

# Draft Minutes of a Meeting of Teffont Parish Council held on 13th November 2018 in the Village Hall.

**Present:** Cllrs Aspden, Blamey, Cordle, Deane, Fisher, Wood and Worth

**In attendance:** Cllr Wayman, Parish Clerk, 3 members of the public

**Apologies:** None

There were no questions from any members of the public present.

Cllr Wayman reported that Wiltshire Council are ready for winter, gritters have had a trial run, sand and salt is aplenty and all the gritters that broke down on the trial run have been repaired. TPC need to check the salt bins have been replenished.

Plastic recycling has been improved with many more items now able to be placed in the blue top bin. 30% of plastic recycling in Wiltshire is processed out of the county.

It is a sad fact that the Multi Agency Safeguarding Hub (MASH) have had over 4600 contacts re adult safeguarding issues.

Black bin waste is recycled into usable energy.

Cllr Wood opened the meeting at 18:35.

**1. To receive and accept apologies.**

None

**2. Exclusion of the press and public.**

None required

**3. Declarations of Interest.**

None

**4. Chairman's announcements.**

None

**5. Minutes of the meeting held on 2<sup>nd</sup> October 2018**

The previously circulated minutes of 2<sup>nd</sup> October 2018 were approved by Councillors. They were then signed by the Chairman as a true record of the meeting held.

**6. Planning – Determined Applications.**

The documented applications were noted.

**7. Planning – New Applications**

**18/09063/FUL** Holt House, Teffont

Single story bedroom pod situated to the rear of existing property.

There were no comments from members of the public present.

Cllrs discussed the application for which there had been a pre-application to WC. In that discussion it was suggested the pod be sunk lower into the ground and back into the bank, this has been adopted.

Cllr Fisher commented that the house itself is much larger than the original house on the site and this is extending it further.

Cllrs voted to support the application with no conditions. The Clerk will submit comments to WC.

## **8. Planning – Tree Applications**

The applications had been considered by Mr Hawkins and approved. Cllrs noted his comments.

## **9. Finance**

- a) Councillors noted the bank balance for Teffont Parish Council which was £13591.26.  
Cllrs noted that the balance agreed with the account figures prepared by the RFO and are therefore properly reconciled as at 13<sup>th</sup> November 2018. The Chairman and the RFO signed the accounts as a reconciliation certificate to this effect.
- b) Councillors reviewed the financial forecast for the year ending March 2019. Cllr Deane questioned whether there was money available if the proposed 20mph limit or traffic calming measures were approved. He stated that TPC would be expected to contribute to the costs.
- c) Cllrs noted the payments made from the Council account since the last meeting.
- d) Councillors approved payments due.
- e) Councillors attention was drawn to the fact that January's meeting will include setting the budget for next year.

## **10. Review of flood defence report.**

Cllr Deane had circulated the report to all Cllrs. He proposed no further action be taken except that Cllrs be aware of flood risk and report anything that concerns them.

## **11. Maintaining the stream and water levels.**

Cllr Fisher had prepared a small presentation illustrating water levels, floods and the Environment Agency leaflet The Teffont Stream to give Cllrs a visual idea of issues concerning the stream. She informed Cllrs that Samantha Stocks from Wiltshire Wildlife is very willing to talk to TPC and/or riparian owners. It was suggested Cllr Fisher contact her and arrange a meeting in the Village Hall for anyone in the village to attend. This could include another visual presentation which was considered a very useful display. Cllr Fisher will contact her again.

A River Corridor Survey done some years ago has some very useful information in it and Cllr Fisher is proposing to distribute it to Cllrs shortly.

Cllr Fisher also reported that Mr Skelton had informed her that the springs at Springhead had dried up. She and Cllr Blamey investigated this morning and took some photographs. This has never happened before as far as anyone knows. Mr Parker, a village resident had written to Cllrs expressing his concern over the water levels asking TPC to investigate. Cllrs requested that the Clerk write urgently to the Environment Agency, copied to Wessex Water, asking them to look into the problem.

## **12. Teffont Village Hall lease.**

Cllr Aspden has very kindly looked over the lease from TPC point of view. He had a few concerns.

1. He felt the covenants need to be with the trustees of the VHC not "The Charity" as this isn't incorporated.
  2. There should be an option to review or make the lease a 99 year lease. This should also include break clauses so that TPC are not held to a 50 year commitment.
  3. The VHC and TPC need to clarify joint tenancy particularly in respect of ongoing running of the Hall and handling overlapping rights to use the property.
  4. He considered that any notices to be served on the PC should come to the Clerk not to the Village Hall as the PC do not control collection of post from the VH.
  5. Finally, he questioned whether this was right for TPC? There are alternatives.
- Cllr Aspden will meet with Mr Homan to discuss his concerns. Item to be on the agenda for January.

Questions from Councillors.

- What happens if TVH folds? The lease would become the responsibility of TPC which is acceptable because the aim has always been to keep the Village Hall for villagers.
- Could the proposed lease be 99 years not 50? Cllr Aspden will ask Mr Homan.
- Is there still an option to buy the hall if money became available or villagers agreed to contribute? There are problems due to the different valuations put on the hall by the Diocese as their property and an estate agent who would sell it at market value.
- Could an option to buy be incorporated into the lease? Cllr Aspden and Cllr Wood will speak to Mr Homan about these questions.

Cllrs thanked Cllr Aspden for his hard work and expertise on this matter. The next step will be for Cllrs Wood and Aspden to meet Hugh Homan and the TVH to finalise the arrangement.

**13. Clerk's Report**

1. Proposed 20mph limit. The CATG have decided to take this no further until the Dept of Transport finish its review and those results are published.
2. Steep Hollow, Dinton. Dinton Parish Council have decided not to continue with the proposed one way system for Steep Hollow .
3. Shoot dates are available from the Clerk for Teffont Estate and Ley Farm. Nothing has been received from Waddington Farms.
4. The pavement outside the phone box is being repaired.
5. The bench has returned fully restored and ready to be placed in position, to be decided. The proposal is to situate it in Magna church but this is up to the PCC.

Cllr Fisher briefly updated Cllrs on the history of the bench. It is over 100 years old and was originally sited in Evias. It was moved into the churchyard and then moved again by the Keatinges to outside the former Black Horse pub, enabling people to rest on their way home. Mr Lever "tidied" it up for the Coronation.

**14. Items for Highways.**

The ditches are blocked on the B3089 outside the village going towards Chilmark. This is causing flooding of the road when it rains. The Clerk will submit a request that the Parish steward clear them and keep them clear.

**15. Any other business.**

Cllr Deane reported he had plenty of salt and salt shakers available to residents if needed over the winter. The Clerk will put a notice on Teffont website to inform all villagers.

Are the recently trained first aiders going to be listed somewhere? No, the hope is that within small groups in the village there is a first aider known to neighbours who is willing to be called as necessary.

**16. Items for the next agenda.**

Please note that any items for the agenda should be sent to the Clerk by 9am on 29<sup>th</sup> December 2018.

**17. Date of next meeting:** The next meeting will be on 8<sup>th</sup> January 2019 in Teffont Village Hall.

Cllr Wood closed the meeting at 19.40