KINGSTON ST MARY PARISH COUNCIL
MINUTES OF THE ORDINARY PARISH COUNCIL MEETING
HELD ON 8th NOVEMBER 2021

Item No	Item	Action By
1.0	**Attendance -** In attendance: Cllr P Townsend (Chairman) Cllr T Bedford Cllr S Hancock Cllr A Simpson Cllr D Stripp Cllr D Taylor Mrs K Gibbins (Parish Clerk) Cllr D Darch (SWT) Apologies: Cllr A Wilcox, Cllr R Williams (SCC) One member of the public attended the meeting.	
2.0	**Councillors' Declarations of Interest** - Cllr T Bedford declared a possible interest in Agenda Item 9.	
3.0	**Approval of Minutes of Ordinary Meeting held on 11th October 2021 -** **Resolved:** The minutes were approved and signed as a true record of the meeting.	
4.0	**Planning -** **a) Applications:** **Case Ref: 20/21/0034** - Replacement and extension of garage to the side, erection and extension of porch to the front and installation of dormer with balcony to the rear of 8 Quantock Rise, Kingston St Mary Application Type: Full Planning Permission **Case Ref: 20/21/0032** - Installation of a 10 No. panel solar PV system to the roof of the detached pool house at Westhay, Kingston Road, Kingston St Mary Application Type: Full Planning Permission **Case Ref: 20/21/0033/LB** - Installation of a 10 No. panel solar PV system to the roof of the detached pool house at Westhay, Kingston Road, Kingston St Mary Application Type: Listed Building Consent: Works The Council considered the above planning applications and resolved to fully support the applications.	
5.0	**Matters Outstanding from Previous Minutes -** i. **Staplegrove (West) Garden Community development - Integrated Constructed Wetland proposal** – SW&T Cllr Darch advised the Council there was no further report on this development now. ii. **Happy to Chat Bench -** Cllr Taylor updated the Council and said the 3 benches would be well within budget at £2067.00. He said there would be additional costs for signage and installation but still the total cost would be well within the budget of £2700.00. Cllr Taylor agreed to send the competitive quotes to the Clerk as well as place an order for the benches and request an invoice from Furnitubes as presently only a quotation had been received. Cllr Taylor confirmed the location of the benches with the Council, (alcove opposite the Swan Pub, Leaches Field and Playing Field) and the Council agreed they should all be 'Happy to Chat Benches'. iii. **Active Travel Funding/Speed Limit Restrictions -** Cllr Taylor updated the Council in the absence of SCC Cllr Williams on the speed limit restrictions. The Traffic Regulation Order should be submitted next week for the reduced speed limits in the village and then a 3-week consultation will be held. It is hoped the project will be	SW&T Cllr Darch/Cllr Taylor/Cllr Stripp/Chair/Clerk

	implemented before Christmas if not, shortly thereafter. The consultation is a legal process whereby the TRO will be published and hopefully any objections will be dealt with in a positive fashion. Cllr Stripp thanked Cllr Taylor for his perseverance with this project and Cllr Taylor recognised all the hard work done by SCC Cllr Williams as well. The Council discussed the recent accident on the Kingston Road where sadly a cyclist was injured. SW&T Cllr Darch wrote a letter in response to the LCWIP document which invited comments about the accident, and she mentioned the active travel route between Kingston and Taunton and asked that it be pushed forward as presently it features in the 10-year plan. She felt there seemed to be a more sympathetic view about this. TACC and KAPACC have suggested the Parish Council conduct a feasibility study on an active travel route between Kingston St Mary and Taunton if they can get funding to do this. SW&T Cllr Darch said this will be discussed later in the meeting under agenda item 15. **iv. Church Lane Mirror** – Cllr Taylor said a solution was being discussed with the idea of hopefully reinstalling the mirror where one had been historically to help improve road safety for all pedestrians and motorists moving through the village. Cllr Taylor also talked about the one-way system around the village green which also requires improvements to help road safety and the possibility of using signage in a sympathetic way to achieve this. He said he will bring back a proposal with costings to the next meeting. **v. Path from Lodes Lane to the Church** - Cllr Stripp said he had nothing further to report at this time but still hoped to arrange a meeting with the landowners as this has not yet been done. The Council went on to discuss the Leylandii hedge and the possibility of replacing it with a beech hedge using a grant for landscaping improvements available from EDF for up to £5k. Sadly, KSM Parish Council is not eligible for the grant as the funding is earmarked for local communities impacted by the EDF development and somewhere along the line EDF has decided KSM is not impacted by the development. SW&T Cllr D Darch said she was willing to take this up and say KSM is impacted by Hinkley Point and therefore would like them to reconsider the village's eligibility for this grant. **vi. Monthly Parish Council Meeting** – The Council discussed moving the meeting to the Main Hall of the Village Hall at an extra cost of £10.00 per meeting. The Council felt it was more accessible and safer for residents wanting to attend the Council meetings. The Chair proposed the Council meet on the second Tuesday of each month with winter months in the Village Hall and summer months in the Pavilion. The Council resolved to meet in the Playing Field Pavilion during British Summer Time, i.e., March to October and in the Main Hall in the Village Hall for the months of November through to February.	
6.0	**Church Lane Flood Prevention –** The Chair advised the Council that SCC Cllr Williams sent confirmation that the drains and silt traps on Church Lane will be jetted. No date has yet been set for the work to be done but he will let the PC know as soon as a date is confirmed. SW&T Cllr Darch told the PC that she and Cllr Stripp had met with two reps from FWAG and a Flood Engineer, who used to be Chair of the Internal Drainage Board and worked for the EA, all of whom are interested in natural flood management and land use. They looked at a home in Fulford where a wall came down early July and the culvert near Tetton Drive and the FWAG rep is making recommendations to plant a hedge which will hopefully reduce the risk of flooding in this area in the future. They also looked at Park Lane, Nailsbourne and Watery Lane and the FWAG rep will go away and look at the waterways and consider the impact of the Kingston Stream which she said can cause flooding as far down the stream as Bathpool. SW&T Cllr Darch said there were no quick solutions, but FWAG is looking at land management all around. Cllr Stripp suggested that watercourse management be included in the Neighbourhood Plan which will be discussed later in the meeting.	
7.0	**The Queen's Platinum Jubilee Beacons** The Chair said SCC Cllr Williams will investigate the lighting of the Beacon and hopefully report back at the next meeting. Cllr Stripp asked the Council to consider the date of the village event celebrating the Queen's Jubilee which will hopefully be	Chair/Cllr Stripp/SCC Cllr Williams

	organised by the KCP. The Chair felt it was important to invite the key village groups to a meeting to discuss the event, e.g., the Swan Pub, Church, Village Hall and Primary School. The Council resolved to arrange a meeting with interested community groups and members to discuss what the village would like to do for this event.	
8.0	**Opening Up Safely and Reconnecting Communities Fund** – The Chair advised the Council it has been awarded £5000 from the fund for a shelter on the playing field. The Chair went on to say he has arranged a meeting on Wednesday with a supplier who will look and see what can be done with the available funding. Cllr Taylor thought it may be advantageous to put the shelter on the site of the old roundabout as base/footing already there.	Chair
9.0	**Mill Meadow – Site Development** The Chair asked Cllr Stripp to talk to the Council about Mill Meadow. Cllr Stripp went on to say that following on from the Housing Needs Survey the owner of Mill Meadow suggested he might be interested in building smaller homes for local people on 4 sites he already has planning permission for. The Chair, Cllr Wilcox and Cllr Stripp arranged to meet the owner to discuss this. It would be necessary for the planning authority to vary the conditions of planning as the site is currently deemed a holiday site and therefore the accommodation cannot be lived in year-round. He said he would keep the permanent homes separate from the main holiday chalets. He also discussed the two houses by the entrance to the site which he would be prepared to convert to permanent dwellings. These buildings are currently used as offices. These properties may also be used to establish a community land trust if funding could be raised to purchase them. The Chair advised the Council the owner would like to know if the Council would support him in lifting the occupancy restrictions on 4 – 6 of the dwellings included in the existing planning application so the houses can be used for permanent dwellings. The other point made was the homes should be offered in the first instance to local people. The Council felt it would be worth asking if the planners could classify these properties as primary homes. It was also a possibility that if the properties don't sell as private permanent dwellings, they would be taken back into the holiday home stock. Discussion revolved around the pros and cons regarding this possible development. The Council supported the lifting of the occupancy restrictions on 6 of the Mill Meadow dwellings, 4 which are still to be built and 2 which have already been built, in principle, but still has questions. The Council resolved to invite the owner of Mill Meadow to their next meeting to discuss the proposal in more detail.	Chair
10.0	**Community Governance Review for the Unparished Area of Taunton** – The Chair advised the Council that he and the Clerk attended a meeting to find out more about the Community Governance Review. He referred the Council to the paper he circulated to form a Taunton Town Council from the unparished area and that this area has been widened to include some of the surrounding parishes with larger urban developments on the periphery of the unparished area. The Chair said he doesn't think there is any wish to include Kingston St Mary in the Taunton Town Council and Kingston's involvement is only because of the Staplegrove East development which partly falls into the KSM parish. The Council discussed the principle of the paper and the advantages and disadvantages to potentially changing the existing Parish boundary to exclude the Staplegrove East Development. The Council resolved to organise an Extraordinary Meeting of the Council to include a public meeting and invite Cllr Mike Rigby to attend and answer questions about the Community Governance Review and upcoming consultation.	Chair/Clerk
11.0	**Housing Concerns – Quantock Way –**	

	The Chair advised the Council that this item is being dealt with outside of the Parish Council. The Council resolved to pass on any issues raised by residents which fall outside of the Parish Council's remit to either SW&T Cllr Darch or SCC Cllr Williams.	
12.0	**Draft Budget** – The Chair advised the Council he had redrafted the budget as agreed at the last meeting to include an increase in the Youth Club spend to £500.00 and an allocation of £500.00 for the Neighbourhood Plan from reserve spending. He went on to say the budget shows a precept of £12,385.00 for 2022/23 which is an increase of 10% on this year but the budgeted precept is very close to what was approved in 2019/20. The Clerk said she would clarify exactly what a Section 137 payment is and advise the Council. The Chair proposed that the Council accept the budget and the precept of £12,385.00 for the 2022/23 period. The Council voted unanimously to approve both.	Chair/Clerk
13.0	**Climate Mitigation Strategy** – The Chair invited Cllr Bedford to update the Council on this item. Cllr Bedford said he and SW&T Cllr Darch had met recently to discuss a Climate Mitigation Strategy. This came about because in August he attended a Carbon Literacy Training event and it was suggested Councils should create an action plan to look at areas they need to focus on to decarbonise and the levers which can be used to help achieve decarbonisation. Cllr Bedford said he had sent an e-mail to everyone who attended the first Climate Change Meeting to arrange a second meeting to discuss how to use the action plan locally and devise a Climate Mitigation Strategy. Cllr Bedford advised the Council the meeting was organised for Monday, 15th November and all Councillors were welcome to attend. SW&T Cllr Darch suggested it would be worthwhile for the Council to have a 'Let's Talk about Climate Change' Workshop. Cllr Bedford also went on to say it would be appropriate to consider the Climate Change Mitigation Strategy in the Neighbourhood Plan.	Cllr Bedford/SW&T Cllr Darch
14.0	**Local Government Reorganisation and LCNs –** The Chair advised the Council he has information from SCC Cllr Williams about LGR and he will circulate it to everyone.	
15.0	**Housing Needs Survey and Neighbourhood Plan –** The Chair asked Cllr Stripp to talk to the Council about the Housing Needs Survey and Neighbourhood Plan. Cllr Stripp said that the conclusion from the last meeting was that he needed to go away and think about resources, cost, time, etc. The initial plan was to look at a single-issue Neighbourhood Plan focussed on housing using the results of the Housing Needs Survey and Climate Change Survey. He mentioned two things that have happened since the last meeting, the first being the accident involving the cyclist on the Kingston Road and the second the walk around the village with FWAG. Cllr Stripp also advised the Council that funding of up to £10k is available from Locality and it would make sense to apply for the funding and if successful consider employing a consultant to help with the process and drafting up a housing policy. Cllr Stripp referred the Council to the draft of the project plan he had put together. Again, the original plan was for a single-issue 'housing' Neighbourhood Plan but a more detailed plan may be possible with the funding to include, a feasibility study for an active travel route to Taunton both on-road and off-road, this element is likely to cost c£2-2.5k. Watercourse management could also be built into the Neighbourhood Plan as flooding is another issue highlighted in the 2017 Community Plan.	Cllr Stripp/SW&T Cllr Darch/Cllr Wilcox/Cllr Bedford/Chair/Cllr Simpson

	The Council discussed these issues and the potential costs of including them in the plan and that Climate Change should also be included and embedded into the different areas of focus. The Council resolved to complete and submit the application for funding and if successful the Neighbourhood Plan would focus on the four areas below with an aim to make Kingston St Mary a resilient community. Housing; Safe Active Travel Route; Flooding/Watercourse Management and Climate Change. Should the Council's application not be successful the scope of the Neighbourhood Plan would need to be reconsidered. Cllr Taylor suggested the Annual meeting would be a good time to brief residents on the Neighbourhood Plan and seek their views on it. The Council agreed the four workstreams of the proposed plan and the leads as follows: Housing - Cllr Stripp; Safe Active Travel Route – KAPACC/SW&T Cllr Darch; Flooding/Watercourse Management – Cllr Wilcox and Climate Change – Cllr Bedford/SW&T Cllr Darch. SW&T Cllr Darch and the Council thanked Cllr Stripp for all the hard work he has done so far on this item.	
16.0	**Kingston Community Partnership –** update Cllr Stripp gave the Council a brief overview of some of the things happening and mentioned the Litter Pick which has been organised for the weekend of 20-21 November.	
17.0	**Financial Matters -** The Chair reviewed the budget versus spending for the ½ year period from April 2021 to September 2021 with the Council and all agreed it was on target as was the full year budget. • £2067.00 – Furnitubes International Limited, 3 x Happy to Chat benches (Funding for 1 bench provided by SCC Opening Up Fund) • £500.00 – Youth Club, grant from SCC Opening Up Fund • £100.00 – Baby & Toddlers Group, grant from SCC Opening Up Fund • £200.00 – Good Neighbours Group, grant from SCC Opening Up Fund **Resolved**: The Council agreed to make the above payments.	
18.0	**Items for Next Agenda –** Please pass any agenda items to the Clerk. Village Green Safety Improvements	
19.0	**Items for Link Up and KSM Website –** The Chair will do a write up for Link Up.	
20.0	**Actions from March 2020 Meeting – Not discussed but to be carried forward to a future meeting.** a) **Natural environment –** The Clerk advised that a meeting had been scheduled for 23 March with SWT. b) **Council Reserves** - i. Clearing of roadside verge on Kingston Road by the Grange and the Spinney	

	ii. Furniture for the Playing Field Pavilion	
21.0	**Date of Next Meeting – 13th December 2021** The meeting closed at 22.00.	
Signed:	**Dated:**	