

VALE OF ALLEN PARISH COUNCIL

MINUTES

of the PARISH COUNCIL MEETING, held at 7.30 pm in Hinton Martell Village Hall on Tuesday 7th February 2017

PRESENT

Cllr Mr D. Gill – Chairman

Cllr Mr J. Campbell – Vice Chairman

Cllr Mr S. Wathen, Cllr Ms D. White, Cllr Mrs M. Cook, Cllr Mrs P. Hill, Cllr Mr R. Hill

Also present were the Parish Clerk Mrs K. Bradbury, District Councillor Mr S. Tong and one member of the public

16/166. APOLOGIES

Apologies were received from, Cllr Mrs S. Gilchrist and County Councillor Mr S. Butler.

16/167. DECLARATIONS OF INTEREST IN ITEMS ON THE AGENDA

Cllr Mr D. Gill declared an interest in item 9 on the agenda – planning application 3/17/0033/FUL, 6 Uppington Close, Hinton Martell – as he was a neighbour consultee. Cllr Mr D. Gill left the hall when this item was discussed.

16/168. REQUESTS FOR DISPENSATIONS TO PARTICIPATE IN A MEETING

There were no requests for dispensations to report.

16/169. PUBLIC PARTICIPATION SESSION

Mr David Benson, Amen Cottage, Gussage All Saints: planning application 3/16/2921/FUL, Amen Cottage, Gussage All Saints. Mr Benson outlined his plan to incorporate the separate summer room into an extension of the cottage, at the same time demolishing an unsympathetic extension to the front of cottage and thus exposing the original core of the cottage and restoring the line of the original thatch. The extension has been designed so as not to block the view.

16/170. MINUTES OF THE PARISH COUNCIL MEETING HELD ON – Tuesday 10th January 2017

The Minutes of the Parish Council Meeting held on Tuesday 10th January 2017 (pages (1170 - 1174) having been approved, were adopted and signed as a true and correct record.

16/171. MATTERS ARISING FROM THE MINUTES

- a. **Minute No 16/156, Large Bough Overhanging Uppington Hill:** It was reported that the overhanging bough has been removed and that owners of the hedges on either side of the road had received notice from the County Council to cut back the trees overhanging the road.
- b. **Minute No 16/158(b), Fly Tipping:** While some of the rubbish along Whiteways Hill has been removed, the refuse dumped at the junction with the C2 road by the Drivers Inn sign had not been dealt with and when the grass

verge was cut the rubbish was shredded and spread further along the verge. The Clerk was requested to follow this up.

- c. **Fountain Cottage, Hinton Martell;** The Parish Clerk had been unable to contact the enforcement officer regarding the building work currently being carried out at Fountain cottage, in spite of leaving messages explaining the concern of the Parish Council.

16/172. COUNTY COUNCILLOR'S REPORT

- a. There was no report this month.

16/173. DISTRICT COUNCILLOR'S REPORT

- a. **Local Government Reorganisation:** East Dorset District Council voted against the proposed scheme for reorganisation of the County Council into two Unitary Authorities by 17 votes to 12 following a measured debate. Christchurch Borough and Purbeck District Council also voted against. This means that overall six out of the nine authorities voted in favour. However, bearing in mind that Bournemouth and Poole are Unitary Authorities in their own right and that Dorset is a Shire County Council this means that the remaining smaller boroughs and District Councils were split 3 to 3.

Although there was no inherent objection to reorganisation, there were a wide range of reasons not to support the current proposal and Cllr Mr S. Tong voted against the proposal. There was no information available as to how the removal of this tier of local government would affect residents in the future and it was feared that the savings from the amalgamation were likely to be much smaller than anticipated. The proposed Rural Unitary Council would not be viable without the financial input of East Dorset District Council.

The Secretary of State could force Christchurch to join the other Unitary Borough Councils and East Dorset to join the Rural Unitary but this would be likely to cause an outcry. Alternatively he could send it back for reconsideration. Any projected savings from the reorganisation are most unlikely to keep up with the anticipated explosion of costs in adult social care.

16/174. PARISH CLERK'S REPORT

- a. **Millennium Avenue:** The Clerk reported that she has received draft copies of risk assessments from EDDC and DCC as well as information regarding insurance, recruitment and training of volunteers. A meeting will be arranged with the volunteers as soon as the Clerk has produced a report for discussion
- b. **Witchampton Affordable Housing Proposals:** The Clerk was asked to arrange a visit to meet Trustees of the Toller Porcorum Community Land Trust to discuss the affordable housing development in the village and how the scheme was set up and managed. Dates suggested were 14th or 21st February 2017.
- c. **Gussage All Saints Kiosk:** The Parish Council gave its approval for the signing of the B.T. contract for adoption of the telephone kiosk at Gussage All Saints.
- d. **Electronic Planning System:** The decision notice on the planning application for High Lea Farm was received via Knowlton Parish Council. The Clerk has contacted the planning department again to make sure that their records have been amended.
- e. **Parish Council Website:** The clerk drew up a list of suggestions for items to be included on the current news page of the website. Councillors were requested to write short pieces and to provide photographs about the Millennium Avenue, Fingerposts, the kiosk at Gussage All Saints, the Drovers Inn and the Rest & be Thankful Seat Replacement fund.

- f. **DCC Reform:** District Councillor Mr S. Tong had provided a comprehensive report on the current state of affairs. See Minute No 16/173
- g. **DAPTC Training:**
Essential Finance Basics, On 19th January, 9.30am – 12noon at Dorchester Youth Association.

16/175. PLANNING APPLICATIONS FOR CONSIDERATION

Application No:	Location	Proposal	Type
3/16/2861	1 Blenheim Cottages, Gussage All Saints	Demolish existing outbuilding and entrance porches. Form garage, entrance porch and rear extensions	FUL
3/16/2921	Amen Cottage, Gussage All Saints	Proposed single storey rear extension, demolition of outbuildings and re-instatement of gable end to original thatch cottage	FUL
3/16/2905	St Marys Church, Crichel House, Longmans Road, Moor Crichel	Internal works to re-instate missing floors and wall repairs	HOU
3/17/0033	6 Uppington Close, Hinton Martell	Carry out land drainage works and alter ground levels (partly retrospective)	FUL
3/17/0165 & 3/17/0166	Abbey House, Pond Hill – Lower Street, Witchampton	Platform set against Witchampton Manor Ruin which is an SMC. Installation of raised platforms with stairs and ladder access. Installation of gabions to delineate walls	FUL & LBC
3/17/0063	Allenview Cottage, Witchampton Lane, Witchampton	Conversion of existing building to ancillary care worker accommodation	HOU

Parish Council comments on Planning Applications

- a. **Planning Application 3/16/2861/FUL, 1 Blenheim Cottages, Gussage All Saints:** Parish Council comment – NO OBJECTION.
- b. **Planning Application 3/16/2921/FUL, Amen Cottage, Gussage All Saints:** Parish Council comment – SUPPORT - for the following reasons: The revised plan makes a good solution for a very difficult site and puts forward a better integrated design which reveals the original aspect of the cottage
- c. **Planning Application 3/16/2905/LBC, St Mary's Church. Crichel House, Moor Crichel:** Parish Council comment – SUPPORT – for the following reasons: the parish council approves the restoration of this historic building. Does not need to be referred to the planning committee unless the parish council comments are at variance with the opinion of the case officer
- d. **N.B. Cllr Mr D. Gill left the hall during the discussion of this application.**
Planning Application 3/17/0033/FUL, 6 Uppington Close, Hinton Martell. Parish Council comment – strongly OBJECT - on the grounds set out below: The application is most confusing with a number of discrepancies which make it unclear which site is being referred to – see table below.

	3/16/2250/FUL 12/10/2016	3/17/0033/FUL 05/01/2017
Applicant	Mr Glyn Simpson	Mr Glyn Simpson
Applicant Address	C/O Agent	2, Uppington Close
Agent	Martin Hanham	Martin Hanham
Agent Address	7, Wills Close, Corfe Mullen	7, Wills Close, Corfe Mullen
Description of proposal	Carry out land drainage works and alter ground levels (retrospective)	Carry out land drainage and alter ground levels (part retrospective)
Work started	Yes 01/07/2016	Yes 01/07/2016
Work completed	Yes 09/08/2016	No
Site Address	6, Uppington Close, E:401903 N: 106223	2, Uppington Close E:401903 N: 106275
Certification of Ownership	Mr Martin Hanham Person role: Agent	Mr Martin Hanham Person Role: Applicant

Applicant and site address are different in both applications

The 2, Uppington Close address appears at first sight to be a simple error in filling in the application form however the site address and ordnance survey location are different so it is totally unclear which site is being referred to; i.e. No 6 or No2

The descriptions of the proposals are exactly the same in both cases **however** in application 3/17/0033 it states – part retrospective - with no indication of which part is actually under consideration.

A very careful examination of the submitted plans shows that possibly an infilling of the football field is being proposed but there is no plan clearly indicating the area of the proposed infill

The Parish Council hesitates to comment that this proposal looks like a deliberate attempt to obfuscate and confuse matters however it very strongly believes that this plan should be rejected and a revised proposal for reinstating the agricultural land to its previous state should be put forward so that a considered opinion can be formed.

Does not need to be passed to the planning committee unless at variance with the case officer's recommendation

- e. **Planning Application 3/17/0165/FUL & 3/17/0166/LBC, Abbey House, Witchampton.** Parish Council comment – NO OBJECTION.
- f. **Planning Application 3/17/0063/FUL, Allenview Cottage, Witchampton Lane, Witchampton:** Parish Council comment – SUPPORT – for the following reasons: this proposal will provide accommodation for a live-in care worker.

16/176. EAST DORSET DISTRICT COUNCIL PLANNING DECISIONS

There were no planning decisions to report.

16/177. OTHER PLANNING MATTERS

There were no other planning matters to report.

16/178. FINANCIAL MATTERS

- a **Authorisation and payment of Cheques:** The cheques having been approved were signed by Cllr Mr J. Campbell and Cllr Mr R. Hill

	Details	Amount (£)	Cheque No:
1	K. Bradbury, Clerk's Salary Jan 2017	284.91	849
2	Inland Revenue PAYE Jan 2017	68.73	850
3	Mark Goodwin - GAS Noticeboard	241.13	851
4	St James First School - Life Education	100.00	852
5	Priests House Museum	50.00	853
6	Citizens Advice Bureau	50.00	854
7	BT Payphones - Kiosk Adoption G.A.S.	1.00	855
8	Witchampton Village Hall Hire 2016 x 4	40.00	856
9	Terrafirma Manswood Play Area April 2016 - March 2017	477.50	857
10	Data Protection Register - Direct Debit	35.00	D/D
	Total	1348.27	

16/179. CORRESPONDENCE

- a. **Local Councils Update:** Jan/Feb 2017.
 b. **Citizens Advice Bureau:** - Annual Report 2014/2015.
 c. **EDDC Council Agenda plus Appendices 7 & 8:** 30th January 2017 pages 5 – 98 exploring the options for the future of local Government in Poole, Bournemouth and Dorset. Circulate to all Councillors.
 d. **EDDC Scrutiny & Policy Committee:** 2nd February 2017 pages 100 – 127 detailed proposals for a volunteer management scheme including model risk assessments. Circulate to all councillors.

16/180. MATTERS OF INFORMATION

- a. **Cllr Mrs M. Cook**
- i. **DAPTC:** The Eastern Area meeting was very poorly attended because of dangerous weather conditions. Cllr Cook did not attend.
 - ii. **The Little Owls Playschool** has created a forest garden and extends an invitation to all councillors to visit. The Clerk was asked to contact them to let them know when to apply for a Parish Council grant.
 - iii. **Witchampton Telephone Kiosk:** The area around the telephone kiosk in the centre of Witchampton gets very muddy due to cars parking on the verge. Refer to the next meeting to discuss possible remedies.
- b. **Cllr Mr R. Hill**
- i. **Bringing Planning Applications Forward:** Cllr Hill suggested that, when a member of the public attends a meeting to hear the discussion of a particular planning application, the application should be brought forward on the agenda. It was noted that the Chairman already has the discretion to do this.
 - ii. **Drovers Inn:** The Drovers is offering a 10% reduction on its meals during February.
- c. **Cllr Mrs P. Hill:** At lunchtime on Shrove Tuesday (28th February) The Gussage All Saints village hall will be selling pancakes to raise funds for the fingerposts refurbishment fund.

- d. **Cllr Ms D. White:** Cllr Ms. D White reminded Councillors that Witchampton Village Hall holds a fundraising lunch on the third Wednesday in the month.
- e. **Cllr Mr D. Gill:**
 - i. Reported that the white "SLOW" road markings on Uppington Hill have been repainted, commenting that the work was carried out only 4 days after he raised a request. Dorset Highways has been thanked for their speedy response.
 - ii. **DCC Reorganisation:** Cllr Gill reported that at the briefing on re-organisation it appeared that the limit for population size for a unitary authority was higher than that stated in the leaflet/notes that accompanied the recent consultation questionnaire. If this is the case then a single unitary authority for Dorset might be a feasible option.

closed at 9.50 pm

Signed.....
Chairman

Date.....

VALE OF ALLEN PARISH COUNCIL

Council Meeting held on Tuesday 7th February 2017

Authorisation and Payment of Cheques as follows

Details	Amount (£)	Cheque	No:
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5 Priests House Museum	50		853
6 Citizens Advice Bureau	50		854
7 BT Payphones - Kiosk Adoption G.A.S.	1		855
8 Witchampton Village Hall Hire 2016 x 4	40		856
9 Terrafirma Manswood Play Area April 2016 - Mai	477.5		857
10 Data Protection Register - Direct Debit	35	D/D	
Total	1348.27		

Minute No:-

Total Ammount Authorised for Payment = £1348.27

Cheques were scrutinised and signed by Councillors