

MILBORNE PORT PARISH COUNCIL

Minutes of the Full Parish Council Meeting held on Tuesday 21st April 2015 at 7.30pm at the Town Hall

Present: Mr J Farley (Chair), Mr M Ritchie, Mr R Lockey, Mr R Biss, Mrs P Alexander, Mr C Laughton, Mr J Edmonds, Mr R Duckworth, Mrs R Douglas and Mr E Davis

Also Present: Emma Curtis - Clerk
County Councillor William Wallace
District Councillor Lucy Wallace

Public Question Time

There was a very large number of members of the public present all in connection with the amended planning application for Gainsborough. Therefore, Mr Farley informed the meeting that this planning application would be brought forward to earlier in the meeting.

Mr Laughton confirmed that he had been handed a large number of complaints and comments about noise and traffic at night and causing concern. Mr Laughton suggested the Parish Council contact the Police and Highways authority to gain guidance on how to deal with the problem. The Clerk was asked to add this to next month's agenda.

- 1. Apologies for Absence:** Received from Mrs W House, Mrs M Lock and Mrs S Shingleton
- 2. Declarations of Interest:** Received from Mrs R Douglas, agenda item 10.1, *resident of Gainsborough*, Mr E Davis, agenda items 10.1, 7 and 11.1, *resident of Henning Way, father of Steve Davis and Playing Fields Committee*, Mr R Lockey agenda items 11.1 and 7, *Governor of school and Commonalty Charity*, Mr R Duckworth, agenda item 10.1, *resident of Bauntons Orchard* and Mr R Biss, Mrs P Alexander and Mr C Laughton, *Commonalty Charity*.
- 3.** Minutes of the Full Parish Council Meeting held on **Tuesday 17th March 2015** were agreed and signed as a true and accurate record of the meeting.

At this point in the meeting the Chairman held agenda item 10.1

14/03377/OUT Outline application for the development of 54 residential units, care home, allotments and heritage interpretation board(s) together with associated access, parking, landscaping and infrastructure
Land At Gainsborough

Mr Ritchie detailed the application and confirmed there had been many letters of objection received. Mr Farley asked the public for their comments prior to Councillors giving theirs.

Mr Walden stated that the type of land in question was, as a meadow, the lowest type on the planning list and that the meadow being organic land is a rare commodity. Mr Walden also commented that the proposed development is outside of the settlement boundary and questioned whether the developed was actually sustainable due to the increase in traffic and noise. Mr Walden felt that the whole development would be a “recipe for disaster”.

Another gentleman pointed out the transportation and traffic issues surrounding the proposal stating that the junction from Gainsborough on to the A30 was not a 3 way junction but in fact a 5 way junction and stressed that the cumulative amount of traffic from all new developments should be considered, not just this one. The gentleman also commented that the village cannot take any more buildings either residential or commercial on the current road structure.

Mrs Douglas also expressed concern about the road structure and increase in transport. She explained that within the last six weeks alone the junction at Gainsborough had been repaired at least three times due to the amount of traffic damaging the road and that the proposal was in the wrong place for a large development.

Mr Harada asked whether the two candidates for District Councillor present, including the existing District Councillor, would back up 100% all comments of objection from those against the proposal.

Mr Douglas commented on many factual errors in the planning application and statement saying that they were against the government’s decision making process.

Another person questioned the capacity at local services such as the doctor’s surgery and primary school. Mr Lockey confirmed that at present there was capacity at the school but for how long this would be with new developments he didn’t know.

A discussion took place regarding parking spaces at the new development and there not being an adequate number for the proposed number of dwellings and the care home and staff.

Mrs Brook added that the development would have a huge visual impact on the village and would destroy organic land. She also raised questions as to how long the Affordable Housing on the site would remain so.

Miss Phipps raised the issue of school children crossing the road each day from Gainsborough to Crackmore and as there is no crossing how dangerous this is and would only be exacerbated with an increased number of children and traffic. Miss Phipps also questioned what “clout” the Parish Council had

in the decision making process. Mr Farley confirmed that the Parish Council do not make the decision as they are only consultees who are asked to make comments which South Somerset, who are the Planning Authority, should take serious note of.

District Councillor Lucy Wallace stated that there is no doubt in her mind that she would support the villagers and Parish Councillors with whatever they decide about the application.

County Councillor William Wallace confirmed that due to the size of the proposal the application would go to Area East Committee. He also confirmed that there may be Road Improvement Grants which could be used on a pedestrian crossing if deemed viable.

Mr Edmonds questioned whether services such as the drains, sewers and water could cope.

Mr Lockey stated he was totally against the application does not want concrete and bricks ruining the view through the avenue of trees.

Mr Duckworth gave some historical information about the land and the avenue of trees lay down by the Medleycotts stating that the left hand side of Gainsborough is "old borough".

Mr Laughton expressed his concern about transport and access issues.

Mr Ritchie said he was completely against the application was it would set a precedent as it would only use part of the land and would open up the remaining land to other developers.

The Parish Council confirmed they would respond to the application as follows:

"The Parish Council voted unanimously against this abominable application and opposes the application for the following reasons:

- There has been a large amount of development taking place in Milborne Port currently and in recent years and the Parish Council believe there is no demonstrated need for this new development.
- The proposed development is not in an adequate place visually and would result in huge negative visual impact resulting in destruction of rural character.
- The location of the development would open up the land to other large developers.
- The junction of Gainsborough and the A30 is in fact a five way junction and not a three way junction as stated. The junction is

already extremely dangerous and this would be exacerbated with an increase in traffic and children crossing.

- The accumulative amount of new housing is high and the village would become far too large.
- The roads and infrastructure surrounding the proposed development are simply not adequate enough to cope with the increase in the traffic the development would bring.

4. Water Issues at the allotments

Mr Biss confirmed that the Parish Council had received a letter from Wessex Water stating that the waterworks at the allotments contravenes the 1999 rules and regulations and that a number of errors had been stated which needed to be rectified within a particular timescale. Mr Biss questioned why after fifteen years the allotments had suddenly been inspected and he was told by Wessex Water that they had recently inspected Sherborne allotments and were looking at others locally. Mr Biss gave a number of suggestions on how to proceed but felt it would be better to meet with the manager of inspectors from Wessex Water to get his opinion and ideas on the matter and to clarify the situation. All voted in favour of Mr Biss meeting with the inspectors.

Action – Mr Biss to contact Wessex Water and arrange a meeting at the allotments

5. Installation of a security light outside the Village Hall

Due to a recent increase in vandalism and littering outside the Village Hall and Playing Fields Mr Farley commented that the Village Hall Committee, Playing Fields Committee and Parish Council had got together to look at methods to act as a deterrence. It was decided that new CCTV and security lighting would be the best way forward. Mr Farley asked for approval for the Parish Council to pay a third for the new security measures up to the value of £1200. This was agreed by all and Mr Ritchie was asked to liaise with John House.

Action – Mr Ritchie to liaise with Mr House.

6. Insurance claim against the Parish Council

Mr Farley briefed the Council, for information only, about an insurance claim against the Parish Council. The incident in question took place in February 2014 and involved a gentleman being hit in the face by a notice board in high winds outside the Doctors Surgery. The insurance claim was received by the Clerk in March 2015 and had been passed to the Council's insurance company who were dealing with the matter.

7. Request from Commonalty Charity Lands to re-elect Mr Steve Davis and Mr Terry Butcher for a further four years

All voted in favour of re-electing Mr Davis and Mr Butcher to the Commonalty Charity Lands and the Clerk was asked to write back and inform the Commonalty.

Action – Clerk to write to the Commonalty Charity Lands

8. Cemetery paths

Mr Davis informed the meeting that the recently deceased Mr John Raymond had left £10,000 from his estate to the Cemetery Fund. Mr Davis expressed that he would like to see this money go to relaying the cemetery paths, this was agreed by all. Many members of the Parish Council expressed their thanks and gratitude to the late Mr Raymond and Mr Lockey requested that a bench and plaque be placed in the cemetery in his honour. This was agreed unanimously.

9. Tap in the disabled toilet at the playing fields

Mr Farley informed the Council that the tap in the disabled toilet at the playing fields had recently been left running and caused some damage. It was agreed the best way forward would be to replace this tap with a “spring loaded” tap.

Action – Mr Biss to let the Clerk know which type of tap to order and the Clerk to request Bernie Perry complete the work

10. Planning

10.1 The following Planning Applications were considered:

15/01398/FUL Single storey extension, increase the width of the garage and Porch on front elevation

2 Orchard Walk

No Objection

15/01385/FUL Erection of a first floor extension to front of property

12 Henning Way

No Objection

15/01288/FUL Demolition of existing garage and shed and erection of a Single storey detached annexe to form ancillary accommodation for Dependant relative

82 Bauntons Orchard

No Objection

11. Finance

11.1 The following Payments were approved:

Midwest Office Supplies	£84.62
Emma Curtis –Burial fees	£32.00
KM Dike – Grounds maintenance	£967.73
N Dungey	£130.00
SSDC – Playground Insepction	£127.20

Bernie Perry Plumbing and Heating	£416.86
Milborne Port Primary School Swimming Grant	£225.00
Playing Fields Committee Grant	£1750.00
HMRC – NI and PAYE	£179.76
Lifestyle Landscapes	£176.40
Steve Davis	£308.80
Steve Davis	£200.60

At this point in the meeting Mr Farley requested two Councillors who had been re-elected on to the Council from May 2015 to volunteer to become new signatories on the Parish Council Bank Account as himself and Mr Davis were being removed as they were no longer going to be on the Parish Council. Mrs Alexander and Mr Laughton agreed to become signatories and completed the paperwork with the Clerk.

11.2 The following **Direct Debits** were noted:

Plusnet Broadband	£9.99
BT	£105.08

11.3 The following **Income** was noted:

Precept/Grant	£61270.00
Wayleaves Registry	£87.97

12. The date of the Annual Parish Meeting was confirmed as **Tuesday 28th April 2015** and the date of the next Full Parish Council Meeting as **Tuesday 19th May 2015**.