

MINUTES OF THE BERE REGIS PARISH COUNCIL MEETING HELD ON THURSDAY 11th DECEMBER 2014 AT THE DRAX HALL, NORTH STREET, BERE REGIS COMMENCING 7PM

Present: Cllrs S Munnings, R Pitcher, T Bennett, T Bates, P Wharf, B Benjafield and L Fairhurst

Chair: Cllr I Ventham

Clerk: Mrs A Crocker

Also present: 2 members of the public and Colin Eversden, DCC Project Manager for the New School

The Chairman introduced Colin and invited him to bring members up to date on the current position regarding the new school and access road. The planning documents for the school are now available on Dorset4You. The planning approval is in place and the design is virtually completed in terms of the tender drawings and should go out to the contractor before Christmas, with a contract sum to be in place by the end of January. Hand in hand with the school is the design of the connecting road. This has proved to be quite difficult. There are now some options regarding the designs for the main junction with Southbrook. Together with this, there is the common land exchange. A formal application has been submitted to the Planning Inspectorate and this is now in consultation until the 19th December. During the formal phase of the consultation, some queries have come back – one from the Purbeck Open Spaces Society and one from Natural England. A decision should be received by the end of February/March. Vitacress have asked for some background information assuring them that any work carried out regarding either the school or the access road will not impact on their business and will not affect the spring water from the boreholes they use. The County Council would be looking to start on site for the access road in April with a view to starting on the school site itself in May, with a completion date of March 2016.

The critical work thereafter is the construction of the new access drive over Souls Moor, and the alterations to the junction layout at Southbrook, so that construction vehicles can gain access to the school site itself, in order to start work in late spring/early summer. Junction improvements are required to enable access to the new works, but negotiations to buy some land on the North side of the Southbrook junction are not straightforward and could affect the project implementation. Therefore an alternative junction layout has been proposed to reduce the amount of land purchase required and to provide immediate construction access. Unfortunately, this means removing the much-loved lime tree that sits in the middle of the road, so that construction can follow the alignment of the existing Southbrook Road. DCC would be willing to replace the tree with a similar tree on parish council land. The type of tree would be up to the Parish Council to decide upon and the County Council would be prepared to cover the cost of moving the tree or providing a replacement. DCC would still need to get planning approval. The tree does not carry a TPO. Leaving the tree in place puts the time table for the school in jeopardy.

Cllr Munnings said he would be happy for it to be replaced with something semi mature. Cllr Bates agreed that it would have to be replaced with a tree of reasonable size and not a whip. Cllr Wharf said that it is sad and we would like to keep the tree but if it means the tree or the school, then the tree must go.

Cllr Ventham asked if it would be possible to have a formal survey of the tree to see if it would be possible to lift it. Cllr Pitcher would be happier if a tree could be put in a similar position. Colin felt that the most appropriate place would be on Parish Council land in the area of the existing other lime tree.

Cllr Ventham asked if it would be possible to plant a tree closer to the junction of Southbrook with the new school access road.

Cllr Ventham suggested 2 conditions:

1. A formal survey is carried out on the tree to see if it can be moved.
2. If the survey proves negative, DCC agree to provide another tree of our choice and plant it on parish council land.

A vote was taken on removing the tree subject to the above 2 conditions with the fall-back that it will be replanted/replaced as close to the junction as possible or on parish council land. It is noted that this is being done with great reluctance.

In favour – 8

Colin reminded members that this will also be subject to planning approval but was not sure if it would be a new application or a variation on the existing one.

Cllr Wharf is still following up the ownership of the small parcel of land, believed to be owned by Aster.

14.114 Public Participation

14.114.1 Moira Phipps informed members that, whilst taking a friend's dog out, it was attacked by 2 pit bull terriers and a Labrador a few weeks ago. She would like something put in the parish magazine asking people to keep their dogs under control whilst out walking.

14.114.2 The drain on the corner of Butt Lane and Back Lane is blocked. Cllr Wharf has reported this on DorsetforYou.

14.114.3 Cllr Bates, behalf of Pat Chesney, highlighted the chippings left from the hedge cutting to the west of the village. Although an excellent job was done on the hedge, the path running alongside was left in a poor state, covered with large pieces of trimmings from the hedge. A dog had been left with splinters in its paws after walking along this section and it was noted that this is a cycleway. Leaving the path in this state could cause problems for cyclists.

14.115 To receive apologies for absence

Apologies had been received from Cllrs B Benjafield.

14.116 To confirm the minutes of the meeting held on 13th November 2014

A copy of the minutes had been given to all members prior to the start of the meeting. Cllr Pitcher proposed them to be a true and accurate representation of the meeting. This was seconded by Cllr Griffin and agreed unanimously. The minutes were signed by the Chairman in the presence of the meeting.

14.117 Matters arising from the minutes not covered by the agenda – for report only

- Cost of 101 calls – Following a query raised at the November meeting, the Clerk took this up with the PCC and was told that the 101 facility is a national number and therefore there is no cost element to the Police Force. Calls to 101 (from both landlines and mobile networks) cost 15p regardless of the time of day or the duration of the call. Non-urgent matters can be reported via the Police website and this will be free of charge.
- Viking 101 – Cllr Wharf is pursuing this.
- Souls Moor - A third contractor is needed to quote for the Souls Moor path upgrade. Cllr Bennett will provide contact details. *Post meeting note; this has now been done and the specifications sent to the contractor.*
- Zip wire ramps – Despite the Lengthsman spending some time on cleaning them, they are still quite slippery. Grip strips or the equivalent need to be looked at. *Post meeting note: Cllr Bennett has provided details for possible materials. These have been passed to the Lengthsman for following up with a view to purchasing something suitable.*

- Bere Stream Bridges - DCC have carried out some repair works to the Shitterton Bridge but have done nothing to alleviate the slip hazard. In addition, it has since been discovered that the Souls Moor Bridge was also adopted by DCC under the path creation order in April 2013. As this is also quite slippery when wet, the Clerk will continue to chase Rights of Way and try to get something done about both bridges.

ACTION: CLERK

- Winter Maintenance Plan – The old plan needs updating so everyone knows which areas they are responsible for should we have any snow this year.

ACTION: CLLR GRIFFIN

- Community Speed Watch - No-one has come forward following the request for volunteers in the last Parish Magazine. Cllr Bates’ details have been submitted for the DBS check. In the meantime, another date for the trained group to attend the site is to be organised.

ACTION: CLERK

14.118 To receive declarations of interest in accordance with S94 of the LGA 1972 and confirm any dispensations requested

A standing declaration of interest is held for Cllr Griffin in respect of any item relating to Dorset County Council as he is an employee of the authority. No other interests were declared and no requests for dispensations had been received.

14.119 To receive the County and District Councillor’s report

14.119.1 County Report

The Leader of the Council has stepped down as he has been charged with a criminal offense under the Localism Act.

At his surgery in Wool, Cllr Wharf reported that the Police had attended and talked about restorative justice. Perhaps this is something we could look at in Bere Regis.

DWP is currently about £2mill off its budget. The market for waste removal has changed now costs more than had originally been budgeted for.

14.119.2 District Report

The Shooting School planning application has gone to Judicial Review. It looks as though it will take at least a year to resolve.

Purbeck Partial Review – The report states that there is a need for 201 houses per year over the next 20 years in the Purbecks, as opposed to the 120 included in the original plan. The District Council is now reviewing how the figure was arrived at and trying to counter the figures.

Navitus Bay – The District Council is putting in the bid for compensation. It is unknown how this would be shared around but the figure would be in the region of £200m.

14.120 Key topics

14.120.1 Neighbourhood Plan progress update

The Steering Group and representatives from PDC met on Monday and discussed the questionnaire results. All members have received the summary of the responses. We received a 25% return and, with the exception of the question on the settlement boundary, the answers to the questions were much as anticipated. It is suggested that early in the New Year, we send out a general response to cover the statistical responses, and as many of the comments as possible. All the comments, verbatim, will be put on the web site at that time – grouped into topics and anonymised. There were about 5 people who wrote in detail about specific issues. The

Clerk and Cllr Ventham will work on responses to those people. In the meantime, a holding letter will be sent to them and a more detailed response with the general letter in the New Year.

Where does this leave us? Uniquely in Bere Regis, we only have one landowner who owns almost all the land that we can put any development on. We want a certain number of houses; we know the Drax Estate would like more. Meanwhile, there are a number of pressures on the landowner/developer regarding affordable housing, the cost of a SANG to be funded in perpetuity, CIL, and to bear some of the cost of the commercial site. The present 48 houses would possibly not provide him with sufficient money to do all of this. We have now been told that we cannot move on the Neighbourhood Plan until we have an “in principle” agreement from the landowner. Cllr Fairhurst suggested and land declared in the SHLAA, represents an “in principle” agreement. Cllr Ventham proposed that the steering group meet up again to consider our options and report back in January. Cllr Munnings had suggested looking at negotiating with the Drax Estate regarding any 10 house developments and seeing if they would then work with us on the Back Lane site. Cllr Wharf felt that the SHLAA is not an “in principle” agreement; it is a proposal from the landowner. He suggested getting the District Valuer to have a look and see what the land values could be worth. Cllr Munnings reported that the new rulings regarding the 10 house or fewer sites are temporary and the Drax Estate would probably be keen to move quickly on them.

A lot of people who responded to the questionnaire raised the issue of the old school site being used for development. There is still some question as to who owns the site but we need to take this area more seriously and will include a response in the general letter.

Concern over the traffic on West Street came out very strongly in the questionnaire. Although it has nothing to do with the Neighbourhood Plan, it does impact on Plan. We need to pick this up again as a matter of urgency. We had looked at this in early 2013 but had got nowhere with Highways. We will start to build up a dossier of photographs. Cllr Griffin will take this on board. Cllr Wharf will see the officers and bring some feedback to the Parish Council. Cllr Fairhurst asked for the question of chicanes to be raised with the officer. In the meantime, we need gather evidence. Another approach should be made to DCC using the consultation evidence form the recent survey.

ACTION: CLLRS GRIFFIN/WHARF/CLERK

14.120.2 Household Recycling Centres

The Clerk asked all members to complete the on-line consultation in respect of the HRCs. Dorset Waste Partnership are looking for areas in which to save money and they have produced a number of options which include; closing the centres for 2 or 3 days a week; making a charge for all non-household rubbish e.g. tins of paint, tyres, etc.; closing one or more of the centres completely; charging for using centres not in your parish. It is important that these sites do not close and no charges are put on them as this will only lead to increased fly tipping. To respond go to www.dorsetforyou.com/hrc.

14.120.3 School Site – flood mitigation work

In designing the drainage system for the proposed access driveway the DCC Highways Engineer has identified a need to provide a small flood compensation area adjacent to the Bere Stream in order to satisfy the Environment Agency’s guidelines. Members were shown a sketch of the proposal and no objections were raised. The Clerk will respond to DCC accordingly.

ACTION: CLERK

14.121 Finance

14.121.1 To approve the monthly expenditure

Each year the Parish Council gives an honorarium of £25 each to Peter Larder and Peter White as a token for the work they do all year round in picking up litter around the village. This is paid in cash via the Clerk who then claims it back as an expense via the wages cheque. Members agreed that this should be paid again this year in the usual way.

The following payments had been requested:

Leisure Controls Int Ltd	NP questionnaire postage	1670	357.86
Anvil Ground Maintenance	Souls Moor work – September	1671	915.60
I Ventham	November lunch club	1672	102.25
Pop In Place	Grant towards t-shirts	1673	200.00
D Fairhurst	NeighbourCar mileage – Oct 2014	1674	37.35
Anvil Ground Maintenance	Souls Moor work – October	1675	162.00
DCC Pension Fund	December contribution	1676	179.29
Mrs A Crocker	December wages + expenses	1677	808.52
HMRC	December contributions	1678	128.08
Nesbitts	Cutlery re Lunch Club	1679	123.51
A King	Lengthsman – November 2014	1680	1274.97
P Saywell	NeighbourCar mileage 4/10 -29/11/14	1681	165.15
M Saywell	NeighbourCar mileage 1/10-27/11/14	1682	164.70
BR Scout Group	Cost of band for Remembrance Day	1683	115.00

The total amount payable from the Precept is £4,734.28.

It was proposed by Cllr Fairhurst, seconded by Cllr Munnings and agreed unanimously that the payments are made. The cheques were signed by two councillors in the presence of the meeting.

14.121.2 To confirm the reconciliation of accounts

A copy had been issued to all members prior to the start of the meeting. There were no comments made or queries raised.

14.121.3 To review the position against budget

A copy had been issued to all members prior to the start of the meeting. There were no comments made or queries raised.

14.121.4 To confirm the Precept for the year 2015/16

A copy of the proposed Precept had been issued to all members prior to the start of the meeting. It was noted that, following the meeting of the Finance Working Party, the job of Cemetery grass cutting would be combined with the Lengthsman's duties, enabling a slight saving on the current year. In addition, £10,000 of the money that had been built up in reserves over the past few years would be drawn upon, to offset the budgeted costs. This would enable us to look at a precept of £43,500, an increase of 4.82% as opposed to the 26.8% increase imposed last year. Cllr Bates proposed that this Precept is accepted. This was seconded by Cllr House and agreed unanimously. The Clerk will report this to PDC in the New Year.

ACTION: CLERK

14.121.4 To confirm the asset register

The latest asset register had been issued to all members prior to the start of the meeting. Members were asked to review the register and, if they felt something had been omitted or included in error, they should contact the Clerk.

14.122 Planning & Housing

14.122.1 To consider planning applications

No planning applications had been submitted

14.122.2 To consider tree work applications

TWA/2014/0220 – Turberville Court – T1 & T2 Lilac & conifer - fell

TWA/2014/0210 – 18 Shitterton: G1 group of conifers – reduce by 2-3m & trim sides

The PWP recommended no objections to any of the tree works.

It was proposed by Cllr Pitcher, seconded by Cllr House and agreed unanimously that the recommendations of the PWP are accepted.

14.123 Environment & Facilities

14.123.1 Lengthsman's Contract

A copy of the amended job description had been issued to all members prior to the meeting. It is proposed that the hours are increased from 20 per week to 26 to allow for the additional work at the cemetery and the hourly rate would be £15. It is proposed that the vacancy will be advertised locally in the Parish Magazine, Facebook, and notice boards. Cllr Pitcher proposed that we go ahead with advertising the vacancy. This was seconded by Cllr Bates and agreed unanimously. *Post meeting note; Since agreeing this, and after further consideration, the advert for the vacancy will read "The post will be for 26 hours per week. The remuneration will be negotiable from £12 per hour, inclusive of all expenses, fuel, mileage, etc. You would be expected to provide your own materials and equipment, with the exception of materials for specific jobs."*

The closing date for expressions of interest will be the 31st January and the revised contract will be reviewed by the Parish Council at the January 2015 meeting.

ACTION: CLERK

14.123.2 Open Spaces update

The third quotation for the Souls Moor path upgrade will be contacted.

The slide will be put in on the 19th December.

14.123.3 To consider Souls Moor & Shitterton Bridges work

This had already been discussed under 14.117.

14.123.4 Defects

- Hedge clippings – It is understood that the work was carried out by a local farmer's contractor. Efforts will be made to find out who owns the field but, in the meantime, the Lengthsman will be asked to blow the path. This is a cycleway and footpath.

14.124 Police, Traffic and Roads

14.124.2 Winter Maintenance Plan

Discussed under 14.117.

14.125 Community Liaison

14.125.1 NeighbourCar Scheme

More drivers are still needed, especially from Winterborne Kingston as the number of clients from this village is on the increase. Cllr House will advertise in Red Post magazine.

ACTION: CLLR HOUSE

14.125.2 Salt & Pepper Lunch Club

Cllr House asked if it would be possible to thank Elaine Standfield for the providing the table decorations each month when the parish magazine article is written.

14.125.3 Monthly Surgery with Cllr Wharf

A new rota will be drawn up and sent out. Parish Councillors will be required to attend once a month at Turberville Court 9.30am – 10am. If they are unable to attend, the onus will be upon them to find another councillor to take their place.

14.126 Children & Youth

14.126.1 Banter Group update

Nothing to report.

14.127 Correspondence received since the agenda was set and meetings attended

A list of all correspondence received since the last meeting had been issued to members prior to the start of the meeting. There was nothing further to add.

14.128 Public Relations

- School briefing information from Colin Eversden
- Possible loss of the tree
- Dogs under control
- 101 costs
- Neighbourhood Plan
- Invite responses to the Lengthsman's job request.

14.129 Items for the January meeting

Members are reminded to send information to the Clerk before the 31st December for any item to be included on the agenda.

There being no further business, the meeting closed 20:49pm