

Stinsford Parish Council

**Minutes of the Parish Council Meeting
held on Monday 9 January 2017 at 7.00pm in The Old Library,
Kingston Maurward College**

Present: Mr Richard Wheal (Chairman), Mr Michael Clarke, Mr Chris Hext, Mr Will Molland and Dr A Stillman

Also in attendance: Cllr Mrs Jill Haynes (Dorset County Councillor), Cllr Patrick Cooke (West Dorset District Councillor), Miss Kirsty Riglar (Clerk) and one member of the public (Mr Mick Jones).

1. Apologies for Absence

1.1 An apology for absence was received from Mr George Armstrong.

2. Declarations of Interest

2.1 There were no declarations of disclosable pecuniary interests.

3. Dorset County Council Matters

3.1 Cllr Mrs Haynes reported that all of the Dorset Councils would be meeting during January to consider the options for Local Government Reorganisation, with option 2b as the preferred option (two unitary authorities; one combining Bournemouth, Poole and Christchurch and the other the rest of the rural county). She reiterated that the driver for this was financial due to the high cost of adult social care.

3.2 She also informed the Parish Council that the Dorset Health and Wellbeing Board had signed off the Dorset Clinical Commissioning Group's Sustainability and Transformation Plan. She explained that the area around Dorset County Hospital was currently the focus of this work and that this included work with GP practices to encourage greater joint working. It was acknowledged that many GPs would be retiring in the coming years and that it was increasingly difficult to recruit GPs. There were already good examples of federation and joint working in Weymouth, Purbeck and Christchurch.

3.3 Additionally, there was an increasing focus on changing the way that people live and encouraging more involvement outdoors to improve health and wellbeing.

4. West Dorset District Council Matters

4.1 Cllr Cooke informed the Parish Council that he did not support any of the options for Local Government Reorganisation. He expressed his concern that the move towards the formation of unitary authorities in Dorset was government-imposed rather than providing for a democratic reorganisation and that, consequently, the rural area of Dorset would suffer.

4.2 In response to the Parish Council's query about the District Council's current scheme of delegation for planning decisions, arising from the grant of planning permission for the formation of a new drive at Birkin House, Cllr Cooke outlined the process. He reminded the Parish Council that there was a presumption in favour of development and that objections needed to be based upon material planning grounds. Whilst he was sympathetic to the Parish Council's concerns about the speed of vehicles along Hollow Hill, he explained that, as Ward Member, he would have found it difficult to argue against this particular application, particularly as Dorset Highways were satisfied

in terms of road safety. He added that conditions had been attached to the permission to aid safety and visibility.

5. Public Participation Time

- 5.1 Mr Jones introduced himself as the new owner of the Hampton Farm Business Park. He explained that consideration was being given to extending the buildings on the site to allow for expansion of the businesses currently accommodated. The Parish Council welcomed this ambition and explained that as part of its initial considerations of issues to be addressed through the development of a Neighbourhood Plan, the creation of employment in the parish which did not impact negatively on the area was an aspiration. The Parish Council also suggested that visible signage for the coach parking on the site to serve Hardy's Birthplace and Thorncombe Woods would be an advantage.

6. Minutes

- 6.1 It was **resolved** that the minutes of meeting held on 12 December 2016 be confirmed and signed by the Chairman as a true record, subject to the amendment of minute 162.2 to read "*In the absence of Cllr Mrs Haynes, the Chairman moved to the next agenda item*".

7. Finance

Expenditure

- 7.1 The following items of expenditure were **resolved**:-
- HMRC (PAYE) – 1–31 October 2016 - £35.00
 - HMRC (PAYE) – 1–30 November 2016 - £34.80
 - HMRC (PAYE) – 1–31 December 2016 - £34.80
 - Clerk's salary (Quarter 3 2016/17) plus operational expenses for 2016/17 - £468.42

Budget and Precept

- 7.2 The Parish Council considered a report by the Clerk, as Responsible Financial Officer, setting out a proposed draft budget for 2017/18 and recommending a precept of £5,000. This equated to a Council Tax charge of £34.70 for a Band D property.
- 7.3 It was **resolved** that:
- (i) the proposed draft budget estimates for 2017/18 be approved;
 - (ii) a precept of £5,000 for 2017/18 be approved;
 - (iii) a request be submitted to West Dorset District Council to claim £53 in Local Council Tax Support Grant; and
 - (iv) £3,000 be transferred from the current unallocated reserves to the Neighbourhood Plan reserve.

8. Planning Matters

- 8.1 WD/D/16/001593 – Greenwood Cottage, Bockhampton Lane, Lower Bockhampton – Replacement wooden side door, painted matt white outside to match rest of extension. Replace wood frame and step with wooden step and frame. Flagstone 'Aged' limestone tiles on kitchen floor. Replace flat felted roof with new roof lining. (Listed Building Consent)

It was **resolved** to SUPPORT this application.

- 8.2 WD/D/16/002697 – HM Prison Dorchester, 7 North Square, Dorchester (adjoining parish consultation) – Change of use of the main cell blocks and gatehouse to residential accommodation (use class C3) (60 units) with an interpretation space in the

gatehouse. Construction of new residential blocks and residential terrace (use class C3) (128 units) and associated landscaping and car parking. Demolition of a number of non-Listed buildings. Alterations to public realm and highways in North Square and The Bow (Full)

And

WD/D/16/002698 – HM Prison Dorchester, 7 North Square, Dorchester – as above (Listed Building Consent)

It was **resolved** to OBJECT to these applications on the following grounds:-

There is a lack of affordable housing across West Dorset and particularly in the Dorchester area. Therefore the statement made by the developers in respect of the application for the development of housing on the former HM Prison site that this would not be viable should an affordable housing contribution be required from the 188 units is surprising and extremely disappointing. The Parish Council notes that there is no viability assessment available for public inspection to support this.

As one of the parishes adjoining Dorchester, any major development within the town has an impact upon Stinsford and if this development is approved without an affordable housing contribution it will further exacerbate the lack of affordable accommodation for local people in the area.

The Parish Council also noted that in addition to not providing much needed affordable housing, the proposed development of 188 units on this site in the town centre will place further pressure on the increasingly frail infrastructure of the town, particularly the road network and school provision, which is already operating above capacity to the detriment of the residents of the town and the neighbouring parishes.

The proposed changes to the highway in North Square and The Bow are considered to be insufficient to accommodate the significant increase in vehicles seeking ingress and egress from the prison site.

- 8.3 WD/CA/16/00520 – The Old Manor, Kingston Maurward House East Entrance, Kingston Maurward – Treeworks: 1 No. Rowan – Fell

It was **resolved** to SUPPORT this application.

- 8.4 WD/CA/16/00529 – Hillcrest, Bockhampton Lane, Lower Bockhampton – Treeworks: 1 No. Birch – Fell

It was **resolved** to SUPPORT this application.

9. Neighbourhood Planning

- 9.1 Members of the Parish Council had met earlier in the day to give initial consideration to the procedure, method and scope of a Neighbourhood Plan for Stinsford. Mr Molland circulated the notes of this. It was acknowledged that it was important to engage at an early stage with all local stakeholders, including Kingston Maurward College, the Studio School and local businesses, on the issue of the scale and scope of the Plan.

- 9.2 It was noted that Charminster Parish Council had invited the Parish Council to a meeting to discuss planning issues at 6:30pm on Tuesday 7 February 2017. This would include a presentation from Hilary Jordan, Corporate Manager – Community and Policy Development for the Dorset Councils Partnership.

- 9.3 It was **resolved** that an application be submitted to West Dorset District Council for the designation of the neighbourhood area on the basis of the boundaries of the civil parish of Stinsford.
Action by: Clerk

10. Consultations

10.1 NHS Dorset Clinical Commissioning Group Clinical Services Review

Resolved that due to the complexity of the consultation document, a corporate response not be submitted by the Parish Council but all councillors submit responses individually.

11. Lower Bockhampton Play Area Maintenance

- 11.1 Mr Molland reported that Mr Armstrong was progressing the work plan to address the maintenance.

12. Superfast Broadband

- 12.1 The Parish Council noted that no further communication had been received following the meeting with Sir Oliver Letwin MP and there had been no indication of when the provision in Higher Bockhampton would be progressed. It was resolved to write to the Superfast Broadband team, copied to the Leader of the County Council, seeking an update.

Action by: Clerk

13. Hardy's Birthplace Visitor Centre

- 13.1 The Parish Council noted that the Area Manager – West and North, Dorset Coast and Countryside, had confirmed that the surface of the bridleway from the Visitor Centre to the parish noticeboard would be improved early in 2017.

- 13.2 The Clerk reported the receipt of responses from the Head of Coast and Countryside, Dorset County Council confirming the instructions given to coaches bringing groups to Hardy's Cottage and from PCSO Sarah Pilcher in relation to the Parish Council's concerns about inappropriate and illegal parking of coaches. These would be circulated to the Parish Council following the meeting.

- 13.3 No response had yet been received from the National Trust in relation to the Parish Council's concerns about the plans to extend the opening of Hardy's Cottage.

14. Road Safety and Traffic Management

- 14.1 The Clerk reported the receipt of an email from Jane Orrell, Health and Safety Adviser at Kingston Maurward College stating that the Governors of the College shared the Parish Council's concerns about the safety of the road near the entrances to the campus and were willing to participate in a combined effort to seek speed restrictions. As little progress had been made on this matter through liaison with officers of Dorset Highways, as the road did not meet the require criteria for the introduction of speed limits, the Clerk suggested that a possible course of action would be arrange for a petition which would raise the issue more broadly and more publicly. She would check the thresholds set out in the County Council's petition scheme and report back to the next meeting.

- 14.2 Mr Molland reported that the slow markings and reflective posts had been installed on the bends south of Lower Bockhampton.

- 14.3 Mr Hext added that the weight restriction sign was still missing from Bockhampton Cross, heading south.

15. Bournemouth, Dorset and Poole Draft Waste Plan

15.1 The Clerk reported that it was anticipated that a further public consultation on a revised draft plan would take place in February 2017.

16. Correspondence

16.1 Further to an email received from Mr Armstrong, it was agreed that the Bad Weather Plan should be reviewed with Kingston Maurward College.

Action by: Mr Clarke

17. Items for future Agenda

17.1 No items were raised for inclusion in future agenda.

18. Date of next meeting

18.1 It was **noted** that the next full meeting would be held on Monday 13 February 2017.

The meeting concluded at 9:05pm.

Chairman..... Date.....