

Batheaston Parish Council

**Minutes of the Meeting of the Batheaston Parish Council held in
The Rhymes Pavilion on Tuesday 27th January 2015 at 7-15 pm**

Present :- Cllrs V Pecchia (Chair), J Beresford-Smith, P Blanking, P Burcombe, M Corbett, P Fear, S Fremantle, K Hawkins, M Tabb & M Townley (Clerk):

Attending: Cllr M Veal, Ms A Taylor, Mr J Kashdan-Brown, Mr W Beese

C-890 Apologies

Advised : Cllrs L Brass, V Drew, K Eardley, J Heffer, M Johns, G Riley, D Robins, V Trenchard

Not advised : Cllrs S Cast,

C-891 Public Participation

None.

C-892 Presentation on Village Centre Proposals – M Corbett, A Taylor & J Kashdan-Brown

- (a) Over the last 3 weeks MC has led a team of 3 x Councillors and 3 x Residents, set up by the PC, to address the potential of the Garden High Street area to fulfil aspirations expressed by residents and confirm if the Parish Council should engage and progress, with B&NES, the asset transfer initiative, initiated some 18 months ago, which include the Public Toilet Site, the B&NES Car park and the High Street Gardens.
- (b) Analysis of the responses to the recent “Think-Tank” consultation records most strongly the respondents desire and support for a Village Centre identity to the village, reinforcing the Vision Plan results of 2009 where 82% of the then 1600 respondents expressed the same aspiration.
- (c) The type and mix of uses and suggested include:- Café/Farm shop /play equipment in the Gardens /allotments/ traffic calming / small supermarket/ family orientated pub / more recreation facilities and a better ‘place’ experience where pedestrians had priority and through traffic restricted. The Team presented their “Vision” in a series of drawings/charts. The vision was not to be a finite scheme but intended to illustrate the unique potential for creating a sustainable Centre for the village and how the mix of uses could be spatially accommodated. The proposals suggested a phased development programme could take place to suit either the release of assets or as funding became available.
- (d) The 1st chart identified the variety of Responses Received;
- (e) The 2nd chart illustrated the majority of proposals around the Shops;
- (f) The 3rd chart concentrated on the potential Village Centre – sited around the toilet block;
- (g) The 4th chart illustrated scheme for moving the bus stop, creating a flight of steps down to the Bridge and 2 buildings that might provide shops/café/play equipment;
- (h) The 5th chart demonstrated how the Gardens might be improved and better use made of peripheral corners for growing of produce, Land along the river could also be used for allotments and a cycle path extended from the bridge to the Bathford roundabout. The river frontage could be used for water based recreation, encouraged by the construction of a Jetty. The car park itself could be reconfigured with the grassed areas transposed to the garden and bridge end of the site, long term a new vehicular access could be formed at the eastern end of the carp park, this to limit vehicular traffic from unduly imposing on the pedestrian priority areas and enable a larger development plot east of the proposed central ‘piazza’.
- (j) There were many questions with no dissensions on this admirable series of proposals. It is intended that the charts be copied, with explanatory notes, and a booklet printed for wider distribution, and inclusion in the Neighbourhood Plan.

Mike and his Team were warmly thanked for an excellent exercise, and this thought-provoking addition to the Vision Plan issued in 2009.

C-893 Declarations of Interest

Not required as per Resolution in C-897.

C-894 Minutes of the Meeting held 9th December 2014

Proposed	K Hawkins	} RESOLVED –	That the Minutes be accepted as a true record
Seconded	P Burcombe		

C-895 Matters arising from the above Minutes

- (a) The GPC will be finalising the “Petitions” proposals at the next meeting.

C-896 Accounts status for December 2014

- (a) All figures versus Budget and the unaudited figures have been verified by Cllr Heffer

December 14	Income	£566	<i>Savings Year-to-Date</i>	£213
“	Expenditure	£3873	<i>Savings Year-to-Date</i>	£28757

- (b) Special Payment Recommendations

Church Clock Renovations £1000; Hard Court Trees surgery £2500; Building survey £1000; Lease Legalities £3000

Proposed	J Beresford-Smith	} RESOLVED –	That the December Accounts, and Special Payments, are approved.
Seconded	P Blanking		

C-897 Resolution

That the Batheaston Parish Council is granted dispensation from the Pecuniary Disclosure Regulations when setting the Precept for next year.

Proposed	S Fremantle	} RESOLVED –	That the above Resolution is approved.
Seconded	P Burcombe		

C-898 Precept for 2015 - 2016

All figures are as recommended by the GPC and the Meeting reviewed each proposal line-by-line:-

Income	Line	Amount £
	4 Gardening Lease cancelled (<i>after last year's Precept agreed</i>)	0
	7 Toilets lease cancelled (<i>after last year's Precept agreed</i>)	0
Expenditure	12 Need for Gardener cancelled (<i>As line 4</i>)	0
	14 Need for Toilets Locking cancelled (<i>As line 7</i>)	0
	21 Insurance – need to increase for Toilet/Gardens/Car Park lease @ £500	2520
	30 Training – possible new councillors after May elections @ £400	400
	35 Replacement noticeboard required for Eagle Road @ £170	170
	55 Monies set aside for Pavement in 2014-15 carried over to 2015-16 @ £10,000	10000
	64 Toilets maintenance cancelled (<i>As line 7</i>)	0
	67 An additional Seat in memory of D Lavington	350
	82 Increase Bulletin costs in line with experience @£100	700
	88 Reduce Neighbourhood Plan by £10000 – to carry over only £4000	4000
	89a Survey costs for a new pavement at the bottom of B'down Road @ £2000	2000
	89c Provide for landscaping of new Cycle Path/Bridge @ £500	500
	91 Increase Pavilion electricity costs in line with experience @ £195	945
	96 Provide for Football Trees Maintenance in 2016-17 @ £3500	-
	99 Replace all the Play Area 'matting' @ £1145	1145
	102 Increase support for the Youth club by an additional £1500	9500
	112 Carry over support for St Johns Memorial @ £4000	4000
	113 Establish monies for the village Centre @ £10000 (<i>As reduced line 88</i>)	10000

Precept A Precept of **£35000** will realise Reserves of **£28713**

Proposed P Fear } RESOLVED – That the Precept for 2015 – 16 be set at **£35,000**
 Seconded P Burcombe } (Unanimously)

(B&NES Corporate Finance Office requires this Precept advice by 4th February – sent Wednesday am by email)

Councillors agreed to extend Standing Orders to allow the Meeting discussions to continue to 9.50pm

C-899 Chairmen's Reports

Council - (Cllr Pecchia)

- (a) The VPA is instigating an anti-campaign to an A46/A36 Link Road associated with the proposed B&NES Rail Park initiative and Transport package. A letter has been generated by the chair of the VPA to be sent to MP's and Councillors recording its opposition to such a link and suggesting this reflects the view of all VPA members. – VP had reminded the VPA Chairman Batheaston PC was uncommitted on this issue and because of this could not support the stance expressed in the VPA letter.
 Council unanimously agreed VP is to formally write to the VPA robustly expressing the position of Batheaston and it did not support the campaign initiative instigated by the VPA and it remained uncommitted until such time as better and fuller information was available to it and the public. **VP**
- (b) B&NES has requested to be resent the BPC drawings and details for the proposed pavement in front of the shops. These have been sent and we await development.
- (c) It was agreed that more copies of the Vision Plan should be printed with an updated addendum making reference to the 'think tank' results and the task force presentation on the village Centre recorded in these minutes. Master of teh Vision Plan to be recovered for the printers. **VP**

GPC – (Cllr Fremantle)

- (d) It was unanimously agreed that following the presentation by MC, Council, through GPC, should proceed with negotiations to deliver the asset transfer of the land package as proposed by B&NES and conclude the heads of terms agreement, sooner rather than later. It was agreed to instruct a surveyor to carry out a condition survey on all the assets, as soon as possible. **MT**
 It was agreed a Legal representation should be sought to progress the lease terms and SF to use Stone King Solicitors of Queen Square Bath **SF**

HFL – (M Tabb)

- (e) Cycle Path survey – Useful meeting held with B&NES and Bathampton representatives and all queries being pursued.
 The need for landscaping (as programmed) is still required.
 The Cycle Path's surface has been queried but has survived recent floodings.
 Should the gate at mill Lane be replaced by a chicane?
- (f) The proposed changes to parking at the Car Park have gone out for consultation. Responses required by 10th February 2015.
- (g) The HFL has developed a comprehensive listing of Highways problems and all elements are being pursued

NPC – (Cllr Fear)

- (h) The Place-Making presentation last Friday 23rd January went well, but attendance was less than 40 residents.
- (j) The process for "Green Spaces" designation has been extended and it is intended to better appreciate what benefits would accrue if the Play Area, Football Field and Land at Avondale were to be so designated.

C-900 Clerk's Report

- (a) The ALCA Meeting is set for this Thursday 29th January – to determine agenda items for the B&NES /ALCA Meeting in 3 week's time.
- (b) B&NES has invited comments on the joint Strategic Planning Strategy – hard copy issued to all Councillors with the appropriate references.
- (c) Hard copy of Skansa's letter explaining the A36 closure programme issued to all Councillors.

C-902 Press Release

A resume on the Village Centre Proposals are to be prepared for inclusion onto the Website, the Mailchimp newsletter and as a possible insert in the Annual Report – (due beginning of April.)

C-903 Date of next Meeting: -

Proposed Tuesday 17th March 2015 at 7.15 pm in The Rhymes Pavilion

Chairman.....Date.....