



Minutes of the Parish Council monthly meeting held on Monday 5 February 2018 at 7:30pm in West Lulworth village hall.

Councillors present: Mr J Davey (Chairman), Mr N Miller, (Vice Chairman), Mr E de Chazal, Mr G Dale, Ms S Jackson, Mr P Maguire, Ms C Matthews

In attendance: County Councillor C Brooks
District Councillor B Quinn
Miss E Blake (Clerk)
Mr A Bird
4 members of the public

Apologies

17/18/159

Apologies were received from Councillor Neal.

Declarations of Interest

17/18/160

Councillors Davey and Maguire declared an interest in Estate matters, due to employment. All Councillors had declared an interest in precept setting and dispensation was given.

Public Questions and Discussions Period

17/18/161

a) Mr Norman Taylor spoke about the planning application for the old school site. He wanted to make sure that the drainage was adequate for the addition of eight more homes as there is a history of flooding at the site. Councillor (Cllr) Davey pointed out that the Parish Council had brought up the issue of drainage with the developer's representative and were assured that a drainage survey would be carried out.

b) Ms Felicity Redman queried whether a change of use should be submitted for Hambury Bottom as it was now being advertised as a holiday let. Consultant planning officer, Mr Anthony Bird, clarified that ordinarily if you let out your property there is no change of use required (even if let on a corporate basis).

Minutes

17/18/162

The minutes from Monday 8 January 2018 were agreed as being an accurate representation of the meeting and were signed by the Chairman.

Matters Arising from The Minutes of Monday 8 January

17/18/163

There were no matters arising from the minutes of the last meeting.

Report from District Councillor Barry Quinn

17/18/164

a) District Councillor Quinn informed the meeting that the boundary review for the local government reorganisation had agreed there would be eighty-two councillors for a unitary authority.

b) The Local Plan Review consultation has started and there are several drop-in sessions being hosted throughout Purbeck.

c) Reporting back from a previous query about electric charging points at the new fuel station being developed at Sandford, Cllr Quinn stated that charging points had not been proposed for the site but they would now be considered.

Report from County Councillor Cherry Brooks

17/18/165

a) County Councillor Cherry Brooks informed the meeting that the hedge at the junction of Church Road and Main Road was scheduled for the undergrowth to be cleared. Cllr Matthews questioned whether the hedge would be removed as it was supposed to be a clear view fence. Cllr Brooks responded that Highways would have to assess whether visibility was such an issue that removal was necessary.

b) Highways are going out with testing equipment to Marley to check whether the suggestion from the Parish Council that the road surface needs to be replaced is correct.

c) Cllr Brooks offered to take back to County Council the query of who was responsible for repairing the wall at Moreys Close.

d) DCC had decided that the gate at the Cove is not their responsibility as the Parish Council had offered to lock it and open it. Cllr Davey questioned where the liability lies and Cllr Jackson suggested anyone who opened the gate outside of the regulated times should be held liable and keys removed from them.

Resolved that gate key holders are notified of their liability.

e) Double yellow lines at Durdle Door had initially been submitted as an experimental order and so temporary regulation orders are unable to be submitted for the extension. There is a meeting next week to show where they need to go and options are being looked into.

f) The first phase of the Dorset Care Record (DCR) is being rolled out in spring. The DCR is information held on various systems to allow joined up systems to create a more complete and up-to-date health record.

g) There is likely to be an increase in the precept, the Police precept amount has increased by 6%.

h) There is a consultation on the fourth century roman town house remains sited behind Dorchester County Hall. Comments can be given via the Dorset For You website.

i) A conference about fuel poverty is taking place at Wareham CAB on 23rd February.

j) New funding is available for landscaping enhancement from Perenco at Wytch Farm although it does not reach as far as West Lulworth. It is supported by the AONB team and interested parties should contact Alison Turnock, part time AONB Officer.

k) There will be some disruption across Purbeck due to a big maintenance project, for overhead power lines and towers, being carried out from Hamworthy to Dorset Innovation Park at Wool.

Planning Applications/ Updates on Previous Applications

17/18/166

6/2017/0513 An amended application for the old site of West Lulworth C of E Primary School, School Lane, West Lulworth, BH20 5SA was considered. Davey reiterated the original Parish Council concerns were the sewerage system being able to cope, surface water drainage as the playground used to flood and limited access parking up School Lane.

Cllr Jackson felt there was a high density of red brick that would detract from the surrounding area in comparison to the other buildings within School Lane.

Mr Bird gave clarification of the changes to the original application and stated that they were in response to comments made in the original application. Units 4 and 5 had reduced in height,

unit 5 had moved slightly from the rear boundary and the parking was clarified in that most of the properties now had a carport or parking space. The AONB officer had recommended consistency in the choice of materials which had resulted in the mass red brick design. Mr Bird felt that the site was not unsuitable for development as there is usually a technical answer to combat flooding issues.

Resolved that a response to the planning application be submitted detailing the concerns of sewerage, surface water drainage, parking, materials density and to keep pavement alongside the roadside.

Cllrs Brooks and Quinn and Mr Bird left the meeting at 8:30pm

Tree Works Applications / Updates on Previous Applications

17/18/167

There were no new tree works applications.

Finance

17/18/168

a) A donation request was received, from Lulworth & Winfrith Primary School, to assist with the provision of new library books. Comment was made that a contribution should be given by the Parish Council, but other contributors could also be approached.

Resolved that a grant of £250.00 be given with the offer to grant more if funding requests to other bodies proves unsuccessful.

b) A donation request from Life Education Wessex was considered.

Resolved that the donation request be denied.

c) A revised quotation for war memorial repairs had been received for estimated increased costs. Resolved that the increased costs be approved, up to £3000.00.

d) The parish precept for 2018/19 was confirmed at £17,994.00.

e) Resolved that the following were approved for payment, proposed by Cllr Whittle and seconded by Cllr Dale:

Staff wages (January)	£ 406.99
Stationery	£112.47
Website support (Jul to Dec)	£ 60.00
Library books for school	£250.00

f) The following receipts were noted:

Interest on playground account (January)	£ 0.18
Trail leaflets	£240.00

New Items for Discussion or Report

17/18/169

a) A questionnaire had been received by the Parish Council for a response to the latest Local Plan Review consultation; Cllr Jackson had attended the consultation launch event. A Second Homes Policy is being considered that would apply to new builds, not existing stock, and would not apply to holiday lets.

A suggestion has been made to allot 10% of development as social housing although this could affect the feasibility of the provision of the requisite 40% affordable housing.

250 floating homes are proposed in two of the three options in the questionnaire, it was felt that there could be no agreement to any option that has unspecified sites. There has been no mention of the off-siting of the affordable housing provision from any development in Wool, as was suggested in the previous consultation.

A drop-in session is due to take place at Wool on 24th February and it was suggested that Councillors could attend and plan a response to the consultation.

Resolved that the questionnaire be completed at the next Parish Council meeting.

b) The date for the annual meeting was set for Wednesday 21st March at 7pm and speakers were considered for attendance.

Resolved that possible speakers be contacted.

c) A response to the application to drill an offshore oil exploration/appraisal well located approximately 6km east-northeast of Studland was considered. DAPTC are worried that it may have an impact on the AONB designation and the marine protected sites.

Resolved that the Parish Council objects to the application.

d) There are no more Trail leaflets and updates are required before new ones can be printed.

Resolved that provision of trail leaflets is reconsidered in summer.

Ongoing Actions/ Updates from Previous Meetings

17/18/170

a) Updates on the hedge at Church Road/Main Road junction were discussed earlier in the meeting, during the County Councillors report.

b) A survey is required in order to get a valuation of the Moreys Close playground for transfer to the Parish Council. Aster Housing required the cost to be borne by the Parish Council and it was acknowledged that, as a charity, they have a duty to show they are getting the best value.

Resolved that the Parish Council will pay the cost of a surveyor.

Feedback from Meetings

17/18/171

a) Cllr Jackson had attended the affordable housing forum at PDC. a request was made that Parish Councils contact DAPTC and NALC about the role and pay of Clerks in respect of the upcoming changes to local government reorganisation.

b) PDC has calculated the number of second homes as 11.8% of the properties within West Lulworth. Cllr Jackson queried this figure but Cllr Maguire confirmed it as he had counted 50 properties.

c) The Clerk attended a meeting with the new auditors, PKF Littlejohn and will distribute a report prior to the next meeting.

The Clerk had attended a PTAG meeting and had circulated the information about the new X54 and X55 timetables.

Training

17/18/172

a) Training dates were circulated to Councillors.

b) The DAPTC representative, Cllr Jackson, will attend the annual DAPTC conference.

c) Double yellow lines extension and the road surface were discussed earlier in the meeting.

d) Tuesday 20/Wednesday 21 February 2018: Proposed road closure of A352 at Wool level crossing between the hours of 11:30pm and 6:30am.

Footpaths

16/17/173

a) Cllr Miller suggested that the Hazard footpath would be part of the South West path so there could be a possibility of getting assistance from them to reinstate the steps and fence. Costs in the region of £5,500.00 are expected.

b) Cllr Miller pointed out that wooden steps from Hambury Bottom in to the main road were starting to rot.

Resolved that Cllr Davey reports the rotting footpath.

Correspondence

a) Thanks were received for the Church clock donation and this was noted.

b) Dorset Highways have agreed to repair the wall for residents at Moreys Close. A meeting is being held by Highways at the school on Wednesday 7 February.

c) A younger person had enquired about Councillor vacancies. There are no current vacancies but it was agreed that a younger contributor could be beneficial.

Cllr Matthews suggested having working parties as this had worked well in the past.

Dates of the Next Parish Council Meeting

16/17/174

The next Parish Council meeting will be held on Monday 5 March 2018 at 7:30pm at West Lulworth Village Hall.

The annual parish meeting will be held on Wednesday 21 March at 7pm at West Lulworth Village Hall.

With no further business, the meeting was closed by the Chairman at 10:08pm.

Chairman: Date: