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[www.comptondandopc.org.uk](http://www.comptondandopc.org.uk)**

## **COMPTON DANDO PARISH COUNCIL**

(SERVING BURNETT, CHEWTON KEYNSHAM, COMPTON DANDO, QUEEN CHARLTON, & WOOLLARD (EAST))

**PRESENT:** D Drury (Chair), P Paget, A Dawes (AD), T Butler (TD), H Maggs (HM), B ter Haar (BT)

**IN ATTENDANCE:** S Smith (Clerk) and A Singleton (Ward Councillor)

## **MINUTES OF A PARISH COUNCIL MEETING**

**held on 16<sup>th</sup> August 2022**

**1. Apologies for absence (Local Government Act 1972, s 85 (3))**

Councillor C Willows

**2. Notification of any member's personal or prejudicial interest in any item on the agenda:**

None

**3. Questions on notice by members**

None

**4. Minutes of the Extraordinary meeting held on the 3<sup>rd</sup> August 2022**

The minutes were agreed by all to be a true record and had been signed by the chair.

**5. Ward councillor's update**

A combination of the holiday period, the weather and well publicised issues in the labour market are currently leading to significant pressures on a number of Council services. Recycling has been hit particularly hard, with a number of collection rounds missed and held over until capacity allows them to be completed. It is proving difficult to recruit drivers and operators, and there have been cases where Bath & NE Somerset Council (BANES) has trained up new drivers who have subsequently been attracted away by employers paying higher salaries. Agencies have proved unable to supply interim staff to fill the gaps.

There is also a shortfall in Enforcement Officers, which is a particular problem at a time when parking regulations face particular pressures of abuse.

The first Ward Clean and Green week was considered a great success, and a second one will be held in February. The team is getting into its stride, and we are encouraged to list possible tasks – litter blackspots, weed encroachment and cleaning signs are popular – on FixMyStreet. The team have an enhanced graffiti removal service which is free to private householders, and there is a new chewing gum removal machine available for areas where this is a problem.

Resurfacing of the Wellsway is due to be continued in the week commencing 12<sup>th</sup> September as far as Hurn Lane. There is planned to be a full closure of the road for four days 07.00 to 19.00. On the last day, weather permitting, road markings to Burnett will be re-instated. This work will facilitate changes to speed limits along the Wellsway, and is designed to make provision for cyclists safer.

We have chased BANES for a progress report on the Bluebell Wood/Park Copse PROW issue, and asked for an update in time for the 16<sup>th</sup> August meeting - this has now been received and will be discussed at the September meeting.

The Vice-Chair of BANES Council, Cllr June Player (Independent, Westmoreland), has had to stand down for personal reasons. Cllr Sarah Moore (Lib Dem, Twerton) has been elected to replace her.

After a flurry of complaints and comment about Bristol Airport overflights in June and July – largely concerning noise, low altitudes and night flights – things seem to have settled. Bristol Airport have stated that there has been no change to their normal operating pattern, but we are pressing for a meeting at the Airport to underline local concerns and gain a fuller understanding of the issues - this meeting with Bristol Airport will take place on the 13<sup>th</sup> September. The legal challenge to the Planning Inspectorate's green light for further expansion at the airport will be held in Bristol in November.

The report from the Liveable Neighbourhoods workshop session in Queen Charlton is now available on the BANES website:

<https://beta.bathnes.gov.uk/sites/default/files/Whitchurch%20and%20Queen%20Charlton%20Workshop%20Report%20P03.pdf>

Councillor HM arrived at 8:03

## 6. Finance

### 6.1 Finance Report for Compton Dando Parish Council 16/08/2022 Bank Reconciliation for 21/07/2022

The attached Bank Reconciliation was received and noted.

### 6.2 Schedule of Expenditure for 01/04/2022 to 16/08/2022

The attached Schedule of Accounts was approved.

### 6.3 Parish Hall Payments for 16/08/2022

The Schedule of Accounts was approved and the payments will be made by the Clerk with delegated power, using internet banking.

Payee	Description	Amount
C Cooper	Consumables	£9.68
H Dottridge	Lottery Prizes	£50.00

## 7. Clerk's Report

7.1 JPK Littlejohn, the external auditors, have confirmed receipt of the Certificate of Exemption.

7.2 Sheryl Marsh has responded to the 'Clean and Green' requests as follows: I will pass on the cleaning of signs to the response team to see if they can pick it up sooner than the next action week. Regarding the finger post, I will highlight to Highways. They are currently looking into options to re paint old finger posts.

**7.3** Pensions Regulator have confirmed that the Parish Council has completed a re-declaration of compliance.

**7.4** An update on the resurfacing of the Wellsway, Keynsham:

BANES had a delayed start due to the weather and then the road surface taking a while to dry sufficiently and then another shower after completion of the second phase of surfacing. All the surfacing has been completed but the road markings are only intermittently completed and we will not have sufficient time to do the centre lines today.

BANES will come back and complete the road markings on another visit and will advise in advance when they have this date secured as there are currently other demands on the supply chain and a requirement to book the road space. There are a lot of other works in and around the area planned that will impact the diversion needed, so it will be the next available opportunity when everything aligns.

BANES have a section of resurfacing planned for 12<sup>th</sup> September from where the surface dressing ends to Hurn Lane, so it may be that this is the next best opportunity to complete the road markings.

**7.5** The Glebe Land Health & Safety questionnaire has been completed and returned to The Bath and Wells Diocesan Board of Finance.

**7.6** Update from the case officer for planning application 22/01822/FUL Turnpike Cottage Wells Road, Corston:

The site falls within the Corston Parish Council boundary. It is close to the boundary of your parish but outside of it. We are required to consult Parish Councils (PCs) within the boundary of application sites. However, officers can decide to consult neighbouring PCs if the proposal is considered to have a demonstrable impact on that parish. Alternatively, PCs can request consultation on applications that come in outside their boundary. The full extent of the adjacent road junction falls within the boundary of three parishes, including Compton Dando. This is likely why you were consulted on the application regarding the junction.

I note you have submitted an objection on the application which has been logged and will be considered as part of the application's determination.

By way of an update, we are in the process of considering the case. As there is a ward councillor and PC objection on the application, should officers be minded to recommend approval, the case will need to be referred to the Chair and Vice Chair for a decision on whether the case is called into planning committee.

**7.7** The workshop exhibition and public engagement on the proposal for Queen Charlton Lane through-traffic restriction is on 17 August 2022 at Queen Charlton Village Hall between 4pm and 8pm. This is a drop-in event, open to the public.

If you have a question or need support to access the event, please email [liveableneighbourhoods@bathnes.gov.uk](mailto:liveableneighbourhoods@bathnes.gov.uk) or call Council Connect on 01225 39 40 41.

At the event BANES will be asking opinions on a through-traffic restriction trial in Queen Charlton Lane which, if supported, would start this autumn.

It's one of four schemes across the area that are being trialled ahead of the wider Liveable Neighbourhoods programme. This is because levels of support for it are already high among residents who responded to earlier surveys. The purpose of this engagement is to check how the wider community feels before we proceed. For details of the proposal and to complete a survey, go to [www.bathnes.gov.uk/queencharltonpilot](http://www.bathnes.gov.uk/queencharltonpilot)

**7.8** Pam Turton, Head of Transport Strategy and Sustainable Communities for BANES attended the Coffee Morning on Wednesday 10<sup>th</sup> August in Compton Dando Parish Hall. She will forward a brief note on the 'key takeaways' and follow up actions in due course.

**7.9** BANES are holding a Climate and Biodiversity Festival from 23 September to the 2 October. So far there are 23 events on the calendar. More information can be found out by clicking the link:

<https://beta.bathnes.gov.uk/climate-biodiversity-festival-events>

## **8. Matters for discussion/decision**

### **8.1 To decide on comments to the National Local Council Association (NALC) consultation on short term holiday lets**

NALC will use the responses to input into the Department for Culture Media and Sport (DCMS) consultation (can submit by 21<sup>st</sup> September, directly to DCMS

<https://www.gov.uk/government/consultations/developing-a-tourist-accommodation-registration-scheme-in-england/developing-a-tourist-accommodation-registration-scheme-in-england-call-for-evidence> )

Responses to NALC to be received by the 30<sup>th</sup> August.

The Questions and replies were as follows:

#### **Q1. Do you consider the increase in short term and holiday letting in England to have adverse consequences in the housing market?**

Option 1 Yes this is a major problem

Option 2 Yes but this is only a minor problem

Option 3 No there is no problem

Response: this is not applicable to the Parish.

#### **Q2. Do you consider noise, anti-social or other nuisance behaviour in other short term or holiday lets in England to be a problem?**

Option 1 Yes this is a major problem

Option 2 Yes but this is only a minor problem

Option 3 No there is no problem

Response: Option 1 – this is a major problem for those people living next to a noisy short term let.

#### **Q 3. Aside from the impacts on housing and incidents of anti-social/nuisance behaviour, do you consider the increase in short-term holiday letting in England to have had other adverse impacts on local communities and residents?**

Option 1 Yes

Option 2 No

Response: Option 1 – it is stopping young people getting on the housing market ladder.

#### **Q 4. Which of the following do you consider to be the most appropriate form of response in the short-term holiday market?**

Option 1 - do nothing

Option 2 – provide more information to the sector

Option 3 – develop a self-certification registration scheme

Option 4 – develop a registration scheme with light-touch checks

Option 5 – develop a licensing scheme with physical checks of the premises

Response: Option 5

**Q 5. What do you consider to be the costs and associated burdens of these options, who would bear the costs and how might they be mitigated?**

Response: the owners/managers should bear the costs.

**8.2 To review the amended planning checklist**

It was DECIDED to amend the word neighbours to neighbours/parishioners.

**8.3 To complete the pre-renewal insurance questionnaire**

It was DECIDED that the cover listed was adequate for the following year.

The Clerk will inform the insurers (ACTION CLERK).

**8.4 To decide whether to apply for a Bee Bold Pollinator Fund or join with Bath & NE Somerset Council (BANES) in their application to the West of England Combined Authority (WECA)**

A new funding programme has been launched by WECA, Bee Bold Pollinator Fund. The fund has been created to support community-led ecology projects that enhance biodiversity and pollinator habitats across the West of England region. The details of the fund can be found here:

<https://www.westofengland-ca.gov.uk/what-we-do/environment/bee-and-pollinator-capital/bee-bold-pollinator-fund/>.

The deadline for the first round of funding is the 18<sup>th</sup> September and a further round will be launched again in October.

The BANES is considering submitting a bid and they would also encourage parish councils and community organisations to submit their own funding bids. However, if parish councils or community organisations are interested in partnering with the Council, please let them know by replying directly to this email:

[sara\\_dixon@bathnes.gov.uk](mailto:sara_dixon@bathnes.gov.uk)

As the Parish Council do not own any land it was DECIDED that the information should be circulated in the community (ACTION CLERK).

**8.5 To discuss street light timings**

It was DECIDED that the Clerk should draft an email to be circulated to parishioners (ACTION CLERK).

**9. Planning applications received**

**9.1 22/03063/FUL Greenlane Farm Common Lane Compton Dando Bristol Bath and North East Somerset BS39 4JU**

**Proposal: Replacement of main roof and erection of two-storey extension.**

The Parish Council UNANIMOUSLY SUPPORT the application for the following reasons:

There will be no adverse visual impact on the Green Belt (Policy GB 1).

There will be minimal change to external lighting (Policy D6). It was noticed during the site visit that there were house martins nesting on the roof.

The materials and design are acceptable as is the scale, height and degree of the extension.

It was thought that the design contributes positively to the distinctiveness of the property (Policy D1b).

**9.2 22/03155/LBA Chewton Place, Chewton Road, Chewton Keynsham, Keynsham, Bath and North East Somerset,**

**Proposal: Internal alterations to include East Wing accommodation with Chewton Place**

The Parish Council UNANIMOUSLY SUPPORT the application as it is sympathetic to the development.

**10. Appeals**

10.1 None

**11. Decisions**

**11.1 22/01448/FUL Mill Farm Vicarage Lane Compton Dando Bristol**

**Proposal: Erection of timber orangery**

REFUSE

**12. Enforcements**

***Members of the Parish that may have a concern regarding suspected unauthorised building works, retrospective planning or non-permitted change of use to a building may report this directly to the Enforcement Department of Bath and North East Somerset Council by emailing [development\\_management@bathnes.gov.uk](mailto:development_management@bathnes.gov.uk) or telephoning 01225 394041 (planning department extension) OR alternatively you may report the same in confidence to the Parish Clerk (details below). The matter of enforcement will be held in strict confidence and will not be discussed by the Parish Council until an Enforcement Notice is issued at which stage the matter will be brought to the attention of the Parish Council by the Local Authority.***

updates requested on:

12.1 None

**13. Items for action**

13.1 None

**14. Correspondence for action**

14.1 None

**15. Correspondence for information**

**15.1 (THTTC2958, BANES resurfacing works) for the Wellsway (temporary suspension of parking) (temporary prohibition of use by cyclists, horse riders and vehicles) order 2022 (details appended)**

Received and noted.

**16. Reports**

**16.1 Parish Hall report**

There was no report this month.

**16.2 Village updates**

**16.2.1** As was mentioned in 7.8 of the Clerk’s Report, Pam Turton attended the recent coffee morning in Compton Dando Parish Hall and will submit a report in due course.

**16.3 Report from**

**17. Items of report to be carried forward to the next meeting**

**17.1 Park Copse Definitive Map Modification Order (DMMO)**

**Date of next meeting is the 20th September 2022 at 8.00pm**

The meeting closed at 9:18 pm

Minutes prepared by: Susan Smith (Clerk)

Agreed as a correct record on.....

Signed (Chairman).....

**Bank Reconciliation**

## Statement Entries

Date	Cashbook Date	Details	Description	Debit	Credit	Balance
28/06/2022			Opening Balance			16697.82
05/07/2022	15/03/2022	001608	S137 Grant Payment for Thermal camera & bench - reissue	665.36		16032.46
08/07/2022	08/07/2022		YU Energy June	32.98		15999.48
21/07/2022	19/07/2022	001619	Clerk's salary and expenses	406.39		15593.09

## Reversed Entries

Cashbook Date	Details	Description	Reason	Debit	Credit	Balance
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## Outstanding Entries

Cashbook Date	Details	Description	Debit	Credit	Balance
19/04/2022	001611	S137 Grant for bug hotel	46.95		-46.95
19/04/2022	001612	Queen Charlton village hall hire	9.00		-55.95

## Reconciliation

Closing Bank Balance	15593.09
Outstanding	-55.95
Closing Bank Balance + Outstanding	15537.14
Cashbook Balance	15537.14

Transactions to 16/08/2022

**Transactions since Statement**

Cashbook Date	Reference	Description	Debit	Credit	Balance
16/08/2022		Clerk's salary and home expenses	406.59		15130.55



## Performance against Budget

Name	Description	Budget	Actual	Difference	Variance
AUDIT	Audit Fees	210.00	150.00	-60.00	-28.57%
DONATIONS	Donation	52.50	0.00	-52.50	-100.00%
EXPENSES	Clerk's Expenses	75.60	24.12	-51.48	-68.10%
GRANTS GIVEN	Grants Given	1050.00	46.95	-1003.05	-95.53%
GRASS CUTTING	Grass Cutting	950.25	0.00	-950.25	-100.00%
HALL HIRE	Hall Hire	224.70	9.00	-215.70	-95.99%
ICO	ICO	36.75	35.00	-1.75	-4.76%
KIOSKS	Telephone Kiosks	52.50	0.00	-52.50	-100.00%
MAINTENANCE	Maintenance	1050.00	0.00	-1050.00	-100.00%
MOBILE	Mobile Top Up	31.50	0.00	-31.50	-100.00%
PAYE	Clerk's PAYE	388.50	139.00	-249.50	-64.22%
PH INSURANCE	Parish Hall Insurance	714.00	0.00	-714.00	-100.00%
POSTAGE	Postage	31.50	0.00	-31.50	-100.00%
SALARY	Clerk's Salary	5785.50	2193.12	-3592.38	-62.09%
SIGNS	Signs Notice boards	210.00	0.00	-210.00	-100.00%
SL ELEC	Street Light Electricity	478.80	139.17	-339.63	-70.93%
SL MAINT	Street Light Maintenance	1050.00	0.00	-1050.00	-100.00%
SOLICITOR	Solicitor Fees	0.00	0.00		
STREET FURNITURE	Street Furniture	115.50	0.00	-115.50	-100.00%
SUBS	Memberships and Subs	693.00	227.83	-465.17	-67.12%
SUPPLIES	Office Supplies	52.50	0.00	-52.50	-100.00%
TRAINING	Training	157.50	0.00	-157.50	-100.00%
WEBSITE	Website	204.75	12.58	-192.16	-93.85%
TOTAL	Total for year to date	13615.35	2976.78	-10638.57	-78.14%

**BATH AND NORTH EAST SOMERSET COUNCIL**

**(THITC2958, BANES RESURFACING WORKS)**  
**(TEMPORARY SUSPENSION OF PARKING)**  
**(TEMPORARY PROHIBITION OF USE BY CYCLISTS, HORSE RIDERS AND VEHICLES) ORDER 2022**

Notice is given that Bath and North East Somerset Council in exercise of its powers under section 14 of the Road Traffic Regulation Act 1984 intends to make an order in the effect of which will be to close temporarily to cyclists, horse rider and vehicles, and suspend all parking to vehicles in that length of roads listed in schedule 1.

This order is required because works are being or are proposed to be executed on or near the road to carry out resurfacing and associated works by Bath & North East Somerset Council, operative from the **12<sup>th</sup> September 2022**, for a maximum period of **18 Months**. The road will only be restricted as and when traffic signs are in position and may not be effected for the whole of the period but only for so long as is necessary to execute the works. This is anticipated to be for **FOUR DAYS**.

**ALTERNATIVE ROUTES:** Diversions to be clearly signed during each closure.

Applicant: BANES  
Email: [Highways@bathnes.gov.uk](mailto:Highways@bathnes.gov.uk)  
Telephone: Volker Highways  
07384908937

Dated: 25<sup>th</sup> August 2022  
Bath and North East Somerset Council  
Traffic Management Team  
Lewis House  
Manvers Street,  
Bath BA1 1JG

Chris Major  
Director for Place Management

**Schedule 1**

Location	Extents
Wellsway, Keynsham	From approximately 70 metres north of its junction with Hum Lane extending to its junction with Chewton Road.
Chewton Road, Keynsham	From its junction with Wellsway for approximately 70 metres.
Hum Lane, Keynsham	From its junction with Wellsway extending to its junction with Chandag Road.
Manor Road, Keynsham (Triangle)	From its junction with Wellsway to its junction with Wellsway, closing entire triangle.