

CHESIL BANK PARISH COUNCIL

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

Chairman Ian White

Clerk M Harding



Minutes of the Parish Council meeting held on

Monday 5th September 2022, 7.30pm at Strangways Hall Abbotsbury

Councillors Present:

Abbotsbury Cllrs

K Donnelly (KD) (Parish Chair)

Graham Roper (GR)

Mark Hardway (MH)

Lorraine Dalley (LD)

Fleet Cllrs

Ian White (IW) (Chair of the Group Council)

John Coombe (JC)

Langton Herring Cllrs

Anne Kerins (AK)

Portesham Cllrs

D Collins (DJC) - (Parish Chair)

R Chipp-Marshall (RCM)

S Murdoch (SM)

In attendance:

Cllr Mark Roberts (MR) Dorset Council

10 members of the public

22/09-1 Welcome, Chairs opening remarks

IW welcomed all to the meeting and asked that Cllrs address the Chair when wishing to speak, and not talk over one another during the meeting.

22/09-2 Apologies for absence we received and accepted from – Marsha White, Cate Killoch, Martin Bartlett and Sue Weeden.

22/09-3 To receive declarations of personal or pecuniary interests and grants of dispensation-none

22/09-4 To approve the minutes of the Parish Council meeting held on 8th Aug 2022 as an accurate record.

Proposed DJC

Seconded KD

22/09-5 Matters arising from the minutes for info only- none.

Item 22/09-9-ii was brought forward to the start of the meeting to enable the Dog Agility person to leave after a decision was made and noted later in the minutes.

22/09-6 Democratic Forum –Residents from Cemetery Road attended the meeting to raise their concerns for the proposal to extend the cemetery into the Estate owned field above the Cemetery. The residents who live at the end of Cemetery Road look directly out onto the field next to the Cemetery and if there is an extension it will have a huge impact on their lives, view and value of their house. Also, the residents raised concerns at the increase in traffic with the additional area and this in only a single-track road with a small turning circle. The residents asked if consideration had been given to extending further down the field by the Estate wooded area.

Another resident who lives in Malthouse Meadows explained that she and another resident have rented an area of woodland in this vicinity from Ilchester Estate since 2004.

The Council are waiting on feedback from the Estate before looking at this any further and as soon as there are any further discussions there will then be a public consultation.

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22/09-7 Finance

i. To approve the finance report of payments and receipts

All payments due were authorised to be paid in line with the necessary internal controls and contracts. The report of payments, receipts and the bank reconciliation were circulated prior to the meeting and placed on the PC website.

Receipts		
Stonewater	Glebe rents	£1301.70
Lloyd's bank	Interest	£1.05
Donation from LH	LH amenity area	£500.00
S 106 Grant	Play equipment	£889.10
HMRC	Vat refund	£845.66
Abbotsbury collection pot	Donation	£216.47
Payments		
Survey Monkey	NP surveys	£384.00
Admin	Office costs	£1088.63
PKF Littlejohn	External Audit	£360.00
DAPTC	Training	£33.00
Hall hire	meetings	£25.00
Dorset Planning Co	NP Consultant	£1325.40
M Jolliffe	Grass contract	£233.33
Wessex Ground Services	Grass Contract	£136.17
H Soper	Grass contract	£197.00

Bank balances to the end of Aug 2022 £ 81,122.34

Proposed SM Seconded GR

ii. To accept the External Auditors final report and completion of accounts 2021-22

Proposed KD Seconded JC

iii. To consider the purchase of a new bench for Langton Herring amenity area- AK reported that following the Jubilee events and donations made LH parish wished to purchase a new picnic bench for the amenity area, this will be of recycled materials.

Proposed MH Seconded DJC

iv. To consider the purchase of dog poo bins for Langton Herring- The residents of LH feel very strongly about dog mess in the village and have set up a group to manage the dog poo bins if agreed, funds have been raised in the village to cover the purchases from the Jubilee events.

Proposed MH Seconded DJC

v. To consider the grant for the Candles on the Hill event of £120

The PC have made a grant for the event in the past and agreed to continue to support it.

Proposed KD Seconded AK

vi. To consider the costs of the memorial stone plinth for Abbotsbury village green

The bench has been installed on the village green in memory of the late Henry Ford, it is also the wish of Councillors to install a stone plinth to mark his dedication to the village. A quote of £420 was considered using a local tradesperson, this was agreed assuming permission is given by the Estate. KD to action

Proposed KD Seconded JC

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vii. To consider opening a fixed term deposit account for 1 year of £15,000 with Lloyds at 2% interest

The PC have reserves for future projects, but this is sitting in accounts with little or no interest, Cllrs agreed to invest this into a fixed term deposit account for one year.

Proposed GR Seconded SM

viii. To consider the external audit arrangements for the coming 5 years- The current external auditor is PKF Littlejohn, and the procurement process is due for renewal, this is being considered by SAAA. Advice from DAPTC is to not to opt out of this process but to continue as before.

Proposed GR Seconded JC

ix. To consider the costs of new batteries for the Defibrillators following the software updates and purchase of new ads for defibs.

Following the recent software updates required, some of the defibrillator's batteries need replacing. The PC agreed to replace the batteries should they be required when updated.

Proposed DJC Seconded KD

22/09-8 Planning consultations

i. To receive any planning consultations-

- a. P/FUL/2022/04157 Proposal: Retention of foul drainage system and associated works. Location: Willow Barn- *No objections*
- b. P/HOU/2022/04680 Proposal: Demolish part of garage and erect single storey extension to garage to form store. Location: 1 Possum House- *No Objections*
- c. P/LBC/2022/05035 Proposal: Internal alterations to facilitate restoration and repair of house Location: 34 Front Street- *No objections, given this is a listed building, it is hoped that building control, listed building officers and conservations officers have all had input into the restoration of this historic property so it is being sensitively repaired given its prominent position in the village of Portesham*
- d. P/HOU/2022/05291 Proposal: Erect single storey extension Location: 23 Front Street- *still in circulation, comments to follow.*
- e. Scheme of Delegation consultation - Deerbarn House, Whitmore Coppice, Langton Herring, Weymouth, DT3 4HS- *The Council asked that the ward Councillor requests this goes to committee.*

ii. To receive an update on planning /enforcement or ongoing issues-

The Council had reported a planning enforcement issue on 21st July and although a case number has been given no case officer has been allocated. Clerk was asked to follow this up.

The mobile home situated at Rodden is now being dealt with by the enforcement team.

iii. To receive the Neighbourhood Plan report provided by the NPSG Chair

Pre- Consultation Process: Survey Feedback- All the comments we received from both residents and statutory consultees were analysed and collected together so that a discussion could more easily be held at the Steering Group meeting on July 18th. The SG collectively agreed which of the suggested changes should be incorporated into the revised NP. The window for receipt of further comments was held over until the end of July. Following that meeting a revised NP is being prepared and this will be submitted to the Steering Group meeting for approval on the 19th

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September. Assuming that receives the go-ahead, then the NP will be submitted to the Parish Council for approval at their meeting on the 3rd October to be held at Langton Herring.

Portesham Housing Project- This is on hold as far as the involvement of the NPSG is concerned. We are awaiting the outcome of a bilateral meeting to discuss the commercial terms between the landowners and Magna Housing. In the meantime, Magna Housing have raised the possibility of using something they call Modern Methods of Construction (MMC), which maximises the amount of construction off site in a factory environment.

Future Work- Once we have an approved NP then we will be looking to move onto the next stage of the overall plan, which will be to seek DC Approval and to appoint an External Examiner. These are long duration activities which will take us into early 2023.

22/09-9 Highways- reports

- i. **Update on Speed and Traffic regulation orders requested from Dorset Council -**
Following the various requests for speed extensions and HGV restrictions, a Highways officer updated the Council that until Dorset Council have considered the proposal for new policies on 6th October the consideration of these requests would not be considered. The Clerk will follow this up with ward Cllrs who sit on this committee.
- ii. **To discuss the speeds on Rural Roads and the way forward-** The PC had received many emails from residents of Rodden concerned with the speed through the hamlet. This will be followed up after the meeting by DC's Place Scrutiny overview committee when these new policies on speed in the villages are being considered.
- iii. **To discuss the Tour of Britain event on 10th September-** no confirmed plans had been made in the villages, but the parishes were encouraged to put out bunting and support the event. DJC was concerned that following the road works in Portesham that this will be uneven for the cyclists. It was assumed that the event's organisers will have checked the route prior to it being used.
- iv. **To receive any other highways issues**
KD commented on the issues of parking at the Beach Car Park as there are many cars parking on the turning circle and blocking access to the rest of Burton Road.
DJC requested that the white lines are reinstated in the middle of the road on Front Street and that the buff-coloured areas are replaced on Front Street and on the B3157 which were installed in the works back in 2010.

22/09-10 Countryside & Rights of Way reports

The footpath on Rocky Lane has now been cleared. Concerns have been raised at the access being used from Rocky Lane into Trafalgar Farm, this will be raised with planning and Rights of way. The stile on the footpath on Rocket has been approved by rights of way even though it is not accessible for dog walkers.
DJC reported that he has 4 of the Horse signs agreed by the PC to be located on private land in the parishes awaiting installation when sites are agreed.

22/09-11 Recreation and Council Property-

- i. **To receive an update on the recreation survey for Portesham Playing field**
The clerk reported that at the time of the meeting there had been 60 responses and Cllrs had been sent copies of the survey data to date without personal details. Some Cllrs had paper copies of responses, as soon as these have been handed to the Clerk then these can be manually added to

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the data. Closing date is 30th September and data will be available for the 3rd Oct PC meeting. AK gave a verbal response for a Boules court which will be added to the data.

- ii. **To consider the Dog agility agreement for the Playing field-** this item was brought forward to the start of the meeting-
The Dog agility person Mollie attended the meeting to discuss using the playing field for her own use for dog agility as well starting a Dog agility business going forward. The container would be needed to store equipment and a copy of the lease had been agreed. The size of area needed for the sessions would be 35m x 35m and sessions would hope to be between 4 to 5 hours once a week initially. Insurance will be taken out as soon as the contract was signed by both parties and a copy of the risk assessment will be provided.
Proposed KD Seconded GR 9 votes FOR, none Against, 1 Abstention
The Clerk and RCM will meet at the container to sort the area and meet the Dog agility person to sign contracts.
Mollie left the meeting
- iii. **To consider the use of the playing field for Car Boot Sales and an agreement**
RCM reported that a gentleman is keen to set up car boots similar to the one successfully held by the Scouts on the same basis and sharing half the profits with the PC. It was explained if they became popular then refreshments and a toilet would have to be provided. The car boots would be held on a fortnightly basis on a Sunday afternoon from 2 to 4.30pm, signs will be located on the poles already in place, there would be no event if the weather is not suitable, or the field is too wet. Cllrs raised concerns for traffic management given the junction off the B3157, Insurance and monitoring the events. The event would not be covered under PC insurance if it is not being organised by the PC so this would need to be provided by the user and a risk assessment. The suggestions was for a trial period, Cllrs agreed to a trial from now to Christmas AK offered to create an agreement for this purpose.
Proposed SM Seconded KD
- iv. **To consider the update on the Portesham Play area lease**
Deferred to the next meeting as no lease supplied for consideration to date.
- v. **To consider an extension to the Cemetery-**
This is deferred until more investigations have been gathered into access to the site, permissions from the Estate and consultation with residents. DJC asked about the cemetery records, it was confirmed that these are held by the Clerk and access is available for all Councillors should they wish to view them. These are official records and in time are given to the Dorset History Centre for archiving.

22/09-12 Parish Reports

- i. **Abbotsbury-**
The area around the trees in the recreation ground requires cutting back. The area on the old railway line at the start of the Abbotsbury end is in need of tidying up as the skip is being used as a poo bin. It was reported that there have been some dead birds dumped in the conservation area, this will be dealt with.
- ii. **Fleet-** The area around Fleet gates has been missed, Clerk to action, the laybys are still not finished, and the reflective posts are still missing, and no signs have been erected. IW reported that ground works have commenced on the installation of fibre in the village.

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iii. Langton Herring

AK reported on the concerns for the planning at Deerbarn House. A letter had been received from a resident concerned about the trees in the Amenity area and the need for some works to raise the canopy of some trees affecting their property. A tree surgeon would be contacted to inspect the area.

The Bench moved in the play area to accommodate the new play equipment needs fixing down, costs will be looked into for this.

There is a big rat problem in the village due to the bins being left at the end of Angel Lane and being blown over, there is no action for the PC but for noting.

iv. Portesham

DJC commented on smell issues in the village during the dry period. It was noted that these were coming from outside of the parish.

DJC asked if the Weir height can be followed up again as this has still not been resolved.

A pothole was noted by the holiday barn along the road to Corton- to be reported.

Parish meetings: The Clerk asked that the parishes consider their parish meetings should they wish to hold one, usually Langton Herring meet the second Weds of October, Abbotsbury and Portesham generally have a Parish meeting this time of year. Dates to be advised.

22/09-13 To consider all correspondence received for decision, consultation, and information

Report circulated and items noted:

RCM reported on the progress of the Pavilion planning application, the Architect is on holiday and busy with other applications but will write the Design and Access statement as soon as possible so the application can be submitted.

KD and IW attended will be attending the Dorset Council planning seminar on 6th September with the Clerk.

22/09-14 To confirm the items for the next Parish Council meeting 3rd October at Langton Herring

It was agreed to hold a recreation meeting on 10th October to further discuss the play area reports and any actions. Also, to hold the budget meeting on 17th October with the 4 parish chairs.

22/09-15 Democratic Forum 15 minutes-

Cllr Mark Roberts reported that planning has renamed retrospective as retain in planning applications. There has been rise in wild camping actions on beaches.

Meeting closed at 9.30pm