

CHAR VALLEY PARISH COUNCIL

THREE HUNDRED AND SEVENTY SEVENTH MEETING OF THE CHAR VALLEY PARISH COUNCIL ON MONDAY 10th MARCH 2014 IN THE WHITCHURCH CANONICORUM VILLAGE HALL.

3116: Present: Cllrs K Mansbridge (Chairman), D Snook (Vice Chairman), S Johnson, C Everidge, C Peck, S Creed-Castle, I Gollop, H Joyce, C Mahaddie, C Bailey, C Sage, D Newman (Footpaths) and M Robinson (WDDC).

3117: Apologies: Received from DCC Turner and WDDC Summers.

3118: Meeting Suspended for Public Discussion: 5 members of the public were in attendance.

3119: Declarations of Interest/ Consider Grant of Dispensations: Cllr Gollop declared an interest in planning application WD/D/14/00297.

3120: Resolution to approve the minutes of the last Parish Council meeting held 10th February 2014: Draft minutes had been circulated and were approved subject to "Cottsgate" being changed to "Copse Gate" in minute 3102.

3121: Actions Following Last Meeting: The clerk had circulated a list of actions and outcomes which were noted.

3121: Affordable housing – update from Mr P Friend of Hastoe: PF reported that the original drainage scheme would now be installed as agreement had been reached with the landowner regarding the pipe work. The septic tank option remains as a fall back plan. Planning permission had only required a drainage plan to be approved before construction began, not actually installed, although clearly the properties cannot be occupied until an approved scheme is in place and working. There are up to 19 housing spaces in the small development and up to 28 in the larger site. Each site will have a separate sewage disposal pipe. The Environment Agency only requires a permit to discharge where developments have more than 31 spaces so technically an EA permit is not required but Hastoe will inform the EA as a matter of courtesy, particularly as the site is an EA "hot spot" because of the levels of existing discharge arrangements. High Orchard will be incorporated into the scheme by Hastoe. The development is on track with completion expected on 12th September 2014, unless severe weather intervenes.

The housing allocations team will begin the process of identifying prospective tenants with WDDC in April/May and the names of those allocated properties will be shared with the parish council to confirm local connection. The normal process would then be for Hastoe to take the completed site from the builders on a Wednesday or Thursday, give the keys to tenants on the Friday with their formal lease starting on the following Monday. Arrangements for the two shared ownership units might take longer. When the weather improves PF may be able to arrange some small scale site visits for councillors. It would be up to the parish council to decide if it wanted a formal opening ceremony.

Councillors thought it would be useful to have a monthly update on progress or on any problems or issues so they are well informed and well placed to stop inaccurate rumours spreading, as has happened in the past. The clerk will obtain this from PF before each parish council meeting.

Mr George Rendall, nephew of Mr Barnes on whose land the houses had been built had been asked to suggest names for the development. These were Barnes Orchard or Barnes Close for the smaller site, or Wilf's Way, Char Valley View or Gymkhana Field for the bigger site. The parish council's initial preference was for Barnes Orchard and Wilf's Meadow but after a discussion, Cllr Gollop volunteered to seek the views from those living in the village and report back. Ultimately the Royal Mail is likely to be the final arbiter.

3122: Reports: Police: None **ROW:** None **Highways:** Nothing to report **BLAP:** Cllr Everidge had attended a recent meeting. She reported that barbed wire close to a footpath is regarded as a "nuisance" and landowners might need to pay compensation for damage; there is only one dog warden for the entire area; 10 affordable houses are planned for Symondsby **DAPTC:** Cllr Snook had attended its "Vibrant Communities" conference. Topics covered included how Ilfracombe Town Council had turned itself around, plans by DCC to make better use of its properties by creating "hubs" for multi-agency use, budget cuts and the need to only deliver services that were essential, affordable or wanted and the need for more volunteering. **Village Halls: Whitchurch Canonicorum Village Hall:** Cllr Peck reported that the curry night raised £1,073 Help For Heroes and two related charities; the Small World theatre company performed in March to a disappointingly small audience; the film society and garden club are up and running; the "chalk and cheese" group had met but the programme is coming to an end but may be replaced by another EU Leader initiative. This might yield money for rural communities in 2015 and might cover schemes like the lengthsman. **Wootton Fitzpaine Village Hall:** Cllr Snook reported that the Rotary Quiz raised nearly £800 and an Artsreach event was imminent. The fete is planned for Whit Monday **James Hargreaves Community Hall:** Cllr Mahaddie reported there was to be a 10 year anniversary tea party on 10th May; there is a spring flower show in Morcombelake in April **Parish Councillor Reports: Cllr Creed-Castle** Reported

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worsening mud and shingle on the road at Copse Gate but a blocked drain appeared to have been fixed **Cllr Mahaddie** Nothing to report **Cllr Bailey** Reported a possible BT phone scam offering a device to block unwanted foreign cold calls **Cllr Johnson** Nothing to report **Cllr Snook** She noted the issue highlighted by the clerk in e mails about when DCC considered a reported problem to be fixed. This is ongoing, Cllr Turner is on the case. She noted that Mr Peter Mills is looking to stand down as footpaths officer in the future **Cllr Peck** Nothing to report **Cllr Mansbridge** Reported 6 potholes between Forest Walk and Trevetts Corner in Champernhayes Lane **Cllr Joyce** Reported that the Bishop of Salisbury was walking the parish on 18th March **Cllr Gollop** Nothing to report **Cllr Everidge** reported her potholes had been repaired three times in ten days **Cllr Sage** He reported a recent rave at Newlands Farm (on the County border with East Devon on the B 3165) which had lasted from Friday night until Sunday with the music being heard as far away as Hawkchurch and Wootton. The clerk was asked to report to Environmental Health authorities at WDDC.

3123: District / County Reports Cllr Robinson He reported that the new chief executive of WDDC is Mr M Prosser – he starts on 1st June and has a tough job to generate savings whilst trying to maintain services. There is a consultation paper on the documents required to accompany planning applications. He urged the parish council to press for proper scaling on plans submitted by applicants. **Tree Officer:** In Beckfords Lane, near Bonhayes Farm, a tree is damaged and resting against trees on the other side of the carriageway. The clerk will advise DCC Highways of the potential danger. **Ancient Monuments Officer / Events Photographer:** Work continues, articles seeking information are being published in the parish magazine, the Bridport News and Greenwood Trees, a family history magazine.

3124: Planning Applicants presentation: None

3125: Planning Applications:

Late Planning: WD/D/14/000431 – Thistlegate House Bungalow, Axminster Road, Charmouth, DT6 6BY – changes to roof and habitable rooms in the loft space and WD/D/14/000432 – Highfield, Stonebarrow Lane, Charmouth, DT6 6RA – remove garage, build garage and flat roof extension. Both applications had still to be considered by councillors

To Consider: WD/D/14/000297 – Land adjacent to A35, Muddyford, Morcombelake – retrospective proposal for two gypsy/traveller caravan site. Cllr Murray from Chideock Parish Council was in attendance and invited to report on its investigative work on this application and the views of Chideock PC. A report on the application had been prepared by parish councillors and fully discussed. In conclusion it was agreed that this site had always been used as an agricultural smallholding and this use must continue into the future. It was noted the current use of the site as a traveller site was subject to enforcement proceedings by WDDC. It was agreed to object to the application on the following three summarised grounds i) the site is in the AONB and thus prohibited by WDDC Policy HS9 ii) the site will be visually obtrusive iii) the site is badly sited in highway and road safety terms, being within 5 metres of a trunk road, opening onto a popular narrow country lane and without a proper crossover

To note: WD/D/14/000194 – Riverside Cottages, Wootton Lane, Whitchurch Canonicorum, DT6 6NG – single storey extension – Reviewed by Cllrs Snook, Mahaddie and Creed-Castle – no objections
WD/D/14/000270 – Penn Cottage, 45 Axminster Road, Charmouth, DT6 6BZ – extension of front elevation and loft extension – These new plans will improve the loss of light to the neighbouring property. The new plan is imaginative, though there will be some loss of the current attractive appearance to this group of 2 cottages. However, we consider that the loss of appearance is not sufficiently detrimental to recommend refusal. We therefore have no objection, but, given the history of the planning applications at this property, recommend that it comes before the development control planning committee of West Dorset. No objections, but recommend application is determined at committee

Planning Approvals (to note): None

Planning Related Correspondence: None

3126: Neighbourhood Plan: Parish council policy at present is not to develop a Plan. However, Cllr Everidge surmised that it might be worth reconsidering this position. It was noted and accepted that a lot of support, community involvement and hard work would be involved, and given the difficulties of even updating the Parish Plan this support might not be forthcoming. In addition, the WDDC Local Plan might afford sufficient protection. An approach had been received from Charmouth PC asking if Char Valley wished to be linked with its Plan but at this stage this was felt to be premature, but there was an understanding of the benefits of a Plan for Charmouth.

3127: Char Chat: A meeting with the current editors is planned for a date after 17th March. A new edition is planned which might well include a questionnaire on topics like a Neighbourhood Plan and communication generally. Importantly though, there will be a plea for new editors to come forward as the current editors would prefer not to continue after many years work. The parish council would like paper copies to continue.

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3128: Lengthsman scheme/fingerposts: The Chairman and Cllr Johnson had met with Mr Lee. He is happy to take on additional work and the allocated budget of £5,000 would fund 8 hours a week of work, but this might not be allocated evenly across the year. It was agreed to proceed on this basis.

On the question of finger posts, he does not wish to paint them, but his father would be able to do the work if required. A discussion ensued as to ownership, protocols and permissions for repairs and refurbishment of posts, including liability issues, within and outwith the AONB. Cllr Bailey gave the clerk a copy of AONB guidelines dated September 2013 which he will confirm are up to date and then circulate. He will also try and clarify the points about ownership and permissions etc. Cllr Sage has offered to replace the lettering on the Monkton Wyld posts if the clerk can get the necessary lettering. Sarah Kennedy of the National Trust would like to reinstate and maintain the fingerpost on the corner of the road outside Charmouth pointing up Stonebarrow Lane

3129: Finance (i) burial ground grants: Cllr Joyce said there had been 3 burials in Whitchurch in 2013, each yielding between £100-£150; in Morcombelake there had been none so no income at all. Cllr Snook said the situation was also difficult in Wootton. The question of parish council support ought to be considered at the next Finance Committee. Cllr Joyce will also contact WDDC Cllr Robinson who had been due to investigate the responsibilities and financial commitment of WDDC in this matter. **(ii) Clerks report:** The acting clerk is a tax payer and so the parish council has to deduct PAYE from salary payments **(iii) Payment approvals:** The following payments were approved - M Wilson Clerks Salary, Expenses March 2014 - £317.15; HMRC Paye Jan - Mar £229.20; Upper Marshwood Vale PC – lengthsman - £1,000

3130: Correspondence: The clerk had circulated the correspondence list – noted.

3131: Items for the next Agenda: Char Chat, Neighbourhood Plan

3132: Date of Next Meeting: Monday 14th April 2014 7.30pm at the James Hargreaves community hall.

3133: Matters of Urgency: None

3134: Close of Meeting: 10.00 pm.