

# Minutes of the Meeting of the Town Council's Community Development Committee held on 16 December 2008, in the Council Chamber, Cannards Grave Road, Shepton Mallet.

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**Present:** Chairman - Councillor Chris Inchley(CI)

Members - Cllrs Bartlett(JB), Gilham(JG), Lockey(CL), Lovell(ML), Marsh J(JM), Marvin(DM) and Shearn(NS). Non members Cllr Marsh T(TM).

Mr Ben Cane, Development Manager (Mendip Housing Limited) & PCSO Penny Freestone.

Five members of the public and one member of the press were in attendance. The Chairman opened the meeting, welcoming members, the general public and provided a brief on Health & Safety requirements including emergency evacuation and assembly point procedures. Mobile phones were requested to be switched off or to silent mode.

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## **CD66. 07/08 Mendip Housing Presentation**

Mr Ben Cane (Development Manager) provided a presentation which covered their group structure of four Housing Associations working together under the Aster Group and their own Development Strategy to deliver 548 new homes in the next 5 years with the Mendip area as a priority and focus on quality. The group currently had some 15,500 properties within the south and south west with equal importance on rural and urban areas. The Development process was outlined from identification of the site and housing need through to funding, site works and handover. Completed schemes to-date were highlighted with some 62 homes delivered in year 2007/08 which included selected areas of the Tadley Acres estate. An explanation as to available funding streams, the National Affordable Housing programme and the work of the National Housing & Regeneration Agency was considered with grants of between £45,000 to £75,000 were available per property. A summary of current active sites was also provided and in Shepton Mallet this included the Bloor development on the Tadley Acres estate and Great Ostry. The provision of permanent sites for Gypsy & Travellers was informed with 2 small permanent sites proposed, but not yet identified within Mendip, and their partnership working with South Somerset District Council to their existing sites which they might fully manage in the future. They were also progressing with the regeneration of PRC type dwellings of which they owned some 400 cornish design. Quality and Sustainability were high priorities in today's development and all types of specifications were to be considered including timber framed buildings, highly insulated building and energy sources such as solar hot water. Ben then undertook a question and answer session with members. He confirmed that their offices had to relocate from Kilver Court by 2010 and their favoured relocation site was at Wells. They could not state how many affordable homes would be provide in Shepton in the future as the provision was opportunity led but that they would not develop where there was no demand. The housing list was now choice led.

**Resolve;** The Chairman thanked Mr Ben Cane for his good account of where Mendip Housing were going in the future and the situation with the current housing market.

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## **CD67. 07/08 Public Forum** (Nominations to address the Committee to matters under consideration)

**Resolve;** Proposed by Cllr ML, Seconded by Cllr DM, by unanimous vote that the meeting is adjourned for the matter to be transacted.

Mr Mike Harris nominated to speak on Commercial Road Derelict Land and Mr Clive Pearson nominated to speak on Public Transport and also the Litter Bin for the Community Hospital.

Ridgeway Estate Bus Service – Mr Clive Pearson provided an update to the problems encountered with the new bus service serving the Ridgeway. Since the Police had intervened no further incidents of debris being thrown at buses had occurred, however there were still lesser problems with access and parked vehicles. It was hoped that a meeting would take place in the future to consider these aspect.

**Resolve;** Proposed by Cllr ML, Seconded by Cllr JG, by unanimous vote that the meeting is brought back into closed session.

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**CD68. 07/08 Apologies for absence** – Cllr Champion(family) and Kinison. Mr Alan Brunt (Managing Director – Mendip Housing)(health).

**Resolve;** Proposed by Cllr CI, that the apologies are accepted and recorded.

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**CD69. 07/08 Members Declarations of Interests**

Cllr J Marsh Declared a Personal and Non-Prejudicial Interest in the Shepton Mallet Lido, Recycling & Refuse Collections, MDC Car parking Strategy and Time to Plan as she was a District Councillor. Cllr T Marsh also Declared a Personal and Non-Prejudicial Interest in the same matters as the husband of Cllr J Marsh.

Cllr J Marsh Declared a Personal and Non-Prejudicial Interest in the Somerset NHS Primary Care Trust due to her work and attachment to Somerset PCT. Cllr T Marsh also Declared a Personal and Non-Prejudicial Interest in the same matters as the husband of Cllr J Marsh.

**Resolve;** that the above Declarations are recorded.

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**CD70. 07/08 Minutes**

The Minutes of the Meeting of the Community Development Committee held on the 7 October 2008 were considered for accuracy and content.

**Resolve:** Proposed by Cllr DM, Seconded by Cllr ML by a unanimous vote that the Minutes of the Meeting of the Community Development Committee held on the 7 October 2008 be approved as a true record and signed by the Chairman.

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**CD71. 07/08 Matters Arising from the Minutes** – No matters were raised.

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**CD72. 07/08 Partnership Matters**

<b>a)</b>	<b>Shepton Mallet Lido</b>	Meeting held with MDC on 13 October 2008 (notes attached). Report from Avalon Leisure (Rob Taylor) attached It was confirmed that MDC wished the Town Council to procure and deliver the upgrade to the car park once a specification has been agreed. The Clerk provided an update to the project, with the specification now agreed, five contractors had been invited to price, all of which had visited site with the Clerk. The budget of £22,000 was available via £15,000 grant via Cllr Robinson from SCC and a further sum of £7,000 had been earmarked by MDC. The tenders would be in by mid January 2009 and it was hoped the work could be completed by April 2009.
	<b>Resolve;</b>	Proposed by Cllr JG, Seconded by Cllr JM, by a unanimous vote that the matter is noted.
<b>b)</b>	<b>Recycling &amp; Refuse Collections</b>	Household collections will be amended from Friday 26/12 to Sunday 28/12 and from Friday 2/1/09 to Saturday 3/1/09. There will be no garden waste collections in Christmas or New Year weeks. Christmas Trees can be recycled at Household Waste Recycling Centres.
	<b>Resolve;</b>	Proposed by Cllr ML, Seconded by Cllr NS, by a unanimous vote that the matter is noted.

c)	<b>MDC Car Park Strategy</b>	MDC proposals relating to Shepton Mallet 1 – Renaming of Commercial Road Car Park 2 – Choice of Car Park for MDC beacon Status 3 – Free Parking
	<p><b>Resolve;</b></p> <p>Cllr CI confirmed that he had obtained an email clarification from David Thomson at MDC that the Strategy had been agreed in principle but that named items had to be reviewed. Cllr DM raised concern and enquired who paid the £3.20 per day for MDC and Capita staff to park in the Towns public car parks. He considered that the Town needed free parking and considered that MDC should provide 1 hour free parking in all of its car parks balanced with increasing prices for longer than one hour stays and also to remove the free parking period over the Christmas run up. All members considered that the current free one hour parking to the Great Ostry car park was critical to the vitality and regeneration of Town Street and the northern part of the Town. Cllr JM confirmed that she was a member of the MDC Car Park Strategy Group and had lobbied hard for this requirement, further and direct lobbying should be directed to the Portfolio Holder Cllr John Osman and also Cllr John Parham as he is a member of the MDC Cabinet.</p> <p>Proposed by Cllr DM, Seconded by Cllr JG, by a unanimous vote that MDC, the MDC Portfolio Holder Cllr John Osman and MDC Cabinet Member Cllr John Parham are informed in the strongest terms that the Town Council consider that it is imperative that the current one hour free parking to the Great Ostry Car Park is maintained to support the vitality and regeneration of Town Street and the Market Place area of the Town. It should also be noted that the 3 hours free parking to the Townsend Retail park was reduced to 2 hours on the condition that free parking was maintained to the Great Ostry car park.</p>	

**CD73. 07/08 Community & Leisure Portfolio Matters – Cllr Jeanette Marsh**

a)	<b>SM Community Hospital Litter Bin</b>	The League of Friends and therefore the hospital have requested that the Town Council reconsider provision of a litter bin to the lane which runs adjacent to the hospital grounds.
	<p><b>Resolve;</b></p> <p>Mr Clive Pearson spoke on behalf of the League of Friends to the Community Hospital informing that works were to proceed with rebuilding of the stone boundary walling to the hospital and requested that the Committee reconsider the previous resolve in a positive manner. The litter bin would need to be positioned off of Hospital property. He put forward the concerns of the hospital and stated that hygiene and cleanliness were important issues for the hospital. Cllr TM considered following previous discussions with representative of the hospital that the area was used as a welfare area for staff members of both the International Treatment Centre and Community Hospital and that the provision should be the responsibility of the site owners. The Clerk confirmed that the old isolation lane was owned by Somerset County Council, the provision of litter bins in public areas is the function of the District Council. Agreement had been received that a litter bin could be position in the lane and MDC had confirmed that subject to compliance with their specification the bin would be serviced by them. All was needed is funding of around £814 to supply and fit the litter bin.</p> <p>Proposed by Cllr CI, Seconded by Cllr CL, by a unanimous vote that the League of Friends of and the Community Hospital are informed that the Town Council do not have any current funding and do not have the responsibility for the function of providing a litter bin as requested. However should the Friends or the Hospital have funding then SCC had verbally agreed to the position and MDC had indicated subject to compliance with their specification of litter bin, that they would undertake the servicing and maintenance.</p>	

<b>b)</b>	<b>Misburg Reception</b>	Twinning Association confirmed a visit by Misburg and requested a civic reception to be held by the Town Council on Monday 20 July 2009. Minutes from the meeting of the Twinning Association held on the 4 November 2008 were also received.
	<b>Resolve;</b>	Proposed by Cllr JM, Seconded by Cllr DM, by a unanimous vote that the Town Council will fund and undertake a civic reception for our Misburg partners on Monday 20 July 2009 much the same as previous receptions.
<b>c)</b>	<b>Stop &amp; Drop Litter &amp; Fly Tipping</b>	Parish Council tool-kit provided and support requested to the CPRE (Campaign to Protect Rural England) campaign to picking up litter and clean up days.
	<b>Resolve;</b>	Proposed by Cllr CI, Seconded by Cllr JG, by a unanimous vote that the matter is noted and the supporting information is held on file and available for any such future events.
<b>d)</b>	<b>Fire Service Corporate Plan</b>	Consultation and views invited to Devon & Somerset Fire & Rescue Service Corporate Plan 2009/10 – 2011/12. Consultation can be done online and formally closes on 12 January 2009. <a href="http://www.dsfire.gov.uk/NR/rdonlyres/4141A9A8-7150-4BE2-A8DF-923C91582EFB/0/Corporateplanwebpageinternet.pdf">http://www.dsfire.gov.uk/NR/rdonlyres/4141A9A8-7150-4BE2-A8DF-923C91582EFB/0/Corporateplanwebpageinternet.pdf</a>
	<b>Resolve;</b>	Proposed by Cllr JB, Seconded by Cllr JG, by a unanimous vote that Cllr DM, Cllr JM and the Clerk review the Service Corporate Plan and complete the online consultation response.
<b>e)</b>	<b>West Shepton Playing Fields</b>	Outline of proposals and views received from Shepton Mallet AFC. Also request to clarify if the Town Council would be able to make an offer of funding towards the project.
	<b>Resolve;</b>	Cllr CI considered that the Committee needed to know further details but that he liked to think that the Council could support in some way. Proposed by Cllr CI, Seconded by Cllr JG, by unanimous vote that representatives of the Shepton Mallet AFC are invited to the next meeting of this Committee to discuss their project and requirement in more depth and detail.
<b>f)</b>	<b>Shepton Mallet Cricket Club</b>	Update following meeting with SM Cricket Club as to their future requirements.
	<b>Resolve;</b>	Cllr CI and DM had previously met with representatives of the Shepton Mallet Cricket Club and had been informed that they currently had to use the wicket at Whitstone School however there were concerns as to the quality of the wicket. Basically they were looking for a new site of which two had been identified. One being on the Mid Somerset Showground site and the other as an extension of the West Shepton Playing Fields. Proposed by Cllr JG, Seconded by Cllr JM, by a unanimous vote that the Town Council would support in principle where it could, other than in a financial way at this time.
<b>g)</b>	<b>Somerset NHS Primary Care Trust</b>	Annual Public Health Report for 2007/08 received.
	<b>Resolve;</b>	Proposed by Cllr CL by a unanimous vote that the matter is noted.
<b>h)</b>	<b>CCTV</b>	Minutes of the meeting of the User Group held 13 November 2008 attached.

	<b>Resolve;</b>	Proposed by Cllr CL, Seconded by Cllr DM, by a unanimous vote that the matter is noted.
i)	<b>Shepton Mallet Library</b>	Shepton Mallet will have a new look library in January. More books have been purchased, and updated shelving and furniture has been chosen to make the library a more attractive place to visit in the heart of Shepton. The library will be closed from Monday 12th January for one week only and will reopen on Monday 19th January at 10am and we hope that you will find time to visit the library to see some of our new improvements. During the time the library is closed library customers may use their library card at other local libraries such as Wells, Frome, Glastonbury, Street and Midsomer Norton; and there are other services than can be accessed by Internet or by phone:
	<b>Resolve;</b>	Proposed by Cllr CI, Seconded by Cllr JM, by a unanimous vote that the matter is most welcome however the County Library is requested in writing to consider an extension of opening hours to ensure equity with other Towns especially as the population within the Town had grown. It was considered that the current hours of opening were less than other Towns of similar demographics.

#### CD74. 07/08 Regeneration Portfolio Matters – Cllr Janet Kinison

a)	<b>Derelict Land in Commercial Road</b>	Committee to consider requesting action to regenerate this area of land adjacent to the Salvation Army which has been in a derelict state for numerous years.
	<b>Resolve;</b>	Mr Mike Harris spoke as to the history to the area and requested that some action should be taken to ensure the area was not left derelict and to be tidied up as it was an eyesore to the Town. The Clerk provided further historical information as to the owner and previous decisions and initiatives to improve the situation. Proposed by Cllr CL, Seconded by Cllr DM, by a vote of 5 For and 2 Abstentions that the Town Council seek the positive support of Mendip District Council to resolve the matter by firstly contacting the land owner and encouraging a positive planning application and failing same to proceed with compulsory purchase of the land to support the regeneration of the Town and improve the visual amenity to one of the major routes in and around the Town.
b)	<b>Time To Plan</b>	MDC Launching formal consultation on two major plans for Shepton Mallet to 2026 which includes Sustainable Community Strategy and the Local Development Framework. Cllr CI to review the documents and provide an appraisal report to the next meeting of Council on the 6 January 2009.
	<b>Resolve;</b>	Cllr CI confirmed that he had outline reviewed the documentation and requested Cllrs to raise any aspects or points to enable his further in-depth review. Concern was raised as to the requirement and size of a proposed new school and what would happen to the existing schools and their grounds. Cllr JB indicated that she wished to review the documents when available and Cllr CI confirmed that a different format of the documents could be reviewed on the MDC website. Proposed by Cllr JB, by a unanimous vote that Cllr CI was to undertake further and detailed appraisal of the documentation and pass on to other members for further review when available. Cllr CI is to submit his appraisal report to Council on the 6 January 2009 for further consideration.

The Chairman thanked members for their attendance and closed the meeting at 9pm.

**Cllr C. C. Inchley**

**Chairman**

**Signature; \_\_\_\_\_**

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