he was now in good health.

5793

#### **2. Election of the Chairman of Langport Town Council**

##### a. Nominations

Cllr. Osborne was nominated by Cllr. Northcott and seconded by Cllr. Gadd.

Cllr. Saunders was nominated by Cllr. Naden and seconded by Cllr. Dunn

##### b. Election

A vote was taken by a show of hands with Cllr. Osborne receiving 6 votes and Cllr. Saunders 5 votes. Cllr. Osborne was duly elected as Chairman of the Council for the 2013 / 2014 Council Year.

5794

**3. Receipt of Acceptance of Office of Chairman**

Cllr. Osborne signed the required Acceptance of Office.

5795

**4. Appointment of a Deputy Chairman of the Council**

Two nominations were received for the position of Deputy Chairman:

Cllr. Naden was nominated by Cllr. Dunn, seconded by Cllr. Saunders

Cllr. Gadd was nominated by Cllr. Osborne, seconded by Cllr. Northcott.

A vote was taken by a show of hands with Cllr. Naden receiving 5 votes and Cllr. Gadd 6 votes.

Cllr. Gadd was duly elected as Deputy Chairman of the Council

5796

**5. To appoint members to serve on the under mentioned committees:**

- a. Finance & Employment (5) – current membership is 3 but it is the recommendation of the Clerk that this should be increased to 5

The Finance & Employment Committee will comprise Cllr. Osborne; Cllr. Gadd; Cllr. Saunders, Cllr. Edwards and Cllr. Taylor.

- b. Planning (3)

The Planning Committee will comprise Cllr. Osborne; Cllr. Naden and Cllr. Northcott. The committee will only meet when the timing of applications means that a response has to be forwarded before the next full Town Council Meeting.

5797

**6. To appoint representatives to the under mentioned bodies:**

The following Councillors were appointed to serve as representatives of the Council:

- a. Langport & Huish Episcopi Joint Committee (4)

Cllr. Osborne; Cllr. Gadd; Cllr. Naden and Cllr. Edwards.

- b. Abattoir Liaison Group (1)

Cllr. Naden

- c. Annie Tite Fund (2)

Cllr. Gadd and Cllr. Northcott

- d. Langport Area Development Trust (1)

This no longer exists.

- e. Memorial Field Management Committee (3)

Cllr. Martin; Cllr. Dunn and Cllr. McDonald

- f. Ridgway Hall Management Committee (3)

Cllr. Dunn; Cllr. McDonald and Cllr. Taylor. Cllr. Dunn intimated that she may stand down from this role following the next Ridgway Hall AGM.

- g. Somerset Association of Local Councils (1)

Cllr. Northcott

- h. Sir Edward Hext Almshouses (1)

Cllr. Northcott

- i. South Somerset Links Steering Committee (1)

Cllr. Clarke

- j. The Levels Children's Centre (2)

Cllr. Naden and Cllr. Saunders

- k. Langport Information Centre Steering Committee (1)

Cllr. Clarke

- l. Market Towns Investment Group (2)

Cllr. Gadd and Cllr. Clarke

- m. Bagehot Memorial Fund Steering Committee

Cllr. Clarke & Cllr. Northcott

5798

**7. To appoint the following:**

- a. Footpaths Liaison Officer / Parish Warden

- b. Parish Emergency Contact

Cllr. Gadd was appointed to both of the above positions.

5799

**8. Declarations of Interest**

There were no declarations at this point.



5800

**9. Notice of Dispensations (if any)**

No dispensations have been requested.

5801

**10. To approve as a correct record the Minutes of the meetings held on Monday 25<sup>th</sup> March 2013.**

**Proposal:** That the minutes should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously by those members present at the meeting.

5802

**11. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

**Minute 5785 (9d)** – Cllr. Saunders informed members that she had now received information that partly explained the anomalies in the figures that the Levels Centre was using.

**Minute 5785** – Cllr. Dunn expressed concern that the matter she had raised had not been considered in her absence. It was pointed out that some discussion had taken place.

5803

**12. Police Report**

No police presence.

5804

**13. To receive District Councillor's Report**

Cllr. Mills informed the meeting that the last Area North meeting was given details of the properties managed by SSDC in the Langport and Huish area. This included the Toilets in Whatley Car Park and it was pointed out that these were in fact now managed by Langport Town Council.

5805

**14. To receive County Councillor's Report**

Cllr. Yeomans reported that the first meeting of the new Council had taken place today with all 55 members present. There is a 1 seat majority for the Conservatives but this will change when the delayed election in Coker is held. All the major committees have are depleted due to the loss of experienced members and the training of new members will be a major task. He was asked about the gender make up of the council and said that he thought that it comprised around 20% female members.

5806

**15. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

a. Flooding Forum

Cllr. Saunders presented a draft agenda which was agreed. She had met with Anthony Gibson, who is chairing the meeting, and his view is that it is important that the meeting takes a positive path and does not become a vehicle for attacking the various agencies involved.

Cllr. Gadd briefly reported on a meeting held with Mr. Benyon (Environment Minister), which was organised by David Heath MP. She said that it was a positive meeting that agreed on the need for a structured plan to deal with local issues.

b. Ridgway Hall Heating

Cllr. Naden reported that the heat recovery system that was being considered was no longer available. It was decided to defer a decision on the way forward until the June meeting.

c. Footpaths

The work that has been carried out on the footpaths on North Street Moor has been well received and the use of the path has increased. An application for land drainage consent has been submitted to the EA in relation to the proposed new path on Cocklemoor and work is progressing on signing the paths.

Community Payback

The Community Payback Team are doing excellent work in the Town and are currently concentrating on repainting seats both on Cocklemoor and in the Town Garden.

**Consider Matters of Planning**

- a. **Application 13/01129/FUL** – Replacement of 13 timber windows and one timber door with UPVC units – Avalon, Bow Street, Langport TA10 9PS.

**Proposal:** That this application should be refused on the grounds that there is insufficient information regarding the colour of the proposed windows and concerns that UPVC windows will not be in keeping with the Langport Conservation Area.

**Outcome:** Agreed unanimously.

- b. **Application 13/01269/LBC** – Internal alterations and conversion of first floor (former office/retail space) and second floor (roof space) to form a self contained flat – Isis, Bow Street, Langport, TA10 9PR  
**Proposal:** That this application should be approved.  
**Outcome:** Agreed unanimously
- c. **Determination 13/00314/OUT** – Development of up to 36 dwellings (C3) on approximately 1.7ha; open space recreational land (D2) including children’s play area and seating / viewing area on approximately 2ha; surface improvements to footpath L13/53; drainage works; access; community car parking; associated estate roads, footpaths and landscaping; retention of woodland and orchard – Land west of Newtown Road, Langport – **Application Refused.**
- d. **Determination 13/00659/FUL** – Removal of existing hedgerow and planting and formation of 15 additional car parking spaces together with associated boundary treatments and landscaping – North Street Surgery, North Street, Langport TA10 9RH – **Permission Granted**
- e. **Determination 13/00757/FUL** – Demolition of existing conservatory and erection of an extension – 1 St. Gilda’s Close, Langport TA10 9QH – **Permission Granted**
- The above determinations were noted.**

5808

### 17. Correspondence

- a. Somerset County Council – Temporary Road Closure – Hanging Chapel Road and The Hill, Huish Episcopi.
- b. Somerset Skills and Learning – Neighbourhood Learning in Deprived Communities
- c. The Veterans Charity – Invitation to lead the Forces March on Friday 24<sup>th</sup> May 2013.
- d. South Somerset District Council – Temporary Closure of Public Footpaths L1/3 and L1/8 in Aller Parish.  
**All the above were noted.**
- e. Market Towns Investment Group – Award of Grant for Town Centre Market Development  
The Clerk reported that the application under the MTIG Portas Town Centres Programme had been approved and a grant of £25,000 awarded to enable modifications to the Town Centre Island to be carried out to improve its’ suitability for markets and other events.
- f. Avon & Somerset Police & Crime Commissioner – Policing Plan  
**Noted**

5809

### 18. To Consider Matters of Finance

- a. Approve Payment Schedule.  
**Proposal:** That the payment schedule should be approved.  
**Outcome:** Agreed with 1 abstention
- b. To approve the Annual Return  
**Proposal:** That the Annual Return should be approved and the Chairman and Clerk authorised to sign it for submission to the internal auditor.  
**Outcome:** Agreed with 3 abstentions
- c. To agree grant payments  
Discussions took place on the following grant applications:
- Huish & Langport Cricket Club – Contribution to the cost of a new tractor for use with the gang mower.  
Cllr. McDonald declared an interest in relation to this application.  
**Proposal:** That a grant of £500 should be awarded.  
**Outcome:** Agreed unanimously.
  - Voluntary Sector Training Alliance (ViSTA) – to enable the Langport .  
continue for a further 10 week period.  
**Proposal:** That a grant of £400 should be awarded.  
**Amendment:** That the amount should be increased to £800.  
**Outcome:** A vote was taken on the amendment which was passed unanimously.
  - Langport Church Community Trust (The Angel) – for the purchase of utensils for the refurbished kitchen.  
**Proposal:** That a grant of £200 should be awarded.



- Outcome:** Approved by 9 votes in favour: 1 vote against: 1 abstention.

Langport Community Festival – towards costs involved with the 2013 Festival. Cllrs. Gadd and Taylor declared interests in this application as they serve on the Festival committee.

**Proposal:** That a grant of £500 should be awarded.

**Outcome:** Agreed by 8 votes for and 1 vote against.
- Langport & District History Society – towards the cost of a digital projector for use at society meetings.

Cllr. Edwards declared an interest in this application as a member of the society.

**Proposal:** That a grant of £200 should be awarded.

**Amendment:** That rather than awarding a grant the Town Council should purchase a projector for loan to anyone requiring the facility.

**Outcome:** A vote was taken on the amendment which was defeated by 1 vote in favour to 9 votes against. The original proposal is therefore carried.

The meeting also ratified the following grants which are part of the joint funding initiative with Huish Episcopi Parish Council:

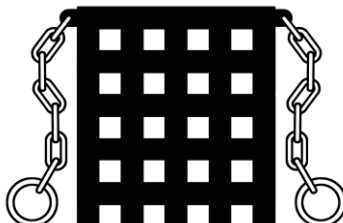
|                                       |       |
|---------------------------------------|-------|
| LINKS Community Transport -           | £1500 |
| Memorial Field Management Committee - | £3000 |
| Langport Young Peoples Centre -       | £3000 |
| Langport Information Centre -         | £2000 |
| Huish Episcopi Primary School -       | £ 500 |
| MUGA Sinking Fund -                   | £ 500 |
| Town Toilet Sinking Fund -            | £1000 |

5810

**19. Items for next month's agenda**

- Flood Forum Review
- Ridgway Hall Constitution
- Cocklemoor
- Christmas 2013
- Grounds Maintenance Review

There being no other business, the meeting closed at 9.20pm



# LANGPORT TOWN COUNCIL

## Minutes of a meeting of the Langport Town Council held on Tuesday 4<sup>th</sup> June 2013 at 7.30pm in Langport Town Hall.

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

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### IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS

#### *Public Question Time (limited to 15 minutes in total)*

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**Present:** Cllrs. Osborne(Chairman); Gadd; Saunders; Naden; Clarke; Northcott; Edwards; McDonald; Dunn; Watson. Town Clerk  
District Cllr. Mills; County Cllr. Yeomans  
Andrew Lee (Langport Leveller); Sophie Morgan (Western Gazette); PCSO Ben Middledich.  
Stephen Tate (Bandini Gardens); Duncan Pyle; Clive Miller; Tony Watkins; Peter Storey (Whatley Lane); Anthony Smallwood (Hill Cottage); Nigel Tilley + 10 residents affected by agenda item 14a.

The Chairman invited any comments from members of the public.  
Tony Watkins congratulated the Council on organising the recent Flood Forum and asked whether there would be a follow up meeting to deal with unanswered questions.  
A number of people wished to speak about agenda item 14a and it was agreed that they would be given that opportunity at the appropriate point in the meeting.

5811

#### **20. To receive Apologies for Absence**

Apologies were received from Cllr. Martin (Work Commitment)

5812

#### **21. Declarations of Interest**

Cllr Gadd declared an interest in Agenda Item 14a and agreed to take no part in the discussions.

5813

#### **22. Notice of Dispensations (if any)**

There were no dispensations requested or agreed

5814

#### **23. To approve as a correct record the Minutes of the meetings held on Tuesday 7<sup>th</sup> May 2013.**

**Proposal:** That the minutes should be approved as an accurate record.

**Outcome:** Agreed unanimously

5815

**24. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

Agenda Item 5796 (5a) – Dates are still to be agreed for meetings of the Finance Committee.

5816

**25. Police Report**

PCSO Ben Middledich agreed to a request to keep a close eye on the Bagehot Town Garden over the next few weeks as this was the period during which problems occurred last year.

5817

**26. To receive District Councillor's Report**

Cllr. Mills apologised that, following his recent illness, his attendance at District Council meetings had been restricted and that he had nothing to report.

5818

**27. To receive County Councillor's Report**

Cllr. Yeomans reported that new County councillors are undergoing an extensive period of training in the procedures of the council.

He does not anticipate any good news in relation to future budgets, particularly as Mr. Pickles has accepted a 10% cut in his governmental department budget.

The Community Neighbourhood Fund has been reactivated and he will have the opportunity to bid for up to £50,000 on behalf of local town and parish councils. An work that a council considers taken on must be work that would normally be carried out by the County council (E.G. weed spraying, verge cutting) and that once taken over remains the responsibility of the local council in perpetuity.

Concerns were expressed about contradictory information, relating to the proposed works on Bow Street, apparently being issued by County Highways. Cllr. Yeomans stated that he could not control this information or the interpretation that individuals placed on it. He was aware that Neil McWilliams was in the process of formulating the work plan and that as soon as this was available a meeting involving County Highways, himself, the Town Council and the Langport Area Business Group would be arranged. This will not be a public meeting and until then it is advisable to treat any information as speculation.

5819

**28. Review of Grounds Maintenance – this will include review of land under control of Langport Town Trust (Town Garden).**

Bandini Gardens (Stephen Tate) was invited to present to the Council a review of work undertaken during the first year of its gardening maintenance contract. His presentation was interrupted by the Chair and the clerk who considered the review to be an opportunity to comment on 'performance'. The clerk read out a letter of complaint from a member of the public about the condition of the cemetery. Following comments from some members of the Council about the appropriateness of the ensuing discussion, it was agreed the issues should be further discussed at a meeting of the Finance and Employment Committee.

At this point the Chairman decided that Item 14 – To decide Matters Planning should be brought forward. The results of these discussions appear under Minute Reference 5824

5820

**29. Review of Flood Forum**

There was a general consensus that this had been a successful and useful evening which was well attended by local residents. This was a good example of what the Council can achieve when it works as a team. Cllr. Saunders was thanked for all the hard work that she put into the main organisation of the event and she in turn thanked Cllr. Gadd and Sophie Morgan (Western Gazette) for their support. Thanks are also due to Cllr. McDonald and Cllr. Naden for collating the survey forms and producing the report (attached).

Two main items emerged from the meeting:

- The need to organise a second meeting to address the way in which the community can help itself should a similar situation arise.
- An offer from the Environment Agency to arrange a tour of significant sites associated with flooding for interested parties.

**Proposal:** That Cllr. Saunders should be tasked with organising a second event to deal with Self Help issues and liaising with the EA to arrange the offered tour.

**Outcome:** Agreed unanimously.

5821

**30. Review of the Ridgway Hall Constitution**

After a period of discussion it was agreed that, with minor modifications, the proposed revised constitution should be approved.

**Proposal:** That the revised constitution, with modifications as agreed at this meeting, should be approved and submitted to the next AGM of the Ridgway Hall Committee.(copy attached)

**Outcome:** Agreed unanimously.

5822

### 31. Christmas Decorations 2013

It was agreed that Cllr. Saunders and the Clerk should organise a meeting of interested parties to discuss the way forward for the coming festive period.

5823

### 32. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:

- a. Cllr. Clarke had attended the Area North meeting where there was a discussion on the provision of High Speed Broadband. She understood that we would know when a fibre optic service was available when a new green distribution box appeared alongside any existing boxes.
- b. Cllr. Dunn attended a joint SCC/SSDC Youth Provision Evening which was addressed by Sue Mountstevens, the Police and Crime Commissioner for Avon and Somerset. This meeting appeared to be aimed more at those parishes that do not have a Youth Club at present and for whom the major stumbling block is obtaining suitable premises.
- c. Meeting with the Environment Agency regarding the future ownership of Cocklemoor. This was a meeting involving the EA, Langport Town Council and SSDC. We were advised that, with effect from 1<sup>st</sup> November 2013, the Environment Agency will no longer carry out routine grounds maintenance on Cocklemoor as the cost of this is taken from the flood protection budget and this can no longer be justified. Councillors had received a discussion document from the Clerk (attached) which explained the options and made 3 recommendations and this was briefly discussed.

**Proposal:** That the 3 recommendations proposed by the Clerk should be agreed and the Clerk authorised to action them.

**Outcome:** Agreed unanimously.

5824

### 33. To Consider Matters of Planning

- a. **Application 13/01766/FUL** – Erection of two detached dwelling houses – Land north of Whatley, Langport.

A number of residents, including Peter Storey of Whatley Lane spoke against the application, their main areas of concern being the effect that the development would have on the natural environment of the locality, the potential risk of flooding as a result of surface runoff from the development (both roof and hard landscaping areas); the fact that whilst the site is not in the flood plain it is subject to flooding incidents, increased traffic flow; the impact on neighbouring properties from a 3 storey development with regard to overlooking and view; the effect of wind borne smoke from the proposed wood burners. It was also stated that the land levels shown on Plan 428(00)04D are incorrect and have been referred to the planners.

Anthony Smallwood of Hill Cottage, The Hill stated that he has strong views on what is acceptable development and feels that this is a very sympathetic and imaginative approach to a difficult site. It is far better than previous proposals and will tidy up a site that is currently a disgrace.

Nigel Tilley expressed the view that the developer is trying to enhance the site and that the proposals are quite conducive to the locality.

Clive Miller, on behalf of the developer, explained that they were aware that this site is in the Conservation area but stated that it is also within the development area of the town. He felt that this was a sustainable site and preferable to developing on a green field site. The floor levels of the proposed structures are at least as high as those of the adjoining bungalows which will remove any risk of flooding. The proposed development introduces an interesting, modern design and all the concerns raised have been addressed in the design and access statement and wildlife surveys. He acknowledged the concerns raised about smoke drift and stated that the developer is willing to review the inclusion of wood burning stoves. He also offered to visit neighbouring properties in an attempt to understand the concerns about the obstruction of views.

The Chairman then reminded members of the public that the Town Council can only make a recommendation to SSDC, who are the responsible planning authority, before asking for comments from Councillors.



It was generally thought that the development of this site was preferable to many other options although concerns were expressed about the height of the buildings, problems that could be experienced with the dispersal of surface water and whether the buildings are being built to sustainable development standards.

**Proposal:** That this application should be approved.

**Outcome:** 2 votes in favour; 2 votes against; 5 abstentions. The Chairman exercised his casting vote and voted in favour of the proposal which was therefore approved.

(Cllr. Gadd took no part in the discussion and did not cast a vote as she had declared an interest)

- b. **Application 13/01879/OUT** – Outline Application for residential development of land – Station Close, Eastover, Langport TA10 9RU – **We are being consulted on this as the adjacent parish.**  
**Proposal:** That this application should be approved.  
**Outcome:** Agreed unanimously.
- c. **Determination 13/01129/FUL** – placement of 13 timber windows and one timber door with UPVC units; Avalon, Bow Street, Langport TA10 9PS – **Application Refused Noted**
- d. **Determination 13/01269/LBC** – Internal alterations and conversion of first floor (former office/retail space) and second floor (roofspace) to form a self contained flat – ISIS, Bow Street, Langport TA10 9PR – **Permission Granted Noted**

5825

#### 34. Correspondence

- a. Somerset Towns Forum – Closure Decision  
Noted
- b. NALC – Policy Briefings – Community Infrastructure Levy; The Queen’s Speech; Mobile Connectivity in England  
Noted
- c. Polden Hills Pony Club – Grant Request  
**Proposal:** That no grant should be awarded on this occasion.  
**Outcome:** Agreed unanimously.
- d. Charlotte Jones (SSDC) – Shakespeare Glass move to REM Building  
Councillors expressed their pleasure at another new business moving to the area.

5826

#### 35. To Consider Matters of Finance

- a. Approve Payment Schedule.  
**Proposal:** That the payment schedule with the addition of cheque number 003306 and an adjustment to the ledger entry for cheque 003317 should be approved.  
**Outcome:** Agreed unanimously

5827

#### 36. Items for next month’s agenda

Cocklemoor; Bow Street Maintenance; Footpaths.  
There being no other business, the meeting closed at 10.05pm

## LANGPORT AND DISTRICT COMMUNITY YOUTH CENTRE

### MANAGEMENT COMMITTEE CONSTITUTION (Revised June 2013)

#### 1. Background

- 1.1 By virtue of the Transfer dated 31<sup>st</sup> December 1993 between the South Somerset District Council and the Langport Town Council (hereinafter referred to as “the Town Council”) the Town Council acquired a freehold interest in the land on the south side of Bow Street, Langport, Somerset (part of the land in ST 80990) known as the Langport and District Community Youth Centre (hereinafter

referred to as “the Ridgway Hall”). The Langport & District Youth Centre is a charity registered with the Charity Commission under charity number 289264. The Town Council are the Trustee by virtue of a Declaration of Trust dated 5 March 1984 of the Centre (hereinafter referred to as “the Trust”). In furtherance of the Town Council’s duties as Trustee the Town Council used the Trust’s funds to put towards the purchase price of the Ridgway Hall. The Town Council recognise that if the Ridgway Hall were sold or otherwise disposed of any proceeds obtained would be held in trust for the Trust after the satisfaction of all debts and liabilities.

1.2 The Town Council have managed the Ridgway Hall in two parts, firstly in furtherance of their duties as Trustee, as a Youth Centre and secondly as a Community Centre. At a meeting in 1995, the Town Council agreed that the Centre should be managed as one and that the use of the Ridgway Hall by the young people of Langport, Huish Episcopi and other neighbouring parishes (hereinafter referred to as Langport area) should be a priority. By virtue of clauses 9(a) and 17(b) of the Declaration of Trust the Town Council has the power as Trustee to appoint three or more Trustees as the ‘Managing Trustees’ with the authority to exercise all the powers of the Council on its behalf except:

1. Appointment of new trustees, treasurer, or secretary
2. Approval of the accounts and proceedings of the Managing Trustees and appoint a Committee of Management of the Ridgway Hall.

## 2. **Name**

The Committee shall be called “Langport and District Community Youth Centre Committee” (hereinafter referred to as “the Ridgway Hall Committee”) and shall have full authority over the activities that are associated with the Ridgway Hall. In this role ‘the Committee’ shall give full consideration to the views of Langport Town Council and Huish Episcopi Parish Council, its’ principal funding partners.

## 3. **Aims**

The aims of the Committee shall be:

- a. To assist and educate all young people, primarily in the 11-21 range, through their leisure and recreational activities that they may grow to full maturity as individuals and members of society and that their conditions of life may improve.
- b. To manage the Centre:
  - i. in accordance with the Declaration of Trust in ways which will achieve the objectives of the Ridgway Hall, giving young people priority use of the Ridgway Hall and encouraging young people to take a full and active part in the running and development of the Ridgway Hall and the development of youth provision in the Langport area. (Priority use does not include the displacement of other groups who have been using the facilities on a regular, long term basis.)
  - ii. to provide facilities for other groups within the community.

## 4. **Membership and Rules of Procedure**

### 4.1 **Voting Members of the Committee**

The Committee shall consist of the following voting members:

- Four councillors nominated by Langport Town Council (the Managing Trustees).
- Two representatives nominated by Huish Episcopi Parish Council.
- One representative nominated by South Somerset District Council.

- Two representatives nominated by the local Youth organisations.
- Three young people actively involved in youth provision in the Langport area
- One representative nominated by the Ridgway Hall User Groups
- One representative nominated by Huish Episcopi Primary School
- One representative nominated by Huish Episcopi Academy

The above bodies will be invited, in writing by the Town Clerk, to nominate representatives to fill the positions available to them (or confirm existing representatives in their position) and they shall have total control over the nomination of individuals that are to represent them.

This invitation will be sent two months before the date of the Annual General Meeting. A written invitation may be delivered by Royal Mail, by hand, or by electronic means, provided in all instances a hard copy of the invitation is retained on file.

If a body fails to submit a nomination by the date of the Annual General Meeting then the meeting may authorise the elected committee to fill the vacancies by invitation. Any individual elected in this way will have full voting rights but will not be eligible for re-election at the following AGM.

An individual cannot represent more than one nominating body.

#### 4.2 **Non Voting (ex officio) Members of the Committee**

The Youth Workers and the Clerical Assistant to the Ridgway Hall, because they are paid employees and service providers to the Committee, can only serve as ex officio members of the Committee. They will be able to take a full part in any discussions held by the Committee, but will not be able to cast a vote in any decision making process.

The Clerical Assistant to the Ridgway Hall shall act as Secretary to the Committee.

4.3 The Committee shall be approved at the Annual General Meeting.

4.4 Members of the Committee shall hold office for the period of one year and shall be eligible for reappointment, with the exception of any members who have been absent without good reason for more than 50% of the meetings of the Committee in the previous twelve months (reasons for non-attendance should be recorded by the Committee Secretary).

4.5 The following posts within the Committee shall be elected annually at the Annual General Meeting:

Chairman, Vice-Chairman, Treasurer

4.6 i) The Committee shall have the power to co-opt as additional members such persons as in their opinion are able to render special services. Such co-option shall only continue for as long as those services are considered to be relevant and necessary. Co-opted members do not have voting rights.

ii) The Committee shall have the right to fill any vacancy, by invitation, where the relevant representative body has not nominated a candidate within 2 months of the vacancy occurring. Any individual elected in this manner will have full voting rights but will not be eligible for re-election at the next AGM.

4.7 The Committee shall:

1. Form an executive committee (the Executive), with delegated powers, to deal with urgent business arising between meetings. The Executive shall consist of the Chairman, the Managing Trustees and the Treasurer. Voting on decisions shall be by a show of hands. The Chairman must cast a vote at this point. Where there is an equal division of votes the chair of the meeting may cast a deciding vote but is not obliged to do so. In the case of equality in a vote on a motion seeking to change the status quo, the motion will be deemed to have been defeated if the Chairman does not exercise a casting vote. The Executive will have the power to authorise expenditure on essential maintenance and repairs up to a maximum of £1000 per occurrence without referral to the Committee. Any expenditure over £1000 must be referred to the committee.
2. Have the power to form other sub-committees as appropriate, whose remit and powers will be specified by the Committee.

4.8 The Committee shall normally meet 4 times a year (February, May, August & November) and a quorum at any meeting shall be at least one third of the voting members of the Committee. Members will be given at least 7 days written notice of the meetings. Written notice can include notification by electronic means. The May meeting will approve the Treasurer's Report and the Audited Statement of Accounts and determine the business to be conducted at the Annual General Meeting. Minutes of all meetings must be prepared and circulated to all members of the Committee as well of the Clerk to the Town Council. A copy of the minutes must be approved at the next meeting and signed by the Meeting Chairman. This copy must be retained in a minute file available for inspection by any member of the public.

4.9 Additional meetings of the Committee may be called by the Chairman or by any 3 members of the Committee after having given written notice of a meeting and the matter to be discussed to the secretary. Members shall be given at least 7 days written notice of such meetings.

4.10 In the absence of both the Chairman and the vice-Chairman at any meeting the members present shall elect one of their members to preside at that meeting. The person elected **MUST** be a voting member of the Committee.

4.11 Every question to be determined at a meeting shall be determined by a majority of the votes of the members present and voting. The chairman must cast a vote at this point. Where there is an equal division of votes the chair of the meeting may cast a deciding vote but is not obliged to do so. In the case of equality in a vote on a motion seeking to change the status quo, the motion will be deemed to have been defeated if the Chairman does not exercise a casting vote.

4.12 Ex officio and co-opted members of the Committee shall not be entitled to vote.

4.13 Representatives of youth organisations shall be invited to present a report on the progress of Langport youth provision in the area at each meeting.

4.14 The Committee shall have full power to make and alter rules for the conduct of their business and for the conduct of meetings other than clauses 4.9 and 4.10 above.

4.15 No member of the Committee shall take or hold any interest in any property held or used for the purpose of the Ridgway Hall or the Trust or receive any remuneration for his or her services or be interested in the supply of work or goods to or for the purposes of the Ridgway Hall or the Trust.

## 5. **Annual General Meeting (AGM)**

5.1 An AGM shall be held in June of each year at which the following business shall be transacted:

- To receive the Chairman's report.
- To receive a report from one of the Langport & Huish Youth Workers.
- To receive the Secretary's report on the use of the Ridgway Hall.
- To receive the Treasurer's report and an audited Statement of Accounts.
- To appoint the Chairman, Vice Chairman and Treasurer for the ensuing year.
- To approve members of the Committee for the ensuing year.
- To consider any amendments to the Constitution proposed by the Town Council.
- An opportunity for members of the Public to address the meeting on any topic relating to the use of the Ridgway Hall.
- An opportunity for members of the Public to address the meeting on any topic relating to the delivery of Youth Provision in the area.
- Any business decided by the meeting of the Committee held in the May preceding the AGM.
- Any other business deemed by the Chairman and Secretary as being appropriate.

5.2 Notice of an invitation to attend the AGM shall be by public advertisement in at least 3 locations within the Town, at least 14 days in advance of the meeting. Consideration should be given to advertising the meeting in at least one of the local newspapers.

5.3 Any business to be discussed at the AGM **must** be submitted, in writing, to the secretary, at least 8 days before the meeting. Only business included on the agenda can be conducted at the AGM.

5.4 Copies of all documents pertaining to the AGM (agenda, reports, motions etc) shall be circulated to committee members, and the Clerk to Langport Town Council, 7 days before the meeting and made available to the public, on request, prior to the meeting.

5.5 Nominations to the Committee by nominating organisations should, preferably, be received by the Secretary of the Committee before the date of the AGM. Nominations can be made at the AGM

5.6 Any resident in the Langport & District area may attend the AGM and those 14 years of age or above shall be entitled to vote.

## 6. **Duties of the Committee (inc Sub – Committees)**

6.1 To encourage young people in Langport and the surrounding area to:

1. Take a full and active role in the delivery of youth provision in the area.
2. Adopt public leadership roles.
3. Use existing channels and create new ones to ensure that their views and opinions are heard.
4. Ensure the Youth Club is accessible to all young people.

6.2 To develop, deliver and manage youth services within the Langport area taking into account the views of Langport Town Council and Huish Episcopi Parish Council, their principal funding partners.

6.3 To ensure effective youth work delivery, giving fair consideration to the following key components:

- Delivery within the Ridgway Hall.

- Delivery within Langport and the surrounding area possibly via detached youth work, outreach work and/or special projects.
- Identifying and assessing the needs of young people not currently in contact with the Youth Club.
- Development of an inter-agency approach on matters related to the needs of young people in the Langport Area and youth work provision.
- Supporting young people to enable them to be active members of the Committee.
- Planning programmes of work for the Langport Area to ensure that a balanced provision exists in the area.
- To monitor work resources and assess the effectiveness of their use in the provision of youth work.
- To support and advise voluntary youth groups in the Langport area

6.4 To encourage community use of the Ridgway Hall.

6.5 **Sub Committees:** - To include at least one managing Trustee.

Maintenance Sub-Committee or working party to manage the day to day running of the Ridgway Hall in consultation with the Users Groups. To include the Administrator for the Ridgway Hall. Other duties include:

- 6.5.1 Ensuring that the Ridgway Hall and its' contents are maintained in a good state of repair. External works, together with repairs to the internal fixtures of the building and overall Health & Safety compliance remain the responsibility of the Town Council. Internal decoration and repairs to the contents are the responsibility of the Management Committee, and the cost of this must be covered from the income of the Full Committee.
- 6.5.2 The Executive can authorise urgent external repairs up to the sum of £1000, subject to consultation with the Town Clerk, but all other external repairs must be referred to the full Town Council.
- 6.5.3 To administer and maintain a Policy of Hire for other user groups, that ensures that priority is given to meeting the needs of young people.
- 6.5.4 To exercise general oversight of the activities and discipline of the User Groups and to assist in the development and extension of these activities.
- 6.5.5 The Committee shall agree rates of hire and annual subscriptions, as appropriate.
- 6.5.6 Ensuring that users groups are aware of current Health and Safety legislation and all maintenance are complied with in consultation with the managing Trustees.

6.6 Youth Club Sub-Committee or working party to manage and deliver the Langport & Huish Youth Club. To include a representative from Huish Episcopi Parish Council (while they remain a funding partner) and Langport & Huish Youth Club workers. Other duties include:

- 6.6.1 Work closely with the Youth Workers in all aspects of running the club and additional events and activities.
- 6.6.2 Ensuring that all aspects of current Health and Safety legislation are complied with.
- 6.6.3 Manage Youth workers as per Policies and Procedures within Staff Handbook

6.7 The title of all real or personal property which may be acquired by or for the purposes of the Ridgway Hall by the Committee shall be vested in the Committee.

## 7. **Discipline**

Anybody affected by disciplinary decisions made in the name of the Committee shall have a right of appeal to a meeting of the full Committee.

8. **Insurance**

- (i) Insurance of the building shall remain the responsibility of the Town Council which shall have the right to recover the cost of insurance from the Committee.
- (ii) Insurance of the contents and any insurance relating to employees or volunteers, together with public liability insurance relating to the activities of the Committee shall remain the responsibility of the Committee.

9. **Constitution**

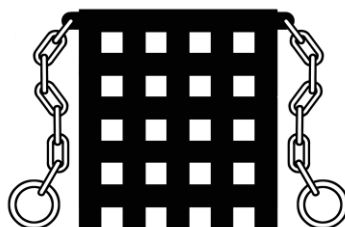
This Constitution shall be submitted to a meeting of Langport Town Council for approval and then to the next Annual General Meeting of the Centre for ratification and signature. Amendment(s) to the Constitution may be recommended by the Committee at one of its regular meetings. A majority of two thirds of voting members present at the meeting will be necessary for the amendment(s) to be taken forward to the next AGM for ratification. No amendment shall be made to this Constitution without prior approval of the Town Council.

10. **Dissolution**

The Centre may be dissolved by a resolution of the Town Council, passed by a two-thirds majority of those voting members present, at a special meeting convened for the purpose of which 28 days notice shall have been given to the members of the Committee and the public.

Members of the public resident in the Langport Area shall be entitled to attend and make representations. Such resolution may give instructions for the disposal of any assets held by or in name of the Centre provided that if any property or assets remains after the satisfaction of all debts and liabilities such property shall be given or transferred to such other charitable institutions having objects similar to some or all of the objects of the Trust as the Trust may determine.

**Approved by Langport Town Council at the Town Council meeting held on Tuesday 4<sup>th</sup> June 2013 (Minute Reference 5821)**



**LANGPORT TOWN COUNCIL**

**Minutes of a meeting of the Langport Town Council  
held on Tuesday 2<sup>ND</sup> July 2013 at 7.30pm  
in Langport Town Hall.**

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).

## IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS

### *Public Question Time (limited to 15 minutes in total)*

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllrs. Osborne (Chairman); Gadd; Northcott; Edwards; Saunders; Naden; Taylor; Dunn.  
District Cllr. Mills; County Cllr. Yeomans  
Julie Worthing and Family; Clive Keeble  
Andrew Lee (Langport Leveller); PCSO Ben Middledich

Cllr. Osborne requested the agreement to bring the presentation of an Outstanding Service Award forward and this was agreed.

5828

#### **1. Outstanding Service Award**

Cllr. Edwards explained that the Council had agreed to present Julie Worthing with an Outstanding Service Award to mark the sterling efforts that she had made in sourcing funding for the Multi Use Games Area at the Recreation Ground.

The Chairman thanked Julie on behalf of the Council and all the residents of the town and presented her with a certificate and lapel pin.

The Chairman then read out a statement to the meeting which said that, due to health problems, he had been advised to reduce the pressures that he was currently under. Accordingly, he was asking the agreement of Councillors to him stepping back for 3 – 4 months and passing on his duties as Chairman to Cllr. Gadd, the Deputy Chairman, on a temporary basis. He would review the situation after this period and if matters had not improved consider whether he should formally resign as Chairman. This was agreed by the meeting and Cllr. Osborne handed the chair over to Cllr. Gadd and left the meeting.

5829

#### **2. To receive Apologies for Absence**

Apologies were received from Cllr. Clarke (Holiday), Cllr. Martin (Work Commitment) and Cllr. Osborne.

The Clerk informed the meeting that he had received a letter of resignation from Cllr. McDonald which takes immediate effect. The appropriate measures to fill the resulting vacancy will be put in place

5830

#### **3. Declarations of Interest**

Cllr. Gadd declared an interest in agenda item 12a – Planning Application 13/02186/FUL. She understood that she would not be able to chair this item and proposed that Cllr. Saunders should take the chair when the application was discussed. This was agreed.

5831

#### **4. Notice of Dispensations (if any)**

There were no dispensations applied.



5832

**5. To approve as a correct record the Minutes of the meetings held on Tuesday 4<sup>th</sup> June 2013**

**Proposal:** That the minutes should be approved as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

5833

**6. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

It was remarked that items included under minute reference 5827 (Matters for next month's agenda) had not been included on the agenda. The Clerk apologised and suggested that it would have been advisable if this had been notified as soon as the agenda had been circulated so that it could have been corrected. However one of the matters (Cocklemoor) is covered by correspondence items.

Councillors were updated on the WalkLangport footpath project where the planning application for the new Cocklemoor footpath has been submitted and that there were some problems with the noise made by the gate at the end of Moor Lane..

5834

**7. Police Report**

PCSO Middledich had been called away so there was no report beyond the written one submitted by PC Toni Lines.

5835

**8. To receive District Councillor's Report**

Cllr. Mills reported that Cllr. Saunders had made a presentation to the last Area North meeting on the WalkLangport Project and the work that had been done with the Community Payback Team. He also mentioned the payment of £500 that had been made to the LIC under the terms of the Service Level Agreement.

5836

**9. To receive County Councillor's Report**

Cllr. Yeomans referred members to his monthly newsletter. He advised that there was a Cabinet Meeting on Monday 8<sup>th</sup> July which may be interesting to attend.

5837

**10. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

- a. Langport Young Peoples Centre AGM ( If the revised Constitution was adopted there will be a need to appoint a 4<sup>th</sup> member of the Council to the Management Committee). The revised Constitution was adopted by the meeting and Cllr. Dunn was appointed as Chairman with Cllr. Naden as Deputy Chairman. As, following Cllr. McDonald's resignation, the Town Council is short of 2 representatives it was agreed that Cllr. Naden should remain as a Town Council representative rather than a User Group one. The appointment of a fourth representative will be delayed until a new councillor has been elected.
- b. Market Towns Investment Group – There will be a soft launch of the Town App. In the next couple of weeks. There is the opportunity to include items such as heritage trails and historic information for a small fee. The system will be updated every 6 weeks although any offers will be live. SSDC will meet the costs of the project for the first 12 months after launch.  
Portas Project – we need to ensure that the management of the market is secure before money will be released.  
SSDC will look for and promote coach parking facilities in the Market Towns.

5838

**11. Highway Improvements – Bow Street & North Street**

Clive addressed the meeting to say that he was concerned that there had been no consultation with the traders in the town with regard to the proposed road works and had therefore not been able to put forward their views. It was pointed out that this was not the case as the Langport Area Business Group had been involved in discussions at an early stage and that the timing of the work had been set following those discussions. Furthermore, the matter had been discussed at previous Town Council meetings to which all members of the public are invited. He was informed that there was an open meeting with County Highways at 9am tomorrow in Great Bow Wharf which he was welcome to attend.

It was agreed that there were a number of issues that needed to be addressed including the lack of consultation; the duration of the works; working hours; the effect on bus services(including schools), waste collection services, emergency services and business deliveries; residents

access and what involvement there had been with the conservation officer regarding materials and finishes. The Clerk agreed to email Neil McWilliams with these points immediately after this meeting.

5839

## 12. To Consider Matters of Planning

- a. **Application 13.02186/FUL** – Erection of a rear extension and loft conversion to dwelling; 22 Whatley, Langport TA10 9RA  
Councillor Gadd handed the Chairman's responsibilities over to Cllr. Saunders. She was allowed to remain in the meeting. After a period of discussion, the following proposal was made:  
**"Langport Town Council is not opposed to this application in principle but feels that consideration should be given to the use of natural materials (i.e. wood) for the cladding and windows"**.  
The following amendment was then proposed:  
**"Langport Town Council has no objection to this application as presented"**  
A vote was taken on the amendment which was defeated by 2 votes in favour 4 votes against. Accordingly a vote was taken on the original proposal which was passed by 4 votes in favour to 2 votes against.
- b. **NOTICE OF APPEAL – Application 13/00314/Outline** – Development of 36 dwellings at Newtown Road – **The applicant has lodged an appeal with the Planning Inspectorate – all comments to be received by 24<sup>th</sup> July 2013.**  
The Clerk was asked to resubmit the original letter of objection to the Planning Inspector.

5840

## 13. Correspondence

- a. ViSTA – Letter of thanks for grant
- b. Huish Episcopi Primary School – Letter of thanks for grant  
**The above were noted.**
- c. Chesterton Humberts – The Trial Ground, Somerton Road, Langport  
This letter resulted from a presentation that was made to the Joint Committee at their last meeting. It was agreed that the Clerk should write to Chesterton Humberts to say that the Town Council would be pleased to accept a transfer of ownership of this land on the understanding that it should be protected as a recreational area but stating that it was not within the power of Langport Town Council to determine whether this would fulfil the landowners commitment for the provision of a contribution to recreational facilities. This is because the land to which any application relates lies in the Parish of Huish Episcopi and any decision would be theirs in consultation with the District Council.
- d. Environment Agency – Cocklemoor – Proposed License  
It was the general view that agreeing a one year license was not the correct way forward on this matter.  
It was agreed that we should take the District Council up on an offer of legal guidance on this matter and that a letter should be sent to Sarah Rock-Evans requesting a meeting with herself and senior Environment Agency personnel to find a way forward that would see the transfer of this land into the ownership of the Town Council / Town Trust.
- e. Somerset Highways – Temporary Road Closure, Hanging Chapel Road  
It was noted that this had been received after the road closure became effective.

5841

## 14. To Consider Matters of Finance

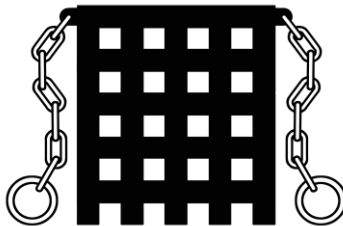
- a. Approve Payment Schedule.  
**Proposal:** That the payment schedule should be approved but that the cheque for South Somerset Disability Forum should be held back until the Chairman of the Ridgway Hall Management Committee confirms that the report received covers the areas requested.  
**Outcome:** Agreed unanimously.

5842

## 15. Items for next month's agenda

Flood Forum 2  
Footpaths  
Cocklemoor  
Bow Street Closure  
Ridgway Hall  
Christmas Planning

There being no other business, the meeting closed at 9.23pm



## **LANGPORT TOWN COUNCIL**

**Minutes of a meeting of the Langport Town Council  
held on Tuesday 6th August 2012 at 7.30pm  
in Langport Town Hall.**

**Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4th December 2012.**

**Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).**

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN  
COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL  
PUBLIC AND THE PRESS**

### ***Public Question Time (limited to 15 minutes in total)***

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllrs. Gadd (Chairman); Northcott; Saunders; Clarke; Naden; Edwards; Dunn and Taylor.  
Town Clerk  
District Cllr. Mills; County Cllr. Yeomans  
Andrew Lee (Langport Leveller); Sophie Morgan (Western Gazette)

There were no members of the public present.

Andrew Lee raised the question of the current road works in Bow Street. He asked why the contractor was not working the agreed extended hours and the Clerk said that he would take this matter up with Somerset Highways.

5843

**1. To receive Apologies for Absence**

Apologies had been received from Cllrs. Osborne (Health) and Martin (Work Commitments)

5844

**2. Declarations of Interest**

There were no declarations of interest

5845

**3. Notice of Dispensations (if any)**

No requests for dispensation have been received.

5846

**4. To approve as a correct record the Minutes of the meetings held on Tuesday 2<sup>nd</sup> July 2013 and the Special Meeting held on Monday 8<sup>th</sup> July 2013**

**Proposal:** That the minutes of the July 2<sup>nd</sup> meeting should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

**Proposal:** That the minutes of the Special Meeting should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

5847

**5. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

**Agenda Item 5837 (10b)** The question of how the future of the Town Square Markets would be assured as Clare Aparacio has stated that she did not wish to continue organising these in the long term. The Clerk advised that he had been in discussion with SSDC and had been provided with a draft Service Level Agreement which could be used to reach an agreement with an individual to oversee future markets. He proposed that the Council should start to seek a replacement organiser for the markets, following discussions with Clare to determine the skill set required. Councillors stated their belief that this should be open to any interested parties.

**Proposal:** That efforts should be made to find a new Market Co-ordinator as a matter of urgency.

**Outcome:** Agreed unanimously

**Agenda Item 5840 (13c)** Councillors asked if there had been any progress on the offer of land adjoining the Cricket Club. The Clerk responded that a response to the offer had been sent and that we were awaiting developments.

5848

**6. Police Report**

There was no Police presence. Comments were made about the value of the monthly Police report.

5849

**7. To receive District Councillor's Report**

Cllr. Mills reported that, as a result of ill health, he had been unable to attend the last Area North meeting and so had nothing to report.

5850

**8. To receive County Councillor's Report**

Cllr. Yeomans referred members to his monthly newsletter. He then reported that a recent OFSTED inspection of the County Children's Services Department had resulted in an inadequate grading. This was being addressed by the new department head and considerable sums of money were being allocated to this area. He pointed out that around 63% of the County budget is spent on services for Children and the Elderly which does not leave much room for manoeuvre. He also commented on the fact that current legislation means that any school that fails an OFSTED inspection has to move to Academy status, which results in not insubstantial costs to the County Council. As academies, schools are supposed to be responsible for all aspects of their budget, including maintenance. However, one area that remains with the County Council is the

area of meeting the costs of carbon emissions and this means that academies have no incentive to reduce energy usage or invest on low carbon technology.

5851

## 9. **Flood Forum 2**

Cllr. Saunders reported on the arrangements for Flood Forum 2 (Self Help Strategies). This will take place on Thursday 5<sup>th</sup> September 2013 at the Memorial Field Sports Club. There will be a full complement of speakers and the EA are offering interested parties the opportunity to visit local EA sites during the afternoon.

Cllr. Gadd reported that the work to build up the river bank on North Street Moor had been completed.

5852

## 10. **Footpaths**

Planning permission has been granted for the new footpath between Stacey's Court bridge and the main pathway along the river. The Ea have also agreed that this work is permissible under the current agreement between Langport Town Council and the EA, provided that it is completed by 31<sup>st</sup> October 2013. A contract for the work has been placed with Somerset Landscapes who carried out the work on North Street Moor. They have also been asked to replace the gate at Moor Lane with a unit employing hydraulic closers in an attempt to reduce noise.

5853

## 11. **Cocklemoor**

a. Cocklemoor Management Agreement

We have received formal notification that this agreement will terminate on 31<sup>st</sup> October 2013.

The letter laying out the views of the Council on the future of Cocklemoor has been sent to the EA and we are awaiting a response. It was agreed that the past ownership of Cocklemoor should be investigated.

5854

## 12. **Bow Street Closure**

An open discussion took place on the progress of these works and a number of points were raised:

- Concerns about the drainage on the southern side of Bow Street between Moor Court and Bow Bridge. The Clerk told the meeting that he had been advised that this was to be replaced and that he would attempt to obtain a written assurance of this.
- Problems with signage. The issues that have been raised have been conveyed to Somerset Highways.
- Updates on the progress of the work. The Clerk pointed out that the latest update from Somerset Highways is posted on the Town Council website. It was not placed on the Town Council notice board due to lack of space.
- Changes to the drainage work. It would appear that the initial plan to run new drains down the centre of the road had to be abandoned owing to the number of other services in that area. It is not anticipated that the re-routing of the drains will affect the period of work.

5855

## 13. **Ridgway Hall**

Cllr. Dunn presented details of recommendations from the Disability Forum regarding improvements to Ridgway Hall. It was agreed that it would be more suitable for this issue, together with other matters relating to the Ridgway Hall, to be addressed by a sub-committee.

**Proposal:** That a sub-committee should be set up to address the governance, finance and maintenance of the Ridgway Hall.

**Outcome:** Agreed unanimously.

It was agreed that the members of the sub-committee would be Cllrs. Edwards, Dunn, Gadd, Naden and Saunders. The Town Clerk will act as clerk to the sub-committee and will arrange a meeting at the earliest opportunity.

5856

## 14. **Christmas Planning**

A working party comprising Cllrs. Saunders and Edwards, together with Tracey Baker, will be set up to look at all aspects of Christmas 2013.

5857

## 15. **To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

a. **Finance & Employment Committee**

The principal matter discussed at the Finance and Employment Committee meeting had been the subject of the Special Council Meeting on 8<sup>th</sup> July and the agreed actions have been taken. Two other matters were remaining from the meeting, namely:

- Arrangements for the payment of the Clerk's salary.  
**Proposal:** That Chypps be asked to take on responsibility for the monthly payment of the Clerk's salary.  
**Outcome:** Agreed unanimously.
- Arrangements for the Clerk's annual appraisal – a date, in August, for this has been agreed between the acting Chairman and the Clerk

**b) Festival Committee**

This year's Festival had been very successful with a significant increase in the number of people both participating and attending. The organisation now has a healthy bank balance and it has been agreed that the Festival will be staged again next year, between 30<sup>th</sup> May and 8<sup>th</sup> June. Councillors raised the question of how members of the public were informed about competition results and it was agreed that this needs to be reviewed.

5858

**16. To Consider Matters of Planning**

a. **Application 13/01924/FUL** – Installation of 16 no. solar PV panels to skittle alley – Dolphin Hotel, Bow Street, Langport TA10 9PH

**Proposal:** That the Town Council supports this application.

**Outcome:** Agreed unanimously.

Councillors expressed concerns about the ownership / listed status of the Dolphin Sign and it was agreed that this would be investigated..

b. **Determination Application 13/02186/FUL** – Erection of rear extension and loft conversion to dwelling – 22 Whatley, Langport TA10 9RA – **Application Withdrawn.**

**Noted**

c. **Determination Application 12/04409/ADV** – Replacement hanging wooden sign board and sign writing on front window – The Old Emporium, Bow Street, Langport TA10 9PQ – **Permission Granted.**

**Noted**

5859

**17. Correspondence**

a. SSDC Streetscene services – Litter & Dog Waste Bins

Cllr. Dunn reported that discussion with Streetscene indicate that we are currently 2 bins short of the number that Streetscene have agreed to service (previously located on North Street). We can replace these (at our cost) but they do not necessarily have to be located in the same place. It was agreed that we should take this opportunity to review the location of all waste bins.

b. The Veterans Charity – The Forces March 2014

The Veteran's Charity have indicated that they would like to use Cocklemoor as an overnight camp for the 2014 event. It was agreed that, subject to a successful agreement with the EA over Cocklemoor, we should welcome this decision.

c. SSDC – Acceptance of Cocklemoor as an Asset of Community Value

**Noted.**

5860

**18. To Consider Matters of Finance**

a. Approve Payment Schedule.

**Proposal:** That the payment schedule should be accepted.

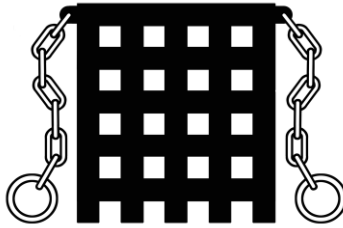
**Outcome:** Agreed unanimously.

5861

**19. Items for next month's agenda**

Flood Forum 2; Cocklemoor; Ridgway Hall; Christmas Planning; Bow Street Road Works.

There being no other business the meeting closed at 9.10pm.



## LANGPORT TOWN COUNCIL

### Minutes of a meeting of the Langport Town Council on Tuesday 3<sup>rd</sup> September 2013 at 7.30pm in Langport Town Hall.

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

**Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).**

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS**

#### ***Public Question Time (limited to 15 minutes in total)***

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllrs. Gadd (Chairman); Saunders; Northcott; Clarke; Watson; Naden; Edwards; Dunn.  
District Cllr. Mills; County Cllr. Yeomans.  
Andrew Lee (Langport Leveller); Sophie Morgan (Western Gazette)  
Alexandra Keyworth-Wright (Locality)

Alexandra Keyworth-Wright introduced herself and gave a brief outline of the work she has been carrying out in, Langport and Huish Episcopi, on behalf of Locality. Her role as a Community Organiser is to listen to residents to find out their views about how the area can be improved. Issues that have been raised with her include the possibility of re-opening a railway station in the area and the setting up of a community shop in Huish Episcopi. The information she collects during her 12 month assignment will be collated with the anticipation that it can be left with an active group of residents to take forward.

Councillors expressed their view that, whilst anything that involved the local community could only be beneficial, much of what she was achieving was only a duplication of the work already being carried out by the Town and Parish councils. In fact the Transport Working Group, which was set up following a survey carried out by Langport Town Council, has only this week produced a feasibility document relating to the re-opening of Langport East railway station. Councillors thanked Alexander for attending and wished her all the best for the future.

5862

**37. To receive Apologies for Absence**

Apologies were received from Cllrs. Martin (work Commitments) and Osborne (health issues).

5863

**38. Declarations of Interest**

There were no declarations of interest.

5864

**39. Notice of Dispensations (if any)**

No dispensations were requested or issued.

5865

**40. To approve as a correct record the Minutes of the meetings held on Tuesday 6<sup>th</sup> August 2013.**

**Proposal:** That the minutes should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously. The minutes were signed by the Chairman.

5866

**41. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

**Minute Reference 5857 (15a) Finance Committee Meeting:** The Clerk advised the meeting that discussions were taking place with CHYPPS regarding payment of the Clerk's salary and that the Clerk's Annual Review had taken place.

**Minute Reference 5857 (15b) Festival Committee Meeting:** The Clerk advised that he has been offered the opportunity to book Quantum Theatre for a performance of 'The Tempest' on Saturday 31<sup>st</sup> May 2014. This group have performed successfully in the Town Garden in the past. The cost for the performance would be £1400.00 which includes all publicity material and a booking service. Previous experience suggests that we should be able to recoup this cost. After some discussion the following agreement was reached.

**Proposal:** That the Clerk should be authorised to confirm this booking if the meeting of the Festival Committee due to be held next week agrees that it is an appropriate addition to the Festival programme.

**Outcome:** Agreed 7 members in favour to 1 against.

5867

**42. Police Report**

No police representative was present.

5868

**43. To receive District Councillor's Report**

Cllr. Mills reported that the application by Yarlington Homes to have the obligation to provide a Strategic Sports contribution, as part of the planning permission for the recent Eastover development, cancelled had been approved by the Area Planning Committee.

5869

**44. To receive County Councillor's Report**

Cllr. Yeomans referred members to his monthly newsletter. He also commented that the Fire Brigades Union had taken a decision to go on strike over changes to the Fire Service Pension Scheme. This should not affect local communities in the Langport / Somerton area as it is primarily served by retained fire fighters who do not normally go on strike. However he advised that extra precautions should be taken when carrying out any work that involves heat or naked flames.

5870

**45. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

a. Ridgway Hall Sub Committee

The sub committee had met and prioritised the issues that need to be addressed. First priority is to address any issues around disabled and general facilities in the hall. The Clerk advised that inspections had been arranged with appropriate contractors to address



some of these issues. The question of heating of the main hall was discussed and the following decision taken.

**Proposal:** That the Clerk should be authorised to arrange the installation of a 3<sup>rd</sup> heater in the main hall with the Town Council meeting the equipment cost and the Ridgway Hall Management Committee meeting the installation costs.

**Outcome:** Agreed unanimously.

b. Christmas Planning Working Party

There have been 2 meetings of this group since the last Town Council meeting with a wide range of suggestions being put forward. Some of these have been deferred until next year as there is insufficient time to consider them for this Christmas. Some plans that will be taken forward are:

- The erection of lights on Sunday 24<sup>th</sup> November 2013.
- The possibility of providing appropriate lights at Great Bow Wharf.
- Late night shopping evenings on the first 3 Thursdays of December (5<sup>th</sup>, 12<sup>th</sup> and 19<sup>th</sup>).
- The switching on of the lights on Thursday 5<sup>th</sup> December with attempts being made to find a celebrity to perform this task. It has been suggested that Radio Somerset be approached in the hope that they would bring the bus along with possibly Emma Brittan switching on the lights.

c. Footpaths Working Party

A contract has been placed for the creation of a new footpath between Stacey's Court Bridge and the main footpath along the riverbank. Available funds should enable us to upgrade the existing footpaths on Cocklemoor, extend the North Moor footpath to the river bank and replace the gate at the end of Moor Lane with a soft closing version. To celebrate the successful completion of the project it is proposed to hold a Buggy Health Walk (in association with the Levels Children's Centre) and a Hallowe'en Lantern Walk along the completed paths.

5871

**46. Council Vacancy Update**

We have been notified that there are two nominations for election to the current vacancy on Langport Town Council, and. The election will take place on Thursday 26<sup>th</sup> September 2013. Both candidates will be invited to submit a brief election address for placement on the Town Council website and notice board.

5872

**47. Flood Forum 2**

Arrangements for this event are well advanced and the meeting will be chaired by Cllr. Julia Gadd. Thirteen of the fifteen available places on the tour of EA sites have been reserved and this will leave the Recreation Ground at 4.30pm. The aim of the forum is to develop a self help approach amongst local residents and it is not felt that responsibility for future developments should rest with Town Councillors.

5873

**48. Cocklemoor**

The view of Councillors is that the latest offer by Sarah Rock-Evans, of the EA, of a ten year lease on Cocklemoor is not acceptable as it does not provide sufficient security of tenure for the Town Council. Lack of security will make it extremely difficult for the Council when seeking funding for the development of facilities on the land.

**Proposal:** That the Clerk should respond to Sarah Rock-Evans rejecting the offer and proposing that the only viable way forward would be for the Town Council to acquire full ownership of Cocklemoor from the Environment Agency. That any further letters exchanged between the Town Council and The Environment Agency should be copied to local MP David Heath.

**Outcome:** Agreed Unanimously.

5874

**49. Bow Street Road Works**

We have been assured that the works are proceeding in accordance with the proposed time scale and will be finished on time. White lining is expected to commence in the near future and will include all necessary lining from Bow Bridge to the end of the pavement works in North Street. This will include yellow lining in accordance with the requirements of a conservation area (50mm lines in primrose yellow) and remarking of the pedestrian crossing outside of the Town Hall. Resurfacing of the road from North Street to Bow Bridge is planned to start during the last week of the current financial year.

Cllr. Yeomans was asked to convey the thanks of the Town Council to the contractors for the way in which their employees have carried out the work in the Town.

5875

## 50. To Consider Matters of Planning

- a. **Consultation 13/03115/OUT** – Residential Development of land – Badger Cottage, Newtown, Langport TA10 9SE – **We are invited to comment as the neighbouring parish.**

There was a period of discussion in relation to this application before the following proposal was made.

**Proposal:** That this application should be refused on the following grounds and that this matter should be determined at Area Committee level.

1. This site in question sits outside the current Local Plan and was also omitted from the projected Local Plan to 2028 which is currently under discussion.
  2. A major concern of Councillors is the ability of the present infrastructure to support further development in this area. The current sewerage and water services were designed with a capacity for limited growth, much of which has already been taken up by other developments in the area, and it is felt that the sewage discharge from this development together with increased surface water run off could stretch these to an unsustainable level. Consideration also needs to be given to the fact that, whilst Huish Episcopi Primary School still has limited extra space, Huish Academy, Langport Surgery and Langport Dental services are already oversubscribed.
  3. Newtown Road already suffers from congestion problem from local, HGV, commuter and through traffic. We do not see any evidence of further growth in the local job market, apart from the proposed Willows Business Centre, so can only conclude that any residents of the proposed development would need to travel to places of employment thus increasing the level of commuter traffic.
  4. We also have concerns, as the Burial Authority, that scheduled development of the Shires Garage site will create parking problems for people attending funerals at Langport Cemetery which could impact on traffic flow along Newtown Road.
- b. **Determination 13/01924/FUL** – Installation of 16 no. solar PV panels to skittle alley – Dolphin Hotel, Bow Street, Langport TA10 9PH – **Permission Granted**  
**Noted**

5876

## 51. Correspondence

- a. Emma Baker, SSDC – Empty Property Update in South Somerset  
Councillors were reminded of the need to ensure that details of any 'empty' properties are passed on to South Somerset District Council.

5877

## 52. To Consider Matters of Finance

- a. Approve Payment Schedule.

**Proposal:** That the payment schedule should be approved.

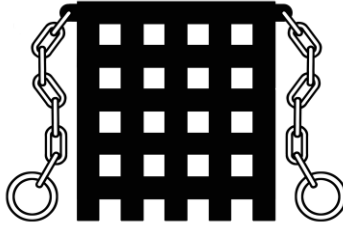
**Outcome:** Agreed unanimously. The Schedule was signed by the Chairman.

5878

## 53. Items for next month's agenda

Cocklemoor; Flood Forum 2 Report; Footpaths; Allotments.

There being no other business the meeting closed at 9.06pm.



## LANGPORT TOWN COUNCIL

### Minutes of a meeting of the Langport Town Council on Tuesday 1<sup>st</sup> October 2013 at 7.30pm in Langport Town Hall.

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).

### IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS

#### *Public Question Time (limited to 15 minutes in total)*

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

No members of the public indicated a wish to speak.

**Present:** Cllrs. Gadd (Chairman); Norhcott; Clarke; Saunders; Dunn; Taylor; Naden; Edwards and Edmunds. Town Clerk.  
County Cllr. Yeomans  
Andrew Lee (Langport Leveller); Sophie Morgan (Western Gazette)  
PC Lines; PCSO Middleditch  
Terry Haggett

5879

#### **54. To receive Apologies for Absence**

Apologies were received from Cllr. Osborne (Health) and District Cllr. Mills. The Clerk also reminded the meeting that Simon Martin had resigned as a Councillor due to work commitments. The necessary vacancy notice has been posted and we are waiting to see if an election is called.

5880

#### **55. Declarations of Interest**

Cllrs. Naden and Taylor declared an interest in agenda item 15 – Allotments.

5881

**56. Notice of Dispensations (if any)**

No dispensations had been requested or issued.

5882

**57. Introduction of New Councillor**

The Chairman welcomed Cllr. Edmunds to the Council. The Clerk informed the meeting that the statutory acceptance of office had been completed.

5883

**58. To approve as a correct record the Minutes of the meetings held on Tuesday 3<sup>rd</sup> September 2013**

**Proposal:** That the minutes should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

5884

**59. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

**Minute Reference 5870;19b – Christmas Planning Working Party**

Cllr. Saunders reported on the latest meeting of the working party which had agreed the following:

- The main lights will be erected on 24<sup>th</sup> November 2013 (Cllr. Edwards stated that he will probably start decorating the trees on the island before this).
- Shop windows will be decorated by 1<sup>st</sup> December 2013. Householders will be encouraged to decorate their windows in the same fashion although it may be necessary for the Council to hold a stock of tissue snowflakes for this purpose.
- The street will be decorated with handmade Christmas bunting using materials from the Scrap Store. A Bunting Sow-In will be arranged. The Town Council are asked to pay for the materials.
- The lights will be switched on by Ben McGrail, of BBC Somerset, on Thursday 5<sup>th</sup> December 2013, when there will also be Late Night Shopping.
- The Annual LEG Christmas Fair will take place on Saturday 7<sup>th</sup> December 2013.
- There will be Late Night Shopping on Thursday 12<sup>th</sup> December 2013.
- There will be a Langport Christmas Bake Off Competition and Late Night Shopping on Thursday 19<sup>th</sup> December 2013.

The Chairman thanked Cllr. Saunders for all her efforts in arranging this programme.

5885

**60. Police Report**

PC Lines reported on the crime figures for Area North. She said that anti-social behaviour incidents had been very low in Langport for the past 2 years. Responding to comments about the Skate Park and Recreation Field she stated that foot patrols visited this on a nightly basis, up to 11pm by PCSOs and up to 3am when there is a Police Officer in the area. She asked whether part of the problem with broken bottles may be due to bins not being emptied regularly.

Comments were made about the need for accuracy in respect of traffic incident reporting by the police with the recent closure due to a telegraph pole being hit being cited. She promised to bring this to the attention of the relevant department.

5886

**61. To receive District Councillor's Report**

In the absence of Cllr. Mills, Cllr. Yeomans reported on the last Area North meeting. He stated that the meeting had discussed 6 planning applications, of which 5 had been significant housing applications. 2 of these 5 had been passed, 1 refused (Curry Rivel) and 2 deferred as the committee was unable to make a decision. SSDC is under pressure to develop a 5 year land bank, for housing, by February 2014, if there is any hope of the Local Plan being approved, and this could impact on the decisions taken on applications.

5887

**62. To receive County Councillor's Report**

Cllr. Yeomans commented on the financial cuts that have to be made in future years, particularly in relation to Children's Services

5888

**63. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council.**

**Market Towns Investment Group**

There was a discussion on the position with the Town Apps programme. 9 towns are developing their presence but Langport seems to be lagging behind. Anyone who knows of new businesses

that might be interested should let Cllrs. Gadd or Clarke know. This also needs to go on the next Business Group newsletter. Discussions also took place on the new charging structure for closing the road for events and the possibility of employing an intern to work with towns on marketing etc.

### **Somerset Towns Forum**

This meeting marked Matt Days last meeting and there was a presentation by Councillors from Dulverton on their approach to Localism.

### **Abattoir Liaison Meeting**

This was a very brief meeting at which concerns were expressed about flooding risks. The company is working hard to reduce the environmental impact it has in the area and is also keen to become more involved in the local community.

5889

#### **64. Cocklemoor Ownership**

The Clerk reported on the advice received from South Somerset District Council that the Town Council should consider accepting the latest offer, of a 10 year license at £1.00 per annum, from the Environment Agency. Councillors felt that, whilst this might, depending on the license terms, protect the land as a Community Asset in the short term, it was not the ideal way forward. It was, however, agreed that we need to move forward with this issue as a matter of urgency. It was also felt that we need to ask the District Valuer for a valuation of the land on behalf of the Town Council. Cllr. Gadd informed the meeting that she had been in touch with the office of David Heath MP which was trying to expedite a response to the letter that was copied to him.

**Proposal:** That the Clerk attempt to arrange a meeting between the Town Council, the Environment Agency and the Legal Officer at South Somerset District Council to determine and fully consider the terms of any agreement that the Environment Agency are offering with regard to Cocklemoor. The Environment Agency should also be formally asked to provide the Council with an indication of the value that would be placed on the land should it be advertised for sale on the open market.

**Outcome:** Agreed unanimously.

**Proposal:** That the Clerk should be authorised to instruct the District Valuer to carry out a formal valuation of Cocklemoor on behalf of the Town Council.

**Outcome:** Agreed unanimously.

5890

#### **65. Ridgway Hall**

Cllr. Dunn reported that the heater had been purchased, delivered and was waiting installation.

5891

#### **66. Flood Forum 2 – Meeting Report**

This had been a very good meeting although not as well attended as the initial meeting. The contributors had provided some very good information.

**Proposal:** That a Flood Planning Group should be set up for Langport and the surrounding area comprising representatives of Langport Town Council, Huish Episcopi Parish Council, Curry Rivel Parish Council and 4 interested residents from the area.

**Outcome:** Agreed unanimously.

5892

#### **67. Footpaths**

Work will be starting on the new footpath on Cocklemoor on Thursday of this week. Agreement has been reached with the Commoners for the extension of the footpath on North Street Moor and this work should follow on from the Cocklemoor path. Development of signage is progressing well. There will be a Hallowe'en Lantern Walk around the new footpaths on Thursday 31<sup>st</sup> October 2013, finishing with a barbecue in the Town Garden. Estimated cost of this event will be £900 which is part of the Walk Langport funding.

The question of installing lighting on the footpath over the Parrett was raised and this will be investigated.

5893

#### **68. Allotments – requested by Cllr. Dunn**

Cllr. Dunn asked whether there had been any progress with the planned meeting between the Town Council, Diggers Field Allotments Association and Ian McNab. The Clerk advised that a letter proposing this had been sent out but that there had been no response from either of the other two parties. It was agreed that this should be followed up and Cllr. Taylor agreed to ensure that the Clerk had the correct contact addresses.

## 69. To Consider Matters of Planning

- a. **13/03164/LBC** – Repainting of the existing exterior shop front and door and apply vinyl cut lettering to fascia: For Every Cloud, Bow Street, Langport TA10 9PR.

**Proposal:** That Langport Town Council had no objection to this application and recommended approval.

**Outcome:** Agreed unanimously.

- b. **13/03483/OUT** – Outline application for residential development and the provision of access from Wincanton Road: The Trial Ground. Somerton Road, Langport, Somerset TA10 9ST.

Councillors were made aware of the concerns that had been expressed at the recent meeting of Huish Episcopi Parish Council. After a period discussion the following proposals were considered.

**Proposal:** That the Town Council should recommend refusal of this application on the grounds that:

- There is no evidence that the present infrastructure can support further development in this area. The existing sewerage and water services were designed with a capacity for limited growth, much of which has already been taken up by other developments in the area, and it is felt that the sewage discharge from this development together with increased surface water run off could stretch these to an unsustainable level.
- The existing Community facilities in the Town will not be able to cope with this additional level of housing. Whilst Huish Episcopi Primary School still has limited extra space, Huish Academy, Langport Surgery and Langport Dental services are already oversubscribed.
- That there is no provision for employment in the immediate area. This means that residents of the proposed development would have to travel out of area for work thus increasing journey frequencies into and out of the development.

**Outcome:** Agreed unanimously

**Proposal:** That the Clerk should submit a Freedom of Information Request to Wessex Water seeking details of:

1. The original design capacity of the sewage treatment works serving Langport and Huish Episcopi (built 1958/59).
2. What additional communities have been linked to the system since construction.
3. Whether the capacity of the treatment works has been increased to meet the growing demand that has been placed on it and, if so by what extent. This should include any modifications to nos. 1 and 2 Pumping Stations.
4. The number of properties that the treatment works was designed to serve.
5. How many properties the treatment works is currently capable of serving.
6. The number of properties that it is currently serving.
7. What emergency arrangements are in place should a failure occur at either of the main pumping stations.

**Outcome:** Agreed unanimously

## 70. Correspondence

- a. SSDC – Gold Star Awards 2013

Noted

- b. Davis Edwards – Anti-Social Behaviour

Discussions have taken place with both the Police and St. Gilda's neither of whom see a major problem in this area.

**Decision:** The Clerk will respond to this in the light of discussions that have taken place with the Police and St. Gilda's.

- c. Langport Community Festival – 2014 Festival Details

The Festival Committee have welcomed the decision to invite Quantum Theatre to perform The Tempest in the Town Garden.

- d. Central Somerset Learning Partnership – Grant Application

**Proposal:** That the Town Council should award a grant of £370.00 to Central Somerset Learning Partnership for creation of a cob oven.

**Outcome:** Agreed by 7 votes in favour to 2 votes against

**71. To Consider Matters of Finance**

a. Approve Payment Schedule.

**Proposal:** That the schedule should be approved with the addition of the grant awarded this evening.

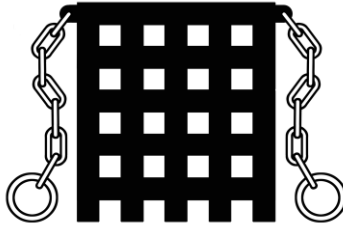
**Outcome:** Agreed unanimously.

5897

**72. Items for next month's agenda**

Footpaths; Allotments; Cockle Moor; Christmas Arrangements

There being no other business the meeting closed at 9.30pm



**LANGPORT TOWN COUNCIL**

**Minutes of a meeting of the Langport Town Council  
on Tuesday at 7.30pm on Tuesday 5<sup>th</sup> November 2013  
in Langport Town Hall.**

**Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.**

**Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).**

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN  
COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL  
PUBLIC AND THE PRESS**

***Public Question Time (limited to 15 minutes in total)***

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllrs. Gadd (Chairman); Northcott; Clarke; Edwards; Edmunds; Nesbit; Saunders; Taylor; Dunn; Naden.

District Councillor Mills

Andrew Lee (Langport Leveller)

4 members of public - Alex Keyworth-Wright; Karen Peppard (Peppard Funeral Services); Helen Lazenby (Clive Miller Associates); Terry Haggett.

The Chairman started the meeting by welcoming Cllr. Mark Nesbit to the Council. Cllr. Nesbit was unopposed in the recent election to fill the vacancy on the Council.

Alex Keyworth-Wright spoke in support of the proposal by local youths to raise monies for the refurbishment of the Skate Park facility at the Recreation Ground. It was pointed out that the letter that the Council had received did not refer to a refurbishment but to the creation of a second facility on Cocklemoor. She said that she felt that things had moved on since the letter was sent, including discussion of this issue at the Memorial Field Management Committee AGM. She was advised that this matter had been discussed at the HEPC / LTC Joint Committee meeting last night and would be addressed at the appropriate time this evening.

Helen Lazenby spoke on behalf of the applicant for the application relating to Lions Gate, who is currently on holiday. She stated that the overall character of the property would not be changed and there will not be excessive use of the premises. Visitors to the Chapel of Rest would enter through the front door of the premises and there would be no outside services, discussions or prayers permitted. The mortuary would only contain a single person refrigeration facility with no external equipment, which would only be used as necessary. There would be no signage or external lighting to identify the proposed Chapel of Rest and Mortuary.

Terry Haggett asked what decision had been taken regarding the presentation by Corbel Conservation at the last meeting. He was informed that this was a matter for Langport Town Trust and would be discussed at the following meeting which he was welcome to attend.

He also queried why the Council minutes in the Library were not up to date. The Clerk stated that a copy of the minutes was taken to the library once they had been approved but that he would check and investigate the reason why there was a gap.

5898

**73. To receive Apologies for Absence**

Apologies were received from Cllr. Osborne and County Cllr. Yeomans.

5899

**74. Declarations of Interest**

There were no declarations of interest.

5900

**75. Notice of Dispensations (if any)**

There were no dispensations requested or granted.

5901

**76. To approve as a correct record the Minutes of the meetings held on Tuesday 1<sup>st</sup> October 2013**

**Proposal:** That the minutes should be approved as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

5902

**77. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

- a. Minute 5893(15) Allotments – The Clerk reported that there had been no movement on this as he was still awaiting contact details for the Diggers Field Allotments Association. Cllr. Dunn apologised and said she would ensure that these were forwarded.
- b. Minute 5891(13) Flood Forum 2 – Cllr. Saunders reported that a date was yet to be set for the first Flood Planning Group Meeting and that a 2<sup>nd</sup> site visit had been arranged.
- c. Minute 5890(12) - Ridgway Hall – Cllr. Dunn reported that the 3<sup>rd</sup> gas heater had now been fitted and that arrangements were being made for the system to receive the annual gas safety check.
- d. Minute 5895(17a) – Cllr. Dunn reported that Kayleigh had been named Young Volunteer of the Year at the Annual Gold Star Awards. It was agreed that a congratulatory letter should be sent.

5903

**78. Police Report**

There was no police presence.

5904

**79. To receive District Councillor's Report**

Cllr. Mills reported that there had been no mention of Langport at the last Area North meeting. A report had been given by Streetscene on the work carried out in South Somerset during the recent bad weather.



5905

**80. To receive County Councillor's Report**

Members were referred to Cllr. Yeoman's monthly newsletter.

5906

**81. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

**Joint Committee Meeting** – Dave Norris (SSDC Planning) gave a presentation on the current situation with major planning applications in the Langport / Huish Episcopi parishes. He explained that the upsurge in applications has come about because of the current delay in the approval of the local plan and because developers were trying to ensure that their land was included in the 5 year Development Land bank that SSDC were required to maintain.

The meeting also discussed the letter concerning a new Skate Park on Cocklemoor. It was the general feeling that the creation of a second facility was not likely to happen and that the writers should be contacted to seek their input as to how the existing facility could be improved.

Councillors were given details of the latest meeting between the Environment Agency (EA) and representatives of Langport Town Council (LTC), Huish Episcopi Parish Council (HEPC) and South Somerset District Council (SSDC). The EA were informed that the preferred option of LTC was for it to take on full ownership of Cocklemoor and asked what the mechanism would be for an open market sale. The EA responded that their normal practise would be to place the land with an agent to sell on a 'best and final offers basis' with a fixed closing date for bids. They informed those present that it was their intention to notify SSDC of their intention to sell the land in order to trigger the 6 month moratorium period. They were asked what figure they would be looking to achieve from a sale and Sarah Rock Evans responded that they would be seeking the District Valuer's figure of £20,000. When asked whether they would accept an offer of this amount from the Town Council the response was that they were required to go to the open market. After further discussion the following actions were agreed:

- That Sarah Rock-Evans would draw up a draft license agreement, before 5<sup>th</sup> November, so that the options available to LTC could be discussed at the next Town Council meeting.
- That Sarah Rock-Evans would take advice from her colleagues as to whether there was any way a mutually acceptable sale could be negotiated without the need to go to the open market.

Cllr. Nicholas indicated that, whilst it would not be in a position to assist with any purchase costs, HEPC would probably be willing to contribute to ongoing maintenance costs. This view was supported by the HEPC members present at the Joint Committee meeting and it was agreed that quotations for maintenance should be sought from suitable contractors.

The Joint Meeting also discussed Joint Funding for the next financial year and it was agreed that this should be kept broadly in line with the current year. The figures proposed are therefore:

| Organisation                  | LTC   | HEPC  |
|-------------------------------|-------|-------|
| Links Community Transport     | £1500 | £3000 |
| Memorial Field                | £3000 | £6000 |
| MUGA Sinking Fund             | £500  | £500  |
| Langport Youth Centre         | £3000 | £5000 |
| Langport Information Centre   | £2000 | £4000 |
| Town Square Toilets           | £1000 | £1000 |
| Huish Episcopi Primary School | £500  | £1000 |

**LARC Meeting** – Cllr. Clarke reported on this meeting stating how interesting it was to find out about the wide range of organisations that had benefited from LARC funding.

**SSDC Annual Parishes Meeting** – Cllr. Dunn reported that there had been presentations on the work being carried out in respect of empty homes in South Somerset; the Community Right to Bid and Asset Transfer; County Health and Well Being Grant Scheme.

**Memorial Field AGM** – A new Secretary has been appointed. Minutes will be circulated when they are available.

5907

**82. Cocklemoor**

It may be necessary to consider the following resolution, proposed under the Public Bodies (Admission to Meetings) Act 1960 in relation to this item.

**Resolution: That, because this item contains information of a commercially sensitive nature, the public and press should be excluded from the discussions and asked to leave the room.**

If this should be felt necessary it is recommended that this item should then be deferred for discussion until after Agenda Item 17

It was agreed that, in light of the discussions that took place last week, there was no need to exclude either the press or public from this item.

The Clerk informed the meeting that, as she was currently discussing the options for the sale of Cocklemoor with her colleagues, she did not feel it appropriate to provide details of a license agreement at the present time. Accordingly it was not possible to discuss the direct issue of ownership until this situation is brought to a conclusion.

He also informed Councillors that he had been formally notified, by SSDC, that the Environment Agency had notified it of its' intention to market Cocklemoor thus triggering the 6 month moratorium. The Council now has 6 weeks, from the 1<sup>st</sup> November 2013, in which to register an intention to submit a bid for the land. He asked for the agreement of the Council to the submission of the letter, previously circulated to Councillors, to the District Council and for authorisation to sign that letter on behalf of the Council.

**Proposal:** That the Clerk should be authorised to sign the letter stating the wish of the Council to be registered as a potential bidder, on behalf of the Council, and forward it to Diane Layzell, the relevant officer at South Somerset District Council.

**Outcome:** Agreed unanimously.

5908

### **83. Walk Langport**

Cllr. Saunders gave an update on this project. The planned footpaths have been completed and additional work has been possible. Funding is still available and this will be directed at a new rubbish bins and possible lighting on the Stacey's Court Bridge and Westover Bridge.

The Scary Lantern Walk, on Hallowe'en, had been a great success with around 350 members of the public attending.

5909

### **84. Christmas Arrangements**

Decorations will be erected on Sunday 24<sup>th</sup> November, starting at 9.30am. A Bunting Workshop is taking place in the Town Hall on Thursday 7<sup>th</sup> November from 10am until 4pm and everyone is welcome to come and take part. Plans for the switch on of the lights are in place for Thursday 5<sup>th</sup> December when the Radio Somerset bus will be in town. A full programme of events is being planned for the weeks running up to Christmas.

5910

### **85. Elderly People and Loneliness – requested by Cllr. Saunders**

Cllr. Dunn reported on the scheme started by Contact the Elderly for interested parties to organise Sunday Tea Parties for local elderly people (75+). There is a local group in the area and anyone interested in helping as either a host or driver should contact Cllrs. Dunn and Saunders.

5911

### **86. To Consider Matters of Planning**

- a. **Application 13/03900/LBC** – Replace second floor PVC rear dormer window with timber windows and related weatherproofing: Tapestry & Silver Workshop, Bow Street, Langport TA10 9PQ.

**Proposal:** That Langport Town Council has no objection to this proposal.

**Outcome:** Agreed unanimously.

- b. **Application 13/03951/COU** – Change of use of domestic rooms to chapel of rest and mortuary; Lions Gate, The Hill, Langport TA10 9QF.

There was a period of discussion in relation to this application with a number of views being put forward resulting in the following recommendation.

**Proposal:** That Langport Town Council recommends that this application should be refused for the following reasons:

- It is felt that this is the development of an inappropriate commercial activity in a primarily residential area which will impact adversely on local residents. It is also felt that very little consideration has been given to the impact that the activities of local residents will have on grieving families visiting the premises.
- It is felt that it will be difficult for the applicant to provide the service that she states that she wishes whilst restricting use of the facility to only one family at a time.

- There are concerns that the proposals do not adequately consider the issue of the disposal of waste arising from the care of the deceased, which we would assume would be classed as a clinical waste.
- There are concerns about the impact that traffic movements, both in relation to the transportation of bodies and visits by grieving relatives, will have on this already congested area of The Hill. There are already serious parking issues in this area and this proposal will only increase those.
- There are concerns that, despite the assurances of the applicant, no figures have been presented for potential noise from the proposed refrigeration unit.

If it is the decision of the District Council that this application should be approved it is the view of the Council that strict restrictions should be imposed in the following areas:

- The hours during which deceased persons can be brought into and take from the mortuary and chapel of rest.
- The hours during which family members can visit the deceased.
- The number of vehicles that can access the premises, for whatever purposes, at any one time.

**Outcome:** Agreed by 8 votes in favour with 2 abstentions.

- c. **Determination** – 13/01232/FUL – Erection of 9 dwellings (plots 53 – 61) in lieu of approved Employment Units B and C (Revised Scheme); Land at Old Kelways, Somerton Road, Langport TA10 9HB – **Application permitted with conditions**  
**Noted**
- d. **Determination** – 13/03164/LBC – Repainting of existing exterior shop front and door and apply vinyl cut lettering to fascia; For Every Cloud, Bow Street, Langport TA10 9PR – **Consent Granted**  
**Noted**

5912

### 87. Correspondence

- a. Huish Episcopi Primary School – Grant Application  
**Proposal:** That the Clerk contact the school for further information and an explanation as to why this project is not being funded from monies provided by the Government.  
**Outcome:** Agreed unanimously.
- b. Somerset Highways – Langport Drainage and Footway Works  
**Noted**
- c. William Coate & Elliot Beacham – Skate park  
**Proposal:** That the Clerk should write to the senders thanking them for their interest and enthusiasm, advising them that it is not considered appropriate to create a second Skate Park on Cocklemoor and asking them to work with us to find ways of improving the existing Skate Park.  
**Outcome:** Agreed unanimously.
- d. PCC Huish Episcopi cum Langport – Remembrance Day Service  
**Noted**
- e. Minno Kitchen – Future Night Markets in Langport Town Square  
There was a period of discussion around this issue in light of the fact that Minno Kitchens are charging other stallholders £50 per pitch. It was felt that this makes this a commercial, rather than a community, venture and that further consideration needs to be given to how this is taken forward.  
**Proposal:** That Minno Kitchens are advised that we are happy for them to run another Night Market on Thursday December 5<sup>th</sup> 2013 but that there need to be formal discussions with the Town Council about future events.  
**Outcome:** Agreed unanimously.
- f. SSDC – Town Council Precepts 2014/15 and the Council Tax  
**Noted**

5913

### 88. To Consider Matters of Finance

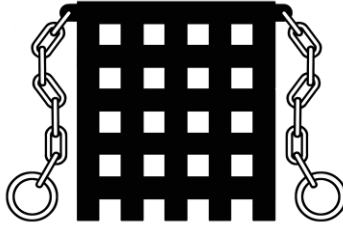
- a. Approve Payment Schedule.  
**Proposal:** That the payment schedule should be approved.  
**Outcome:** Agreed unanimously.

5914

### 89. Items for next month's agenda

Cocklemoor

There being no other business, the meeting closed at 9.45pm



## LANGPORT TOWN COUNCIL

### Minutes of a meeting of the Langport Town Council on Tuesday 3<sup>rd</sup> December 2013 at 7.30pm in Langport Town Hall.

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS**

#### *Public Question Time (limited to 15 minutes in total)*

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllrs. Gadd (Chairman); Northcott; Dunn; Saunders; Clarke; Edmunds; Nesbit; Naden.  
Town Clerk  
County Cllr. Yeomans; Charlotte Jones (SSDC)  
Andrew Lee (Langport Leveller); Sophie Morgan (Western Gazette)  
Alex Keyworth-Wright; Gerry Lavis

Alex Keyworth- Wright asked, on behalf of 3<sup>rd</sup> party individuals, where the grant application for the Island project could be viewed and where permission could be obtained to allow metal detecting to be carried out on Cockle Moor. She was advised that the grant application documents were available to view in the Town Council Offices and permission for the latter needed to be sought from the Sarah Rock-Evans at the Environment Agency.

5915

#### **1. To receive Apologies for Absence**

Apologies were received from Cllr. Osborne, Cllr. Edwards, Cllr. Taylor and District Cllr. Mills.

5916

#### **2. Declarations of Interest**

The Chairman declared an interest in agenda item 12c – Planning Application 13/04618/FUL

5917

**3. Notice of Dispensations (if any)**

There were no dispensations requested or issued.

5918

**4. To approve as a correct record the Minutes of the meetings held on Tuesday 5<sup>th</sup> November 2013**

**Proposal:** That the minutes should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

5919

**5. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

**Minute 5912 (15a)** – The Clerk reported that he had received clarification from Huish Episcopi Primary School regarding their grant application and read out the details. There was then a period of discussion during which divergent views were expressed.

**Proposal:** That a grant of £350 should be made towards the cost of a printer with the proviso that it be clearly marked to show that Langport Town Council had contributed towards the purchase.

**Outcome:** The proposal was carried by 6 votes in favour to 2 votes against.

**Minute 5912 (15e)** – Concern was expressed that Minno Kitchen were still using the LTC logo on their advertising. This will be addressed during discussions in the New Year.

**Minute 5908** – Solar lighting units have been purchased for installation on the wooden footbridge at Stacey's Court. There was insufficient time to find a solution for the new steel footbridge to meet the grant schedule.

**Public Question Time** – The minutes in the Library have been checked and are now fully up to date.

5920

**6. Police Report**

There was no police report.

5921

**7. To receive District Councillor's Report**

There was no District Cllrs. report.

5922

**8. To receive County Councillor's Report**

Cllr. Yeomans referred members to his monthly newsletter before commenting that he had spent the afternoon with residents of sheltered housing discussing the effect that the removal of £500K from the Sheltered Housing Budget might have.

He then answered a number of questions relating to Children's Centres and the potential effect of the current review on the Langport Centre. He expressed the view that he did not think it will drastically affect the service provided by the centre although it is unlikely that members of the public will be able to contact it for information as all administration will be concentrated in 5 hubs.

5923

**9. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council.**

The last MTIG meeting discussed the current position with the Town Apps Project. This is now being extended to include maps, trails and walks which could fit in well with work currently being done by a number of bodies in Langport. The cost of this section of the project will be dependent on the number of trails etc. involved. An intern is being employed to facilitate this development.

5924

**10. Cockle Moor**

There was an in depth discussion on the latest proposals from the Environment Agency during which Councillors were able to clearly express their opinions and take guidance from the Clerk and Charlotte Jones of SSDC. The consensus of opinion was that there was a desire to acquire outright ownership of Cockle Moor on behalf of the local community and that we should work towards that end.

**Proposal:** That the Clerk be asked to draft a letter to the Environment Agency expressing the intention of the Town Council to acquire Cockle Moor through a private treaty agreement, subject to a satisfactory independent valuation and an acceptable 'Terms of Heads' agreement.

**Outcome:** Agreed unanimously.

5925

**11. Council Meeting Schedule for 2014**

This was discussed and approved subject to the timing for the Finance and Employment Committee meetings being changed to 5.30pm.

5926

## 12. To Consider Matters of Planning

- a. **Application 13/03951/COU** – Change of use of domestic rooms to chapel of rest and mortuary – Lion Gate, The Hill, Langport TA10 9QF – [the applicant has submitted a revised planning statement and cooling unit details.](#)  
**This application has now been withdrawn.**
- b. **Application 13/04439/S73** – S73 Application to vary condition 2 of application 13/01232/FUL to allow changes to plot nos. 53 – 61. Provision of a new single garage, repositioning of existing parking layout; together with alterations to external fenestration of approved dwellings and garages – Land at Old Kelways, Somerton Road, Langport TA10 9HB – [we are being consulted as the neighbouring parish.](#) Plans are available on the [SSDC website.](#)  
**Proposal:** Langport Town Council has no comment to make on this application.  
**Outcome:** Agreed unanimously.
- c. **Application 13/04618/FUL** – Demolition of existing poultry units and construction of 16 holiday lodges, formation of additional access and some landscaping measures – Stonegate Farmers Ltd., Portfield Lane, Portfield TA10 0NJ – [we are being consulted as the neighbouring parish.](#) Plans are available on the [SSDC website.](#)  
**Cllr. Gadd took no part in discussions relating to this application.**  
**Proposal:** That Langport Town Council object to this application due to the impact that discharge from the site could have on the adjoining flood plain.  
**Outcome:** The motion was passed by 4 votes in favour with 1 vote against and 2 abstentions.
- d. **Determination 13/03900/LBC** – Replace second floor PVC rear dormer window with timber window and related weatherproofing – Tapestry & Silver Workshop, Bow Street, Langport TA10 9PQ – [Permission Granted.](#)  
**Noted**

5927

## 13. Correspondence

- a. **SSDC** – Land at Cocklemoor – Potential Bidder Registration
- b. **SSDC** – Notice of Intention by EA to sell an asset of Community Value.  
**The above 2 items were noted.**
- c. **SSDC** – Trial Ground – Wincanton Road  
**Proposal:** That the District Council should be informed that, whilst Langport Town Council feels it appropriate for this piece of land to form part of the S106 agreement, it does not agree that this should be offset against the full £41,591 Urban Halls sum.  
**Outcome:** The proposal was passed by 7 votes in favour to 1 vote against.
- d. **Wessex Water** – Response to Freedom of Information Request.  
**Noted** – a copy of the response will be circulated to Councillors.
- e. **Rethink Mental Illness** – Grant Application for The Grange, Langport  
There was a discussion on whose responsibility refurbishment of the interior of this unit was.  
**Proposal:** That a letter be sent to the applicant expressing the Town Council's regret that it is unable to help them on this occasion. That the letter should recommend that they contact County Cllr. Yeomans to see if he could help through his 'Health and Wellbeing' budget.  
**Outcome:** The proposal was passed by 6 votes in favour to 2 against.

5928

## 14. To Consider Matters of Finance

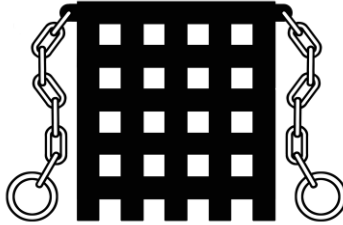
- a. Approve Payment Schedule.  
**Proposal:** That the schedule should be approved with the addition of the grant to Huish Episcopi Primary School.  
**Outcome:** Approved unanimously.

5929

## 15. Items for next month's agenda

Cocklemoor; Committee Structure

There being no other business the meeting closed at 9.05pm



## LANGPORT TOWN COUNCIL

Minutes of a meeting of the Langport Town Council  
held on Tuesday 7<sup>th</sup> January 2014 at 7.30pm  
in Langport Town Hall.

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS**

*Public Question Time (limited to 15 minutes in total)*

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllr. Gadd (Chairman); Cllrs. Saunders; Dunn; Clarke; Taylor; Edmunds; Nesbit; Northcott.  
Town Clerk  
Andrew Lee (Langport Leveller); Sophie Morgan (Western Gazette)

5930

**90. To receive Apologies for Absence**

Apologies were received from Cllr. Osborne, Cllr. Edwards, Cllr. Naden, County Cllr. Yeomans and District Councillor Mills

5931

**91. Declarations of Interest**

There were no declarations of interest

5932

**92. Notice of Dispensations (if any)**

There were no dispensations.

5933

**93. To approve as a correct record the Minutes of the meetings held on Tuesday 3<sup>rd</sup> December 2013**

**Proposal:** That the minutes should be accepted as an accurate record.

**Outcome:** Agreed unanimously.

5934

**94. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

There were no matters arising.

5935

**95. Police Report**

No report.

5936

**96. To receive District Councillor's Report**

No report.

5937

**97. To receive County Councillor's Report**

Members were referred to Cllr. Yeoman's monthly newsletter.

5938

**98. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Town Council.**

No meetings attended.

5939

**99. Review of Council Committee Membership**

Vacancies exist on both the Ridgway Hall Management Committee and the Memorial Field Management Committee. Cllr. Nesbit agreed to fill one of the vacancies on the Ridgway Hall Management Committee. The other vacancies will be filled at a later date.

5940

**100. Cocklemoor**

The Clerk reported that he had spoken to the District Valuer who felt that the Council should be provided with a copy of the valuation provided to the Environment Agency. His view was that any offer should be based not only on his valuation but also on the narrative contained in the report. Accordingly a request has been made to the EA for a copy of the report and we are awaiting a response.

5941

**101. To Consider Matters of Planning**

No planning matters.

5942

**102. Correspondence**

- a. SCC – Consultation on Proposed Changes to Parking Policies in Somerset  
Noted
- b. Neil Batkin – Memorial Trees  
The Clerk will approach the District Council Arborist to determine whether the piece of land to the south east corner of the Cocklemoor car park would be suitable.
- c. Victim Support – Grant Application  
It was agreed that this would be considered during the normal grant cycle.
- d. Somerset Activities & Sports Partnership – Equipment Request  
No one is aware of any available equipment and the sender will be notified accordingly.
- e. Anthony Gibson – Vision for the Levels  
It was agreed that a response would be sent pointing out the need for:
  - Improvements to the existing footpaths in the area together with the creation of new footpaths (e.g. along the south bank of the River Parrett in Langport / Huish).
  - Ensuring that, wherever possible, footpaths are fully accessible to all.
  - The provision of better information about the area for visitors.
- f. Ian & Faith Vince – Christmas Town Decorations  
The views of the writers will be considered when the issue of Christmas decorations is discussed at next month's meeting.

5943

**103. To Consider Matters of Finance**

- a. Annual Budget & Precept  
A draft budget and precept had been agreed by the Finance and Employment Committee and copies circulated to all Councillors for consideration. There was a brief period of discussion, mainly centred on the provisions for Cocklemoor, resulting in the following:  
**Proposal:** That Langport Town Council would maintain the Band D Equivalent Charge unchanged at £233.37 meaning that the Precept requested from the District Council would be £71,906. (These figures are calculated using the Tax Base supplied by the District Council in their capacity as the Charging Authority.)  
**Outcome:** Agreed unanimously  
The result of this decision is that the Town Council will receive a total of £85,536 (£71,906 Precept + £13,930 Grant) from the Charging Authority.
- b. Approve Payment Schedule.  
**Proposal:** That the payment schedule should be approved.



**Outcome:** Agreed unanimously.

5944

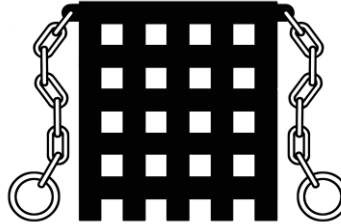
**104. Items for next month's agenda**

Christmas Decorations Review

Cocklemoor

Possible New Projects.

There being no other business the meeting closed at 8.20pm



**LANGPORT TOWN COUNCIL**

**Minutes of a meeting of the Langport Town Council  
held on Tuesday 4<sup>th</sup> February 2014 at 7.30pm  
in Langport Town Hall.**

**Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.**

**Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).**

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN  
COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL  
PUBLIC AND THE PRESS**

***Public Question Time (limited to 15 minutes in total)***

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllr. Gadd (Chairman); Cllrs. Northcott; Edwards; Osborne; Clarke; Taylor; Saunders; Dunn; Edmunds; Naden; Nesbit.  
County Councillor Yeomans  
Andrew Lee (Langport Leveller); Sophie Morgan (Western Gazette)  
Edna Paul (Langport Events Group; Alex Keyworth-Wright; Eloise Keyworth-Wright).

Edna Paul addressed the meeting regarding the arrangements for the firework display arranged by LEG following the Annual Christmas Fair. She expressed her disappointment at the late notification that they would need permission for this event from the Environment Agency. She also pointed out that the Council website still directs people to the Town

Council to book events on Cocklemoor. The Clerk apologised for the late notice but said that this was addressed as soon as it was realised that there might be a problem. It was pointed out that the Council had not received any notification from LEG about events scheduled for Cocklemoor during 2013 and that assumptions could not be made about the plans of outside organisations. He said that the issue of the website instructions would be addressed as a matter of urgency.

Alex Keyworth-Wright asked if it was possible for a downloadable copy of the application form for Outstanding Citizen to be placed on the website so that it could be filled in online. She was informed that this was not currently possible but that a printable copy of the form was available on the website. If individuals did not have access to a printer forms were available by contacting the Town Clerk.

Andrew Lee commented on the DEFRA meeting that had taken place in the Town Hall earlier today. He complained that he had been obstructed in visiting the Clerk by an official posted in the hallway. He was also concerned that no representative of the local town and parish councils had been invited to the meeting. The Clerk stated that, as soon as he was aware that there was a problem for individuals accessing the Town Hall he had spoken to the person concerned and advised her that any member of the public was free to enter the building, although not the meeting which was a private booking. He had queried the lack of an invitation to local representatives and was advised, by David Heath MP, that an invitation had gone out to the Somerset Association of Local Councils (SALC). County Cllr. Yeomans stated that he had not been made aware that the meeting was taking place.

5945

**1. To receive Apologies for Absence**

Apologies were recorded for District Councillor Mills.

5946

**2. Declarations of Interest**

There were no declarations of interest.

5947

**3. Notice of Dispensations (if any)**

There were no dispensations requested.

5948

**4. To approve as a correct record the Minutes of the meetings held on Tuesday 7<sup>th</sup> January 2014**

**Proposal:** That the minutes should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

5949

**5. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

**Minute 5944 (15):** It was noted that the proposed item of 'Possible New Projects' was missing from the agenda. This will be carried forward to the March meeting.

**Minute 5942 (13b):** We are still waiting to hear from the District arborist regarding the planting of memorial oak tree.

**Minute 5942(13e):** A revised 'Vision for the Levels' has been received which is felt to be far from visionary.

5950

**6. Police Report**

Members were referred to the email from PC Lines. Cllr. Nesbit stated that it had been reported to him that there had been several instances of the theft of fuel, from vehicles parked in the Cocklemoor car park, over recent weeks.

5951

**7. To receive District Councillor's Report**

In the absence of Cllr. Mills there was no report.

5952

**8. To receive County Councillor's Report**

Cllr. Yeomans referred members to his monthly newsletter. He said that the visit to the area by Prince Charles had been a great morale booster and that the Prince had made a donation of £50,000 to the Somerset Emergency Relief Fund. The weather is currently continuing to inhibit work on reducing the water levels and moving forward with long term solutions.

5953

**9. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

Cllr. Dunn reported that she had attended a meeting of the Memorial Field Management Committee at which Roger Pearce took on the role of Secretary. There was some discussion over the cost of lighting the MUGA in order to meet the terms of the funding agreement in relation to Open Access. A copy of the minutes will be forwarded to all Councillors when they are available.

5954

**10. Emergency Contact – Clarification and Definition** – raised by Cllr. Dunn

Cllr. Dunn asked what the arrangements would be if a decision were taken by the County Council to evacuate any area of Langport. The Clerk explained that, according to the County Council, he would be the first point of contact and that he would then pass any information to Cllr. Gadd (Chairman and Emergency Contact) and then to all Councillors. Responsibility for notifying residents of the need to leave their homes, together with details of the Emergency Centres, would rest with Avon & Somerset Police.

5955

**11. Cocklemoor**

Councillors were asked if they had read the information that had been provided by the Environment Agency and the draft offer for Cocklemoor that had been prepared by the Clerk. This was confirmed and they were then asked if they wished to comment on the letter or make any alterations. Councillors agreed that the letter laid out the position of Langport Town Council very clearly and that the figure of £2,500 was a fair reflection of the value of Cocklemoor.

**Proposal:** That the Clerk should be authorised to send the draft letter to the Environment Agency on behalf of the Town Council.

**Outcome:** Agreed unanimously.

5956

**12. Flood Planning**

The Flood Planning Group held its first meeting in early January when there were as many questions raised as answers. The second meeting was cancelled as the Environment Agency was unable to attend so this has been rescheduled for Thursday 13<sup>th</sup> February 2014. Representatives of Huish Episcopi and Curry Rivel have been invited to attend as it is felt that there is a need to extend the boundaries covered by any plan that is developed to include areas outside of the Langport Town boundaries (e.g. Westover Trading Estate). It was pointed out that this was not a Langport Town Council exercise but a plan being developed by the community on behalf of the community. Whilst the Town Council should buy into the plan, ownership of it will rest with the community.

5957

**13. Christmas Lighting**

Various comments have been received about the lighting and decoration of the Town last Christmas but it was agreed that dwelling too much on the past was not going to achieve anything in future years. Items that were drawn out from the comments were the unsuitability of using bunting because of problems achieving the necessary height and a view from LABG that holding 3 late night shopping evenings had not worked and that efforts should be concentrated on one good evening.

It was agreed that the existing working party needs to be strengthened and the Clerk will contact local bodies that may be interested in being involved.

5958

**14. To Consider Matters of Planning**

No matters of planning.

5959

**15. Correspondence**

a. Avon & Somerset Constabulary – Safe Places Scheme

Some consideration had been given as to whether the LIC would be a suitable 'Safe Place' but it was felt that this would be an unacceptable burden to place on the shoulders of volunteers.

b. Kevin Greenwood – Fracking

It was agreed that Cllr. Naden should draw up a policy for presentation to the Council at a future meeting.

c. SSDC – Langport & Huish Episcopi Conservation Area Consultation

The Clerk will check the timescale for the submission of comments with Adron Duckworth.

5960

**16. To Consider Matters of Finance**

a. Approve Payment Schedule.

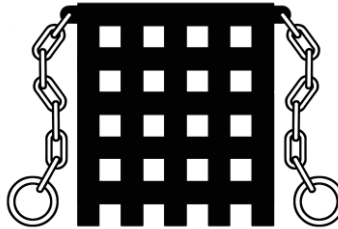
**Proposal:** That the schedule should be approved.  
**Outcome:** Agreed unanimously.

5961

**17. Items for next month's agenda**

Possible New Projects  
Cocklemoor  
Ridgway Hall  
Flood Planning

There being no other business, the meeting closed at 8.30pm



**LANGPORT TOWN COUNCIL**

**Minutes of a meeting of the Langport Town Council  
on Tuesday 4<sup>th</sup> March 2014 at 7.30pm  
in Langport Town Hall.**

**Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.**

**Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).**

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN  
COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL  
PUBLIC AND THE PRESS**

***Public Question Time (limited to 15 minutes in total)***

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllrs. Gadd (Chairman); Northcott; Edwards; Naden; Saunders; Dunn; Edmunds; Nesbit; Clarke.  
District Cllr. Mills; County Cllr. Yeomans  
Sarah Morgan (Western Gazette)

There were no members of the public present.

5962

**105. To receive Apologies for Absence**

Apologies were received from Cllr. Osborne, Cllr. Taylor and Andrew Lee (Langport Leveller)

5963

**106. Declarations of Interest**

There were no declarations of interest.

5964

**107. Notice of Dispensations (if any)**

There were no dispensations requested or issued.

5965

**108. To approve as a correct record the Minutes of the meetings held on Tuesday 4<sup>th</sup> February 2014.**

**Proposal:** That the minutes, amended such that comments made by Andrew Lee should read 'obstructed in visiting the Clerk by an official', should be accepted as an accurate record.

**Outcome:** Agreed unanimously.

5966

**109. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

**Agenda item 5959 (15b) – Fracking:** Cllr. Naden stated that it was her view that the Town Council should have a stated policy in respect of planning applications involving fracking and made the following proposal:

**Proposal:** That Langport Town Council would not support any application for fracking in Langport or the surrounding parishes.

**Outcome:** The proposal was passed by 4 votes in favour, 3 votes against and 2 abstentions.

5967

**110. Police Report**

No report.

5968

**111. To receive District Councillor's Report**

Cllr. Mills reported that the outline proposal for the Trial Ground had been deferred by the Area North Committee.

5969

**112. To receive County Councillor's Report**

Cllr. Yeomans referred members to his monthly newsletter. Commenting on item 5 above he pointed out that there is a government 'inducement' to local authorities to approve fracking applications which could colour decisions made. He, however, did not feel that this was an issue that was likely to affect the immediate area.

He was asked whether, in his view, council tax payers knew enough about the cost of sending waste to landfill (currently £100 per tonne). He said that there had been more than enough information sent out to taxpayers in relation to this matter and that they should be very well informed.

5970

**113. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

- **Children's Centre Annual Conversation:** Cllr. Saunders reported that, from 1<sup>st</sup> March 2014 all centres were taken back under the direct control of Somerset County Council and will be targeting those families that are felt to be most in need.
- **Langport Area Business Group AGM Planning Meeting:** there was some discussion on the future of a Town Market. The current Chairman and Secretary will be standing down at the AGM. The group will be looking at arranging more events in the town and a meeting has been arranged, by the Prospective Conservative Party Parliamentary Candidate, to discuss the effect that the flooding has had on small businesses.
- **Business / Tourism Forum:** This was held at the Yeovil Innovation Centre and it was agreed that there was a need for a strategy to address the loss of business, both immediate and future, as a result of the flooding. There was also a talk on how businesses can reduce fuel bills by reviewing how they use energy.
- **Rail Service Developments:** a meeting had taken place, involving the Minister for Transport, to look at the potential for re-instating a local train service.

5971

**114. Update on the Acquisition of Cocklemoor**

We are still awaiting a response to our offer from the Environment Agency.

5972

**115. Ridgway Hall Management Arrangements**

The view has been expressed that the current arrangements are no longer suitable and that having employees on the management committee hinders progress in essential areas. It was also felt that line management should be carried out either directly by Langport Town Council or by an appointed specialist body, rather than by trustees. The Town Clerk has circulated a discussion document addressing this issue and a number of comments have been received from Councillors. It was suggested that there was a need to set up a small working party to take this forward.

**Proposal:** That a working party, comprising Cllr. Gadd, Cllr. Nesbit and the Town Clerk should be set up to review the discussion document and report back to the May Town Council Meeting. That this working party should address employment issues as a matter of urgency.

**Outcome:** Unanimously approved.

5973

**116. Possible Future Projects**

Potential future projects suggested were:

- Refurbishment of the Town Square Toilets
- The provision of a Children's Play Area in the town centre.
- A Community Renewable Energy Project.
- Improvements to the footpath running from alongside the Primary School in North Street to the Children's Centre.
- A review of parcels of land in the Town that did not appear to be in anyone's ownership.
- Improvements to the Memorial Field Sports Club facility.
- Addressing the issue of areas of stagnant water in the town.

It was agreed that Councillors would consider these and suggest a priority list at the next meeting.

5974

**117. Local Flood Planning**

A draft plan has been produced and sent to the SCC Emergency Co-ordinator for comment. Cllr. Saunders was thanked for all the work that she has put into this project.

5975

**118. To Consider Matters of Planning**

No applications received.

5976

**119. Correspondence**

- a. HEPC – Local Development – Right Place, Right Price, Right Time

**Proposal:** That the Clerk should draft a letter supporting the main points raised in this letter although not the proposal to withdraw from the planning process.

**Outcome:** Agreed unanimously.

- b. John Osman, SCC – Somerset Levels Relief Fund

**Proposal:** That the Council should not make a contribution at this stage.

**Outcome:** The proposal was approved by 8 votes in favour to 1 against.

- c. Environment Agency – Dredging on Rivers Tone & Parrett  
Noted.

5977

**120. To Consider Matters of Finance**

- a. Approve Payment Schedule.

**Proposal:** That the payment schedule should be approved.

**Outcome:** Agreed unanimously.

- b. Purchase of new notice board.

**Proposal:** That the Clerk should be authorised to source a replacement notice board for the Town Hall to a maximum cost of £500 excluding VAT.

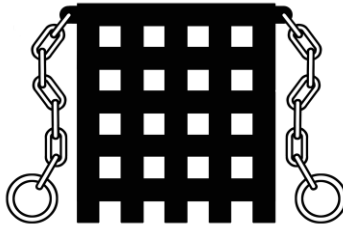
**Outcome:** Agreed unanimously

5978

**121. Items for next month's agenda**

Cocklemoor  
Ridgway Hall  
Future Projects  
Local Rail Services  
Town Precept

There being no other business the meeting closed at 8.45pm



## LANGPORT TOWN COUNCIL

### Minutes of a meeting of the Langport Town Council on Tuesday 1<sup>st</sup> April 2014 at 7.30pm in Langport Town Hall.

Councillors are reminded of the need to consider whether any item in this agenda could result in the Council becoming non quorate, or being unable to fully discuss the business in hand, as a result of multiple Councillors needing to declare a pecuniary interest. If they determine that this could arise they should consider whether they need to apply to the Clerk for a dispensation in accordance with the decision taken at the Town Council Meeting held on Tuesday 4<sup>th</sup> December 2012.

Applications for dispensations must be signed by the applicant and received by the Clerk at least 24 hours before the meeting (i.e. they must be in the Council Post box in the Town Hall no later than 9am on the morning of the meeting when it is emptied).

**IN ACCORDANCE WITH CURRENT LEGISLATION ALL TOWN COUNCIL MEETINGS ARE OPEN TO MEMBERS OF THE GENERAL PUBLIC AND THE PRESS**  
*Public Question Time (limited to 15 minutes in total)*

This provides an opportunity for members of the public (who are not usually permitted to speak during the meeting except by special invitation of the Chairman) to participate before the meeting by asking questions, raising concerns and/or making comments. No decision can be taken on issues raised unless the matter is already an item on the agenda. All other matters requiring decisions will be placed on the agenda of the next Town Council meeting.

**Present:** Cllrs. Gadd (Chairman); Osborne; Northcott; Clarke; Edwards; Dunn; Saunders; Naden; Edmunds; Nesbit; Taylor. Town Clerk  
County Councillor Yeomans.  
Andrew Lee (Langport Leveller); Phil Edge (Langport Transport Working Party)  
There were no members of the public present.

5979

**1. To receive Apologies for Absence**

Apologies were recorded for District Councillor Mills.

5980

**2. Declarations of Interest**

There were no declarations of interest.

5981

**3. Notice of Dispensations (if any)**

There were no dispensations requested or issued.

5982

**4. To approve as a correct record the Minutes of the meetings held on Tuesday 4<sup>th</sup> March 2014**

**Proposal:** That the minutes should be accepted as an accurate record of the meeting.

**Outcome:** Agreed unanimously.

5983

At this point the Chairman, with the agreement of Councillors, brought forward

**Agenda Item 13 - Local Rail Services.**

Phil Edge was invited to make a presentation on the work carried out, to date, by the Langport Transport Working Group on proposals for the re-opening of a railway station in Langport. The group has carried out an extensive review of the current position and are proposing the re-developing of the old station at Langport Eastover with the intention of a new local rail service serving the local area being developed. They propose making an application to the Government for funding for a full feasibility study to be carried out, the cost of which is estimated to be in the region of £100,000 and which will take around 6 months to complete. If it was considered appropriate to re-open the station, the cost of re-instating the platforms at Eastover would be in the order of £2 - £3 million. In reply to questions he stated that the only thing that stands out as a 'show stopper' could be the issue of parking. Councillors thanked the working party for all the hard work that has gone into this project and agreed the following:

**Proposal:** That Langport Town Council fully supports the working party in their attempts to reinstate a station, with associated train service, at Langport Eastover.

**Outcome:** Agreed unanimously.

5984

**5. Matters Arising from the Minutes of the above meetings which are not covered by this agenda.**

There were no matters arising.

5985

**6. Police Report**

No report received. Councillors reported that they were aware of 2 incidents of break ins to vehicles in Stacey's Court car park and also noted that the solar lights installed on the new footpaths had been removed.

5986

**7. To receive District Councillor's Report**

No report.

5987

**8. To receive County Councillor's Report**

Cllr. Yeomans referred members to his monthly newsletter and stated that further cuts to the County budget were inevitable as savings of £27 million had to be made from next year's budget. Money is being provided for flood restoration work but there is concern that, as both County and District have access to funding sources, there may be some duplication of effort. There is clearly a need for co-operation between the two authorities. Dredging has started on an 8km stretch of the Rivers Parrett and Tone. He stated his surprise that the roads are not in a much worse condition than they are. He also stated that there is a move to give the Drainage Boards greater responsibility for river maintenance including the authority to precept local residents in order to raise funds to maintain rivers in the future.

5988

**9. To receive reports of and consider proposals from meetings attended by Councillors on behalf of the Council including:**

**Ridgway Hall Management** – the report from the first meeting of the working party, set up at last month's Town Council meeting to discuss urgent issues concerning the Ridgway Hall, had been circulated to Councillors, and it was agreed that this was not the appropriate forum to discuss this issue.

**Proposal:** That the report of the working party should be discussed at the next meeting of the Finance & Employment Committee.

**Outcome:** Agreed unanimously.

**Flood Meeting** – the group is now trying to encourage individuals to take on the role of Flood Wardens but it is felt that EA involvement is needed before things can be taken much further forward.

**LARC Roundup Meeting** – it was interesting to be given information about the number of organisation that qualified for support, including many private organisations. There is a possibility of new LARC money being available in 2015 although the majority of this will be directed towards projects that have an economic output.



**Market Towns Investment Group** – the last meeting examined whether the remit of the group is still ‘fit for purpose’. The also looked at the recruitment of an intern to address marketing issues such as the Town App.

**Langport Festival** – everything is in place for the 2014 Festival.

**Memorial Field Management Committee** – this met on 26<sup>th</sup> March and we await the minutes.

**Abattoir Liaison Group** – the last meeting thanked the abattoir for their support with parking during the recent floods. The group is looking at the possibility of an anaerobic digestion facility at the plant.

5989

**10. Finance & Employment sub-committee meetings and dates for 2014**

The dates for these were agreed at the December 2013 meeting of the Town Council. The next meeting will take place on April 10<sup>th</sup> 2014 not April 3<sup>rd</sup>. 2014.

5990

**11. Cockle Moor Update**

There has been no response to the Council's offer from the Environment Agency.

5991

**12. Future Projects**

It was agreed to defer this until the May meeting.

5992

**13. Local Rail Services**

See minute 5983

5993

**14. Town Precept**

This item arose from a query from Mr. Terry Haggett. The Clerk agreed to write to Mr. Haggett in regard to this.

5994

**15. To Consider Matters of Planning**

- a. **Application 14/00370/FUL – Erection of a replacement roof lantern, new doors to north elevation and blocking up of door to south elevation** – Mill House, Bow Street, Langport TA10 9PS.

**Proposal:** That the Town Council has no objection to this application.

**Outcome:** Agreed unanimously.

5995

**16. Correspondence**

- a. Tom Clark – Stone Carving Project  
The Clerk will contact Mr. Clark in relation to his proposal.
- b. SALC – The Legislative Reform (Payments by Parish Councils, Community Councils and Charter Trustees) Order 2014  
This will require a review of the current Financial Regulations of the Council.
- c. Glastonbury Town Council – Hinckley C Letter  
**Proposal:** That Langport Town Council should support Glastonbury Town Council in their opposition to the development of the Hinckley C nuclear plant.  
**Outcome:** The proposal was defeated with 2 votes in favour, 6 votes against and 3 abstentions.

5996

**17. To Consider Matters of Finance**

- a. Approve Payment Schedule.  
**Proposal:** That the schedule should be approved.  
**Outcome:** Agreed unanimously.

5997

**18. Items for next month's agenda**

Cockle Moor: Ridgway Hall; Christmas Lights; Future Project Prioritisation.  
There being no other business the meeting closed at 8.53pm.