



MINUTES OF HIGH HAM PARISH COUNCIL MEETING
HELD AT HIGH HAM VILLAGE HALL
ON TUESDAY 21st DECEMBER 2021 at 7.30pm

Present: Dave Vigar (Chairman), Amanda Chuter, Chris Palmer, Rob Webb, Andrew Davidson, John Vigar
V Young (Clerk).

Pubic approx: 1

Meeting opened at 7.05pm.

1) Apologies & declarations of interest:- Paul Brunsdon apologies were accepted. Apologies were received from the District Councillor and County Councillor. Amanda Chuter declared an interest in the application regarding Cider Cottage due to its location.

2) Public Session: The Parish Council were thanked for their continued efforts to support the Parish over the last year. Dave Vigar noted an article in Langport Leveller with regard to SSDC.

3) Planning applications for consideration

21/03482/HOU Cider Cottage Ham Hill High Ham Langport TA10 9BD

Proposed single storey replacement outbuilding (gym and indoor swimming pool) for the sole enjoyment of the main residence known as Cider Cottage. LOCATION: Cider Cottage Ham Hill High Ham Langport TA10 9BD – The Parish Council supported this application. It was however hoped that any pump required will be quiet or well insulated for any noise issues and also that the lighting will be not be intrusive into the countryside and neighbours and be night sky friendly. These points were to be included in the comments to the planning officer.

21/03596/PAMB Long Street Barn Long Street High Ham Langport Somerset TA10 9DN

Proposal Notification of prior approval for conversion of agricultural building into dwelling.

This application was problematic for the Parish Council since the applicant had been asked to halt work by the district council but the work had not ceased. Although not consulted on the application as it was a PAMB the Parish Council could still comment. The following comments were to be made as the Parish Council was very dissatisfied with the issue.

“1) The Parish Council is concerned that an existing application for the site (20/01027/FUL) is still current and yet to be determined. As the Planning Authority will be aware, the PC did not support this application as it was believed this would lead to over development of the site, particularly as it was understood that Long Street Farm was always intended to be one residential unit which included the barn area now under consideration for conversion into a separate dwelling. There were also other concerns expressed in the PC’s original consultation response to application 20/01027/FUL that remain relevant to application 21/03596/PAMB not least difficulties associated with vehicular access/egress and parking.

2) It is also particularly concerning that had the PC not made contact with the case officer, there would have been no opportunity to make comments on this application. The PC understands that as this is a Prior-Approval application it can only be assessed against Class Q, Part 6 of the General Permitted Development Order and Parish/Town Councils are not consulted in such circumstances. This raises additional concerns as High Ham PC believe it is imperative that parish and town council’s have the opportunity to respond on development potential in their areas at all times.

3) It is, therefore, not clear as to why there are currently two applications for this property being processed and why this one is going ahead before the previous full application is determined as work has already commenced? The previous application, along with this current one, support an additional dwelling at this site with the PAMB being questionable as the prior ‘full application’ is yet to be determined. This results in there



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being some contention as to whether the existing agricultural element (barn) should be considered at this time before the full planning application is determined? Furthermore, is it possible to have two applications being considered at the same time for the same site? Should the original full application be withdrawn or become void?

4) It is also clear that the Highways Authority has shared concerns about access/egress and parking arrangements and this should be clarified before any decision is made to the satisfaction of Highways.”

4) Planning applications decided.

21/00241/FUL - Land OS 4374 Part Barns Opposite Southend House Field Road High Ham Langport Somerset TA10 9BZ
Proposal - Proposed conversion of farm buildings to a dwelling - Approved

5) Approval of Previous minutes.

The minutes of 23rd November 2021 were taken as a true record and unanimously approved with minor amendment to item 7.

6) County/District Councillor reports

The District Councillor had reported that there was little to update the council on this month, and Clare Paul had sent a written report which had been circulated.

7) Matters for consideration and Items for Discussion.

Phone box booths & additional Defibrillator(s) - The defibrillators had been ordered. Andy Davidson to pick up the paint for the Low Ham phone box. Additional signs for the phonebox roof light windows were to be sought – probably white on green so that it was clear these were the locations of the defibrillators.

Future work at Cemetery/Green – HiLine had undertaken some tree work and Craig and his team had worked on site at the same time. The work on site had gone well. The pollarding of trees on the green had been completed. The council were applying for some wildflower seed for which the District Council had a grant/give-away.

Millennium Wood – Craig (Lengthsman) had carried out bramble clearance. Diseased ash trees were being taken down. A ditch on the border was to be cleared. Dave Vigar to speak with the neighbour.

Highways – noted that Somerset River Authority had a budget for highways projects. Potholes were listed and reported to Andy Davidson to forward to highways.

Other – Village Hall/Playing Field – It was noted that wi-fi had now been installed in the hall.

With regard to playing fields it was noted that the broken equipment had been removed. A small sum had been received which would go to the playing fields funds for the equipment. Andrew Rainsford, who was ‘grant finding’ for the playing field committee had reported back and at this stage did not think it would be unreasonable to obtain £60,000 through grants. The issue as to whether to approve Andrew Rainsford to continue work was discussed. There was some reluctance to accept the quote of £875 for grant finding work. However, it was unlikely that the funding could be achieved without using a specialist service. On this basis Dave Vigar proposed, Chris Palmer seconded and it was unanimously agreed to accept the quote in order to gain grants for the playing fields.

Jubilee – to carry over to next agenda and volunteers to be sought. The ideas of a hog roast and beacon were mentioned, but it would need volunteers to come forward to take matters forward.

Dennis Davis Award – The meeting was closed to the public and adjourned to the side hall. There were many worthy awardees and it was agreed whom the recipients should be, but not to be made public until the wording and presentation could be confirmed.

8) Correspondence and Items of report. The meeting was re-opened to the public.

Finger posts – nothing further had been heard with regard to the finger post by hedgecoes – Dave Vigar was in correspondence with the chair of Huish Episcopi regarding this sign. It would be possible for the volunteer group to do the work rather than a paid service if the landowner could give permission to work from their side. This was to wait until better painting weather.



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9) Financial

The following payments were authorised

Lengthsman - £773.51

Clerk's wages - £326.94

CPRE - £100.00

Lengthsman (additional) – £60.00 (Chipper Hire)

Village Hall (inv 007) - £229.68(re installation of wi-fi and first year.)

10) Summary of meetings attended and Date of next meetings

The meeting that had been attended by the Chairman regarding the South Somerset Community Network was discussed. This would be an informal network of Parishes/Town Councils that work together to try and ensure that decisions are made without losing local knowledge once the unitary authority takes affect. The aim was that they would support parishes within the network. Concern was raised that the larger council's within these networks would still benefit more.

As a side point CPRE were to be contacted with regard to their views and how they would represent parishes with regard to the likely damage to rural parishes created by the change over to a unitary authority.

Date of next meeting: 25th January 2022 at 7.30pm at the Village Hall.

Meeting closed at 9.27pm