BURTON BRADSTOCK PARISH COUNCIL

Chairman: Cllr M Evans Clerk: Mrs M Harding



Minutes of the Parish Council meeting held on 4th November 2015

At 7.00pm at The Reading Room

Present: Cllr Dixon, Cllr G Moody, Cllr M Evan, Cllr D Batten, Cllr A Ross, Mrs M Harding (Clerk), Cllr J Russell (WDDC). Cllr R Coatsworth (DDC) 11 members of Public.

	Minute	Action
2015/11-1	Presentation on setting up a Community Land Trust by WDDC	
Hous	ing Enabling Officer	
Cllr Evans opened the meeting and introduced Paul Derrien the WDDC housing		
enabling officer, Steve Watson and Alison Ward from the Wessex CLT.		
Alison and Steve explained what a CLT (Community Land Trust) is, how it is set up,		
and where it has been successful in Dorset, Somerset and Devon in the last 5 years.		
	et up "Not for profit", the CLT own land and other community assets,	
_	se assets for future generations and it is open to the community of which	
	to be a member. The sorts of community projects so far have been	
Housing, Post Offices, Allotments and Community shops. It depends upon the needs		
of the Com	munity.	
Paul Derrie	n explained that WDDC support parishes in these schemes and currently	
using the housing register there are 16 on list who have a link with Burton Bradstock		
and a further 9 in Shipton Gorge who are possibly looking for homes. If Burton		
Bradstock were to follow this route a housing needs survey would be carried out to		
establish an accurate number.		
The land is usually provided though exception sites and it is purchased by the Housing		
association of which there are 4 currently on board. The CLT would expect to pay		
around £7000 per plot.		
To set up a CLT the PC needs to give the project its blessing and a steering group to be		
set up, it is not expected to be all Parish Councillors. Where there are already		
=	assets set up as in Burton Bradstock they can also work together with the	
•	erve these assets in perpetuity.	
	g asked how the homes are made available to local people, it was	
explained that this is something born from the Housing needs survey, CLT and the HA		
control the allocations and the candidates meet the WDDC criteria.		
	be sent a copy of what has been said in due course	
Paul, Steve	and Alison were thanked for coming to the meeting and left at 7.45pm	
2015/11-2	To receive apologies for absence- Cllr D Venn and Cllr K Delves	
2015/11-3	To receive declarations of Interest and grants of dispensation –none	
2015/11-4	Parishioners' Comments - (15 minutes on agenda items only)	
J Lewis reported that the external PO works are now complete; the Clerk confirmed		
	ntractor has been paid.	
	commented on the letter sent by the BB Library trust regarding the	
	orks to the Library, It was explained that a response has been received and	
	eported later in the agenda	
B James commented on the parking issues at Rosamond Court and the issues of parking when designated parking spaces are not being used.		

Items for Decision:

2015/11-5 To approve the minutes of the Parish Council meeting held on 7th October 2015 and sign the same with some small changes to names

Proposed Cllr G R Moody Seconded Cllr D Dixon Resolved

2015/11-6 Matters arising from the above minutes for information only and Ongoing Actions

- Finger post project pro-forma invoice received to be sent to Cllr Coatsworth for DCC fund application –completed and awaiting delivery of items
- **b.** Cllr Evans, JL and The Clerk held a site meeting, looking at repairs, replacements, funding and future maintenance. The group are now gathering costs and information to report at the February meeting

c. Allotment drainage was reported to Highways as causing flooding to an allotment plot- This is to be taken to the Allotment meeting as DCC are unable to do the works but can provide materials and some help filling in but vegetation needs to be removed from the bank which may be causing a blockage into the river.

- d. DD/DB spoke to the new manager of the garage shop re parking issues-Completed DD has spoken to the new manager and explained the issues and this was the first time she was aware of any issues. She explained that very few of the staff have cars but she did explain that if cars were parked properly there would be more room and there should be a designated disabled space. The Manager did also say that arrangements are to be made within the Car and shop business to allow more parking for customers. This manager is only there until December so DD and DB will revisit and speak to the new manager once they have settled in to follow up. It was reported that WDDC put in bollards to stop cars parking and sticking out onto road and the extension of bollards put in by the Parish Council were to protect pedestrians
- e. Corncrake grass/sowing- DD reported that the area of grass has been cut and seeds have been sown the area of grass will be kept under control until next spring. Project is ongoing
- **f.** External decorations completed to PO
- **g.** Cliff Road entrance- GRM reported that he had met with the NT ranger they will now set out the road out and look at providing posts.

2015/11-7 Correspondence Items received for decision

a. Letter from Library Trust regarding works to the frontage of the library. Approval received from DCC, PC approved the works assuming advice has been taken for the Conservation officer as recommended by DCC. Proposed Cllr Moody Seconded Cllr Batten **Resolved**

ME/JL/Clerk Feb Meeting

ME/Allotment Association

DD/DB January 2016

> Corncrake Group

> > Library

b.	Project genesis- assistance requested by PCSO re community groups in parishes, Clerk to guide PCSO to the BVN list of community groups in Burton Bradstock	Clerk
a.	To consider any planning applications that cannot be dealt with at nonthly planning meetings WD/D/15/002173-14 Shadrach-Erect Garden Room Extension and internal alterations- No objections Proposed Cllr G Moody Seconded Cllr M Evans Resolved WD/D/15/002202-Larkfield Caravan Park-Re-organisations and extension the existing caravan park- OBJECT on grounds of landscape	
	character, visual impact, massing and being harmful to the special qualities of the AONB Proposed Cllr G Moody Seconded Cllr A Ross Resolved 3 votes FOR 1 Vote AGAINST	
c.	WD/D/15/001131-The Rookery Church Street-Refurbishment of the Coach House-No Objection Proposed Cllr M Evans Seconded Cllr A Ross Resolved	
d.	WD/D/15/002332-Field East Of Burton Bradstock-Erect temporary sculptural- No Objection Proposed Cllr Moody Seconded Cllr M Evans Resolved	
e.	WD/D/15/002305-1 Norburton-Demolish existing conservatory to west elevation-OBJECT on grounds of over development of the site, the detrimental effect on the lower part of Norburton, inappropriately close to neighbouring property and the effect of removing another reasonably priced accommodation from the village, Cllr Moody will prepare a comment for circulation to all electronically for the Clerk to submit using the Newly adopted local plan policies it contravenes. Proposed Cllr Moody Seconded Cllr A Ross Resolved	GRM
f.	To consider the Essendon Appeal and any further comments by 19 th Nov- Cllr Moody commented that the facts in the statement made by the applicant are incorrect and regarding the bus route and the accident record on the Coast Road. Cllr Moody will prepare a comment based on this report and any new evidence to be submitted by 19 th November	GRM

- g. WD/D/15/002438-Land Adj Hive Beach Car Park- Variation of condition 3 of planning approval, to allow an extension to the temporary planning consent- No Objections assuming this is the 3 year consent Proposed Cllr D Batten Seconded Cllr G Moody Resolved
- h. WD/CA/15/00338- Lilac Cottage 68 High Street- reduce height of pittosporium- No objections
 Proposed Cllr G Moody Seconded Cllr D Batten Resolved
- i. WD/CA/15/00342- Darby House-Fell 1 Silver birch& re-pollard 1 Willow-No Objection assuming that a suitable native species is to replace it.
 Proposed Cllr D Batten Seconded Cllr G Moody Resolved

2015/11-9 Finance & General Purposes

To receive the Finance Report and approve payments (MH)
 Items 1-7 of report

Proposed Cllr G R Moody Seconded Cllr D Batten Resolved

b. To consider the Budget report and Precept request from F & GP
The budget had been considered and recommended by F & GP the precept is

The budget had been considered and recommended by F & GP the precept is proposed to stay the same at £22690, this is collected in the Council Tax by WDDC and paid to the PC in April and September.

Proposed Cllr G R Moody Seconded Cllr D Batten Resolved

c. To consider a report of the village repairs and maintenance

The report from JL reported works to the Green on the Middle street and Shadrach and areas of edging to the Green, the Green opposite the Library including the plaques and seating these will be dealt with as part of the proposals by GRM on village Greens and trees, The reading room requires external decorations and a window repair, this works will be considered in the Spring, The replacement of the rubber on the bars of the Jeep to be purchased ad repaired, Hedging trees were requested for the playing field hedge, it is hoped there will be a surplus from the woodland trees order placed by Corncrake Group. And finally the repair to the hand rail on the concrete bridge over the river at the bottom of Church Road, this is to be re reported to RoW Proposed Cllr D Venn Seconded Cllr D Dixon Resolved

d. To consider the list of proposed works for volunteers and JL/RME The volunteer list was approved, it was also noted that a thank you from the Parish Council should be arranged by way of a social evening Cllr Batten to organize.

Proposed Cllr D Batten Seconded Cllr A Ross Resolved

e. To Consider the "Working Together Report" from DAPTC

The Working together report from DAPTC/DCC was circulated. Councillors had read the document and it was felt that anything that aids communication at all levels should be commended, as the Parishes are the eyes and ears of

DB

communities. It was also noted that a timely notification from the WDDC and

DCC would be appreciated. Clerk to comment

Proposed Cllr G Moody Seconded Cllr M Evans Resolved

2015/11-10 To consider the Presentation to set up a Community Land Trust

Cllr Moody explained that he along with Cllr Evans would produce a report on this item as a project for a future meeting. It is hoped a report from the CLT and Housing officer of the presentation would be forthcoming.

Proposed Cllr Moody Seconded Cllr M Evans Resolved

2015/11-11 To consider the Village Green Consultation

Cllr Moody had circulated a report of the proposals for the Village Green consultations on the future of the Trees, considering the possible replacement for the Sycamore and to consider removing the Lime Tree and planting of a 3rd tree. After much discussion it was agreed to carry out another survey of the Sycamore to get an idea of its life span at a cost of approx. £300 then re consider the future of the trees once the results are known

Proposed Cllr G Moody Seconded Cllr D Batten Resolved

The second part of the consultation was regarding the edging of the Green known as 5 Elms, Parking on the Shadrach side of the green has eroded the edge by 30-60 cm. Shadrach is a relatively busy thoroughfare and while it could be reinstated this would narrow the road significantly. The PC could install edge protection using kerb stones along the original or the current eroded edge, It was agreed to consult nearby residents

Proposed Cllr G Moody Seconded Cllr D Dixon Resolved

2015/11-12 To Consider Parking at Rosamond Court

Cllr Batten explained that the PC had received a letter from a resident regarding the parking issues at Rosamond Court. It was reported that residents of Rosamond Court are not always using their parking spaces and therefore some of the other home owners are not able to park. The Council is not in the position to be able to tell people where they should park their cars unless it is causing a health and safety issue. It was agreed that no action is required

Proposed Cllr D Batten Seconded Cllr M Evans Resolved

2015/11-13 Items for report in the BVN/Website (All)

The Clerk will report on the vacant allotments, vacancies within the Parish Council and that the Play area group has been set up and looking for volunteers.

At the December meeting Cllr Batten will organize the drinks and the Clerk would provide the mince pies, Cllr Venn will Chair the December meeting

Items for information:

2015/11-14 Correspondence items received for information (MH)

Cllr Batten reported that he had been looking to order the Christmas tree for the village and they have gone up in price this year and will be around £100.

Proposed Cllr D Batten Seconded Cllr G Moody Resolved

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GRM/ME

GRM

Clerk

Clerk

DB

2015/11-15 Parishioners' open comments (15 minutes maximum allowed)

Mr Broomhead thanked the Parish Council for the Christmas Tree for the village and explained that £211 has been spent on new lights. He also expressed concern about the lime tree as it does drip. Mr Broomhead commented on the way that Wester Power have cut the trees on 5 Elms Green and have totally ruined the shape of the tree. The Clerk will contact Western Power to ask why the PC were not consulted.

Clerk

Mr Broomhead also reported that there is a small amount of money donated to the PC for the updating of the Plaques on the Green.

Mr Broomhead asked the PC what happened with the Drain and the barriers as he was one of those who fell over and asked when they would be removed. The PC explained that it was decided not to remove the barriers but to repaint them silver as they are preventing cyclists from racing down the Drain. Mr Broomhead expressed his concern and said there will be many more who complain about this issue.

B James commented on the vacancies on the Council and asked if people can be honorary members of the Council and not attend meetings, it was explained that this is not possible but the Council welcomes new members who can attend the 11 meetings a year.

P Tomkins thanked Cllr Dixon for his efforts at the Garage/Shop regarding parking. P Tompkins suggested speaking to owner of the Car Garage as reversing onto the highway is very dangerous.

The Council was asked what highways works are being carried out as there is a sign opposite the Anchor; the Council has not been informed of any works.

The Council was asked if there is a first responder in the village, the Council are not aware but training will be offered once the defibrillator has been purchased.

Cllr Evans announced that Cllr Venn will be Chairing the December meeting

The PC meeting closed for a closed and confidential session to consider staff salaries.

The Closed and Confidential session considered the Clerk appraisal and salary the recommendations from the appraisal were approved by full Council Proposed Cllr M Evans Seconded Cllr D Dixon Resolved

Meeting closed 9.30pm	
Chairman Cllr D Venn	 2 nd December 2015