Buckhorn Weston and Kington Magna Parish Council

EXTRAORDINARY COUNCIL MEETING MINUTES
Held on Tuesday 24th May 2022 at 7.30pm at Kington Magna Village Hall

Item		Action
	Parish Councillors Present: Roger Gosney (Vice-Chairman (RG), Tim Wilton (TW), Mrs Linda Munster (LM), Simon Stranger (SS), Mrs Anna Grant (AG), Matthew Hoskins (MH) **Members of the public:** There were 5 members of the public present **In attendance:** Parish Clerk: Sandra Mackintosh (SM)	
	Apologies: Ms Phillippa Chapman, Fred Shotter, Tom Riall	
22/22	**To consider planning application P/FULL/2022/02323, Barton Elm, Barton Hill, Kington Magna, Dorset SP8 5EH, Change of use of land to form hard standing and station 2 No. Shepherds Huts as holiday accommodation:** The applicants noted the two shepherds huts, confirmed to be the maximum number, will be towards the bottom part of Barton Elm. The aim is to provide self-contained holiday accommodation to supplement their farming business and possibly provide employment for a villager. They noted that most of their neighbours were family but other locals whom they had discussed the proposal with were unconcerned. It was confirmed the 'change of use' status relates only to the two huts on agricultural land, that the huts are integral units with tanking for kitchens, bathrooms and showers, that the land has been fenced off, the hedges will be grown in height and further hedges will be added to provide privacy. The usage will start in the holiday season but may increase dependent on demand. Concerns were raised about the nearby footpath which must be maintained and remain functional (applicants have already fenced it and installed a stile) and the access which converges with Breach Lane at an acute angle very close to the existing junction on Barton Hill, which may need to be assessed for safety on account of increased traffic but is a matter for Dorset Highways to consider (applicants can include the junction in the hirer's risk assessment pack). The car parking spaces have not yet been formed. Cllr Gosney considered the application, provided it sits well in the site and is not prominent, to be a welcome diversification in the countryside and proposed the "Parish Council support this application provided that the change of use of the land is strictly limited to that in the application, that there is no intention of ever increasing the number of huts from the original two, care is taken to maintain the functioning nearby footpath, consideration is given to the safety of the approach to the road, the additional hedges are planted as proposed and the tree survey is carried out if required." Cllr Mr Hoskins seconded, unanimously agreed. **Resolved.** *Action: Submit comments to Dorset Council*	*Clerk*
23/22	**To consider planning application P/HOU/2022/03071, Culzean Farm Access To Culzean Buckhorn Weston Dorset SP8 5HN, Convert garage into annex:** The proposal was thought inoffensive and, as the property is fairly isolated, members could not see a reason to object. It was noted that Cllr Ms Chapman, although absent from the meeting, had advised RG that she had no objections. Cllr Wilton proposed the "Parish Council support this application as the materials are similar to that already existing and the new accommodation will not overlook the neighbours". Cllr Mrs Munster seconded, unanimously agreed. **Resolved.** *Action: Submit comments to Dorset Council*	*Clerk*
24/22	**Consider and elect Chairman for the Neighbourhood Plan Steering Group:** It was considered that LM was the most appropriate choice and having put her name forward Cllr Gosney proposed that "Cllr Mrs Munster be voted in as Chairman of the Neighbourhood Plan Steering Group". Cllr Mrs Grant seconded, unanimously agreed. **Resolved.**	
	Meeting closed at 19.55pm	

Signed……………………………………………………Chairman   **Date** …………………………………………..