



# LOCKING PARISH COUNCIL



The Parish Hall, Grenville Avenue, Locking BS24 8AR

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Members of the Public and Press are entitled to be at the following meeting in accordance with the Public Bodies (Admission to Meetings) Act 1960 section 1 extended by Local Government Act 1972 section 100 unless precluded by the Parish Council by resolution during the whole or part of the proceedings. Such entitlement does not however include the right to speak on any matter except at the commencement of the meeting given over specifically for that purpose and **providing that prior notice has been given to the Parish Clerk by 12noon on the Tuesday preceding the meeting.**

To: All members of Locking Parish Council:

Dear Councillors

You are summoned to a **Meeting of Locking Parish Council, to be held in Locking Parish Hall, Grenville Avenue, Locking on Thursday 7 April 2022** commencing at 7:30pm when the following business will be transacted.

*Dawn Tremlett*

Mrs Dawn Tremlett  
Parish Council Clerk  
31 March 2022

## AGENDA

### MATTERS FOR DECISION

- 1) To receive Apologies for absence and to approve reasons where appropriate.
- 2) To receive Declarations of Interest by PCllrs and to consider any written applications for dispensations

### PUBLIC PARTICIPATION

- 3) To receive and hear any person who wishes to address the Council, upon prior notice being received (*The Chairman will select the order of the matters to be heard, each speaker will be limited to a period of 3 minutes (to a maximum of 15 minutes total public participation at the Chairman's discretion).*)
  - a) Unitary Cllr/Liaison Officer Report
  - b) Police Report

### MATTERS FOR DECISION

#### 4) Minutes:

- a) To receive and confirm the Minutes of the Council meeting held on 3 March 2022

#### 5) Finances:

- a) To receive and approve monthly expenditure from 1<sup>st</sup> March 2022 to 31 March 2022
- b) To receive and note the Bank Reconciliation for February 2022
- c) To receive and agree any Grant applications
- d) To receive ALCA Annual Subscription Invoice £715.68
- e) Queens Platinum Jubilee Picnic Lunch Fund – to approve items for expenditure:
  - i. £320 Bakers Dolphin Coach and Driver hire 12-6pm pick up and drop off route for elderly and anyone with mobility issues.
  - ii. £150 DJ/PA from 12-6pm
  - iii. £611.89 Bandon Hire Station £611.89 for the hire of 5 toilets and 1 disabled toilet includes delivery and collection
  - iv. £120 St Johns Ambulance First Aid and Medical cover 12-5pm
  - v. £120 Richard Ballinger Magician 12-6pm
  - vi. £100 Donation Weston Ukulele 3hrs music and sea shanty's
  - vii. £40 Community Scrapstore – rope/cord to rope off areas
  - viii. £50 – 2 x £25 vouchers for prizes for poster winners

## 6) Chairman's Report

### 7) Regular Reports: To receive and note the following regular reports:

- a) CPRE
- b) Locking Parklands Stakeholders
- c) Locking Primary School
- d) St Modwen

### 8) 1. Planning (applications can be viewed via North Somerset Council Planning Applications website):

- a) **22/P/0527/NMA – Phase 12A Locking Parklands** – Non material amendment to application 18/P/2925/RM (erection of 27no dwellings pursuant to outline planning permission 13/P/0997/OT2 to create improved access arrangement on Post Office Road.
- b) **22/P/0529/NMA – Phase 2 Locking Parklands** – Non material amendment to application 12/P/0760/F (Erection of 150 dwellings) to allow the following a/ Proposal footway and pedestrian crossing to be constructed in place of an existing parking bay. b/ - Proposed anti-skid surfacing to be provided on Garland Avenue and Farnborough Road junctions. Coloured surface to provide conspicuously. c/ Incorporation of an adoptable grass verge.
- c) **22/P/0530/NMA – Locking Parklands** – Non material amendment to application 09/P/1614/F (amended 11/P/1922/MMA) to allow the following a/ An extension of the footway along Bowan Road which is adoptable and inclusion of pedestrian crossing. b/ Incorporation of an adoptable grass verge and placement of Bowan Road Sign. c/ - Proposed anti-skid surfacing to be provided at junction onto Garland Avenue. Coloured surface to provide conspicuously.
- d) **22/P/0574/AOC – Locking Parklands** – Discharge of conditions No. 13 (surface water drainage) No. 15 (dispose of foul water) No. 18 (hard and soft landscape) No. 21 (tree protection fencing) No. 24 (ecological survey) No. 26 (external lighting) No. 27 (biodiversity and nature conservation) No. 40 (street lighting) and No. 41 (external ground levels) on application 13/P/0997/OT2.
- e) **22/P/0654/FUH** – 34 South Lawn Locking – Proposed erection of a flat roof dormer to the front elevation.
- f) **22/P/0486/RM Bowen Road** – Reserved matters for the reconstruction of and junction improvement works on Bowen Road with associated infrastructure and landscaping pursuant to outline permission 13/P/0997/OT2 (Outline application with Environmental Impact assessment for large scale major mixed use residential, employment, education and infrastructure development to include up to 1200ono. Residential dwellings (excludes 250 dwellings consented under phases 1 & 2); up to 5.5ha of employment development – use classes A1"/3/4/5/&D1; up to 5.15ha leisure use – D2 with ancillary uses; primary school – 2/4ha of landscaping, open space and necessary infrastructure works (includes elements within phase 1&2) and construction of new access from A371 (to amend access approved under leisure dome infrastructure consent). Details of access off A371 to be decided but appearance, landscaping, layout and scale all reserved for subsequent approval)
- g) **22/P/0671/AOC** – Land at Locking Parklands – Discharge of condition No. 13 (Boundary treatment) and No. 24 (Materials) on application 21/P/1596/FUL

### 9) Draft Local Plan – to agree LPC's response to the Draft Local Plan consultation

### 10) General Reserves – allocations - To receive and agree recommendations from the Finance & Human Resources Committee

### 11) Review of Documents - To receive and agree recommendations from the Finance & Human Resources Committee for the following document:

- a) Financial Regulations
- b) Risk Assessment – Financial and Management

### 12) Policy for Granting of the Honorary Freedom of the Parish – to agree to adopt policy document

### 13) OBR Car Park:

- a) To receive quotations for drainage /soakaway tests/plans that are required to prove a 'before and after' scenario of any proposed drainage scheme.
- b) To agree and adopted the Plan for works at OBR Car Park
- c) To agree to submit planning application for works at OBR Car Park

### 14) Old 'Allotment/pond Site' at Locking Primary School – Correspondence received from Mr Mathews, Extend Learning Academies Network requested further information regarding the following:

- a) Clarification as to whether the LPC want to take over the lease, or gain use of the land. Taking on the lease would involve a lot of work and legal transfer, which would come at a cost. Agreed use, would involve less work and cost.

- b) Require full written detail of how the LPC intend to use the land and any timescales, as this is designated playing field, which complicates the matter somewhat.

**15) Traffic Issue in Locking Village:**

- a) Elm Tree Road heading toward junction with A371 – To receive a report from the site meeting held with District Cllr Mike Solomon and agree any action.
- b) Elm Tree Road – where road narrows/adjacent to park – complaints received speeding vehicles and parking
- c) Mendip Rise – To receive complaints from residents regarding parking, vehicles travelling the wrong way down the one-way system, the traffic management flower tub situated at the bottom of Mendip Rise

**16) Locking Skatepark Project –** Re potential site - to receive a report regarding the meeting at the playing field with Cllrs and Mr Stevens and Mrs Stevens (Parent of)

**17) The Green:** Correspondence received the owner of 2 The Green (Circulated) requesting that members consider the following:

- a) A request to Purchase the land with the large Sycamore tree (TPO) adjacent to their property. Would the council be prepared to sell this land and if so how much?
- b) Subject to the above - A request for the Council to consider selling a 6m2 section at the end of their drive to enable them to “straighten up” the fence line (maintaining the current entrance width).

**18) Clerk’s Report, Correspondence & Items for next Agenda:**

*(Please note that the Council is unable to make any formal decisions under this item).*

To receive the Clerk’s report, note any correspondence received since the last meeting that is not an item on the Agenda and note items for the next Agenda.

**The next meeting of Locking Parish Council will be at 7:30pm on the 5 May 2022.**

*Members are reminded that the Council has a general duty to consider the following matters in the exercise of any of its functions: Equal Opportunities (race, gender, sexual orientation, marital status and any disability) Crime & Disorder, Health & Safety and Human Rights.*