

WEST SOMERSET COUNCIL

Minutes of Council held on 20 March 2019 at 4.30 pm

in the Council Chamber, Williton

Present:

Councillor B Heywood Chairman
Councillor J Parbrook..... Vice-Chairman

Councillor I Aldridge	Councillor B Allen
Councillor M J Chilcott	Councillor R Clifford
Councillor H Davies	Councillor M O Dewdney
Councillor S Dowding	Councillor S Goss
Councillor A Hadley	Councillor N Hawkins
Councillor I Jones	Councillor R Lillis
Councillor B Maitland-Walker	Councillor K Mills
Councillor P H Murphy	Councillor P Pilkington
Councillor S Pugsley	Councillor R Thomas
Councillor A H Trollope-Bellew	Councillor K H Turner
Councillor D J Westcott	Councillor R Woods

Officers in Attendance:

Chief Executive Officer (J Hassett)
Assistant Chief Executive and Monitoring Officer (B Lang)
Director of Operations and Deputy Chief Executive Officer (S Adam)
Special Project Consultant (J Souter)
Case Manager – Democracy and Governance (A Randell)

C56 Apologies for Absence

Apologies for absence were received from Councillors C Morgan, and T Venner.

C57 Minutes

(Minutes of the meeting of Council held on 20 February 2019, circulated with the Agenda.)

Proposed by Councillor Turner and Seconded by Councillor Westcott

RESOLVED that the Minutes of the meeting of Council held on 20 February 2019 be confirmed as a correct record.

C58 **Declarations of Interest**

Members present at the meeting declared the following personal interests in their capacity as a Member of a County, Parish or Town Council:

Name	Minute No.	Member of	Action Taken
Cllr I Aldridge	All	Williton	Spoke and voted
Cllr S Goss	All	Stogursey	Spoke and voted
Cllr B Maitland-Walker	All	Carhampton	Spoke and voted
Cllr P Murphy	All	Watchet	Spoke and voted
Cllr J Parbrook	All	Minehead	Spoke and voted
Cllr R Thomas	All	Minehead	Spoke and voted
Cllr A H Trollope-Bellew	All	Crowcombe	Spoke and voted
Cllr K H Turner	All	Brompton Ralph	Spoke and voted
Cllr D J Westcott	All	Watchet	Spoke and voted

Councillor Woods declared a prejudicial interest in respect of item 7 on the agenda and left the room for the duration of that item.

Councillor Davies declared a personal interest in respect of item 7 on the agenda.

Councillor Dowding declared a personal interest in respect of item 8 as a member of the RNLI.

C59 **Public Participation**

There was no public participation.

The item of Chairman's announcements was deferred until the end of the meeting.

C60 **Exclusion of the Press and Public**

Proposed by Councillor Heywood and seconded by Councillor Dewdney:-

RESOLVED that the press and public be excluded during consideration of item numbers 7 and 8 in the Report on the grounds that, if the press and public were present during discussion on these documents, there would be likely to be a disclosure to them of exempt information of the class specified in Paragraph 3 of Part 1 of Schedule 12A of the Local Government Act 1972 as amended as follows:

The items contain information that could release confidential information relating to the financial or business affairs of any particular person (including the authority holding that information). It was therefore agreed that after consideration of all the circumstances of the case, the public interest in maintaining the exemption outweighed the public interest in disclosing the information.

Members duly discussed the contents of the reports.

C61 Proposed Commercial Land Transaction.

Before the start of the item Councillor Parbrook left the room

Councillors considered report number WSC 18/19, circulated with the Agenda was introduced by Councillor Dewdney and presented by the Special Project consultant.

The report set out the history of the proposed sale of land along with the valuation approach. The Freehold interest was set out in Appendix A, the title of the land in Appendix D and Heads of Terms in appendix D.

A debate ensued and the following main points were raised:

- The proposed land transaction linked to corporate aims and was positive for local communities.
- There were no objections from members of the public in relation to the land sale.
- More transparency, involvement of ward members and community groups was requested in the way that decisions were made. It was questioned if the item should have been considered at Scrutiny.
- There was no March Scrutiny scheduled, due to timescales there was no chance for it be considered at Scrutiny.
- From the perspective as landlords, new landlords inherited the liabilities to grant access and maintain the road. The freehold would be sold and under the terms of the deed, rights of way would be granted.
- Concerns were expressed that there was not the infrastructure to support the increase in traffic.
- Any access issues would be part of the planning application and approval process and was considered a separate issue.
- The decision made would stand with the New Council.

RESOLVED (1) Commercial negotiations relating to the site are concluded on the basis of a combined minimum payment which will be paid in 3 phases by the landowner.

RESOLVED (2) Heads of Terms attached under Appendix D are approved by the Council and that the deal is passed to SHAPE Legal services to complete on behalf of WSDC.

C62 Proposed Commercial Land Transaction.

Councillors considered report number WSC 19/19, circulated with the Agenda was introduced by Councillor Dewdney and presented by the Special Project consultant.

The report detailed the history of the site and the area of land currently used for amenity purposes. Details of the current valuation was set out in the report and future proposals for the land were set out in Appendix B.

A debate ensued and the following main points were raised:

- Concerns were expressed that this items had not been considered at Scrutiny, this was due to timescales, Councillors were requested to make a determination at Full Council.
- The commercial party approached the Council for the purchase of land. Both parties were happy with the proposals.
- The Value was determined by the best value requirement. There was an obligation to rate payers to ensure the best price was reached.

RESOLVED (1) The Council agree to sell the land to a commercial party and for the new owner to pick up the Council's legal costs as part of the deal.

Re-admittance of the Press and Public

Proposed by Councillor Heywood and seconded by Councillor Dewdney :-

RESOLVED that the press and public be re-admitted to the meeting.

C63 Chairman's Announcements

Prior to the Chairmans announcements Chris Hall provided an informal briefing on the operations of Watchet Harbour. He set out to members that the Harbour was in safe operation and the levels of mud was not preventing safe access to the Harbour. There was a commitment to find a long term solution.

All Councillors were encouraged to attend the cricket world cup trophy tour.

Councillor Trollope-Bellew thanked both past and present Councillors for their service and encouraged those Councillors who were re-elected as part of the new council work for the benefit of the area as a whole, to ensure more power placed at a local level.

Councillor Mills thanked all staff for their hard work.

Councillor Heywood thanked all Councillors for supporting him as Chairman of the Council, he went on to thank Bruce Lang for 39 years of hard work and dedicated service at the Council.

The meeting closed at 6.25 pm.

