

Zeals Parish Council

draft Minutes of 17 March 2022 Parish Council Meeting

Present Cllrs Spencer (CS) (Chair), Corbin (DC), d'Ambrumenil (LD), Gray (JG), Hole-Jones (CH) and Patch (AP); Parish Clerk and 8 members of public.

Apologies for absence: Cllr Gibbons.

Declarations of Interest: DC as a trustee of S4S.

51 Open Forum: A resident remarked on the poor condition of the old Cherry Tree on the village green and cllrs agreed that it has come to the end of its life. Action: CS to enquire about felling it. Cllrs suggested that an appropriate tree be planted on behalf of the village to commemorate our Queen's Platinum Jubilee. Both CH and LD thought that a silver ash tree would be the one, to which all cllrs agreed. Action: CS to enquire.

52 Approval of the minutes from the last meeting held on 20 January: It was proposed by LD, and seconded by AP that the minutes of the meeting presented a true and accurate record of proceedings: all councillors expressed agreement.

53 Matters arising from the minutes of the previous meeting:

- Village hall's insurance cover: sum increased and extra premium paid.
- Mere Allotment Charity: two residents, Nicholas d'Ambrumenil and Sue Evans are the new trustees.
- War Memorial Renovation: DC still enquiring about it.
- S106 application: see later
- Green pastures: see later.
- Build-Outs within traffic calming scheme: still await action from Wiltshire Highways. The Clerk had received a general circulation from that department stating that all renovations and repairs are behind schedule owing to Covid and Funding issues being experienced by Wilts. Bells Lane will not be re-surfaced until 2 years time, and Zeals Rise will be in 3 years time.

54 Zeals Community Fund; A letter had been received by the Clerk from Peter Clarke, who manages the Community Fund for the village, whereby residents pay £1 to have a notice on display in the Portnells Lane notice board. Funds are then used for local requests. However, as HSBC now wish to charge £5 per month for this charitable fund, the joint organisers would like to keep their limited funds (which at present amount to around £300) within the Parish Council's account. Action: Proposed by DC, seconded by JG that this is acceptable, and agreed by all.

55 Financial Matters: Proposed by LD, seconded by AP and agreed by all, that the following payments be made:

- a) To G Edgar, Clerk salary £373.44
- b) To G Edgar, Office payment and expenses £15.20 plus £5.04 stationery, £3.96 stamps = £24.20
- c) To Bourton Fencing, £32,400 for purchase of Pavilion at Green Pastures (using the funding donated to the Parish Council by the Zeals Youth Trust)
- d) To Clifford Shean Ltd, £9,740.82 for electrical supply and fittings to the Pavilion (using the funding donated to the Parish Council by the Zeals Youth Trust)
- e) To D-Lux Plumbing Ltd, £1,491.60 for plumbing at the Pavilion (using funding from ZYT).
- f) To Adrian Light, £45 for Grass Cutting in March.

55 Section 106 Funding from Wiltshire Council: After a lengthy delay and following numerous communications between the Parish Council and the department at Wiltshire Council responsible for assessing such requests from parish councils, it was finally agreed that the remaining sum of £2,600 due to the Parish Council would be released to be used for payments relating to Green Pastures. Action: Once received in Zeals' account, a transfer will be made to the Zeals Youth Trust. (this decision was originally agreed at the meeting on 18 May, 2021, see point 5c.)

56 Planning Matters. Recent requests have been received for comments on the following applications-

- a) Removal of Ash Tree at Stag Cottage, Fantley Lane. PL/2022/01535: Agreed
- b) Installation of 16 solar panels on the roof at High View, Forge Lane: PL/2022/01605. Action: Even though this is a permitted development and that the Parish Council does support green initiatives, the Clerk is to write and say that the architect might wish to consider a reduction in the number of panels and also by placing them looking down the hill would be more appropriate and acceptable to all parties affected.
- c) Developments at the Boyes Transport Yard: PL/2022/01499: CH as Chair of Planning wishes to hold a site meeting at the depot, and more details will be circulated later.

57 Green Pastures: DC reported that the new pavilion is now complete as all fittings are in place and all essential safety checks have been carried out and appropriate certificates received. Seeds4Success are on course to take over control and usage of the building and the site as and when the new lease is completed, which is targeted to be at the end of this current month.

58 A new Lease Document for Green Pastures: Work is on-going to write and agree to a formal Lease Agreement between Zeals Parish Council (ie the Landlord) and Seeds4Success (ie the Tenant). An attempt to alter slightly that Lease document - originally produced for the previous tenancy held there- was made by S4S's representatives. Following a lengthy discussion amongst cllrs, several issues were raised at the meeting that needed either to be added, or altered or even removed from the document altogether. Action: 1) the Clerk to pass on this information to S4S. 2) the Clerk to obtain Insurance quotes for this new development, as being the owner of the buildings and the landlord of the whole site, it is the responsibility of the Parish Council to obtain insurance cover.

59 Any Other Business: LD remarked that the playground at Westfield needs attention to the surface. Action: Clerk to request assistance again from S4S.

60 Date and time of the next meeting: Thursday 12 May, starting at 6.45pm with, firstly, the Annual Parish Meeting, followed by the Annual General Meeting of the Parish Council, and then, finally, the normal bi-monthly meeting.

Closure of Meeting: 8.20 pm.

Signed:Chairman. date