

Agenda 27th October 2022

WINTERBORNE ST MARTIN PARISH COUNCIL

Thursday 27th October 2022 -at 7.00pm- at Winterborne St Martin Church

Call for councillors to attend the Octobers Parish Council meeting.

The Public and Press are cordially invited to attend.

Election of the Chairman

Public period for comments on issues on the agenda – 3 minutes per speaker

Reports from Dorset Council Councillor and Police Liaison

27/10 - 1 To receive and accept apologies and declarations of interest.

27/10 – 2 To approve the draft minutes of the Parish Council meeting held on 29th September 2022. (A)

27/10 - 3 To discuss matters arising from the minutes not covered in this Agenda.

27/10 – 4 Co-option and election update

27/10 – 5 To seek a resolution regarding Clerk Appraisal

27/10 – 6 To note the statement of expenditure to date and bank reconciliation (B) and to approve the schedule of payments since the last meeting. (C)

27/10 – 7 Finance to note and approve.

27/10 – 7.1 Quarterly Audit of Bank reconciliation and Scheduled payments. (Verbal)
DF

27/10 – 7.2 Initial draft budget (Verbal) MP/KD

27/10 - 7.3 CIL update KD

27/10 – 8 Jubilee Tree

Motion: Does the Parish Council wish to expedite the motion for the Jubilee Tree agreed at the 2021 June meeting and widely consulted on in the village survey?
Please can a member be nominated to action this or a new resolution agreed?

Proposed: Karen Delafield

Background:

Minutes 21/06-11 Parish Council Property/responsibility reports: i. Request to plant a tree for “The Queen’s Canopy” DF had received a request for a tree to be planted in celebration of the Queens platinum jubilee in 2022- The location would need to be confirmed, costs would depend on the size of the tree plus stake and a plaque. This could be confirmed in the village survey. The whereabouts of the millennium tree is to be confirmed. Cllrs agreed to plant a tree for this celebration, 4 For and 3 against, item agreed. Costs of trees and location to be sought.

The survey asked respondents where they believed the Jubilee tree should be planted. The overwhelming majority, 48, said the village green, whereas 16 respondents suggested 10 other various locations.

27/10 – 9 Garage and parking issue

27/10 - 9.1 Proposal: The council should no longer lease a parking space on the village green as this is not legally allowed. Proposed KD, seconded MU

27/10 - 9.2 Proposal: Should the lessor of the garage not relinquish his lease by the end of the year the Parish Council should issue notice of termination and consider offering invite residents to offer competitive bid in early 2023.
Proposed KD, seconded MU

27/10 - 10 Hedge grant re playground (Verbal ??) MU

27/10 - 11 Community Governance review update

27/10 – 12 Planning

27/10 – 12.1 Application No: P/HOU/2022/06005

Location: Rylstone Martinstown Dorchester DT2 9JR

Proposal: Demolish single storey lean-to and construct single storey extension. Construct open porch. Demolish detached garage and construct outbuilding to provide car port, garden store, greenhouse and changing room. Install slate roof to existing conservatory. Reposition pool.

27/10 -12.2 Application No: P/LBC/2022/06006

Location: Rylstone Martinstown Dorchester DT2 9JR

Proposal: Demolish single storey lean-to and construct single storey extension. Construct open porch. Demolish detached garage and construct outbuilding to provide car port, garden store, greenhouse and changing room. Install slate roof to conservatory. Reposition pool. Carry out internal and external alterations.

27/10 -12.3 Application No: P/FUL/2022/06001
Location: Land at Rylstone Martinstown Dorchester DT2 9JR
Proposal Erect building to provide tractor and implement
store, two loose boxes and an area for fodder and
bedding to be stored.

27/10 – 13 Washing Pool

To note update on Washing Pool quotes for repair (Verbal) AD

27/10 – 14 Highways and Rights of Way

27/10 – 14.1 To receive/report any other highways issues, to included drainage cover review (Verbal) MU

27/10 – 14.2 SID Report and data-AD (verbal) AD

27/10 – 14.3 RoW update (Verbal) DR

27/10 – 15 Flood and Riverbanks

27/10 – 15.1 To note Flood report (D) KD

27/10 – 15.2 Stream clearing (Verbal) DF

27/10 – 16 To receive and note training updates Clerk

28.7 – 17 Village Green update (Verbal) DF/Clerk

27/10 – 18 Allotment update DR/Clerk

27/10 -19 Reading room update (Verbal) MP

27/10 -20 Christmas Tree funding discussion (Verbal)

27/10 – 21 Neighbourhood plan (E)

Proposal "the Council accepts the recommendations included in Cllr Pemberton's decision brief dated 22 Oct 2022" Proposed MP, seconded KD The Neighbourhood plan proposal can be found on the Parish Council website www.winterbornestmartin-pc.gov.uk/community/winterborne-st-martin-parish-council-18643/home/

27/10 - 22 Correspondence to be discussed and noted

27/10 – 22.1 A complaint has been received from a member of the public.

27/10 - 23 To note Action tracker progress (F) Clerk

27/10 – 24 To consider urgent matters to report from members and items for the next meeting. To include an open forum 10 minutes.

27/10 – 25 Date and venue of the next Parish Council meeting 24th November 2022 7pm Winterborne St Martin Church.

Please note the Clerks new telephone number 01935 579783

Signed by The Clerk:

Website: www.winterbornestmartin-pc.gov.uk Email: clerk@winterbornestmartin-pc.gov.uk

Appendices

Appendix A - Draft Minutes of the Parish council meeting

Draft minutes 29th September 2022

WINTERBORNE ST MARTIN PARISH COUNCIL

There were 9 members of the public present.

Councillors: Mark Pemberton (Chair) (MP), Karen Delafield (Vice chair) (KD), Dave Read (DR), Deborah Follett (DF), Andy Daw

Note: Richard Eversden (RE) arrived 7.20pm after item 27/10 -3

The meeting was recorded to aid the Clerk with minute taking.

A moments silence was held to remember Queen Elizabeth II

A statement regarding an information request by Cllr Delafield was read out at her request and with the consent of Cllr Delafield.

Cllr Delafield made a request for information following an email from the Council disclosed to her by the Monitoring Officer. The matter of her having direct access to stored data was complicated by the Data Protection Act so our Proper Officer searched the computer and shared unredacted data with me in the strictest confidence. I investigated and found the following: In 2021 an "initial concern" was raised that Cllr Delafield was "deliberately undermining a competent worker by overloading and constant criticism". A search of records has found that this concern was discussed with the members of the Personnel Committee and having garnered some circumstantial

support raised to the Chair, but there is no evidence that the concern was ever substantiated or progressed to a complaint".

Public period for comments on issues on the agenda – 3 minutes per speaker
None

Reports from Dorset Council Councillor and Police Liaison

Cllr Tarr:

Continuing efforts to get Dorset Council to accept their responsibility as riparian owners of part of the stream.

Plan to close the road to Hardys monument to allow pylons to be dismantled, notice of road closure issued.

Clandon Farm from Maiden Castle Bridle way resurfacing issues are being addressed. Bridle path surface will need 28 days to cure, and it should not be used. The Parish Council raised concerns over the length of time this is taking to complete and the impact on residents and bridle path users.

Police Liaison (PCSO):

Crimes Reported 01-08-2022 to 09-09-2022

05/09/2022 Burglary (Dwelling) Martinstown

Other issues/notices

Please continue to report any incidents or suspicious circumstances by either calling 101 or reporting online via the Dorset Police website on the "Contact Us" section.

Information and advice is also regularly posted on the Dorchester Police Facebook page and via DorsetAlert.

27/10 - 1 To receive and accept apologies and declarations of interest.

Apologies received from Cllr Usherwood and Cllr Tarr.

No declarations of interest.

27/10 – 2 To approve the draft minutes of the Parish Council meeting held on 25th August 2022. (A)

Approved 5/5

27/10 - 3 To discuss matters arising from the minutes not covered in this Agenda.

The issue of the state of Bollards through the village was raised as many are smashed or wonky and in further need of repair.

Action KD to send information to the Clerk. Clerk to notify Dorset Council.

Village green Carol service request was raised but is reported under 28.7 – 17

27/10 – 4 Co-option and election update

No valid nominations for the by-election were received and a Notice of Uncontested election has been issued.

A new Notice of Election will be issued, the Polling date for this will be 1st December with the nomination period being from the 27th of October to 4th November.

We have been approached by a new resident who wishes to be elected to the council. There is still a place on the Parish Council open for co-option.

27/10 – 5 To note the statement of expenditure to date and bank reconciliation (B) and to approve the schedule of payments since the last meeting. (C)

Noted and approved 6/6

Concern was raised over the speed at which authorisation of payments were being made. Cllr Daw and Cllr Usherwood will let the Clerk know when the electronic payment has been authorised. The authorisation process will be monitored for a few more months to see if change is required.

27/10 – 6 Finance to note and approve.

27/10 – 6.1 Quarterly Audit of Bank reconciliation and Scheduled payments. (Verbal) DF

Action DF to review after a search found the missing email with attached bank statements and cashbook.

27/10 – 6.2 Microsoft 365 update

A one-year subscription to Microsoft 365 has been purchased by the Clerk.

27/10 – 7 Parish Council Facebook page

Motion

The Council will close down its own FB page, which has little resident involvement, and rely on the Martinstown and the Valley FB page which has much wider FB reach. The statutory noticeboard, its own website and newsfeed will remain the primary communications channels. Proposed by KD seconded MP

Approved 6/6

Action Clerk to delete Facebook page

27/10 – 8 Archive page for minutes

Motion

I have a copy of a set of minutes, covering 1994-2005 recovered from the reading rooms and scanned in electronically. I propose setting up an archive page on the website and placing these historic minutes on the archive page. (Minutes from 2006-14 are mislaid or otherwise not available. Proposed KD, seconded MP

Approved 6/6

27/10 -9 Clerk advert and approved hours

Motion

To advertise for a new Parish Clerk for 25 working hours per month.

Proposed KD, Seconded MP

Note agreed to reduce hours to 25 from 30.

Approved 6/6

Action KD to write advert

Concern was raised over the previous difficulty of attracting applications so alternative advertising routes will also be explored such as Indeed and the Dorset Echo.

Action KD with the help of the Clerk.

27/10 - 10 To approve the Draft Winterborne St Martin Parish Council Community Infrastructure Levy (CIL) Allocation Policy postponed from 25.8.22 (D)

Proposed MP, seconded DF

Approved 6/6

27/10 – 11 Planning

27/10 – 11.1 To discuss response to planning application

Application No:

P/LBC/2022/05128

Location:

Shepherds Cottage Weymouth Road
Martinstown Dorchester DT2 9JJ

Proposal:

Replace windows and doors

Supported 6/6

27/10 – 12 Washing Pool

To note update on Washing Pool quotes for repair (Verbal) AD

Stones have been placed on the bridge to stop cars diving over the bridge and loosening further stones.

Companies are unwilling to quote for a repair until we can provide further information on required materials etc as this is an historic structure. Dorset Council Team Lead for Historic buildings have yet to responded to Cllr Daw email.

Action AD to chase Dorset Council for a response to allow the Parish Council to draw up a specification for contractors to quote too.

27/10 – 13 Highways and Rights of Way

27/10 – 13.1 To receive/report any other highways issues, to included drainage cover review (Verbal) MU comments readout.

1) A request from Cllr MU regarding white lining on the corner down from McDonalds has been made. There has been no response to the request although they have resurfaced several hundred metres of roadway which was crumbling at the edges. It is hoped the white lining will follow. Action MU to monitor situation.

2) Sunken/damaged Manhole Covers through the village have been identified and reported to Highways. Action MU to follow up with Dorset Council.

27/10 – 13.2 SID Report and data-AD (verbal) AD

Average speed 34, Maximum 65 in August.

SID batteries need replacing at a cost of £82.50 for two.

Cost approved 5/6

Action: AD to purchase and claim back from the PC.

27/10 – 13.3 RoW update (Verbal) DR

Cycle track, concerns were raised over the time being taken to complete the work.

27/10 – 14 Flood and Riverbanks

27/10 – 14.1 To note Flood report KD

Report:

“Ground water levels have continued to fall through the summer, in the last month they have fallen a further 0.5m and are now 104m, an all-time low in my personal experience.

The South Winterborne has a barely discernible flow, in parts of the Abbas watercourse it was difficult to discern any water at all.

The residential water course is congested with weeds, particularly those rooted in the sandbanks which go the full width of the watercourse, see images in August report. The village exit channel along the Weymouth Road is also congested. The stream continues to have a muddy base rather than a traditional chalk stream base (as can be seen in the Upwey stream).

We are now 1 month into the ecologists recommended 2 month window for stream clearance activity.

Despite an offer of another site meeting from DC no more has been heard.

I understand Cllr Daw, as part of his ecology role in Green Martinstown, will be undertaking water chemical sampling.”

Sandbags

150 sandbags have been ordered from Coastal Risk Dorset Council to top up those already available.

Site 1 100 filled bags

Parish Reading Rooms, Main Street, Martinstown, DT2 9JN. Self-service site.

Site Two 50 filled bags

Brewers Arms Car Park, Burnside, Martinstown, DT2 9LB. Self-service site.

27/10 – 14.2 To review quotes obtained for stream clearing. (Quote sent to councillors) DF

Motion

"I make a proposal that we accept the only tender received back from the three companies we approached, and we now proceed with the Winterborne Stream Clearance asap. The payment to be met with CIL money and the necessary paperwork for that undertaken" Proposed DF, Seconded RE

Amendment to part of the motion

'.....The payment to be met with CIL money....' to be replaced by '.....The payment to be met by the Parish Council'

Proposed DF, Seconded RE. Approved 5/6 1 abstain

The new motion

"I make a proposal that we accept the only tender received back from the three companies we approached, and we now proceed with the Winterborne Stream Clearance asap. The payment to be met by the Parish Council and the necessary paperwork for that undertaken" Proposed DF, Seconded RE was approved 5/6 and 1 against.

Three companies were approached to tender for stream clearing. Two companies were unable to take on further work at this time and were unwilling to quote for next year given the current economic climate. The third tender from Jon Buddle was received.

Further to the voted motion and after much discussion, given the short window for stream clearing (by November) there was no time to seek further tenders and the contract was awarded to John Buddle for £2,200 for clearing the stream with hand tools and removal of debris from West House to the Reading Room and the Washing Pool stream. Action: Clerk to confirm contract with Jon Buddle.

27/10 – 16 To receive and note training updates Clerk

A new date for Cllr Eversden "New councillor training" will be arranged.

Action Clerk to contact DAPTC.

28.7 – 17 Village Green update (Verbal) DF

A request by the Lay Minister at St. Martin's Church, Martinstown, to hold a special 'service' on the Green on Saturday 3 December (if wet on the 4 December 2022) was approved by the council and a risk assessment for the event has been provided. Proposed DF, seconded MP. Approved 5/5

It was noted that Cllr DF would like to transfer the management of the village green bookings to Clerk. Clerk to draw up a flow chart for decision making re bookings of Village Green.

27/10 – 18 Allotment update DR/Clerk

Letters have gone out to Allotment holders along with new tenancy agreements for 2022-2023.

It was agreed that the owner of plots 2 and 4 will only pay one allotment fee for 2020-2023 regarding plot 4 will be counted as a 'clean-up year'.

27/10 -19 Reading room update (Verbal) MP

Cllr Pemberton has had a response from Trustee. Councillors requested that a follow up letter be sent by recorded delivery to all trustees outlining the Parish Councils concerns and to invite them to the next Parish Council meeting.

Action MP to send letter.

27/10 – 20 Neighbourhood plan update (See website for copy of the report) MP

Cllr Pemberton mentioned his report on the neighbourhood plan and asked councillors to consider it over the next month as a motion will be raised at the October Parish council Meeting.

27/10 - 21 Correspondence to be discussed and noted

27/10 – 21.1 MAGNA residence concerns update (verbal) Clerk

There has been no response to the letter sent on the 6.8.22

Action Clerk to follow up with MAGNA

27/10 - 22 To note Action tracker progress (E) Clerk

Noted

27/10 – 23 To consider urgent matters to report from members and items for the next meeting. To include an open forum 10 minutes.

Election of a Chairman

A member of the public asked for dates for stream clearing. To be confirmed.

27/10 – 24 Date and venue of the next Parish Council meeting 27th October 2022 7pm Winterborne St Martin Church.

The meeting closed at 9.20pm

Please note the Clerks new telephone number 01935 579783

Signed by The Clerk:

Website: www.winterbornestmartin-pc.gov.uk Email: clerk@winterbornestmartin-pc.gov.uk

Appendix B - Bank reconciliation

Winterborne St Martin Parish Council

Bank Reconciliation (£)

Prepared by ----- Date -----

Approved by ----- Date -----

	Bank reconciliation to 10.10.22		26,262.68
	Cash in hand 5.9.22		22,282.24
	ADD Receipts 5.9.22 to 10.10.22		4350.00 25.00
	SUBTRACT Payments 5.9.22 -		394.56
	Cash in hand 10.10.22 (as per cash book)		26,262.68
B	Cash in hand per bank statements		
	Petty cash 10.10.22		0.00
	Instant access Lloyds reserve 10.10.22		10,001.58
	Lloyds Bank 10.10.22		26,262.68
	Adjusted bank balance 3.10.22		36,264.26

Appendix C - Scheduled payments 29.9.22 – 10.10.22

Presented Payments:

Date	Description	Type	Money (£) in	Amount (£) Out
------	-------------	------	--------------	----------------

3.10.22	Clerk Wages 27 th August to 26 th September 2022			394.56

Unpresented payments:

DAPTC		49.00	Training Inv 0974 Cllr. Pemberton
J Buddle		200.00	Grass cutting
A Schulke		25.00	Allotment refund

Appendix D – Flood report

1. Despite some rainfall ground water levels at the borehole continue to fall, currently 103m
2. The South Winterborne, like many Dorset streams, has dried up further over the last month with flow almost indiscernible.
3. Manual clearance of weed growth in residential areas has begun.
4. The Clerk has written to local farmers asking them to clear asap, Clerk to advise at meeting if any response was received.
5. No more contact from DC. Does the Council & Councillor Tarr advising forwarding the bill for stream bank clearance to DC for re-imbusement?

Appendix E – Neighbourhood Plan update

Neighbourhood Plan

“A great thing to have – A hard thing to achieve”¹

A Decision Paper by Cllr Pemberton

Note: My text, comments, understandings or beliefs based on analysis are in solid text whereas researched passages are italicised and are linked to footnotes providing links to the source documents. Some of these references are repeated to ease any desired follow up. This is the third circulated draft of this paper, the first was little more than a roadmap for development of the paper, the second a discussion paper for the Council.

Issue

At my first Council Meeting, in Mar 22, I agreed to investigate the concept of a Neighbourhood Plan in order that the Council might determine if this is a route that we wish to follow, or indeed lead.

Context: Neighbourhood planning gives communities direct power to develop a shared vision for their neighbourhood and shape the development and growth of their local area. They are able to choose where they want new homes, shops and offices to be built, have their say on what those new buildings should look like and what infrastructure should be provided, and grant planning permission for the new buildings they want to see go ahead. Neighbourhood planning provides a powerful set of tools for local people to plan for the types of development to meet their community’s needs and where the ambition of the neighbourhood is aligned with the strategic needs and priorities of the wider local area².

Recommendations

Main: That the Parish Council does not take the lead on the preparation of a Neighbourhood Plan.

Subordinate:

That the Chair of the Parish Council writes to all known Community Groups within the Parish, enclosing a copy of this note, inviting them to brief their members in case they as a group, or any of their members, wish to take this on.

This brief should be published on the Parish Council Website, with links and tasters provided on Facebook, The Village Website, and in Valley + Valence.

That the subject forms an agenda item at the Annual Parish Meeting.

Rationale for Recommendations: My research suggests that this is too large a task, in time, personal commitment, skills required and resources, for the Parish Council to lead. The process requires cross community support, and a great deal of effort from a lot of people in order to stand any chance of success; it also requires a majority of parishioners to vote in favour of its conclusions and recommendations in a referendum. However, by engaging as described in the subordinate recommendations we would be giving Parishioners every opportunity to engage with the issue.

Methodology

¹ Author's conclusion voiced at the end of telecons with the Vision4Chesil lead.

² <https://www.gov.uk/guidance/neighbourhood-planning--2#what-is-neighbourhood-planning>

³ Parish is used throughout this brief in terms of the Area and population covered by Winterborne St Martin Parish Council.

2

18 October 2022

I conducted a wide internet search – many of the key documents found are referenced (and/or quoted from) within this text.

I released Version 1 of this paper to Councillors and received no feedback, and Version 2.1 which received a few comments that have been incorporated. Working notes and recommendations for Councillor research have now been removed.

I engaged the Martinstown Green Group directly, as I understood that they were keen. They are not keen to lead⁴.

I studied the process and papers⁵ of the Chesil Bank Group "Vision4Chesil" and had several email exchanges and talks with their lead.

Analysis

Based on my research I believe that our key considerations as a Council must be:

Having a neighbourhood plan is predicated on development occurring whereas there is a presumption against development in an AONB, and in villages without a development boundary, both repeated in the Extant Local Plan⁶

Where a community wants to take up the opportunities offered by neighbourhood planning, the legislation enables 3 types of organisation⁷, known as qualifying bodies, to lead it:

- a parish or town council
- a neighbourhood forum
- a community organisation (explanatory note⁸).

Any group of people considering taking on a neighbourhood plan will need to weigh the opportunities against the resource implications and other considerations and come to a balanced view⁹.

Chesil Bank are in year 4 of their process, and envisage it taking six¹⁰

"we are in year five of the process. Pity the volunteers taking on this burden, and pity residents trying to make sense of jargon, rules and regulations"¹¹.

⁴ Email/Telecon Tracy/Pemberton of Aug 22.

⁵ <https://vision4chesil.org/plan-documents/>

⁶

<https://www.dorsetcouncil.gov.uk/documents/35024/327480/West+Dorset%2C+Weymouth+%26+Portland+Local+Plan+2015.pdf/e6f329e7-ec5b-52fc-7364-4a8726877184>

⁷ Paragraph: 014 Reference ID: 41-014-20140306 of <https://www.gov.uk/guidance/neighbourhood-planning--2>

⁸ If a neighbourhood plan exactly corresponds to a Parish or Town Council boundary it is my understanding that the Council must lead; however, there is no requirement for the areas to correspond so it might, for example relate to just part of our area, or indeed incorporate other areas. In either of these cases one of the

other two allowed organisations might lead.

⁹ <https://neighbourhoodplanning.org/toolkits-and-guidance/create-neighbourhood-plan-step-by-steproadmap-guide/>

¹⁰ Telecon Pemberton/Troughton of 22Sep22.

¹¹ <https://www.theplanner.co.uk/features/the-good-the-bad-and-the-ugly-of-neighbourhood-plans>

3

18 October 2022

Background Information

An early find was a warning to Enthusiasts:

*... as Reading University's Professor Gavin Parker and colleagues established, groups "underestimated the scale, complexity and time needed to produce their neighbourhood plans". In Winchcombe, a small edge-of-Cotswolds town, "While policy looks cut and dried on paper, it is anything but when talking with residents about potential development. It becomes highly personal, drawing out NIMBY, and even venomous, reactions from otherwise reasonable people. These include accusations of neighbourhood planning groups accepting 'backhanders' and personalised attacks"*¹².

However, for a balanced approach I would recommend a paper¹³ by "Locality"¹⁴ and I would strongly recommend that anyone interested reads Part A and B of the pdf at the bottom of this webpage, and perhaps considers the first steps in Part C. However, in addition to the quote already used:

A neighbourhood plan should not promote less development than that identified in the local plan for the local area (such as new housing allocations). And there is none proposed for our Parish.

Additionally skimming <https://neighbourhoodplanning.org/> might provide other leads – including possible funding support and more about the application process.

And from Central Government sites¹⁵:

+ve

Neighbourhood planning gives communities direct power to develop a shared vision for their neighbourhood and shape the development and growth of their local area.

A neighbourhood plan attains the same legal status as a local plan (and other documents that form part of the statutory development plan) once it has been approved at a referendum. However:

-ve

*(repeat quote) Neighbourhood planning provides a powerful set of tools for local people to plan for the types of development to meet their community's needs **and where the ambition of the neighbourhood is aligned with the strategic needs and priorities of the wider local area***¹⁶.

¹² <https://www.theplanner.co.uk/features/the-good-the-bad-and-the-ugly-of-neighbourhood-plans>

¹³ <https://neighbourhoodplanning.org/toolkits-and-guidance/create-neighbourhood-plan-step-by-steproadmap-guide/>

¹⁴ <https://locality.org.uk/about/>

¹⁵ Principally <https://www.gov.uk/guidance/neighbourhood-planning--2>

¹⁶ <https://www.gov.uk/guidance/neighbourhood-planning--2>

4

18 October 2022

A neighbourhood plan has to conform with the Local Plan (the Dorset Council local plan is at their consideration phase, with consultation having closed (although it might reopen¹⁷) – possibly to be reissued on a timeframe for publication in 2024.

West Dorset and Weymouth & Portland prepared a joint local plan¹⁸ that forms the main basis for making decisions on planning applications and development in the area until 2031. It was adopted by Weymouth & Portland Borough Council on 15 October 2015 and by West Dorset District Council on 22 October 2015. At a recent planning brief by Dorset Council I was told that there is no intention to radically alter any extant plan in the forthcoming Dorset Council Local Plan.

A few directly relevant extractions from our Extant Local Plan:

1.1.1 The planning system governs the use and development of land. It controls which new buildings will be built and where they should go. Nationally there is a presumption in favour of sustainable development and local councils are expected to plan positively for the needs of their area.

1.1.2 The local plan is the main basis for making decisions on planning applications. Planning decisions must be made in accordance with the local plan, unless material considerations indicate otherwise. And it gives local communities, developers and investors greater certainty about the types of applications that are likely to be approved. The local plan sits alongside the National Planning Policy Framework, which must also be taken into account in making decisions on planning applications and in the preparation of local and neighbourhood development plans.

1.1.3 Neighbourhood development plans, when adopted, will form part of the development plan. These are prepared by the local community (such as the parish or town council, or elsewhere a neighbourhood forum). These can be as simple, or as detailed, as local people want, provided that they are in line with national planning policy, and the strategic policies of the local plan. Where they are in conflict the policies contained in the neighbourhood development plan will effectively replace the non-strategic policies in the local plan for that neighbourhood. Where this plan or any development plan documents are adopted after a neighbourhood plan has been adopted, the council will issue a statement of conformity to clarify whether any policies in the neighbourhood plan are superseded.

From 1.3.1. Strategic Objectives

- Meet local housing needs for all as far as is possible
- Protect and enhance the outstanding natural and built environment, including its landscape, biodiversity and geodiversity, and the local distinctiveness of places within the area – this will be the over-riding objective in those areas of the plan which are particularly sensitive to change

From strategic Approach pp 14

¹⁷ Briefed at Dorset Council Planning meeting on 6 Sep 22.

¹⁸

<https://www.dorsetcouncil.gov.uk/documents/35024/327480/West+Dorset%2C+Weymouth+%26+Portland+Local+Plan+2015.pdf/e6f329e7-ec5b-52fc-7364-4a8726877184>

5

18 October 2022

HOUSING A continuing supply of housing land is needed to help meet the changing demographic and social needs of the area, and to help reduce the need to travel and promote economic growth and social inclusion. The type, size and mix of housing will be expected to reflect local needs as far as possible and result in balanced communities. Although the total projected need for affordable housing is not expected to be met in the plan period, opportunities will be taken to secure affordable homes to meet local needs. This will include ensuring all new open market housing sites make a contribution (through providing new affordable homes or, where this is not possible, making a financial contribution), and through a range of flexible policies that encourage affordable housing to come forward where there are suitable opportunities.

From Protecting and enhancing our Natural Environment

2.2.2 From the rolling chalk downland to the more secluded clay vales, much of the countryside is designated as an Area of Outstanding Natural Beauty (AONB). The designation gives statutory recognition to the national importance of the landscape. A strategic framework for management of the Dorset AONB is set out in the policies of the Dorset AONB Management Plan

Note: In our part of the AONB only Chickerell has an extant plan, and only Chesil bank, which appears to incorporate Portesham and Abbotsbury, despite them having separate PCs on the interactive map, has one in planning. As mentioned earlier I have been in discussion with Chesil.

Supporting Information:

Development will only be permitted where it makes provision to avoid or mitigate any

*adverse effects of nutrient loading on the ecological integrity of the protected Poole Harbour sites, either as part of the development or through a contribution towards mitigation measures elsewhere*¹⁹.
Ends.

19

Appendix F

Action Tracker Updated

Action	Person/Group	Proposed completion date	Agenda Item number
Ensure all policies are updated	Clerk	Postponed to December 2022	22-5-07
Letter to MAGNA re residents' area and lighting issues	Clerk	August 2022 Letter sent - no reply as yet Chase response from MAGNA October No response from Magna 27.10.22	28/7 – 12.5 27/10 -21.1
Report progress on bridle way closure	DR	Update June 2022 Ongoing	22-5-16
Look at feasibility of setting up a local plan and forming a committee of residents and parish councilors.	MP	Ongoing	22/05-19 28/7 – 14 25/8 – 17 27/10 – 20
Investigate and report back on historical search east side plot of land leading to Wash Pool.	Clerk	Update July 2022 Ongoing - August form is with Land registry, September response insufficient map data will retry with new map details	22-05-22
Clerk to review agreement and bill allotment users + look for lease agreement from landowner.	Clerk	Update July 2022 Draft letter and tenancy agreement to be discussed August. Completed.	25/8 -15
	DR		28/7 – 6.3

To speak to landowner to get approval for charges.	Clerk	August 2022 Still needs to be completed.	28/7 – 6.3
Send out Bills and new Tenancy agreement	KD and DF	August 2022 Completed September 2022	28/7 – 12.6
Advertise vacant plot on PC website and Facebook		August 2022 Completed.	Now Closed
Clerk to review the grass cutting contract	Clerk	Update July 2022 Checked.	Now Closed
Speak to Jon Buddle re invoice	Clerk	August 2022 Email sent. September update invoice received and paid	
Clerk to remove Cllr Wiltshire from the signatories list and change contact address	Clerk	Update July Update August 2022 ongoing awaiting response from Lloyds September still awaiting change of address. New form to be submitted. On going	28/7 – 6.2
Karen to draft an updated flood letter and to contact residence who reported sewage issue last November to provide evidence.	KD	Update July 2022 Draft letter attached August Approved once amended by the Chairman On hold	
CIL – look at how CIL is managed and set up a suitable procedure.	Clerk	Postponed from August 2022 PC meeting Look to approve CIL procedure and reporting in September PC meeting Agreed	28/7 – 5 Now Closed
Report back on future projects CIL could be used to fund.	Parish Council	August 2022 and on going	27/10 -10
Cllr Tarr to let us know any changes to Dorset Councils move to 20mph through villages	Cllr Tarr	Ongoing	
Send letters to riparian farm owners re stream clearing	Clerk/KD	September 2022 Letters sent	25/8 -11 Now closed
Get quotes for stream clearing	Clerk / DF	September 2022	25/8 -11

		Letters requesting quotes sent August 2022	27/10 -14.2
		Now closed	
To lead on the issue of maintenance and pursue 'appropriate person' to provide information on repair of the Washing Pool before quotes for repair can be requested. Also, to look at options to block access across the bridge to prevent further damage.	AD	Update September 2022	25/8 – 9
		Update October	27/10 – 12
Sunken drains in Martinstown need to be identified and looked at. Action MU to report to Dorset Council and ask them to do a survey.	MU	September 2022 Progress is being made and DC are looking at repairing sunken drain covers.	25/8 – 10.1
		MU to monitor.	27/10 -13.1
MP to speak to Steven Slade re trustees' response regarding the reading room.	MP	September 2022 Awaiting feedback from Trustees meeting	25/8-16
Send a response to Trustees regarding recent letter	MP	September Postponed to October PC meeting for further discussion following councilors response to emails from MP dated 1.10.22 and 12.10.22	27/10 -19
To get feedback from the Green Group and Chesil Bank council regarding the neighborhood plan.	MP	MP to speak to lead after the 17 th of September	25/8 -17
Repair Information board	MU	Progress update October 2022	25/8 -18
Need for a quarterly audit of the cashbook and bank reconciliations as per our financial regulations.	DF	September 2022	25/8 - 6
		To be completed October	27/10 – 6.1
Advert for new Clerk	KD/Clerk	September	25/8-21 Now Superseded by 27/10 – 9
Damage to Bollards	KD to send information to the Clerk. Clerk to notify Dorset Council	October	27/10 -3
Clerk advert Action KD to write advert Concern was raised over the previous difficulty of attracting applications so alternative advertising routes will also be explored such as Indeed and the Dorset Echo.	Action KD with the help of the Clerk.		27/10 -9

White lines	MU to monitor		27/10 -13.1
Stream Clearing	Clerk to contact Jon buddle and formally accept his quote		27/10 -14.2
Training Re arrange training session	Clerk to contact DAPTC		27/10 -16
Reading Room follow up letter	MP		27/10 -19
Sid Batteries to be purchased	AD		27/10 -13.2
Delete the PC Facebook page	Clerk	Completed	27/10 -7
Letter to Mr. Osborne 20.10.11 Regarding Garage lease following house move	Clerk	Awaiting response	