



# Brean Parish Council

## Approved Minutes of the Brean Parish Council Meeting held on Monday 9 May 2016

### Present

Cllr J Harris  
Cllr T Hicks  
Councillors

Chairman  
Vice-Chairman  
Mr D Holland, Mr D Scott, Mrs J Jackman, Mrs J Smith, Mr M Chatterton

### In attendance:-

Cllr T Grimes, Sedgemoor District Council  
One member of the public

Jacqueline Manning, Clerk to the Council.

### 69/16 Apologies

No apologies had been received.

### 70/16 Declaration of Interests

Cllr Harris informed the meeting that where members consider they may have a potential interest in any topic for discussion and decision they should declare an interest and withdraw from the discussion and decision making process.

### 71/16 Election of Chairman

Cllr Scott proposed Cllr Harris for Chairman. This was seconded by Cllr Smith.

Cllr Harris accepted the proposal and signed the Chairman's declaration of office.

### 72/16 Election of Vice-Chairman

Cllr Harris proposed Cllr Hicks for Vice-Chairman. The proposal was seconded by Cllr Jackman. Cllr Hicks accepted.

### 73/16 **Election of Representatives**

The following representative roles were agreed:

Cllr Harris – Beach Manager  
Cllr Jackman – District Council Liaison and media reporting  
Cllr Scott – Footpaths and Wessex water liaison  
Cllr Chatterton – Police Liaison and emergency planning  
Cllr Smith – Emergency planning  
Cllr Holland – SALC representative and advertising (bus shelter adverts)

### 74/16 **Approval of draft minutes**

The draft minutes of the meeting dated Monday 4 April 2016 were approved without amendment and signed by the Chairman.

### 75/16 **To respond to members of the public**

No issues were raised.

### 76/16 **Discussion of matters arising from previous minutes**

Crown lease – The Parish had commented on various points in the new lease and Cllr Harris had now received an update from Ashfords LLP:

- The right to shooting on the foreshore had been included, but the Parish believed shooting should not be allowed
- It had been confirmed that VAT was not payable on the rent.
- Beach signage – there would be a clause in the contract to permit signage to remain.
- Reference to the wayleave had been changed, but this would be reworded to revert back to the original wording.

A final copy of the lease was awaited.

WW2 memorial – in progress. No further update this month.

WW1 memorial listing – Historic England had written to say that the memorial was now Grade II listed. Members noted that alterations were possible even though a monument was listed.

Action: Clerk to write to Marion Kerby, with a view to applying for the new memorial to be fixed.

Parish notice-board – the Clerk was awaiting proofs from the Noticeboard Company. It was noted that the parish logo would not be included with the wording of “Brean Parish Council” on the header, due to the difficulty in sending the logo through to the company in a suitable format for graphic design purposes.

Revaluation of rates for Weston Road toilets – we would be receiving void relief for the months when the toilets had been shut during the winter. SDC had confirmed that this void relief had been granted for 2014-2015. Members noted that there would be revaluation of business rates in October of this year, but still felt that we should apply for nil rates on the toilet block.

Action: Clerk to submit form to the Valuation Office.

National Trust car park at Brean Down – Cllr Harris reported that works in the National Trust car park had been completed. Parking bays had been marked out and there were crocodile teeth by the entrance. No further action – to come off agenda.

Communities for Renewables Wick Solar Farm community owned project. The Development Manager had confirmed that the team was looking into arrangements for Councillors to visit.

Maintenance of the fingerpost at the junction of Weston Road – there was no budget at Somerset County Council and Sedgemoor District Council were unaware of any organisations who might provide grants for Parish Councils. It was decided that we would obtain quotes for cleaning and painting the fingerpost.

Action: Cllr Harris to speak to Mr G Moore.  
Cllr Hicks to obtain an additional quote.

Availability of vehicle for PCSO Grobbeler – on hold, with PCSO Grobbeler's agreement.

Faulty street lighting – all had been repaired. No further action.

#### 77/16 **Current Planning Applications**

Planning applications received in respect of Diamond Lodge Meadow Park – temporary change of use for specified lodges to be used for residential use for the lifetime of the current occupants, afterwhich, to revert back to holiday accommodation, as varied by Planning Permission 06/09/00014.

**Reference 06/16/00002/STP** – Erection of single storey extensions to North and East elevations. Location: Hideaway, Brean Down Road, Brean Burnham-on-Sea, TA8 2RS.

**Noted** that this application was still under consideration.

At this point, Cllr Harris reported that he had received a letter from a walkers' group based in Burnham, commenting that during a recent walk at Brean Down, they had noticed a large building obscuring the view.

Action: Cllr Holland to investigate.

**Licensing Act 2003. Application for a New Premises Licence** - National Trust Brean Down Cove and Café.

**Noted** that the application was still under consideration by Sedgemoor District Council.

#### 78/16 **New Planning Applications**

**Reference: 06/16/0005/RER**

Proposal: Temporary change of use of the lodge to be used for residential use for the lifetime of R Davis and S Davis, afterwhich, to revert back to holiday accommodation, as varied by Planning Permission 06/09/00014.

Location: 3 Diamond Meadow Lodge Park, Diamond Farm Caravan Park, Weston Road, Brean, Burnham-on-Sea, TA8 2RL.

**Reference: 06/16/0008/EC**

Proposal: Temporary change of use of the lodge to be used for residential use for the lifetime of S Ashfield, afterwhich, to revert back to holiday accommodation, as varied by Planning Permission 06/09/00014.

Location: 8 Diamond Meadow Lodge Park, Diamond Farm Caravan Park, Weston Road, Brean, Burnham-on-Sea, TA8 2RL.

**Reference: 06/16/00037/RER**

Proposal: Temporary change of use of the lodge to be used for residential use for the lifetime of Mr P Meads and Miss C Locking, after which, to revert back to holiday accommodation, as varied by Planning Permission 06/09/00014.

Location: 32 Diamond Meadow Lodge Park, Diamond Farm Caravan Park, Weston Road, Brean, Burnham-on-Sea, TA8 2RL.

Cllrs Hicks, Harris and Scott declared an interest and left the room. Cllr Grimes also left the room. Cllr Holland took the chair.

Councillors considered the new applications and objected on the grounds of non-compliance with national, regional and local planning policy and guidance, and on the grounds of environmental issues arising from the situation of the lodges on a flood plain.

The Clerk would register Cllr Holland to speak at the Development Committee on Wednesday 11 May 2016.

Cllrs Hicks, Harris, Scott and Grimes returned to the room.

**Reference: 06/16/00035/DRT**

Proposal: Use of land to site a mobile home for holiday use.

Location: Land (2) to the South of Hideaway, Brean Down Road, Brean, Burnham-on-Sea, TA8 2RS

**Noted:** this application had been withdrawn.

**Reference: 06/16/00038/DV**

Proposal: Erection of agricultural building.

Location: Land at Brean Farm, Brean Down Road, Brean, Burnham-on-Sea, TA8 2RR

For information only. No response required and the application had already been passed.

## **79/16 Beach Management**

Update on concession holders – Cllr Harris reported that he had been approached by Mrs Amanda Furber, who was interested in operating a food concession. She had sold food from her van for a trial period of two weeks. It was recommended and agreed that the Council accept Mrs Furber as a concession holder.

Action: Clerk to prepare contract.

Seasonal caravan pitch holders – request to hold one barbecue event on the beach during July or August. The representative had replied to the Council's concerns:

- The Facebook page had closed privacy settings and posts could not be seen by friends of friends
- First Aid cover would be provided, by St Johns Ambulance or a Red Cross ambulance crew, supported by qualified first aiders from Brean Seasonal Caravanners.
- Alcohol would not be sold or encouraged, as this was to be a family event
- Risk assessments would be carried out by a trained member of Brean Seasonal Caravanners.

Councillors discussed the above points and voted whether to accept the event. There were four votes for the event, and three abstentions. The proposal was therefore carried, but Councillors requested that the event take place away from residents' homes, at the south end of the beach, and that no loud music be played.

Action: Clerk to reply and to request date and time of the event.

Repair of damaged signage on beach – Cllr Harris reported that beach signage had been damaged and had needed quick repair. He had therefore arranged for the work to be done, and was bringing this to the Council for ratification. All were in agreement.

Gabions at beach entrance – Cllr Harris sought permission to install a row of gabions to try to prevent sand blowing up from the beach and collecting on the road. The gabions would be about 1.5m high and there would be no charge to the Parish Council. Cllr Scott would go to inspect the proposed site for the gabions.

Cllr Harris had met with Harriet Yates-Smith from Litter-Free Coast. Her post was funded by Wessex Water and her role was to raise public awareness of litter on beaches.

Stranded vehicles on the beach during the weekend – one vehicle had been covered by the sea and had been towed out the next day. Two vehicles had been caught up by the rocks at high tide. Councillors noted that we do have signage pointing out the danger of high tides. Cllr Harris stated that he believed we were doing all that we could, but would consider any suggestions about improving signage.

#### **80/16 Reports from Councillors on village issues**

Footpath to Weston – Cllr Hicks reported that the project was still going forward. Two grants had been applied for – one application to Defra and the other to Hinkley Point. Full approval had been given for the first part of the Defra grant. A work camp would be starting in June, to carry out preparatory works on the sluice gates and fencing. Other work on the culverts would need to wait until October, to avoid disturbing the newts.

#### **81/16 Approval of cheques for the current month's expenditure**

A schedule of cheques for April 2016 expenditure was circulated for information and approval. Cheque expenditure is included at Annex 1.

#### **82/16 Financial matters**

1. The Chairman received and signed the bank reconciliation statement dated 31 March 2016, together with a payments and receipts report for the period 04/03/2016 to 31/03/2016.
2. A report on income and expenditure for the period April 2015 to March 2016 was circulated to all members for information.
3. The annual governance statement, which forms Section 1 of the Annual Return for the period 2015-2016, was circulated to members. Members considered the statement, which was then ratified and signed by the Chairman and the Clerk.

4. The annual accounting statement, which forms Section 2 of the Annual Return, was considered by members and ratified. The statement was then signed by the Chairman and the Clerk.

**83/16 To discuss the adoption of Standing Orders**

A model scheme of Standing Orders was included in the circulation file for members' consideration. The document included a brief introductory paragraph taken from the SALC website. Members were advised that the paragraphs in bold type were mandatory requirements.

**84/16 Renewal of Insurance Policy**

The policy with Zurich had been taken out under a long-term agreement lasting until June 2017 and so quotes could not be obtained until next year. The current policy, due for renewal this June, was included in the circulation file for members' review and comments.

**85/16 Correspondence for review**

1. Speed indicator device reports for March and April 2016

Members' attention was drawn to the recent speed indicator device reports.

**86/16 To note the following correspondence on the circulation list**

1. Model Standing Orders
2. Zurich insurance policy schedule
3. Hinkley Point C Look Ahead April
4. Hinkley Point C Marine Delivery Operations Newsletter 17 March 2016
5. Severn Estuary Partnership News – link to online newsletter for March 2016

Items added after the agenda was circulated:

1. Brean War Memorial – notification of designation decision
2. Somerset Association of Local Councils – letter setting out benefits of membership
3. Somerset Road Safety Team – events for older drivers

**87/16 Members' comments on previously circulated correspondence**

Cllr Jackman commented on membership of the Campaign for the Protection of Rural England. This charity had been very helpful in the past. Councillors noted Cllr Jackman's comments, but decided against membership at the present time.

**88/16 Other matters for discussion raised by Councillors**

Cllr Hicks commented on the roadworks on Weston Road. Although the start date had been scheduled as 16 May, work had already started, and there were traffic lights in place at one point.

Cllr Scott commented on the dangers posed by horses galloping on the beach. Cllr Harris confirmed that he had spoken to Graham Newing, Coastal Resorts Officer.

Cllr Grimes informed the meeting that Vicky Banham, Sedgemoor District Council, had written to Hinkley Point about funding for footpaths.

Cllr Harris stated that residents and caravan owners had complained about noise from Pontins.

Cllr Jackman stated that she disagreed with the Parish Council's decision to object to the Diamond Meadow Lodge Park planning applications. She would be attending the Development Committee on 11 May 2016, as a resident of Brean, to speak in favour of the applications.

**89/16 Date of next meeting**

The next meeting would take place on Monday 6 June 2016.

The meeting closed at 8.40 pm.