

CHAR VALLEY PARISH COUNCIL

THREE HUNDRED AND NINETY EIGHTH MEETING OF THE CHAR VALLEY PARISH COUNCIL ON MONDAY 11TH APRIL 2016 IN THE WHITCHURCH CANONICORUM VILLAGE HALL

3542: Present: Cllrs: D Snook, C Peck, H Joyce, S Johnson, K Vaughan, S Creed-Castle, C Everidge, C Mahaddie, C Bailey, J West (Clerk), S Christopher (WDDC).

3543: Apologies : Cllrs, C Sage D Turner (DCC)

3544: Public Discussion Period: No requests

3545: Declarations of Interest/ Consider Grant of Dispensations: none.

3546: Resolution to approve the minutes of the Parish Council meeting held 14th March 2016 : Draft minutes had been circulated and were approved.

3547: Actions Following Last Meeting: The Clerk had circulated a list of actions and outcomes which were noted. He added that Mrs Tompkins had received a letter from WDDC stating that they were unwilling to consider the planning enforcement concerns at the Dolphins Caravan Park in Berne Lane further without evidence. Mrs Tompkins had responded with an extensive and detailed email and also offered to meet the officer concerned on site. It was agreed that the situation should be monitored and further follow up action taken if appropriate.

3548: Reports:

Dorset Association of Town and Parish Councils (DAPTC) : nothing to report

Bridport Local Area Partnership : Still looking for a project manager

Transport : Cllr Everidge had attended a periodic A35 meeting with Oliver Letwin MP. Issues raised included blocked drains, Vearse Farm access and diversion of traffic following accidents. The speed limit review was likely to be implemented next spring.

In relation to buses **Cllr Joyce** reported that Dorset Community Transport (who are a charity) were to run a Wednesday service similar to the number 76, but on a "ring and ride" basis. The fare would be £5. She has contacted anyone she was aware might be interested in the service. It was agreed to also publicise the service through the Council's website and Char Chat. **Cllr Joyce** would send the Clerk a short email with details.

Trees and Hedges : Cllr Peck referred to issues of overgrowing, affecting a phone line on Berne Lane (the County Council had copied the Parish into correspondence). It was agreed that at this point the County Council, Open Reach and the Landowner should be left to resolve the situation.

Lengthsman : Cllr Creed-Castle advised that the big drain in Stoke Mill Lane had blocked again. **Cllr Joyce** reported a problem with a drain and road gully adjacent to the exit from her drive. The Lengthsman would be asked to look at both these issues. **Cllr Creed-Castle** would also check to see if he had examined the problem of water flowing down Gibbs Lane.

Councillor Reports :

Cllr Peck mentioned that the Five Bells Inn were looking to fundraise to provide a defibrillator for the village located at the pub. She wondered whether the Parish Council should contribute. It was agreed that she should explore this matter further.

Cllr Everidge had tried without success to get on a Superfast Broadband Briefing in Bridport or Lyme. She had been advised that Morcombelake went live on 31 March, but there seemed to be some doubt around this. The Clerk was asked to investigate. Potholes between Ship Knapp and Pickaxe Cross had been filled.

Cllr Mahaddie Noted that unfortunately Stanton St Gabriel Church was under threat of closure. This was discussed, poor parking being one of the contributory factors. There was little or nothing that the Council could do to assist.

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Cllr Snook reported that potholes in the White Gates/Dodpen area had not yet been filled. The water leak at Rose Cottage had been resolved but there was now a leak in School Lane. Wootton Toddlers would not be re-opening after Easter. She had made enquiries about the painting of the White Gates, which were formerly connected to the Pass Estate. It had been confirmed that it was the custom for the gates to be maintained by the owners of Tempest House. Unfortunately the current owners had not responded to prompting from previous owners to do this. It was agreed that the Clerk would write to the current owners asking them if they intended to repaint the gates.

Following advice given at the last meeting she had contacted a tree surgeon with regard to the oak tree on the playing field at Wootton Fitzpaine that needed surgery work to make it safe. A quote had been received, which was considered satisfactory. It was agreed that she would progress this.

Cllr Bailey reported problems with overgrowing hedgerows/trees onto the highway in Lower Street and Berne Lane. It was agreed that the Clerk would write to the house owners concerned asking them to address this.

3549: District Councillor : Cllr S Christopher wondered whether there were any charitable sources that might assist poorer residents with bus fares. **Cllr Joyce** felt that there might be a reluctance to claim. West Dorset District Council had consulted a barrister about the local plan and land supply. They had been advised that if at any point a developer could show that the land supply was inadequate, the developer could then obtain permission on non-allocated land. **Cllr Christopher** reported that he had spoken to officers and the Chair of Planning about the enforcement concerns relating to The View. He had been advised that both sides were chasing the Inspector and pending the publication of his report nothing can be done. He mentioned other examples where enforcement action was pending, but delayed. Some discussion then followed and it was agreed that the Council would write to the Planning Inspector voicing concern about the delay (copy to Oliver Letwin MP). A letter would also be written to Mr Letwin expressing concern about the general process (copy to Chideock Parish Council). Finally a letter would be sent to West Dorset District Council inviting an enforcement officer to attend the Parish council to explain the position.

Cllr Christopher also reported that delays in processing Land Charges searches by house buyers were so bad that it would reportedly take up to 3 years to catch-up. The Audit and Governance Committee felt that this was inadequate. Finally he reported that auditors had been critical of the handling of the Charles Street Development by the Council.

3550 :Planning

(i)To Consider : none

(ii) To note : **WD/D/16/000417 -_Wren Cottage, Tizzard's Knap, Morcombelake, DT6 6EF** - Erection of a dwelling (outline) The Parish Council requested an extension to the consultation period, this was not granted. Following a site visit an objection has submitted for the following reasons :

- 1/ Prominent site widely visible from various angles including from the A35
- 2/ Access - not clear how satisfactory access to the property will be created with adverse visible impact on the locality.
- 3/ As per the design statement, the property will contain large glazed areas, the reflections from these will have an adverse impact on long views into the immediate area.

(iii) Approvals / Refusals (to note): **WD/D/15/002980 - The Old Byre, Wootton Lane, DT6 6NQ** - Extensions to provide new kitchen and dining area with accommodation in the roofspace, new utility room, conservatory and extension to living room. External alterations. Change of part of land from agricultural to residential domestic use – approved

WD/D/16/000045- Byways, Wootton Fitzpaine, DT6 6EF - Replacement dwelling and conversion of residential annexe to ancillary garage and removal of outbuildings – approved

(iv) Planning process : The Clerk advised that the handling of a recent application had highlighted that the Parish's planning processes as set out in standing orders and summarised on the website were still too open to interpretation. They would benefit from some further modifications. He mentioned that some helpful suggestions had been made by a parishioner, Nicholas Dyson. The Clerk circulated a sheet showing his proposed changes to the standing orders. It was agreed that this would be discussed further at the next meeting. It was also agreed that the Clerk in liaison with **Cllr Bailey** would design a compliment slip to be used when doing planning site visits.

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3551 : Clerks Report

(i) Payments

The following payments were agreed.

Date	Payee	Detail	Chq. No.	£
14.3.16	J West	Clerk Pay & expenses April	500012	£365.09
14.3.16	HMRC	PAYE April	500010	£79.60

(ii) Budget – The Clerk talked to a budget statement setting out the outturn for the previous financial year. In summary the Council had received a total of £20,672 in income and had spent £19,489, resulting in a balance of income over expenditure of £1,183. The Council's reserves at the end of the year were £21,076. The only significant overspend had been £518 on the Lengthsman's budget (£5,000). This had largely been attributable to drain clearance during the wet weather.

3552 : Neighbourhood Planning : It was generally agreed that the workshop had been very helpful in filling knowledge gaps and there was a greater all-round confidence and clarity about the issues. One useful idea to emerge from the workshop was a questionnaire on planning matters for the Parish, which would enable the council to make decisions and guide the way forward. It was agreed that the Clerk would liaise with Nick Cardnell who attended the workshop to produce this. It would probably be ready for consideration by the June meeting. **Cllr Peck** suggested that as a large landowner the National Trust should be involved in any consultation, this was noted.

3553 : Church of St Candida and the Holy Cross, Whitchurch Canonicorum : **Cllr Joyce** gave a brief update. The appeal against the refusal by WDDC of an application to rebuild part of the boundary wall of the Church would be submitted next week. It was hoped to have prices and possibly start the work on the Church path in May.

3554 :Fingerposts : **Cllr Peck** reported that the three main fingerposts to be repaired had all been removed, although their current location was uncertain. She intended to ask Alex Brookes to repair the Penn, Cross, Village Hall and Peter's Gore fingerposts. **Cllr Peck** agreed to follow up the National Trust in relation to the temporary fingerpost in Stonebarrow Lane.

3555 : Char Chat : It was noted that several articles had now been passed to Ivan Gollop. The deadline for copy to Ivan Gollop would be 18 April with the publication going to the printers around the end of April, subject to Ivan's availability and commitments.

3556: Risk Management : The Clerk reminded the Council that as part of good governance it was required to review its Risk Management policy and arrangements annually. The Clerk had circulated the policy and draw up a risk register. This was reviewed and the Clerk responded to questions about insurance arrangements. It was agreed to adopt the policy and register as circulated.

3557 : Parish Meetings : It was agreed that the annual Parish meetings would be held on the following dates :

Whitchurch Canonicorum 3rd May 2016

Wootton Fitzpaine 14th April 2016

Stanton St Gabriel 12th May 2016

The Clerk confirmed that while the meetings were a legal requirement, there was no prescribed agenda. He would circulate minutes of the previous year's meetings.

3558 : Items for the next agenda : Superfast Broadband, Defibrillator, Planning process Japanese Knotweed, Questionnaire and general AGM matters.

3559: Date of next meeting : 9 May 2016 – Whitchurch Canonicorum Village Hall

3560: Closure of meeting :The meeting was closed at 9.35pm.