

# BURTON BRADSTOCK PARISH COUNCIL

Chairman: Cllr D Venn    Clerk: Mrs M Harding



## Minutes of the Parish Council meeting held on 2<sup>nd</sup> December 2015

At 7.00pm at

### The Reading Room

**Present:** Cllr D Venn, Cllr G Moody, Cllr M Evan, Cllr D Batten, Cllr K Delves, Cllr A Ross (who arrived late), Mrs. M Harding (Clerk), Cllr J Russell (WDDC), 10 members of Public.

Minute	Action
<p><b>2015/12-1 Speaker: Jez Morris from Magna Housing Association on developing closer working relationships with Parish Councils</b></p> <p>Mr Jez Morris Head of Housing services for Magna Housing spoke to the meeting about his role within Magna and developing a closer working relationship with Parish Councils. Mr Morris explained that there are approx. 60 Magna properties in Burton Bradstock. These are made up of social rented, retired and homes for general needs for families.</p> <p>Mr Morris explained the difference between Affordable &amp; Social rents being that Affordable rents are 20% lower than Market rents and Social rents are 60% lower than Market rents.</p> <p>Magna currently are not developers as changes to their financial circumstances has meant they are paying off loans, and by paying off debts the standards of the properties they own and manage are kept at a higher level.</p> <p>Mr Morris spoke about new legislation and the right to buy scheme, which has yet to be finalized by the Government.</p> <p>Mr J Harding explained that Magna have a good name locally and asked if they would be investing in new sites as car parking is an issue. Mr Morris explained that they do not buy properties as this is too expensive.</p> <p>Cllr Moody asked if the right to buy scheme is a like for like programme, it was explained that he didn't think it was but there is not enough detail yet. Also Cllr Moody asked if Magna are lobbying their MPs', Mr Morris explained that Magna were not as they are doing this through their own associations, Cllr Moody commented that perhaps the PC ought to be considering this.</p> <p>Cllr Moody asked how Magna deal with anti-social behavior, Mr Morris said that they have a dedicated team and issues are dealt with in approximately 3-4 months.</p> <p>Mr Morris explained about the types of tenancies, new tenants are on a starter tenancy then they move to an assured tenancy and then on to a fixed tenancy which is reviewed every 6 years, and that Magna use the Local Authority waiting list for potential tenants.</p> <p>Mr Morris was asked about a ditch that requires digging behind some of the Magna properties and the management of the Community Hall in Chesil Court and could it be used for public events. Mr Morris would provide the Council with the contact details for the Community Hall management team.</p> <p>Peter Tompkins thanked Mr Morris as Magna had sponsored the Dorset Best Village Competition which Burton Bradstock won the Large village section and the environmental award 2015</p> <p>Mr Morris was thanked for his time and left the meeting</p>	



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Proposed Cllr M Evans      Seconded Cllr D Batten <b>Resolved</b>	
<p>d. The PC was asked if they ever consider Bus Shelters in the Parish, this was sent regarding the lack of a bus shelter at the entrance to Freshwater and the minimal bus stop which is dangerous on the opposite side of the road. The Council agreed that in principle it agreed that a safer Bus stop was required and a Bus Shelter would be a benefit and would consider any application if it was put before the Council</p>	<b>Clerk</b>
Proposed Cllr D Venn      Seconded Cllr M Evans <b>Resolved</b>	
<p><b>2015/12-8 To consider any planning applications that cannot be dealt with at the monthly planning meetings</b></p>	
<p>a. WD/D/15/002679 Erect extension with balcony above &amp; alterations (Full) - No objections</p>	
Proposed Cllr G Moody      Seconded Cllr K Delves <b>Resolved</b>	
<p><b>2015/12-9 Finance &amp; General Purposes</b></p>	
<p><b>a. To receive the Finance Report and approve payments</b></p>	
Proposed Cllr G R Moody      Seconded Cllr D Batten <b>Resolved</b>	
<p><b>b. To consider a report of the village repairs and maintenance</b></p>	<b>Clerk</b>
<p>i. Purchase of power washer to maintain playground equipment from Machine Mart. Clarke Tiger 2600 petrol pressure washer £259-98 plus £52 vat. This will be purchased using the money left from the DCC Divisional fund</p>	
Proposed Cllr G Moody      Seconded Cllr M Evans <b>Resolved</b>	<b>DD</b>
<p>ii. Goal mouths on playing field in need of attention, grass worn away and very muddy would also be good to have nets on goal posts. The Council to contact the School regarding the nets and look to re seed the goal mouths in the New Year and cordon off, also to speak to the grass cutting contractor to look at using a different line marker as currently this is causing issues with killing the grass and cracking when very dry.</p>	
<p>iii. Grass area at bottom of Grove road has been neglected by owner and is very overgrown which looks unsightly but is also likely to inhibit the escape of water from Grove Road if we have a flood, would it be possible to adopt or get permission to maintain area from owner of the Rookery. The Council discussed this as it had been considered in the past and the owners declined any offer to allow anyone to look after it. The Clerk will write to the owners at the Rookery to ask then to maintain the area as it to prevent the flood risk and offer assistance from the volunteers if required.</p>	<b>Clerk</b>
Proposed Cllr G Moody      Seconded Cllr D Batten <b>Resolved</b>	
<p><b>c. To consider the new NT Allotment agreement (GRM)</b></p>	
<p>The Council had received the new Allotment agreement this was checked by Cllr Moody and approved by the Council. The agreement was signed and</p>	

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witnessed at the meeting.

Proposed Cllr G Moody

Seconded Cllr M Evans

**Resolved**

**d. To consider applying for the Magna Grant for new slides and play equipment**

The Council considered applying for the new equipment required to make the play area safe and to comply with the latest annual inspection this being new slides. The Clerk with Cllr Evans will make an application to Magna for these items.

Proposed Cllr M Evans

Seconded Cllr G Moody

**Resolved**

**2015/12-10 Items for report in the BVN/Website (All)**

The Clerk will report on the vacancies within the Parish Council, meeting dates and Chairman also wishing the Parish a Happy New year

At this point the Council discussed the Chairman for the January meeting as Cllr Venn and Batten have given their apologies. Cllr Evans offered to Chair the meeting on 6th January.

Proposed Cllr D Batten

Seconded Cllr G Moody

**Resolved**

**Items for information:**

**2015/12-11 Correspondence items received for information (MH)**

Cllr Moody commented that a meeting at The Drain with Mr Broomhead and interested parties would be held on Friday 3<sup>rd</sup> December to discuss the Barriers Councillors were invited to attend if available.

**2015/12-12 Parishioners' open comments (15 minutes maximum allowed)**

P Tompkins expressed his concern at the potential Rushmore Estate planning development and should a more suitable site be sought in the village, Cllrs commented that there is as yet no live application to consider the Local plan has been adopted, the site is outside the DDB the current land supply has been fulfilled and it is in the AONB, so at the moment the Council will sit and wait for an application to be filed.

Mr Broomhead commented that the Village Society Trust usually steer clear of planning meetings but may make an exception for the benefit of the village on this occasion and then submit their collective views.

Clerk/ME/JL

Meeting closed 8.30pm

Refreshments were served

Chairman Cllr M Evans

6<sup>th</sup> January 2016