

CHESIL BANK PARISH COUNCIL

INCORPORATING THE PARISHES OF PORTESHAM, ABBOTSBURY, LANGTON HERRING AND FLEET



Minutes of the Parish Council meeting held on

Monday 3rd February 2020 at Langton Herring

Councillors Present:

Portesham Cllrs

M White (MW) (*Chairman*)

S Weeden (SW)

D Collins (DJC)

S Murdoch (SM)

Abbotsbury Cllrs

D Stevens (DS) (*Vice-Chairman*)

H Ford (HF)

Langton Herring Cllrs

None

Fleet Cllrs

J Coombe (JC)

I White (IW)

Mrs M Harding (Clerk)

Cllr Mark Roberts (MR) Dorset Council

25 members of the Public

2020/02-1 Welcome, Housekeeping and to receive apologies for absence - R Doggett (RD) T Bartlett C Killoch (CK) (TB) R Chipp-Marshall (RCM) K Donnelly (KD) G Roper (GR) The Chairman explained that the NP presentation would take place prior to the democratic forum

2020/02-2 To receive any declarations of interest and grants of dispensation- none

2020/02-3 To approve the minutes of the Parish Council meeting held on 2nd December 2019

Proposed DS

Seconded SW

2020/02-4 Matters arising from the minutes for info only

The PC have received a response from highways regarding the signage requested at the new entrance to Whitmore Coppice by the PC, the response was: *"The entrance can be seen at quite a distance in both directions"*. So, no additional signage is required. No further updates on the phone box in Coryates. Following a request for the centre white lines and junction lines at Market St in Abbotsbury, highways reported that no centre white lines to be replaced in Abbotsbury.

2020/02-5 Working Group reports-

i. NP Presentation on the first survey results (DT/JW)

The planning consultant employed to support the NP gave a report to the meeting on the Household survey results. This report can be found on the Chesil Bank website and the Vision 4 Chesil website. 301 surveys completed 21% of the population, spread reasonably equally across the 4 parishes. The report identified that more responses are required from the under 50's. The conclusions are that over 80% of respondents agreed that a NPD should attempt to influence the location and the appearance of any future development. There is a greater acceptance for additional development in Abbotsbury and Portesham. The views of younger people in the parishes are not represented in particular housing need, this will need to be considered in the future. The next survey will be on Employment, Training and Study and will be available in the next few weeks. Following feedback there will be one hard copy delivered to each household. The Business survey will also be sent to all businesses in the parishes this will only be available online. Also, there will be interviews with selected larger businesses. The group will then work on the preparation of the Health and Welfare survey No 3. The Steering group were thanked for their report and hard work on this project.

ii. PFAWG: DJC reported that he SM and IW attended the Flood warden's seminar in January along with many of the Portesham Flood Group members, a lot of useful information was provided, the topics discussed were riparian ownership and responsibilities, self help schemes and how to prepare a Community Flood Plan.

The Portesham Flood Action Working Group (PFAWG) is now set up, DJC is the Chair and the Vice is a Portesham resident. The group will be meeting to start preparing of the flood plan on 10th Feb and the next PFAWG is the 24th Feb. A communication What's app group has been set up for the group to include all Portesham residents who wish to be notified of Flood issues. The Stream in Front Street will

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need to be cleared and desilted but this can only be carried out between April and October as previously mentioned but the group need to make contact with all riparian owners so they are aware of their responsibilities and to assist with the costs to carry out any works.

IW noted that it is important that residents report flood issues to properties so action can be taken by the relevant authorities. It was also reported that there are small grants to assist flood groups. All residents in all of the Parishes were asked to where possible clear any vegetation from drains and report blocked gully's and drains online.

Cllr Mark Roberts reported that he is on the Wessex Flood committee and will be working with DC and the PC to see what funding can be applied for when the scheme for the village has been agreed. It was reported that the initial survey for the scheme has been carried out and has been proposed but the group is still awaiting costs, this could take up to 2-3 years to implement as landowner permission and funding will need to be sought.

- iii. **Recreation-** The first Chesil Fayre meeting will be held on Thursday 20th Feb at the Victoria Inn at 7.30pm

2020/02-6 Democratic Forum 15 minutes (agenda items only) –none

2020/02-7 Planning Consultations-

i. To consider all planning applications

- a. WD/D/19/002759 LOWER FARM, LOWER FARM ACCESS ROAD, LANGTON HERRING-Conversion of 3 no. agricultural buildings to 3.no dwellings- A report from the LH Cllrs had been supplied and circulated for consideration. The plans had been made available for residents to view early in the New Year. The PC supported the application, it was considered that the proposal would improve the character and setting of the immediate area without any adverse impact on local issues of highway safety or traffic levels, or current wildlife conservation. There would be small economic and employment benefits to the local area- Proposed SM Seconded IW
- b. Notification of amended plan/description WD/D/19/002455 LAND NORTH EAST OF LITTLE ORCHARD, RODDEN LANE- No objections were raised and the application has now been approved
- c. WD/D/19/002803 THE OLD RECTORY, ROAD TO LANGTON HERRING-Internal and external alterations to include removal of non-load bearing stud partitions, repositioning of a door opening, opening up of a chimney breast, removal of a parapet wall and chimney breast and other associated works- No objections raised following the plans being made available for residents to view early in the New Year.
- d. WD/D/19/002967 OLD SHEPS, 3 PORTESHAM HILL, Erect garden summer house- No objections
- e. WD/D/19/002855 9 MARKET STREET, ABBOTSBURY, WEYMOUTH-Take down and rebuild the east and west chimneys- NO objections
- f. WD/D/19/003099 RODDEN FARM, RODDEN LANE, RODDEN-Change of use of land for the siting of mobile home for Agricultural Worker and associated garden & parking area (Retrospective)- Councillors need a site visit to look at this application given that this is retrospective following and enforcement report. Aa site and an extension will be arranged to add to the March agenda. The P & DWG will also attend.
- g. Notification of amended plan/description WD/D/19/002566 7 HELSTON CLOSE, PORTESHAM, WEYMOUTH-Conversion and extension of existing garage to form 1no. dwelling with parking and formation of parking for existing dwelling- No objections

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h. WD/D/19/003031 THE OLD DAIRY, NOTTINGTON LANE, TATTON-Erection of two storey rear extension- Cllrs to look at plans as only just notified of consultation and make comment by 23rd Feb

ii. To consider any other planning or enforcement issues

The Shephard's Hut has now been removed from the site in LH.

No further updates on existing enforcement issues to date.

iii. Report from the Planning peer review event- JC had circulated a report from the event-Dorset Council had invited an independent body "The Planning Advisory Service" to carry out a "peer review" to identify any areas where the Dorset Council Planning Service could be improved. Town Council and Parish Council representatives had been invited to attend. Limited time was available and most of the discussion was dominated by Weymouth and Portland Town Council and Dorchester Town Council. However, most of the areas of concern were exactly the same issues encountered by CBPC:

a. Amended plans submitted from developers but no clear explanation of what change had been made to the original in order to comment

b. Not enough time given to Town/Parish council to comment on planning applications

c. Pressure put on both Town & Parish Council to accept development that they did not approve of due to the failure of WDDC to provide a local plan that allocated enough housing land to satisfy the government inspector that the next 25-30 years of need had been met. Dorset Council now has to deal with this failure. (Pent-up demand for housing due to many years of a planning system not releasing any land for development. Government instruction was given to Local Planning Authorities over the whole country to produce local plans to address the demand).

The Planning Advisory Service representatives have now sent a copy of their report to the Council. This has been circulated to all.

JC also reported that he had on the day of the PC meeting attended the Parish Council event - Dorset Local Plan. Comments on this are due by the end of February but an extension will be granted to allow Parish Councils to consider their responses until after their next meetings. The PC will consider this at the March PC meeting.

iv. To consider the recommendations from the meeting regarding the Glebe Houses and s106 agreement

A meeting was held with Cllrs Ford, Coombe and White the Clerk, and representatives from Stonewater, Dorset Council housing team and the housing officer on the 28th January. A report had been circulated from the meeting and the outcomes for each of the parties involved. JC had made some amendments to the report and these were agreed by the PC to be submitted as the additional information to the s106 going forward. This would then be used by all parties when considering any of the houses on the Glebe. The PC will continue to make its own nominations for the Glebe houses that it owns.

The PC proposed to accept the additional information report with the amendments.

The PC proposed to keep its own housing register and signpost all those who are interested in properties in the villages to the Dorset Council Housing register in order to be eligible. Sharing this register with the Dorset Council and Stonewater on an annual basis.

Proposed DJC

Seconded SM

2020/02-8 Finance

i. To consider receipts and payments

All payments due were authorised to be paid in line with the necessary internal controls and contracts.

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The report of payments, receipts and the bank reconciliation had been circulated prior to the meeting.

Bank Balances at end of Jan 20 **£73,761.54**

Proposed DS

Seconded IW

ii. To consider vegetation works at the Cemetery and New Allotment area

The PC had gathered costs to cut back all shrubs hard, crown lift very low tree branches and barge back perimeter growth in the Cemetery at a cost of £964 plus VAT.

The Allotment works would be incorporated with in the Allotment contract in order to get the new allotment sites ready for use later this year. This area would be fenced once the ground has been prepared.

Stage 2 at the Cemetery to be carried out in September/October after bird nesting would involve reduction of large Cherry Laure, Euonymus, Lonicera, Holly and Yew, further crown lifting of Beech, Pine, and Evergreen Oak etc and possibly digging out Lonicera nitida- a further site meeting to be held closer to the time.

Proposed SW

Seconded DS

2020/02-9 To consider all correspondence received for decision, consultation and information

The list of the correspondence had previously been circulated:

- i. Item 11- National Grid Visual Impact Project- The road is now closed but HGV's are using the road to Martinstown, highways and the NGVIP team had been notified, further signage will be deployed.
- ii. Item 14- Dorset Council consultation on a dog related space protection order- comments are due by 19th April, Cllrs and public were asked to make individual comments on this item.
- iii. Item 26- Sutton Poyntz NP decision statement
- iv. Item 33- Chickerell NP draft submission for consultation- comments by 15th Feb

2020/02-10 Highways- To receive any Highways issues

To receive any Highways issues- nothing additional

To receive any Countryside & RoW-Cllrs noted that all the local footpaths are very wet given the recent downpours. The travellers are to be moved on any day from the new site at Hardyes Monument Car Park the site will be cleared and the new mobile café will be placed in this area.

2020/02-11 Reports from the Parishes

- i. **Abbotsbury-** A village clean is to be arranged for the 29th March DS to contact the Abbotsbury resident who is organising this.
- ii. **Fleet-** Cllrs commented on the weather and state of the roads due to the rain, the gulley's and drains have been reported.
- iii. **Langton Herring-** RD had sent a report in his absence- highways have cleared the drains but with the recent hedge trimming they will soon be blocked again. A request for the verges to be cut back again and made good has been sent to highways. The Elm Tree Inn has as of 31st Jan been sold again. The new owner already owns pubs and has bought it as on-going concern. The PC had submitted an ACV on the Elm Tree, this was not activated as there had been no attempt for change of use or redevelopment.
- iv. **Portesham-**The Cherry tree on the bottom corner of the village green had been reported as dying, this has now been inspected and it has a fungus infection and by the summer may need to be removed but is safe at present. MW asked if the PC can look into purchasing a replacement tree for the Village Green using the funds won I the Best Village competition, this was agreed by all.

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2020/02-12 Items for the meeting on Monday 2nd March 2020 at Abbotsbury –

Apologies received from DJC and GR. HF asked that the Abbotsbury play area inspection report is on the agenda to gather quotes for any works.

2020/02-13 Democratic Forum 15 minutes

A Fleet resident thanked the Councillors for their support at the Christmas Carol service at Fleet Church which raised nearly £500 for the repairs.

A LH resident reported on the repairs to the toilets and disabled facilities now at the LH VH and thanked all those who supported the works.

Cllr Mark Roberts reported on the Annual budget for DC.

Meeting closed 8.52pm

(Chairman) _____

Date: 2nd March 2020