

MILBORNE PORT PARISH COUNCIL

MINUTES OF THE FULL COUNCIL MEETING HELD ON TUESDAY 15th JULY 2014 AT THE TOWN HALL

AT 7.30PM

Present: Mr J Farley (Chair), Mr M Ritchie, Mr R Duckworth, Mrs S Shingleton, Mrs R Douglas, Mrs M Lock, Mrs P Alexander, Mr E Davis, Mr C Laughton, Mrs W House, Mrs R Douglas and Mr J Edmonds

Also Present: Emma Curtis – Clerk

Chris Cooper – SSDC Streetscene Manager

Public Question Time

There were two members of the public in attendance.

One gentleman asked the Council if they had considered his request a few months previous regarding the pavement and bus shelter along the High Street and they need for them to be replaced or refurbished. He requested that the Council gave it their careful and enthusiastic attention. Mr Farley confirmed that the matter was still in hand and options were being investigated.

Mr Edmonds commented that the junction of Station Road when coming from the Coop was dangerous as visually it was hard to see when pulling out.

Mrs Lock thanked the Parish Council and Chris Cooper from SSDC for their help, support and work in this year's entry to South West in Bloom. Mr Farley in turn thanked Mrs Lock, Mrs Alexander, Mr Laughton and Philip Lock for their hard work. Mrs Lock also mentioned the bridge along Rosemary Street and a large Budlea overhanging from Bridge Cottage was now even more overgrown. The Clerk confirmed she would write to them again.

Mr Ritchie requested the Clerk once again report the overgrown hedges along East Street to SSDC as although this had been done and numerous letters sent, the hedges were still very overgrown and encroaching the footpath.

Mr Edmonds commented that on driving to Sherborne from Milborne Port going towards Crackmore Rocks that the sun coming through the trees was dangerous as it was blinding to drivers.

Mrs Shingleton requested to know who owned and who was responsible for the river running through the Bellway Estate as it was not being looked after with trees, logs and debris in the river which could potentially cause a blockage. Chris Cooper from Streetscene commented that it is usually the responsibility of the owner of the river to remove any debris and the Parish Council could look in to who the river belonged to via the Land Registry. He also mentioned that as most flooding occurs in January and February that most debris is removed from rivers just before Christmas.

1. **Apologies for Absence** were received from Mr R Biss, District Councillor Lucy Wallace, County Councillor William Wallace and PCSO Callum Davis
2. **Declarations of Interest** were received from Mr E Davis agenda item 6, *cleaners grandfather*, agenda item 11.1 payment to Steve Davis, *handyman's father*, Mrs R Douglas agenda item 8, *resident of Gainsborough* and Mr C Laughton agenda item 10.1, *chairman of the Sports and Social Club adjacent to 160 North Street*
3. **Minutes of the last meeting held on Tuesday 17th June 2014** were approved and signed as a true and accurate record of the meeting. Mrs Alexander asked if there had been a response from SSDC yet regarding the disposal of dog waste. The Clerk confirmed there hadn't been and would chase up.
4. **Presentation from Chris Cooper, Streetscene Manager regarding SSDC Ranger Scheme**
Mr Farley welcomed Mr Cooper and thanked him for taking the time to come to the meeting to provide information on SSDC's Parish Ranger Scheme.

Mr Cooper distributed hand outs to Council members and gave background information on how and why the ranger scheme was formed. He confirmed that the ranger would be employed, managed and insurance by SSDC and that the Parish Council could be confident the ranger would be trained, managed and legal. Mr Cooper gave details on the scope of work the ranger could undertake, how jobs could be reported, what skills the ranger would have and the cost of the ranger currently being £17 per hour + VAT.

Following Mr Cooper's talk a few questions were asked and Mr Farley concluded by stating the information would be absorbed and discussed at the next Parish Council Meeting.

Action – Clerk to add to next month's agenda.

5. **Receive information on proposed Solar Farm off Old Bowden Way and note Information Day at Village Hall**
Mr Farley gave information from a company called Belectric regarding their proposed Solar Farm off Old Bowden Way. Mr Farley informed the Council that an open evening would be taking place on Wednesday 16th July between 3.30pm and 7.30pm if anyone required further information. Mr Farley advised that if any Parish Councillor attended the open evening to refrain from signing any lists for or against the project as this would give a predetermined view if a planning application were received. Mr Lockey expressed his concern and disappointment that the village as a whole had not been informed of the proposal and only those neighbouring or adjacent to the field had received information. The Clerk confirmed she had only received a flyer the week before with a poster which had been put up in the Parish Council's notice board.
6. **Confirm appointment of new Town Hall Cleaner and sign Bank Standing Order instruction**
The Chairman confirmed that Mrs Claire Ferrari had been appointed the new Town Hall Cleaner and asked for permission to sign a Bank Standing Order instruction letter, which was agreed. Mrs Lock questions who had appointed Mrs Ferrari and Mr Farley replied that himself and Mrs Douglas had conducted interviews a few weeks previous. He confirmed

that seven people had applied for the position and five were interviewed and that Mrs Ferrari was the most suitable candidate.

7. Update on Springfield Road plot of land and Mr Falbo

Mr Farley gave background information on the site at Springfield Road and the ongoing discussions with Mr Falbo. He reiterated that a few meetings ago, the Parish Council had agreed to sell the strip of land adjacent to the building plot, depending on a value given from the District Valuer. Mr Farley confirmed that the District Valuer had now completed his valuation for the strip of land and access to the highway and had set a sale price of £20,000 plus all costs. Mr Davis commented that a condition would have to be legally stipulated to ensure that the distance to the roadway was at least 1.5 metres. Mr Farley felt it necessary to get consent from the Trustees of the Playing Fields to sell the strip of land and asked the Clerk to write to them to gain permission. Mr Farley requested a vote to say that Parish Council would be happy to sell the land for a sales price of £20,000 plus all costs with conditions, subject to contract, all voted in favour unanimously. A brief discussion took place as to which solicitors to use as Mr Falbo would be paying the Parish Council's legal costs.

Action – Clerk to write to the Trustees of the Memorial Playing Fields and then progress forward with Mr Falbo depending on response.

8. Consider draft response to Amethyst Planning regarding proposals to build on land at Gainsborough (Appendix One)

The draft response to Amethyst Planning was considered and all Councillors were happy with it. The Clerk was instructed to send the response to Amethyst Planning.

Action – Clerk to send response to Amethyst Planning

9. Churchyard Pathway

The Clerk confirmed that whilst seeking quotations for the pathway at the Churchyard to be gravelled that two contractors had advised against gravelling a churchyard for health and safety reasons as it would be difficult for wheelchair users, walking sticks and pushchairs. The Council agreed that now they had been advised against using this method, it would not be sensible to go ahead with it. It was agreed by all to go back to Kim Dike and ask for a quotation to make good the damage caused by water and get him to scarify and compact the area. The Clerk was instructed to gain a quotation from Kim Dike and to accept the quotation, if acceptable, subject to discussion with Mr Farley and Mr Ritchie. The Clerk was also asked to inform the churchwarden.

Action – Clerk to gain quotation from Mr Dike and inform the churchwarden of progress.

10. Planning

10.1 The following **Planning Applications** were considered:

14/02843/FUL Erection of a detached garage

Roofview, Station Road

No Objection

14/02796/FUL Change of use from Meeting House (D1) to single residential unit (C3) and internal and external alterations

Wesley Manse, Cold Harbour

No Objection

14/02447/FUL Conversion of existing commercial property to a 3 bedroomed residential dwelling

160 North Street

The Parish Council are still concerned about potential noise being carried through to the property, however, on the assumption that the structural engineers advice is accurate, No Objection.

10.2 The following **Listed Building Consent** application was considered:

14/02797/LBC Change of use from Meeting House (D1) to single residential unit (C3) and internal and external alterations

Wesley Manse, Cold Harbour

No Objection

10.3 The following **Withdrawn Application** was noted:

14/01644/FUL Change of use of land to garden and the installation of a decking platform and an African safari tent for use as holiday let accommodation (retrospective)

Land At East West House, 268 Millers Hill, Milborne Wick

10.4 The following **Planning Approval** was noted:

14/01514/OUT Outline application for the erection of a detached 4 bedroom house and double garage

The Old Mill House, Lower Kingsbury

10.5 The following **Tree Preservation Order** was noted:

14/02565/TPO Notification of intent to remove 1 no. Sycamore tree which is included in the Yeovil District (Milborne Port No.1) Tree Preservation Order 1976

33 Prankerds Road

11. Finance

11.1 The following **Payments** were approved:

Domestic Appliance Centre – Dishwasher for WI	£329.99
Emma Curtis – Petty Cash	£50.00
Remous	£275.00
KM Dike	£967.73
Crackmore Garage	£40.83
Lifestyle Landscapes	£176.40
KBW Building Contractor – Pathway at Recreation Ground	£5838.48
KBW Building Contractor – Variations to Cricket Pavilion Spec	£6189.06
KBW Building Contractor – Final stage payment for Cricket Pavilion	£35,148.37
Steve Davis	£755.80
KBW Building Contractor – 2.5% of the 5% retention	£2737.80

11.2 The following **Payment** between meetings was noted:

Milborne Port Primary School Swimming Pool Fund	£1000.00
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11.3 The following **Direct Debit** was noted:

Plusnet Broadband	£9.99
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Prior to the close of the meeting, Mr Farley asked for permission to discuss the new toilets at the Cricket Pavilion, this was agreed. A vote was taken as to whether electric hand dryers should be installed at £450 per hand dryer including installation, or whether to get paper towels. It was agreed by all to install three hand dryers, one in each toilet. The Clerk was asked to inform KBW Building Contractor to ask his electrician to install the hand dryers.

Action – Clerk to request KBW Building Contractor install the hand dryers.

The meeting then discussed the opening, closing and cleaning of the toilets. It was agreed to trial the opening of the disabled toilet, for all to use, 24 hours a day, and see how this goes with regard to cleaning, mess and potential vandalism and the opening of the ladies and gents toilets at every cricket and football match and village events taking place at the Playing Fields. Electronic locks were considered for each toilet, but deemed too expensive with a starting price of £1250 each. Mr Nick Dungey was confirmed as the cleaner for the toilets self employed for three hours per week at £10 per hour. It was agreed that the football and cricket clubs would have to have a person in charge to ensure they lock up the toilets are each match.

12. The date of the next Full Council Meeting was confirmed as **Tuesday 19th August 2014.**