



Buckhorn Weston and Kington Magna Parish Council

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Responsible Financial Officer and Parish Clerk: Mrs Sandra Mackintosh

FULL PARISH COUNCIL MEETING MINUTES

Held on Monday 6th March 2023 at 7.30pm at Buckhorn Weston Village Hall

Item	Parish Councillors Present: Ms Phillippa Chapman (Chairman (PCN)), Roger Gosney (Vice-Chairman (RG)), Tim Wilton (TW), Mrs Linda Munster (LM), Kevin Aldred (KA), Tom Riall (TR), Mrs Anna Grant (AG), Fred Shotter (FS) Dorset Councillor(s) Present: 2 Members of the public: There were 7 members of the public present Members of the press: There were no members of the press present In attendance: Parish Clerk: Sandra Mackintosh (SM)	Action
	<p>Public Session: An objection was raised regarding planning application P/FUL/2023/00566 mainly due to it being considered overdeveloped and incongruous for the existing site and called for the Parish Council (PC) to request the application goes to committee. The PC advised they can ask Dorset Council (DC) to take the application to committee however, this does not mean it will happen.</p> <p>A resident from Sandley is looking to coordinate a litter picking group as a way to bring together members of the community while clearing up the area which has seen an increase in litter. She is looking for volunteers from Sandley, Buckhorn Weston and possibly Kington Magna. Each would cover their own patch on a once a year basis. If interested, please contact the clerk who can pass on your details.</p> <p>A member of the Neighbourhood Plan steering group (NP) (SG) noted it was very close to the first 12 months in producing a draft of the plan and on behalf of all of the steering group, wished to raise a vote of thanks to LM for all that she has done, her attention to detail and endless hard work. A resident requested the Parish Council consider the installation of a SID in Weston Street, Buckhorn Weston. See agenda items 108/22 i and ii.</p>	
95/22	To receive apologies for absence: Simon Stranger, Matthew Hoskins	
96/22	To approve and adopt the minutes of the last Full Council meeting held on 9th January 2023: Cllr Aldred proposed “the minutes of the Full Council meeting held on the above date should be approved as a correct record of the meeting.” Cllr Gosney seconded, unanimously agreed. Resolved. The Chairman duly signed the minutes.	
97/22	Matters arising from the previous minutes: None.	
98/22	Declarations of interest: <i>Members are required to comply with the requirements of the Localism Act 2011, section 27 disclosable pecuniary interests:</i> None.	
99/22 i ii	<p>Planning:</p> <p>To approve the minutes of the planning meeting held on 6th February 2023: SS was thanked for stepping in at such short notice in order for the meeting to take place. Cllr Shotter proposed “the minutes of the planning meeting held on the above date should be approved as a correct record of the meeting.” Cllr Mrs Munster seconded, unanimously agreed. Resolved. The Chairman duly signed the minutes.</p> <p>To receive decision notices from Dorset Council: P/FUL/2022/05445, Hardings Farm, Buckhorn Weston, Demolition of modern agricultural building and conversion and extension of barn to create 1 no. dwelling – refused.</p>	

	<p>P/FUL/2022/02341, Conygar Farm, Shutes Lane, Buckhorn Weston, Change of use of land to residential curtilage incorporating construction of swimming pool and pool room, installation of solar panels on stable roofs and relocation of office building as approved under planning permission P/HOU/2021/01201 dated 6th October 2021 – granted.</p> <p>P/HOU/2022/05466, Rectory Cottage, Church Hill, Buckhorn Weston, Erection of agricultural storage building (part retrospective). Erect new single garage for domestic use – granted.</p> <p>P/HOU/2022/07598, Yew Tree Cottage, Weston Street, Buckhorn Weston, Erect single storey garden store – granted.</p> <p>P/FUL/2022/06787, Filleybrook Farm, Shutes Lane, Buckhorn Weston, Erection of agricultural workers dwelling – refused.</p> <p>P/PAAC/2022/08035, Field Barn, Hartmoor Hill, Buckhorn Weston, Change of use and conversion of agricultural building to 1 no. dwelling Class C – prior approval granted.</p> <p>P/HOU/2022/08063, Pill Orchard, Church Street, Kington Magna, Erect extension linking garage and dwelling (remove existing lean to) – granted.</p> <p>iii. To consider application P/HOU/2023/00609, Orchard Hill, Church Hill, Buckhorn Weston, SP8 5HT, Erection of detached garage: Members had no objections to the proposal. The garage is being moved up the lane to a new position before the main dwelling. Cllr Aldred noted the application is part of ongoing improvements to the site and proposed the “Parish Council support this application as the position of the structure, being to the left hand side before the main dwelling, will not have an adverse impact on neighbouring properties. The access remains the same with no highway issues.” Cllr Mrs Grant seconded, unanimously agreed. Resolved.</p> <p>iv. To consider application P/FUL/2023/00566, Waverley, Tunnel Head, Sandley, SP8 5EB, Erect replacement dwelling and create new vehicular access (demolish existing dwelling): An objection was received, see public session above. Councillors noted the proposed new entrance is very similar to the original entrance from many years ago. The applicant has prior approval granted for the enlargement of the dwelling by increasing it to two stories but has reconsidered the design and now submitted plans for a 1.5 storey house which has a lower ridge height and dormer windows. The intention is to build a modern, well designed, eco-friendly house with the current driveway grassed over for garden space. Cllr Aldred proposed the “Parish Council support this application subject to highways approval of the new vehicular access. The proposed design, being a 1.5 storey dwelling, has a lower ridge height than the previously consented 2 storey scheme and the design and materials proposed are in keeping. Although the intended development is sizeable, it is not considered excessive for the site.” Cllr Mrs Munster seconded, unanimously agreed. Resolved.</p> <p>v. To consider application P/HOU/2023/01071, Green Oak Cottage, Sandley, SP8 5DZ, Erect single storey side extension: The new extension being to the side of the house is beginning to form a lengthways sprawl however, it was noted there is no room for development to the back of the property as it is a narrow plot running along the side of the road. Cllr Ms Chapman proposed the “Parish Council support this application with the design and materials being in the same format as the current design.” Cllr Aldred seconded, unanimously agreed. Resolved.</p> <p>vi. To consider application P/HOU/2022/06469, Bye Barn, Kington Magna, SP8 5HD, Erect two storey rear extension and single storey side extension (demolish conservatory): Members considered the proposal to be an improvement on the current dwelling. Cllr Aldred proposed the “Parish Council support this application as the proposed design and intended materials are an improvement to that existing”. Cllr Riall seconded, unanimously agreed. Resolved.</p> <p>Action: Submit comments to DC</p>	<i>Clerk</i>
100/22	<p>Enforcement updates:</p> <p>i. Land next to railway line in Buckhorn Weston ENF/2011/0101: No update received from DC.</p> <p>ii. Goat farm at Shutes Lane ENF/2019/0185: The planning application submitted has been refused. The enforcement officer has confirmed he is moving forward with the enforcement process for the mobile unit along with other issues.</p> <p>iii. Land West of Symphony Farm to Quarr Cross - Lane Quarr EN/2021/00153: The planning application is progressing. An agricultural study has concluded that a need for a workers dwelling</p>	

	is appropriate however, the generator is still a nuisance to neighbours and Environmental Protection have advised a suitable noise assessment take place if the generator is to be part of the application. The enforcement remains suspended until the outcome of the planning application.	
101/22	Dorset Councillor's report: Cllrs Pothecary and Ridout provided reports which included information on DC's approved budget for 2023-24, cost of living payments and unclaimed pension credit. The energy bills support scheme alternative funding is now open for applications. Flu nasal spray vaccines are available for all primary school children. DC are changing the way they manage bus services with DC receiving the income from passengers. Street party road closures for the Coronation should be applied for six weeks in advance - the application fee has been waived. Wessex Internet have been awarded the contract to roll out full fibre broadband across north and east Dorset. They are offering significant discounts for village halls. DC Highways has a new in-house out of hours service. Potholes should be reported as soon as possible through the DC website. A summary of responses to the DC draft local plan consultation has been published. For copies of the reports with full details please contact the Parish Clerk.	
102/22	Chairman's report: A large focus has been on the NP with enormous thanks to Linda and the members of the Steering Group for the work achieved. Any residents with queries should contact LM or the SG direct as they are best placed to provide the answers. The Speedwatch group continues to be very successful. The clerk has worked hard at chasing up enforcement issues and RG continues to maintain a good working partnership with DC Highways whilst also ensuring the village signposts are well maintained. Thanks were expressed to Nigel Osborne who, although no longer a councillor, continues to maintain the PC website which is much appreciated.	
103/22	Clerk & RFO Financial reports: Financial documents were circulated prior to the meeting. Bank Reconciliation: As at 28 th February, the current account balance was £15979.19 (including the Neighbourhood Plan grant balance). The Nationwide account balance was £5,077.24. Payments received to date are £16,630.25. Total payments out so far this financial year are £14619.75. i To receive and approve accounts and payments for the period 1st January to 28th February 2023, including salaries and associated accounts: Cllr Aldred proposed "the PC approve the accounts and payments for the period noted above, including salaries and associated accounts." Cllr Shotter seconded, unanimously agreed. Resolved. ii To consider an increase in burial ground fees and extension of exclusive rights: The fees have remained the same since 2015. Suggested increased figures, which were circulated to members, are loosely based on 50%, or thereabouts, of the difference in higher fees for Gillingham cemetery. As the parish cemetery covers both villages, the increase will contribute towards the upkeep costs and business rates. Cllr Aldred proposed "the PC approve the increase in cemetery fees as per the figures circulated with a review to take place every five years. He further proposed to extend the exclusive rights of burial term from 75 to 99 years." Cllr Ms Chapman seconded, unanimously agreed. Resolved. Action: Alter cemetery fee sheet and upload to the website.	Clerk
104/22	Resurfacing of Shutes Lane update: Following an inspection, DC have put this lane on this year's repair programme. It is now under assessment by a DC engineer to define the treatment needed. Much of it will be surface dressing, some will be resurfacing and some will be reconstruction. The section alongside Conygar will need to be in the reconstruction category due to the subsidence along the edge of the lane where the run off has not been able to enter the gully chambers and has poured down the lane. There is no shortage of gully chambers in this area so when the road has been rebuilt and relevelled, the run off will return to being carried in the sub surface pipe drainage. This should also enable the run off to the grid in the access to Conygar to be carried to the sub surface drainage in the same way.	
105/22	Neighbourhood plan update (LM) and consider request for additional funding from Parish Council to complete the administration of the NP: Two meetings have been held since January. Thanks to Nigel Osborne and his ongoing IT help, the minutes and Housing Needs Assessment are on the website. The draft plan has been amended several times and professional photos of both villages, thanks to Chris Wildey, will be added. The draft was sent to DC and returned with	

	<p>comments which have been addressed. A screening is now required to determine if a full strategic environmental assessment is needed. The screening should be done by the end of March however, if a full SEA is required, this could result in a further 8 week delay. Submission of Reg. 14 will be dependent on the results of the screening. The standard grant available for all NP's is £10,000 with most PC's needing to contribute some funding. Whilst watching every penny, the costs have amounted to more than anticipated with a projected shortfall of £700 to cover the consultant's anticipated fees, which are capped, to referendum stage. With additional costs for copying, hall hire, etc. it was considered that £2,000 would be a feasible sum to see the NP through. As members did not want to see the NP stall after so much hard work and effort, Cllr Ms Chapman proposed "the Parish Council provide £2,000 towards the NP costs on the proviso that any unspent funds return to the current account budget." Cllr Aldred seconded, unanimously agreed. Resolved. Action: Adjust budgets to reflect the funds for the NP.</p>	Clerk
106/22	<p>Consider surplus funds for community projects: A sum of £4,000 is available for community projects. Cllr Aldred proposed "the funds be divided equally between Buckhorn Weston and Kington Magna and offered to community groups as grants and a further request of £100 towards a Coronation event be provided from the forthcoming VAT reclaim due to the funds being required before May." The grant application deadline and criteria will be confirmed shortly and the grant recipients decided at May's meeting on the 15th. Cllr Riall seconded, unanimously agreed. Resolved. Action: Compile criteria and set deadline for applications. Issue info by email to local groups and publish on Nextdoor, the website and notice boards.</p>	PCN & Clerk
107/22	<p>Five Bridges update (PCM): The layby is being used with no sign of any unwanted activity. It is not known if the asbestos has been removed. Cllr Ridout will look into this and whether there is someone who can regularly check the area.</p>	
108/22	<p>Other reports:</p> <p>i. Highways report (RG): - A number of pot holes have been reported and rectified. The new road sign opposite the Stapleton Arms has been installed. All grit bins have been checked and filled as necessary. DC have scheduled Church Hill, Chapel Hill, South Street and Common Lane, all in Kington Magna, for road treatment this year. The SIDS team has been contacted regarding the possibility of having a speed indicator device installed in Weston Street instead of a 20 mph speed limit. They have proposed a site meeting on 29th April at 1 p.m. when they will be in the area. Enrico's successor is not yet known. FS advised Nyland Lane is badly cracked. RG to investigate.</p> <hr/> <p>Meeting extension request 30 minutes</p> <p>ii. Update on the community speed watch in Buckhorn Weston (AG) and discuss the possibility of a SID as per the report previously circulated: Volunteers have been out 3 times since January 9th. The police camera team were due in Buckhorn Weston in February but it is unknown if they did come to the village. A large number of drivers continue to break the speed limit at speeds varying between 35 to 46 mph. A suggestion was made at the last PC meeting that we put up some kind of signage signalling that CSW operate in Buckhorn Weston. According to the Community Speedwatch Coordinator at Dorset Police the PCC have asked that the so called tri-signage is reinstated where appropriate. They have been phased out and the few remaining ones are apparently 'battered, faded and need replacing'. The final decision as to whether to reinstate them or not rests with Dorset Council. RG has researched installing a SID and although very expensive at just under £4,000, has arranged a meeting with DC on the 29th March to discuss this matter further.</p> <p>iii. Public Footpaths: No reports received.</p>	
109/22	<p>Nyland (FS): Nothing to report other than some flooding occurred which presented problems but now resolved.</p>	
110/22	<p>i. Kington Magna (RG): KMPA project update: The contractor assigned to do the work has been unable to for health reasons but hopes to start next month. SS is looking at another contractor who could start next week. As yet, no decision on which contractor to use has been made.</p> <p>ii. Refurbishment of millennium walk sign in Kington Magna: A formal grant request will be submitted.</p>	

