

**MINUTES OF THE BERE REGIS PARISH COUNCIL MEETING HELD ON THURSDAY 12<sup>TH</sup> JANUARY 2017 AT THE DRAX HALL, NORTH STREET, BERE REGIS, COMMENCING 7PM**

**Present:** Cllrs D Bishop, S Munnings, B House, A Watkins, T Bates, R Pitcher, B Benjafield, P Wharf, L Fairhurst

**Chair:** Cllr I Ventham

**Clerk:** Mrs A Crocker

**Also present:** Members of the Community Hall Working Party, 5 members of the public

Congratulations were extended to the School for opening on the right date and within budget. The school will hold a formal opening on the 10/11<sup>th</sup> March, to which villagers will be welcomed and will have the opportunity to look around the new buildings.

Congratulations are also extended to Cllr Tom Bennett and his new baby, born today.

The Chair welcomed the Community Hall Working Party to the meeting and invited them to give a presentation on their findings.

Mike Gee and the team gave a brief presentation, covering the history of the group and its terms of reference, leading up to their conclusions covering possible locations, size, and need. Mike Gee summed up saying that Group hoped the Parish Council would note the findings and conclusions of the report and confirm its support for the new community hall. They suggested that the Parish Council consult on the possible locations for the hall as part of the consultation on the next stage of the Neighbourhood Plan in the spring. They also recommended that a new working group is set up to look at the second stage of the process – to investigate funding sources, look further at the feasibility of the preferred sites and prepare a project delivery plan.

Cllr Ventham thanked Mike Gee for the work he has done to date and congratulations were extended to his working group for all the work they have done over the last months. The date for the Parish Forum is set for Saturday March 25<sup>th</sup> at the Scout Hut. The full report will be posted on the Parish Council web site.

Chris Maunder commented on the work towards a new hall that he and the Parish Council had done about 10 years ago. He gave a brief outline of the history of the Drax Hall.

Cllr Bishop asked about the minimum hall size of 16 x 8m and if this included a stage. Costings had not been worked out in detail and the possible need for a hall large enough to accommodate a badminton court will need to be looked at in more detail. Cllr Ventham reported that, during the visits to other halls, it was noticeable that most of the halls are set up with a great deal of flexibility in the design to accommodate whatever was popular at the moment, such as Zumba, yoga, etc. which may not be in vogue in 10 years' time. The easier part of the task will be raising the capital sum to build such a hall, the difficulty will be in generating sufficient revenue when it is up and running.

Cllr Benjafield reminded members that the preferred site is very near to the new school which has a hall which could, in the future, be hired out for sports. The new hall should not be set up to compete with them.

Cllr Munnings suggested that, as there is such a large amount of information within the report, it would more appropriate for councillors to have a separate meeting purely to discuss this in detail as it would not be possible to make an informed decision this evening.

Cllr Bishop asked, should we go ahead, what would the seed funding be? Cllr Ventham said that a sum of £5,000 has been included in the Precept for the coming year to cover such costs.

19:38 Cllr Fairhurst arrived.

Mike Gee thanked his group for the work and time they have put into the getting the report to its current position.

### **16.122 Public Participation**

Chris Maunder drew councillors' attention to the CCG consultation currently underway. He asked members of the council to ensure they complete the questionnaire. Hard copies of the survey are available from the Post Office and the Surgery.

Rev. Charles Masheder had asked if it would be possible to have signs showing people where the central car park is and, perhaps, signs saying 'Visitors welcome, please use the car park'. Cllr Watkins will look at car park signage around the village and report back.

The owner of 2 Otford, Old Chalk Pit, Rye Hill spoke regarding his planning application to erect a garage and garden store. He is building it to house a camper van. He has spoken to the neighbours and is not aware of any objections.

### **16.123 To receive apologies for absence**

Apologies had been received from Cllr T Bennett (family).

### **16.124 To confirm the minutes of the meeting held on the 8<sup>th</sup> December 2016**

A copy of the minutes had been issued to all members prior to the start of the meeting. Cllr Fairhurst proposed them to be a true and accurate representation of the meeting. This was seconded by Cllr Bishop and agreed unanimously. The Chair signed the minutes in the presence of the meeting.

### **16.125 Matters arising from those minutes, not covered by this agenda**

Nature Reserve pond – The Lengthsman has this on his job sheet and it should be dug within the next two weeks.

New school – The formal opening will take place on the 9<sup>th</sup> and 10<sup>th</sup> of March.

Cllr Ventham has spoken to Jayne George and she is happy to lead the new hall fund raising group.

### **16.126 To receive declarations of interest and confirm any dispensations received**

No interests were declared and no requests for dispensations had been received.

Cllr Wharf arrived 20:38

### **16.127 To receive the County & District Councillor's Report**

The independent review of the Partial Review process by the Planning Advisory Service is producing some interesting information and they have set out some guidelines on how PDC might review the SHMASS. There is likely to be a recommendation for there not to be another consultation in the same format as before but there will be a series of forums around the area. The idea is to get parishes to convene the meetings to review the figures. This is still in the very early stages of consideration.

Calendars – 212 have now been sold and £600 was passed to the Clerk to repay the loan. The calendars have made a profit of £460 which Cllr Wharf will make up to £500 before passing to a local charity.

Local government reorganisation – All the 9 councils will vote this month. Assuming it does go forward, there will be a shadow board at county. Cllr Wharf advised that, before the changeover to unitary starts getting underway, parishes need to decide what activities they want to take over and what revenue they will need to do it. They will also need to decide whether they need to speak to surrounding parishes and work as a group to keep costs down. He suggested the Parish Council might like to set up a work shop to decide the activities it could take on and the money needed and have a picture of which other parishes we need to work with. This will be an agenda item on the February meeting.

School Crossing Patrol – The County Council have taken back the responsibility and cost of looking after this role.

## 16.128 Key Topics

### 16.128.1 Neighbourhood Plan Update

We have now received a letter of intent from the Drax Estate. This means we can proceed with the Plan and we will aim to finish it within a year. This will slightly strengthen our position regarding the Purbeck Partial Review. The number of houses has been increased to around 100, with the inclusion of around 25 on the old school site. A meeting took place on the 13<sup>th</sup> December which had originally been set up to consider the plan for the old school site but the agents, Savills, had drawn up plans which included the adjacent site of the bonfire field. At the time, councillors refused to discuss this and the meeting was curtailed. However, this does not mean the Parish Council would necessarily reject that site. Letters of complaint regarding how the approach was made have been sent to DCC and PDC. A meeting has been set up with PDC for Monday 16<sup>th</sup> January.

Regarding the White Lovington site, the owner's representative and developer attended a meeting with the Steering Group to show a proposal for the site. Part of the site not scheduled for housing is within the 400m heathland exclusion zone, and the landowner would like this to be used for a care home in to maximise the return on the land. The Parish Council was not in favour of such a scheme and would, ideally, like the land to be handed over, possibly as Common Land for public access.

Cllr Benjafield asked if the access road would connect to the existing White Lovington Road. Three of the proposed dwellings would but the remaining 9 would have a new access route opposite the old school entrance.

### 16.128.2 To consider the update on the Community Hall Report

The date for a meeting to discuss this will be set for Tuesday 24<sup>th</sup> January. Venue to be confirmed. *Post meeting note: The meeting will take place at Cllr Ventham's and commence at 6.30pm.*

## 16.129 Finance

### 16.129.1 To approve monthly expenditure

The following payments had been requested:

Gascoyne Holdings Ltd	Christmas trees	BACS170	725.04
Mrs A Crocker	January wages + expenses	BACS175	744.98
HMRC	January PAYE & NIC	BACS176	92.96
DC Pension Fund	January contribution	BACS177	182.39

Total to be paid from the Precept **£1,745.37**

Lunch Club & NeighbourCar (Both these schemes are self-funding with no costs coming from the Precept)

Sam Munnings	December Lunch Club	BACS171	76.62
I Ventham	December Lunch Club	BACS172	91.72
M Saywell	November NeighbourCar	BACS173	104.85
P Saywell	November NeighbourCar	BACS174	6.30
Drax Arms	December Lunch Club	BACS175	240.00
D Fairhurst	December NeighbourCar	BACS178	40.05
M Saywell	December NeighbourCar	BACS179	95.85

Total to be paid from the schemes' funds **£655.39**

All payments to be paid by BACS transfer. Cllr Bishop proposed the payments are made. This was seconded by Cllr Munnings and agreed unanimously.

16.129.2 To confirm reconciliation of accounts

A copy of the report had been issued to all members prior to the start of the meeting. No questions were raised and no comments made.

16.129.3 To Review position against budget

A copy of the report had been issued to all members prior to the start of the meeting. No questions were raised and no comments made.

16.129.4 To consider the grant request received from the Citizens Advice Bureau

A request for funding had been received from the Purbeck CAB. It was reported that, over the last four quarters, 62 clients from the Bere Regis ward raised 167 issues with the Purbeck Citizens Advice. Cllr Ventham asked if it would be possible for them to set up an outreach in the village. Would it also be possible to see a set of accounts and, possibly, to have a guide as to what an appropriate donation would be to deal with Bere Regis clients.

**ACTION: CLERK**

**16.130 Planning & Housing**

16.130.1 To consider planning applications:

**6/2016/0736** 2 Otford, Old Chalk Pit – erect garage/garden store

**6/2016/0762** Merrydown, Shitterton – pitched slate roof & wooden doors on a 1950s garage – replacing flat roof

The planning working party recommended no objection to both applications. All members agreed with the recommendation.

**16.131 Environment & Facilities**

16.131.1 To consider the continued supply of Christmas trees for 2017

The Clerk reported that all of the 63 4’ trees ordered had been sold and, this combined with the VAT recoverable, meant the full cost had been covered. Should members so wish, we are able to donate the tree for the Drax Hall. It was unanimously agreed that the tree would be donated to the Drax Hall and we would continue to source the Christmas trees for 2017. The Clerk will liaise with Cllr Benjafield to draw up the fliers for the 2017 trees.

16.131.2 To consider the purchase of a dog bin for locating on the new path by the school

There have been several e-mails suggesting that a dog bin is purchased and positioned at the end of the new path, that runs alongside the nature reserve to the new school as people are leaving dog waste bags along the path. The Clerk pointed out that there are already bins positioned by the school access road entrance to Southbrook, at the end of the path leading to Elder Road and at the Shitterton end of the path. It was likely that DWP would not be willing to empty another bin and, when the school is not open, the gate at the

Southbrook end is locked, so a collection lorry would not be able to access a new bin. It was agreed that the Clerk will check with DWP to see, if we were to install a new rubbish bin by the school, would it be emptied.

**ACTION: CLERK**

As several of the parents walk to school with their children and often walk the dog at the same time, it was suggested that the Lengthsman is asked to install a rail with hooks on outside the gate to the school. Parents would then have somewhere to tie their dog, should they wish to do so. The Clerk will speak to the Lengthsman.

**ACTION: CLERK**

16.131.3 To consider anti-slip strips on the new boardwalk

The path is listed on the Definitive Map and is, therefore, the responsibility of Dorset County Rights of Way. The Clerk will check with Rights of Way to see if they will carry out the work or if they would prefer the Parish Council to do the work and invoice them accordingly.

**ACTION: CLERK**

16.131.4 To consider naming the bridges across the Bere Stream

It was noted that Souls Bridge is already named and has a plaque attached to it. The Environment Group will look the naming of the other bridge and the boardwalks.

**ACTION: CLLRS PITCHER, BATES & BENNETT**

16.131.5 New public notice boards

Cllr Ventham reported that he is still holding the notice boards made by Mr Steggals. The Lengthsman will be reminded that he is to put these up.

**ACTION: CLERK**

Cllr Benjafield reported that he now has the amended artwork for the Souls Moor information boards and they are ready to be installed. Cllr Bates will replace the existing boards as soon as the new ones are received.

**ACTION: CLLRS BENJAFIELD & BATES**

16.131.6 Defects

- Poole Hill roundabout – the recently installed green cabinet is blocking the MOD sign. However, an e-mail has been received from the MOD requesting the existing restriction regarding the times their vehicles are permitted to travel along the C6 is lifted, now that the school has moved. It was noted that there are still 25 children walking along Rye Hill and using the crossing to get to school. We will consult with the school before making any decision and suggest to the MOD that the status quo is maintained for at least the first term.

**ACTION: CLERK**

- Board walk repairs. The Clerk will be meeting with Colin Eversden to review a list of issues relating to the work carried out around the new school site. The board walk is on the list. In addition, the step on the North side of the bridge also needs to be addressed. It was noted that the steep drop around the ‘no-man’s land’ at the new school entrance, is possibly a safety hazard. Apart from the safety issue, there also exists the ownership issue. Who is going to look after this section of land? The thick hedge alongside the nature reserve is on the school side of the old original fence – who is going to look after this hedge?

- It has been pointed out by a concerned resident that the April Cottage hedge makes it difficult to see what vehicles are coming down Rye Hill if you wish to turn right into Southbrook. It is noted that the hedge is always well maintained and, although it impedes visibility to a certain extent, the result is that any vehicle heading south and wishing to turn into Southbrook must slow down before doing so.

**16.132 Police, Traffic and Roads**

16.132.1 Potential traffic & parking issues Elder Road & Manor Farm Road following new school opening

Despite concerns, the first days of the new school opening were very quiet and all fears regarding traffic issues proved to be unfounded. The system seems to be working very well. The only problem was that some cars were travelling a little quickly through the Elder Road pinch point. Possibly, some white lines around the junction of Manor Farm Road may help to keep sight lines clear for traffic. It was suggested that a request is submitted for a 20mph or a ‘Reduce your speed’ sign in Elder Road. The Clerk informed members that a speed reduction is unlikely in Elder Road due to Highways budget constraints, but a sign may be possible. A request will be submitted to Highways.

**ACTION: CLERK**

**16.133 Community Liaison**

16.133.1 Disabled access audit update

A copy of the schedule prepared by Cllr Watkins had been issued to all members prior to the start of the meeting. It was noted that many of the village businesses are not DDA compliant but there is nothing the Parish Council can do except encourage compliance and the buildings are of an age and design that do not lend themselves to being upgraded. It was agreed that a copy of the results would be sent to Alison Bennett.

16.133.2 NeighbourCar Scheme

**ACTION: CLERK**

Nothing to report.

16.133.3 Salt & Pepper Club

Continues to be successful.

**16.134 Children & Youth**

Nothing to report.

**16.135 Correspondence received since the agenda was set**

Nothing to report.

**16.136 Public Relations**

- Village forum
- CCG Consultation
- Hall report and recommendations
- Christmas trees
- Congratulations on the school opening/traffic

**16.137 Items for the February meeting**

Members are reminded to pass any items to the Clerk for inclusion in the February agenda by the 31<sup>st</sup> January.

There being no further business, the meeting closed at 9.15p.m.