WEST CAMEL PARISH COUNCIL

Minutes of the West Camel Parish Council Meeting held on Thursday 3rd September 2026 at 7:30 pm in the Conference Room at The Davis Hall.

Present:	Chairman	**Kathy Miller-Hunt (KMH)**	
	Councillors	**Jenny Down (JD)**	**Geoff Chapman (GC)**
		Cliff Baker(CB)	**Jane Lawrence (JL)**
		Jo Roberts (JR)	
	Clerk	**Angela Suter (AS)**	

Somerset Council Councillors – 1

Members of the public – 2

0926.01 Electors' Participation – Resident PH asked about the new access tracks/bridleways in particular access track 6 and the surveillance cameras in situ. AS reported that she had been advised the tracks were open and had been handed over to Somerset Council to update RoW. HH to make contact and liaise with PH. LS attended the meeting to contribute towards the replacement of the mower and consulted with the discussion surrounding the community housing project.

0926.02 Apologies for Absence – Mick Richens (MR)

0926.03 Minutes of the last meeting (07/05/26) to be agreed and signed - The minutes were agreed by all councillors and were duly signed by KMH and AS.

0926.04 Matters of Report arising from the previous meeting minutes (not on the agenda) – Nothing to report

0926.05 Declaration of Interest and details of dispensations requested / granted since last meeting (councillors and/or visiting councillors). – none

0926.06 Somerset Council Councillor feedback – HH reported on flood alleviation and environmental management funding of £50 million with applications sitting at over £80 million. Discussions are current revolving around 'leaky dams' versus engineering solutions with the potential that natural defences are insufficient for high-volume water events and require maintenance (cleaning of mud/leaves/plant growth). Proposal for 5 hectares of lakes on land in North Cadbury with the landowner agreeing to contribute towards costs provided the water can be used for summer irrigation. HH also mentioned a dry dam (restricted release) has been installed at Yarlington. Proper hydrological modelling is estimated at £35,000. LS mentioned a modelling exercise had been carried out by the EA back in 2016/17 (John Southwell) and there should be a copy on the clerk's laptop. **Action: AS**

0926.07 Standing Items of Business

a. **Footpaths / RoW –** FP WN 23/30 (15925) mentioned at parish meeting change from stile to gate it is actually in QC Parish. Contact made with SC RoW and a gate has been agreed but not yet installed LS to make contact with SC. **Action: LS**

b. **Environment.**
CB reported on SRA grant and that spend figures need adding (clerk to extract from accounts) and supply to CB so it can be finalised. **Action: AS/CB**

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KMH mentioned she had a letter from a resident regarding the river behind Demelza Court and a potential issue with a blocked flood relief channel in the river. Jo has agreed to survey and report back to Kathy. The riparian owner will be contacted to take action. **Action: JR**

c. Community Housing Scheme

i. Plot 1 is now on the open market and the appeal for the garage planning was dismissed.
ii. Plot 7 new planning application submitted. WCPC had no objection to the plans submitted.

d. Community Engagement & Communication – nothing to discuss

e. Parish Council Processes – nothing to discuss

f. Community Benefit Fund (CBF) – no new applications at the time of circulating the agenda. Application for a Pétanque court has since been submitted and a meeting of the CBF panel will be arranged.

0926.08 Correspondence / Other matters requiring action

a. Plot 8/9 – clerk has received communication from a resident on Southmead regarding the council owned asset of the plot and the plans to realise the asset plus the maintenance of the plot. LS was invited to the meeting to give history on the project and it was discussed that these plots remain shelved following 2 abortive sales and the significant phosphate levy which would significantly impact the development costs. HH confirmed that the levy was still payable. Council discussed and intends to continue to 'hold' the asset until the phosphate mitigation market stabilizes. A proposal was also discussed where future buyers would be required handle full planning applications and the levy themselves as the outline planning permission has lapsed. The maintenance of the plot was discussed and as there is no direct access and if any were made the security of the site would need to be carefully considered so it was decided to hold on this but reopen for discussion in the future. Council will however assess the ditch and road frontage and take action as necessary. **Action: AS**
b. Village flag pole and flags – following a request received by the clerk for council to assist with funding for the flags it was agreed this would be acceptable. They are a feature in the village and thanks were made to David Baston for his own contributions over the past 12 years, and his enthusiasm in raising the flags for special occasions. **Action: AS**
c. Tree maintenance – the trees backing onto the playing field are part of an active case raised with Stonewater regarding their maintenance. The case officer is currently on annual leave and will make contact on his return. Ongoing.
d. Village Pond – no members of the community wish to apply for funding or manage this as a potential CBF project. Clerk has approached a few contractors regarding costs but these are looking prohibitive in relation to the overall benefit. Awaiting contact from some contractors CB has offered to assist in meeting with contractors. Ongoing.
e. Mower replacement – the mower will be out of its 5-year warranty in Spring 2027. The council discussion revolved around replacing it before the warranty expires in order to maintain trade-in value. Approx. £6,000-£7,000 for a part exchange (new unit cost estimated at £14,000). Possible CBF application required. LS to investigate and present council with options at the next meeting in November. **Action: LS**
f. Lengthsman – council is looking to find a replacement person to carry out the 'heavy' aspects of this role such as hedge work, drain clearance etc. Names were provided. Jo mentioned Mark would be happy to continue but would require a list of specific maintenance tasks that needed to

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be done. Several candidates within the village were also nominated for approach.

0926.09 Clerk / Responsible Financial Officer Report

a. Payment Authorisation – AS shared the Schedule of Payments for 3rd July to 3rd September 2026 (below) which totalled £1,265.42 (£1,057.04 paid prior to the meeting) £208.38 to authorise at the meeting. GC proposed approval of all payments, seconded KMH, agreed all.
b. Current balances WCPC - £34,357.14 and CBF - £29,266.50
c. Annual Governance and Accountability Return (AGAR) 2025/26 successfully audited and certificate issued.

Cheque No. or OP Ref	Payee	Service / Goods Purchased	Amount
31/2627	A SUTER	EXPENSES 08/05-02/07	31.98
33/2627	L STEVENS	MOWER FUEL	81.00
32/2627	J STAMP	LENGTHSMAN DUTIES	175.00
34/2627	HMRC	Q2 PAYE	337.06
35/2627	INSPECT & REPAIR	ANNUAL PLAYGROUND INSPECTION	180.00
38/2627	PKF LITTLEJOHN LLP	AGAR 2025/26	252.00
42/2627	J STAMP	LENGTHSMAN DUTIES	75.00
44/2627	SOMERSET COUNCIL	PLAYGROUND BIN EMPTYING (Apr-Jun)	101.40
43/2627	A SUTER	EXPENSES 03/07-03/09	31.98
Total			**£1,265.42**

0926.10 Planning Applications

New planning applications – Plot 7, Southmead – 26/01706/FUL

Planning Updates – None.

0926.11 Matters of Report / Future Business

a. **Other Matters of Report –** none.
b. Matters of Future Business
Litter pick for October 2026 JR to co-ordinate **Action: JR**
Renew fence by the pub – Spring 2027

0926.12 Date of next meetings – Thursday 5th November 2026 in the Davis Hall Committee Room.

0926.13 The meeting closed at 20:43pm

Signed.....
Vice Chairman
Date 5th November 2026

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Clerk
Date 5th November 2026

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