

Minutes of a meeting of Church Knowle Parish Council
held at Furzebrook Village Hall
on Tuesday 08th August 2017

PRESENT

Council Members:

Cllr Mr Colin Page
Cllr Mrs Hazel Parker
Cllr Mr Leslie Bugler
Cllr Mr Ian Hollard
Cllr Mr Derek Burt
Cllr Mr Anthony Higgens (arrived at 7.55pm – Item 11)
Cllr Mrs Jayne Wilson

Clerk to the Council:

Dr Alastair Wallace

C. K Parishioners & Members of the public:

Mr Adam Shutkever – Parishioner
Cllr Mr Malcolm Barnes – PDC Councillor

ELECTION OF CHAIRMAN OF THE PARISH COUNCIL MEETING

226.17 The Clerk advised that there being no Chairman of the Parish Council, it would be necessary for the meeting to elect a Chairman of the Meeting. Cllr Wilson proposed that Cllr Page take the Chair, there being no general wish by Members present to stand as Chairman of the Parish Council. Her proposal was seconded by Cllr Parker. Cllr Page did not object to such appointment and the motion was carried unanimously.

RESOLVED that Cllr Page should act as Chairman for the August Parish Council meeting.

Cllr Page took the Chair for the meeting.

APOLOGIES

227.17 The Clerk reported he had received apologies for late attendance/absence from Cllr Mr A Higgens and PDC Cllr Mr Malcolm Barnes – each of whom hoped to attend later in the meeting. Their apologies were noted.

DECLARATIONS OF INTEREST FOR THE MEETING

228.17 There were no declarations.

PUBLIC DISCUSSION PERIOD

229.17 Mr Shutkever enquired of Members who was responsible for the repair of footpath stiles over fences as he was concerned about the condition of the one along the footpath leading to the West Hill underhill bridleway from the Church Knowle Reading Room. He was advised by the Clerk and Cllr Edwards that the ultimate responsibility lay with the landowner/occupier of the land concerned as the stile mitigates the obstruction caused by the fence crossing the footpath. It was reported that the landowner concerned might probably be a Mr Randall and the Clerk suggested that he would contact him in the first instance with a view to rectifying the situation. He also advised Members that ultimately the County Council could serve notice on the landowner/occupier and carry out the repair/replacement work in default and charge the owner of the land. Members agreed to the Clerk contacting Mr Randall.

230.17 There being no further matters put forward for public discussion, the Chairman of the Meeting declared the period closed and continued to the next agenda item.

POSTPONEMENT OF MATTERS ON THIS AGENDA TO AUGUST MEETING OF THE PARISH COUNCIL

231.17 Cllr Page proposed that agenda items relating to election of the new Chairman of the Parish Council and election of new Vice-chairman and be postponed until the September meeting of the Parish Council. This proposal was seconded by Cllr Parker and unanimously carried.

RESOLVED that the agenda items concerned be postponed for resolution until the September meeting, and that that the current responsibilities held by the Councillors be continued for this year and that those held by ex-councillor Best be discussed and distributed at the August meeting.

APPOINTMENTS OF COUNCILLORS TO POSITIONS OF SPECIAL INTEREST IN THE PARISH

232.17 It was proposed by Cllr Parker that the current responsibilities held by the Councillors be continued for this year and that those held by ex-councillor Best be shared amongst the existing Members; those being the monitoring of public rights of way and highway maintenance in the Parish. This was seconded by Edwards. The motion was carried unanimously.

RESOLVED that the current responsibilities held by the Councillors be continued for this year and that those held by ex-councillor Best be shared amongst the existing Members.

MINUTES OF MEETING HELD ON 11th July 2017

233.17 The Minutes, which had been circulated before the meeting were read. The Clerk advised the meeting that due to typographical error, some items from the June minutes had been inadvertently added to those of July and printed and circulated at the meeting although those printed for signature and publication (issued to the Chairman of the Meeting) had been corrected. The Clerk also informed Members that he had sent the corrected version electronically to Members some days before the meeting to enable them to note as necessary. Cllr Burt proposed that Minute Number 175.17, which had been erroneously added from the June Minutes to those of July be deleted. This was unanimously agreed by all Members and the Clerk advised the item had been so. It was then proposed by Cllr Parker, seconded by Bugler, that they would then be a true record of the proceedings of the Parish Council meeting of 11th July, 2017. All Members who attended that meeting were in agreement and the motion was carried. The Chairman of the meeting duly signed the minutes.

RESOLVED that the amended Minutes be accepted as a true record of proceedings of the Parish Council meeting of 11th July 2017 and they be duly published as such. The Clerk would arrange for them to be uploaded to the Church Knowle Parish Council Website and where, appropriate, would arrange for copies be affixed on the notice boards.

MATTERS ARISING FROM THE MEETING HELD ON 11th July 2017

234.17 Cllr Edwards referred to Minute No 210.17. The large pot-hole on Furzebrook Road on the Church Knowle side of the railway bridge at the entrance to the Imerys site had reappeared. She also advised the meeting that she was concerned about the noise from large lorries belonging, she thought, to contractors. Members generally felt that the road was too small to cope with the large lorry traffic serving the site and that the bridge was being put at risk of damage due to the weight. The Clerk advised the meeting that previous discussions he had with Dorset highways engineers revealed that they had carried out weight tests on the bridge and opined that it was capable of supporting 40 tonne lorries. With regard to the pot-hole, the meeting was advised that Dorset Highways had been previously informed of the problem but on arrival of the road gang the pot-hole was found to have been repaired. He would again inform DCC and suggest that a more permanent – if more expensive – repair be carried out. The Clerk also advised that when previously describing the position of the pot-hole it had been suggested by DCC that it was not on the highway but Imerys' responsibility. Cllr Page advised he would speak to Stuart Knott about it and the heavy lorries as part of the liaison group.

235.17 Cllr Edwards then advised the meeting of her concern that some lorries going to an from the Imerys' sites were not following the informal one-way traffic management system put in place by Imerys' management to mitigate the problem of large lorries using Furzebrook and Grange Roads. There was general discussion amongst Councillors about the apparent breakdown of the traffic management scheme put in place at the time of the pit expansions. Cllr Page advised the meeting that he would take the matter up with Imerys' liaison committee.

236.17 Cllr Mr Anthony Higgens arrived at this point in the meeting.

237.17 Cllr Wilson advised the meeting that she would record registration marks and identity of contractors' lorries whenever possible when observed failing to abide by the traffic management regime. These

would be reported to Imerys' management and the Parish Council. Cllr Page thanked her for her offer.

- 238.17 Cllr Higgins brought up the matter which had been previously discussed (Minute 233.17) before his arrival and suggested that "final" draft minutes should be sent out to Members earlier. He was also concerned about the number of e-mails being forwarded to Members a few days before the Meeting.

PLANNING MATTERS

East Creech Conservation Area

- 239.17 Cllr Higgins reported on the recent District Council meeting during which the PDC planning officers' proposals had been presented to the district councillors. He reported on the CKPC counter proposals and critique presented by the Parish Councillors attending and by expert witnesses who had volunteered their services to CKPC. He thanked the residents of East Creech, Cllrs Burt and Edwards, Cllr Bugler's daughter (for contacting the University professors and PhDs who provided support to CKPC) and the expert witnesses themselves. Cllr Higgins suggested that perhaps written statements/letters could be provided by Cllr Bugler's daughter's other contacts as well. Cllr Bugler agreed that he would try to do so.
- 240.17 The Clerk advised the meeting that PDC were keen to discuss matters with CKPC before the PDC planning meeting when the East Creech conservation area review and boundary alterations would be on the agenda for decision. PDC officers had suggested two dates available. Cllr Higgins suggested that a meeting on 06th September would be best so that a report could be given to the meeting of the Parish Council on 12th September. This was universally agreed to by Members and Cllr Higgins suggested a meeting of the Working Party beforehand. The Clerk agreed to contact PDC to confirm the date of 06th September.

Planning Applications –

- 241.17 The Clerk advised the meeting that only one planning application had been received and that had been for tree works.
- 242.17 **TWA/2017/121 – Church Farm, Church Knowle - (T1) Conifer - fell - Church Knowle Conservation Area.** Cllr Burt reported on the conifer concerned and had no reasons to suggest the Parish Council object to the work being carried out. Members reviewed the application and came to the same conclusion as Cllr Burt acting as "Tree Officer". Cllr Burt proposed that the Council has no objection to the tree works application being approved. Cllr Wilson seconded the motion which was carried unanimously.

RESOLVED that Clerk confirms to Purbeck District Council the Church Knowle Parish Council has no objection to the work detailed in the application being carried out.

Planning Applications Received After Publication of Agenda –

- 243.17 The Clerk reported he had received none. Members noted his report.

Unlawful Developments –

- 244.17 There were no new unlawful developments reported in the Parish.

Past Planning Matters –

- 245.17 The Clerk reported to the meeting the results of planning applications as at the time of agenda publication and any others notified before the meeting and Members noted the results as follows:

6/2017/0203 - Carefree Cottage, 156 Furzebrook Road, Stoborough, BH20 5AR - Erect a single storey side/rear extension. – Approved by PDC

6/2017/0246 – Puddlemill Farm, Church Knowle - Erection of rear extension and internal and external alterations including works to the ground and first floors to improve insulation and structural

support, replacement of some windows & doors, insertion of new conservation roof light and rebuilding of dairy wall. **Approved by PDC**

6/2017/0047 – Puddlemill Farm, Church Knowle - Variation of condition 2 and 5 of planning permission 6/2016/0282 and 6/2016/0283LB - (Erect rear extension, external & internal alterations and refurbishment of farmhouse. Change of use and conversion of agricultural buildings to three holiday homes and associated facilities) to amend the design of the glazed link roof. – **Not Determined**

6/2017/0330 - 14 and 15 Church Knowle, Church Knowle - Erect ground floor side and rear extension to number 15 and alteration of existing rear roof of number 14 – **Not yet determined**

6/2017/0268 – West Bucknowle Lodge, Bucknowle – Erection of outbuilding – **Approved by PDC**

6/2017/0266 & 0267 – 2 Cotness Cottages, Cotness, East Creech - Rebuild existing barn for use as a domestic workshop, replace existing store and erect extension to cottage to form a log store. – **Approved by PDC**

6/2017/374 - Land opposite The Bungalow, Grange Road, Creech, Wareham, BH20 5DG - Erection of a shed, composting toilet, poly-tunnel, stable and new vehicular access. – **Not yet determined**

FINANCE & ADMINISTRATION

246.17 The monthly accounts were presented for examination. After checking, it was proposed by Cllr Parker, seconded by Cllr Hollard that they were accepted as correct. The motion was unanimously carried.

RESOLVED that the accounts as presented are approved and that the Chairman of the meeting be authorised to sign them as such. The Chairman of the Meeting presented the monthly invoices to be paid. Cllr Parker proposed that the invoices be paid. This was seconded by Cllr Bugler. The motion was passed and the relevant invoices agreed for payment. **RESOLVED that the invoices and fees be paid and payment cheques and invoices duly signed by the authorised signatories.** The Clerk would send payments to the relevant creditors

247.17 The Clerk reported he had now received the independently examined annual accounts for 2016/17 from the Chartered Accountant following the Clerk's previous signing as Proper Financial Officer. These were confirmed as fuller information previously given at the May meeting. The annual return and Governance Statement were signed by the Chairman of the meeting. The Clerk advised he would forward the annual return to BDO Stoy Hayward.

248.17 PDC Cllr Barnes arrived at this point in the meeting. The Chairman of Meeting welcomed him.

249.17 The meeting went on to discuss the nature and status of the Parish Council's "Mini Meetings". Cllr Higgins felt one of the main reasons that the "Mini Meetings" lasted longer than anticipated at the outset was that "people talk a lot". This was reiterated by Cllr Wilson who, during the general discussion on the matter, opined that; "We need to cut down and control the time wasted by discussions going round in circles" and that "The meeting chairman needs to discipline discussion more". The Chairman of the August Meeting (Cllr Page) suggested that Members should cut down on what they say and not to continually repeat what has already been said. Cllr Page proposed that the "Mini Meetings" continue in the current format and Members take on board what was said. This was seconded by Cllr Hollard and unanimously carried.

RESOLVED: that the "Mini-meetings" continue in their current format.

OTHER ITEMS OF IMPORTANCE FROM THE CHAIRMAN

250.17 Cllr Page reported that Imerys had been instructed to fund environmental projects in the Steeple, Church Knowle and Arne parishes to the amount of £70,000. He had been informed of a proposal that a "Steering Group" of 5 members, being representatives of all three parishes (3), the DEFRA (1) and Imerys (1), would be convened and each parish would have funding for a project. The funds would be administered by the Dorset Wildlife Trust (DWT). Whilst Church Knowle PC had initially suggested a

project involving the upper reaches of the Corfe River, it had been suggested that a “back up” project should be planned. Members discussed the funding and why DWT should handle the financial administration. The Clerk advised Members that it would be sensible for a body other than a parish council to administer the funds since it would be unlawful for the parish to spend money on projects which did not come within the “competence” of a parish council (i.e. functions) under the Local Govt Acts. Such environmental projects did not come within the competence of a parish council. General discussion about the news from Cllr Page ensued and Members decided to wait until the new steering group was set up. In the meantime, Members would look into a second stand-by project. Cllr Page would, as representative of CKPC on Imerys’ liaison committee, act with Imerys to give CKPC’s views. Cllrs Page and Edwards offered to examine the upper reaches and waterways around the Corfe and report back at the next meeting. Members accepted their offer unanimously without vote. PDC Cllr Barnes strongly suggested that the money allocated to CKPC should be carefully monitored to make sure it is spent on new project rather than being absorbed by DWT in its own general projects in the area and staff costs. Members agreed with is views

ITEMS FOR THE SEPTEMBER PARISH COUNCIL MEETING

- 251.17 The Chairman of the Meeting proposed that the Imerys project be an item. This was universally agreed to without need for a vote on the proposal.
- 252.17 The Chairman of the Meeting proposed that the East Creech conservation area proposals be an item. This was universally agreed to without need for a vote on the proposal. This led to a general discussion on PDC and their reasons for alteration, but discussion was curtailed by Cllr Page on the basis that there would be time enough for that during discussion in September.

CORRESPONDENCE

- 253.17 The Clerk presented the correspondence received; e-mails received having been previously circulated to Members. Members noted the correspondence received.

PERIOD FOR DISCUSSION

- 256.17 Cllr Barnes (PDC) gave an update on how discussions amongst PDC planning officers and him had been progressing. Members noted his comments. Cllr Hollard wondered how much money was being spent on the East Creech “debacle” by PDC, suggested it was a complete waste of money and that its cost be itemised and published.. Members appeared to be in agreement. Cllr Page opined that whilst a “review” may have been required by government, “review” and “change” did not mean the same thing and that PDC planners and Members should take this into account. Cllr Barnes noted their comments. Cllr Higgins suggested that the East Creech conservation area working party of Councillors and Parishioners meet on 22nd August to decide what to do before meeting with PDC on 06th September; he would make the arrangements. Councillors noted his suggestion and offer.
- 257.17 Cllr Parker reminded Members of the invitation from the Dorset Best Kept Villages organiser to send representatives from the Parish to the prize-giving ceremony in September. It was suggested that Cllr Burt and his partner represent East Creech hamlet and Cllr Bugler and his represent Church Knowle village. Both Cllrs Bugler and Burt agreed.

CLOSURE OF MEETING

- 258.17 There being no further matters Cllr Page closed the meeting at 9:20 pm.

ACTION LIST FROM AUGUST MINUTES

Minute No	Action	Responsibility
226.17	Cllr Pages should act as Chairman for the August Parish Council meeting	Cllr Page
229.17	Clerk to contact Mr Randall re broken style at FP3 & report	Clerk
231.19	Members to hold same "interest" positions as in 2016/17	All Councillors
231.17	Members to gain knowledge of Parish rights of way issues	All Councillors
233.17	Clerk to arrange with Cllr Higgens to upload July Minutes	Clerk
233.17	Cllr Higgens to upload July Minutes to website	Cllr Higgens
234.17	Cllr Page to discuss Furzebrook pothole with Imerys	Cllr Page
234.17	Cllr Page to discuss heavy lorries with Imerys	Cllr Page
235.17	Cllr Page to discuss traffic management with Imerys	Cllr Page
235.17	Recording of lorries not conforming with 235.17 above	Cllr Wilson & all other Members Cllr Wilson to co-ordinate
238.17	"Final" electronic draft of Minutes to be sent out earlier	Clerk
239.17	CKPC's "Experts" to be contacted by Cllr Bugler's daughter	Cllr Bugler
239.17	More letters from Cllr Bugler's daughter's contacts to come.	Cllr Bugler
240.17	EC Working Party to meet PDC officers on 06 th September	Cllr Higgens
240.17	Confirmation of meeting with PDC	Clerk
242.17	Agreement with TWA/2017/121 to be sent to PDC	Clerk
246.17	Payment of agreed invoices	Clerk
247.17	Signature on Annual Parish Council Return	Cllr Page
247.17	Annual Return to be sent to external auditors BDO	Clerk
256.17	East Creech Working Party to meet on 22 August	Cllr Higgens