

## **Minutes of the Meeting of the Queen Thorne Parish Council held on Monday 7<sup>th</sup> March 2022 at 7.30pm in Sandford Orcas Village Hall.**

**Present:** Cllrs McBeath, Allcard, Carter, Chick, Hart, Hayton, Kipling, Lowe, Morgan, Symms, Dorset Council Cllr Legg and 10 members of the public.

1. **Apologies** - Cllr Biddiscombe
2. **Chairman's Statement** - The Chairman welcomed everyone to the meeting and asked for brevity.
3. **Declarations of Interests** - There were no declarations of interest concerning items on the agenda.
4. **Minutes** The minutes of the meeting held on 10 January were accepted as a true record and signed.
5. **Election** – Proposed by Cllr McBeath and seconded by Cllr Lowe, Cllr Hart was elected Nether Compton Planning Representative and Representative for Nether Compton Recreation Ground/Play Area
6. The council resolved that it should have the option to exclude the public during discussion of item 8l
7. **Business Items arising from meeting on January 10<sup>th</sup> 2022**
  - a. **Hummer Bridge, repair works and surrounding road repairs, update** Cllrs Kipling and Legg had spoken to the site manager and been told that the work is likely to be finished either by the end of March or possibly the first week in April. Repairs to the road surface may not be as extensive as the council had hoped.
  - b. **Other road surface issues:**
    1. **State of Marl Lane** Major drainage and resurfacing work is scheduled to start on March 21st
    2. **Repair of road surface at Over Compton House, update** The Clerk has not had replies from the lane owners or Dave Ackerley. Further enquiries will be made.
    3. **Blocked drain on New Road (Near Glebe Farm on the road to Nether Compton)** This is in the system to be repaired. Highways is hoping to have sufficient budget to carry out the work in the next financial year.
    4. **Flooding on roadway on Western Street just outside the village towards Trent** The problem is ongoing due to uncleared ditches on land to the east of the road. Highways is aware.
  - c. **Neighbourhood Plan: Update** Max Snow of the NP Committee reported on a recent meeting. A housing and demographic survey has revealed that The Ernest Cook Trust owns 35 properties in the parish and the proportion of owner occupied to rental properties is 43% and 56% respectively. The next step is likely to be a broader consultation.
  - d. **Tree planting, update**

Cllr Kipling gave a summary of the parish council decision to plant an avenue of trees up Western Street and the subsequent steps taken to facilitate that, including researching the appropriate variety and source of trees, obtaining funding from the Ernest Cook Trust, getting permission from the owner of the verges and Dorset Highways, liaising with land owners on either side of the road, reserving the trees sufficiently well in advance and getting a quote for planting. He explained again that the bare rooted trees had arrived in December at very short notice, when there was still uncertainty over how and when the hedge on the eastern side of the road might be cut. Highways had stipulated that the hedge should be cut back tightly to allow sufficient verge width. With only a few days left before Christmas and advice to plant as soon as possible, the decision had been taken with the agreement of the Ernest Cook Trust to change the planting location to Gore Lane. This was seen as the best option in a difficult situation and the Chairman and Clerk were informed. Councillor Chick expressed his dissatisfaction and said that, had he been told about the issue he would have been able to get the Western Street hedge cut on the following day. The meeting agreed that the whole council should have been informed, which had not happened partly due to the parish council email account not working at that time. The idea of now moving the trees to Western Street was discussed and dismissed, as the growers had advised against it. It was therefore proposed and agreed that trees should be planted

as originally planned on Western Street starting in the next planting season. The council will look into the possibility of another donation from the Ernest Cook Trust and individual sponsorship of trees. It was also agreed that the council should apologize in the Queen Thorne Magazine for not managing to get the trees planted on Western Street. Cllrs Hayton and Kipling were thanked for all the work they had done. Everyone agreed that they had acted in good faith at all times.

**e. Rights of Way:**

- 1. Meeting with the British Horse Society** Expected to take place in April.
- 2. Information board for the Monarch's Way** Max Snow, the Trent RoWLO reported that Dorset Council has installed a footbridge to allow access to the original route and walkers are being asked to stop using the permissive alternative route. Now that the route in the Trent area has been established, work on the new information board has been commenced and is currently in the hands of the graphic designer.
- 3. Permissive bridleway proposal from Gooseland Lane to Stallen** Deferred till Cllr Bidiscombe is present at the next meeting.

**f. Queen's Platinum Jubilee** A sum of £250 per parish had previously been agreed to mark the jubilee. Cllr Carter reported that this had been discussed at the Over & Nether Compton Village Meeting and events are being planned. It seems likely that the PC donation for both villages will be combined to purchase a commemorative bench. Sandford Orcas and Trent are considering options for the use of their money.

**g. Draft local plan – Dorset Deserves Better Campaign** The council agreed to join the campaign.

**Open Forum**

Sarah Jane Chick who had previously written to the council to complain about the tree planting spoke first. She said that she fully supported the council going forward but pointed out the value of good communication which had been lacking in this instance. The council and clerk agreed. She expressed concern about future potential problems arising from the position of the trees in relation to the road surface on Gore Lane. Cllr Hayton said that Highways had been informed. Cllr Legg offered to sponsor a tree on Western Street.

Lionel Bird of Trent and the CPRE voiced concerns about the current planning application at Little Pax, Trent, in particular regarding the lack of detail on underpinning and that the car port or garage is not as the planning application. He thanked Cllr Legg for his help. Cllr Legg commented that 98% of planning applications in Dorset are currently dealt with by delegated decision. Applications are only sent to committee if the parish council and Dorset Council member strongly object and even then, this is not always the case. Cllr Legg was asked if building works are ever checked against the plans by the planning department. He said that checks are only made by building control and no specific check for compliance with plans is made. Cllr McBeath thanked Cllr Legg for his support and proposed that the parish council should write to Chris Loder. The council resolved to do this.

Cllr Legg reported on the loss of broadband/telephone connection for some properties in Sandford Orcas. Work was scheduled to fix the problem on March 9<sup>th</sup>.

Terry Deacon spoke as trustee of the Poors Trust in Nether Compton. He explained that the Trust goes back to the 17<sup>th</sup> century, with the income from land rental being given to the poor and needy of the parish. The Trust currently owns a strip of land including the Nether Compton allotments which is rented out to the parish council for £250 per year. The Trust has not given out money in recent years as there are no longer any suitable recipients in the parish. In 2013 the trust records were lost by solicitors and the land was registered in 2016. The Trustees are hoping to disband the Poors Trust by giving the land to the parish council and donating the remaining funds of £700 to an appropriate cause. However, a clause on the title deeds may restrict the timing of this.

## 8. New Business

- a. **Report on the Poors Land Trust – see open forum.** The council broadly supported the motion and Mr Peter Livingston offered to look at the title deeds and give a professional opinion on the restriction.
- b. **Dog fouling** The problem was raised at the Comptons Village Meeting. Cllr Carter has written to the dog warden for advice, and she will put a note in the QT Magazine.
- c. **Traffic speeding through Over and Nether Compton** Since the national speed limit applies in this area there is very little that can be done. Some of the problem is caused by vehicles on the school run to Trent.
- d. **4 x 4 vehicles using lanes at night** Deferred until Cllr Bidiscombe is present at the next meeting.
- e. **Update on Queen Thorne CIL monies:**
  1. **Nether Compton:** Discussed at the village meeting where a majority decision was to use the Community Venue CIL money- £1364 for the next stage of the village hall renovation. A National Lottery grant has been applied for and quotes are being sought. The parish council agreed that the money will be transferred when the scheme goes ahead.
  2. **Trent:** The council is holding £747 for a yet to be decided project.
- f. **Rights of Way: DMMO application Pink Knoll Hollow, Sandford Orcas** The council agreed to submit the application prepared by Mr Jim Hart to add this track to the definitive map. The council is grateful to Mr Hart for the work undertaken.
- g. **Allotments: Trent:** Cllr Kipling reported that all the allotments are let and in good condition. Rents amounting to £270 have been collected. **Nether Compton,** Cllr Chick reported that most of the plots have been taken and rent has been collected by Cllr Bidiscombe. The council agreed to pay for a skip to collect accumulated rubbish as a first step in improving the site.
- h. **Nether Compton Recreation Ground: Maintenance of grass and trees** Clive Yendole has offered to continue supporting the maintenance. Some cutting back of the trees is being discussed. The council will decide on renewal of the grass cutting contract or otherwise at the next meeting.
- i. **Old School House, Sandford Orcas** Cllr Legg has been liaising with Dorset Council in a bid to move work forward. The owner is discussing works with Wessex Water to connect the property.
- j. **Drain clearing and side verging programme** Cllr Chick confirmed that all the roads in the Comptons are on the Highways maintenance network. Cllr Lowe offered to get the ball rolling for next year's work in Trent and Sandford Orcas.
- k. **Donations:** Cllr McBeath declared an interest and left the room. It was resolved to donate the following: Artsreach £500, Sherborne Voluntary Ambulance £500, Nordcat £250, Citizens Advice £250.
- l. **Letters of complaint about the tree planting:** Please see the item 7d and the open forum. Letters from Mr Paul Harris and Mr Clive Yendole were included in those discussions.

## 9. Financial Matters

**Financial Report and Payment of Invoices** The Council reviewed expenditure against budget year to date. Invoices approved for payment: Clerk salary £750.45, HMRC PAYE £0, DAPTC £45, Sandford Orcas Hall £25, Clive Yendole £ 197.58, Queen Thorne Landscapes £958.70

**Payments made since last meeting approved at the meeting:** SSE £64.29, Wessex Water £14.41 (NC), £37.27 (Trent),

**Receipts since last meeting:** Ernest Cook Trust £1782; Trent allotment rents £270.

**Clerk's pay:** The council approved a 5% increase starting in April.

## 10. Planning Matters

- a. **DC Planning Applications – Approved or decided by Parish Council**

Name	Reference/Details	Status
Sevengates, Western Street Over Compton	P/FUL/2022/00437 Erection of an agricultural dwelling. ( Amendment to Planning Permission WD/D/17/001001 already built, to amend the garage to be integral rather than external).	Objection: Compliance issue. No garage has been built therefore proposal description is not accurate. Concern over applications not being built as per approved plans.
Little Pax School Road Past Trent	P/HOU/2022/00816 Retain extension, roof alterations and double garage	Consultation extension requested Objection: Lack of detail re underpinning and divergence from original plan for the car port.
4 Green Close Adber DT9 4SG	P/HOU/2022/00267 Erect single storey side extension and alterations (demolishing existing conservatory)	No objection Granted 15.02.22
The Harbour Down Lane Trent	P/NMA/2022/00087 Non material amendment for planning permission WD/D/20/000219	PC not consulted Granted 03.02.22

#### Applications Determined by Dorset Council or awaiting decision

High Pavement Down Lane Trent	P/HOU/2021/05420 Erection of one and a half and 2 No. single storey extensions , install 2 No. roof lights, install and replace some windows and doors, erection of garden wall, carry out external alterations and erect replacement garage (demolish existing garage and shed).	Support subject to change of material on end garage wall.
The Old Rectory, Crossfields Nether Compton DT9 4QL	P/LBC/2021/05778, Conversion of existing outbuilding to form annexe accommodation	No objection Granted 25.02.22
Lower Farm, The Green Nether Compton Sherborne DT9 4QA	P/LBC/2021/05681/2 Swimming pool, garden building and solar panels	No objection
Church Farm Church Farm Access Road Trent	P/OUT/2021/01823 Erection of 1no. agricultural workers dwelling	Support
Fairways 20 Down Lane From Corner House To J Trent	P/HOU/2021/02428 Erect two storey side extension and single storey rear extension. (Demolish existing side and rear extensions and garage).	Support
Sandford Orcas Manor House Estate	P/FUL/2021/03003 Conversion of ground floor stable building to dwelling.	No objection
Sandford Orcas Manor House Estate	P/LBC/2021/03004 Carry out internal & external alterations associated with the conversion of ground floor stable building to dwelling.	No objection
Lower Farm, Over Compton	P/FUL/2021/01334 Conversion &	No objection

	extension of agricultural building to create 1no. dwelling, including change of use of land to create residential curtilage. Erection of car port & boundary wall	
Gore Cottage, Sandford Orcas	P/LBC/2021/00863 Demolition of existing dwelling and the erection of a replacement dwelling.	Support Granted 31.01.22

**11. Dates of Future Meetings:** 9 May, Nether Compton; 11 July, Trent; 5 September, Sandford Orcas; 7 November, Nether Compton.

**12. Items for next Meeting:** Are defibrillators on the national register?

**13. The meeting closed at 10.20pm**