

Minutes of the **MONTHLY MEETING** of the Swanage
Town Council held at the Town Hall, Swanage on
MONDAY, 6th JULY 2015 at 7.00 p.m.

PRESENT:-

Councillor S. Poultney – Chairman

Councillor J.M. Bishop
Councillor M.P. Bonfield
Councillor Mrs. C. Finch
Councillor Mrs. G. Green
Councillor Mrs. A. Harris
Councillor Mrs. A. Lejeune
Councillor Mrs. G.A. Marsh
Councillor T.J. Morris
Councillor W.S. Trite
Councillor M. Whitwam

In addition to Members of the Council and officers, approx. 22 members of the public attended the Meeting.

Councillor Poultney welcomed Revd Mark Hatto, who offered a prayer before the commencement of the Meeting.

Public Participation Time

The following matters were raised during Public Participation Time:-

- Proposals for future gas drilling at California Quarry, the requirement for an emergency evacuation plan, and safety concerns regarding access to the site.
- Traffic management/parking along Shore Road.
- Concerns raised regarding the speed of traffic along Northbrook Road, and the timescale for the installation of a pavement in the vicinity of St. Mary's School.
- Amended planning application No. 6/2015/0167 – 22 Lighthouse Road.
- Presentation on behalf of The Wave Youth & Children's Ministry.

The Mayor opened the Council Meeting at 7.30 p.m.

52. **APOLOGIES**

An apology for his inability to attend the Meeting was received from Councillor Suttle.

53. **DECLARATIONS OF INTEREST**

Members were invited to declare their interest under the Code of Conduct as defined by regulations made under section 30 (3) of the Localism Act 2011, and requests for Grants of Dispensations in respect of Disclosable Pecuniary Interests.

Agenda Item No. 7 (a) – Councillor Mrs. Lejeune declared a personal interest under the Code of Conduct by reason of being a Trustee of The Wave Youth and Children's Ministry.

54. **MINUTES**

(a) Proposed by Councillor Morris, seconded by Councillor Mrs. Marsh, and RESOLVED UNANIMOUSLY:-

That the Minutes of the Monthly Meeting of the Council held on 1st June 2015 be approved as a correct record and signed.

(b) Proposed by Councillor Morris, seconded by Councillor Mrs. Green, and RESOLVED UNANIMOUSLY:-

That the Minutes of the Special Meeting of the Council held to discuss policy and planning matters on 15th June 2015 be approved as a correct record and signed.

55. **TRANSPORT COMMITTEE**

Proposed by Councillor Whitwam, seconded by Councillor Mrs. Green, and RESOLVED UNANIMOUSLY:-

That the Minutes of the Meeting of the Transport Committee held on 10th June 2015 be approved as a correct record and signed.

Consideration was given to the following recommendation contained in the Minutes:-

Dorset County Council Highway Matters

a) iii) Shore Road – potential enhancements and related matters

Proposed by Councillor Whitwam, seconded by Councillor Bonfield, and RESOLVED UNANIMOUSLY:-

That the Town Council supports the introduction of the following changes to traffic flow and road layout along Shore Road, under an experimental Traffic Regulation Order in the first instance if deemed necessary.

- Removal of two-way flow (north side), making it one-way southbound from Seaward Road to the junction with Victoria Avenue.
- Widen existing footway (east side), creating an enlarged high quality promenade.

56. **TOURISM COMMITTEE**

Proposed by Councillor Poultney, seconded by Councillor Morris, and RESOLVED UNANIMOUSLY:-

That the Minutes of the Meeting of the Tourism Committee held on 24th June 2015 be approved as a correct record and signed.

Consideration was given to the following recommendations contained in the Minutes:-

4) To appoint the following Sub-Committee:-

a) Beach Management

Proposed by the Town Mayor, seconded by Councillor Bonfield, and RESOLVED UNANIMOUSLY:-

That the Town Council authorises the procedural change to create the Beach Management Sub-Committee as an Advisory Committee going forward, and to adopt the

Terms of Reference, as amended.

5) 'Welcome to the Isle of Purbeck' signage

Proposed by the Town Mayor, seconded by Councillor Morris, and

RESOLVED:-

That the following recommendation be agreed in principle, but deferred pending further discussions with Purbeck District Council regarding the amount of funding required:

That, under section 137 of the Local Government Act 1972, the Town Council provides financial support towards the cost of providing new 'Welcome to the Isle of Purbeck' signage.

57. **PLANS**

Under the Code of Conduct, Members declared a formal interest in the capacity of Corporate Trustee of the De Moulham Estate Trust in applications relating to the Trust.

Councillors Mrs. Finch and Mrs. Marsh did not vote on, or propose, or second any of the motions on the following planning applications, by reason of being Members of the Purbeck District Council's Planning Committee.

Councillor Whitwam did not vote on, or discuss, any of the non-delegated planning applications, by reason of being a Member of the Purbeck District Council's Planning Committee.

Delegated Applications

6/2015/0167

Mr M. Smith

Amended plans.

Raise ridge height, insert dormer windows, roof lights and juliet balcony to extend first-floor accommodation. Erect two-storey rear extension and replacement porch.

22 Lighthouse Road, Swanage.

OBSERVATION: Recommend refusal. Consider to be gross overdevelopment and out of keeping with the street scene.

Concerns were again expressed regarding overshadowing and loss of light to neighbouring properties.

6/2015/0286

Mr N. Brady

Amended plans.

Erect two-storey rear extension.

10 Queens Road, Swanage.

OBSERVATION: No objection. The Town Council again wished to record their support of the Conservation Officer's comments regarding the sills and lintels, and would support the recommendation to use matching details in the extension.

6/2015/0346

The Royal Bank of Scotland

Relocation of existing Automatic Teller Machine (ATM) and formation of secure ATM room.

Natwest Bank, 2 Institute Road, Swanage.

OBSERVATION: No objection.

6/2015/0349

Listed Building Consent

Mr Ian Soulsby

Internal alterations and retention of existing staircase amending LBC

6/2012/0691.

Newton Manor House, 170 High Street, Swanage.

OBSERVATION: No objection.

Non Delegated Applications

6/2015/0328

Storer (Coventry) Ltd.

Minor material amendment to planning permission 6/2014/0166 (Minor material amendment to 6/2011/0812 (Demolition Pier Head Building and associated outbuildings, erect two new buildings to form eight flats, restaurant, pizza oven, ice cream parlour and gallery. Landscape site and form new vehicular parking in basement; form new vehicular access.) to allow omission of basement car park and amend layout.) to allow amendments to plans and elevations.

Pier Head, 1 High Street, Swanage.

OBSERVATION: No objection.

6/2015/0336

Derek Warwick Developments Ltd

Demolish existing dwelling and erect 5 detached dwellings with associated parking and garages - Reserved Matters - Appearance and Landscaping.

2 Drummond Road, Swanage.

OBSERVATION: Recommend refusal. These plans set out a uniform and unimaginative design which is out of keeping with the street scene and inconsistent with the character of the Swanage lanes area as defined in the Swanage Townscape Character Appraisal. The combination of inappropriate glazing and the overbearing height of the buildings will lead to light pollution and overlooking of neighbouring properties. The Council shares the concern of neighbours that the proposed planting scheme will not make a positive contribution to local wildlife habitats, that the development will increase water run-off and that steps should be taken to preserve historic features, including the Purbeck stone boundary wall and the historic trackway in Drummond Road.

Items for information only

6/2015/0358

Norfolk Lodge (Poole) LLP

Proposed non-material amendment to planning permission 6/2010/0743 (erection of two penthouses. Demolition of existing car workshop with flat over and erection of single dwelling) to amend door and window designs.

The following application was not discussed by the Town Council as it was considered that a conflict of interest existed, given that the Council had retained the freehold of the Caravan Park.

Mr & Mrs Mather
Erect Decking
Swanage Bay View Holiday Park (plot 52)
Panorama Road, Swanage.

58. **CHAIRMAN'S ANNOUNCEMENTS**

The Mayor had no matters to report on events during the past month.

59. **GRANTS AND DONATIONS**

Further to her declaration of interest under Minute No. 53, Councillor Mrs. Lejeune left the Meeting during consideration of the following item.

A letter dated 14th May 2015 was submitted from the Chair of 'The Wave Youth & Children's Ministry outlining the aims and work of The Wave, and seeking financial assistance towards the set up costs of the project.

Following discussion, it was proposed by Councillor Mrs. Marsh, seconded by Councillor Trite, and **RESOLVED UNANIMOUSLY:-**

That the request be agreed in principle, subject to details being obtained regarding the specific purpose for which the funding is requested, and the amount required being obtained.

60. **TOWN COUNCIL MEETINGS**

Further to Minute No. 8 of the Council Meeting held on 15th June 2015, consideration was given to a proposal for the establishment of a Planning & Consultation Committee and the adoption of a revised meetings schedule.

Following discussion, it was proposed by the Town Mayor, seconded by Councillor Bonfield, and **RESOLVED UNANIMOUSLY:-**

That a Planning & Consultation Committee be established, subject to the Terms of Reference set out in the Briefing Note dated June 2015.

It was **FURTHER RESOLVED:-**

That the Mayor, Deputy Mayor and Councillors Harris, Mrs. Lejeune, Morris and Whitwam be appointed to serve on the Planning Committee.

It was then proposed by Councillor Bonfield, seconded by Councillor Bishop, and **RESOLVED:-**

That the Town Mayor be appointed Chairman of the Planning & Consultation Committee.

Discussion ensued regarding appropriate training for members of the Planning & Consultation Committee, and it was proposed by the Town Mayor, seconded by Councillor Bonfield, and **RESOLVED:-**

That supplementary to the training sessions provided by Purbeck District Council, Mr. Simon Williams be engaged to provide two external training sessions in accordance with the estimate provided.

In agreeing the amended Committee structure, it was noted that the Terms of Reference for the renamed Policy, Finance & Performance Management Committee would need to be reviewed to incorporate the inclusion of detailed policy matters, and it was proposed by the Town Mayor, seconded by Councillor Bonfield, and **RESOLVED:-**

That the preparation of amended Terms of Reference for the Finance & Performance Management Committee to incorporate consideration of policy matters be agreed.

Consideration was then given to the revised meetings schedule, and it was proposed by Councillor Bonfield, seconded by the Town Mayor, and RESOLVED UNANIMOUSLY:-

That the revised Schedule of Council Meetings be approved.

61. **REPRESENTATION ON OUTSIDE BODIES**

(a) **Herston Reading Room Fund**

Consideration was given to an e-mail dated 22nd June 2015 from Canon John Wood inviting the Town Council to nominate a trustee to the Herston Reading Room Fund.

Following a brief discussion, it was proposed by the Town Mayor, seconded by Councillor Morris, and RESOLVED:-

That the Town Mayor be nominated as a trustee to the Herston Reading Room Fund.

(b) **Swanage Town & Herston Football Club Committee**

Consideration was given to an invitation received from the Swanage Town & Herston Football Club to nominate a representative to serve on the Football Club Committee.

Following discussion, it was proposed by Councillor Trite, seconded by the Town Mayor, and RESOLVED UNANIMOUSLY:-

That Councillor Bishop be nominated to represent the Town Council on the Swanage Town & Herston Football Club Committee.

62. **ESTABLISHMENT OF AN EVENTS WORKING PARTY**

The Clerk reported on the current process undertaken by the Council in approving events organised by outside organisations.

During the discussion, it was noted that standard annual events did not require specific approval by the Council (although the obligatory paperwork i.e. risk assessments, insurance etc. was still compulsory), but applications to hold new events were considered individually.

It was proposed by the Town Mayor, seconded by Councillor Mrs. Green, and RESOLVED UNANIMOUSLY:-

That an Events Working Party be established to consider revisions and additions to the plans for approved events, and associated matters.

It was FURTHER AGREED:-

That the Events Working Party comprise of the Town Mayor and Deputy Mayor.

63. **PROPOSED FUTURE GAS DRILLING AT CALIFORNIA QUARRY**

Further to Minute No. 7 of the Council meeting held on 15th June 2015 and previous discussions held regarding the proposed future gas drilling at California Quarry, the Clerk reported on a News Release issued by Infrastrata stating that drilling at the site had been deferred for approximately one year and would not commence until the winter of 2016/17.

In view of this announcement, it was agreed that the 'Proposed Gas Drilling at California Quarry' would not be included on the Council's Agenda for discussion until October 2015 unless there were any significant matters in need of urgent consideration.

Further to a request from a newly-elected Councillor, it was agreed that the Town Clerk would arrange a councillor briefing on the matter.

64. **PANORAMA ROAD RISK ASSESSMENT**

Further to Minute No. 184 of the Council meeting held on 20th April 2015, the Town Clerk updated Members on matters relating to the Panorama Road risk assessment.

It was noted that discussions had been held with quarry operators to ensure that risk assessments were in place and to improve co-ordination of movements of HGVs along Panorama Road.

A site visit had been held with a traffic sign designer and a road safety auditor from Dorset County Council.

It was proposed by Councillor Whitwam, seconded by the Town Mayor, and RESOLVED:-

To approve expenditure of £1,135 towards the cost of installing appropriate signage on Panorama Road.

65. **REPORTS FROM COUNCIL REPRESENTATIVES ON OUTSIDE ORGANISATIONS**

- (a) Councillor Mrs. Green reported that Councillor Harris and herself had attended the Annual General Meeting of the Getaway Community Centre in Chapel Lane, Swanage, and had been impressed by the range of services provided at the Centre.
- (b) Councillor Whitwam reported that he had attended a meeting of the Purbeck Community Rail Partnership on 22nd June 2015. He had also attended a meeting of Pub Watch, at which the new Licensing Officer from Purbeck District Council had been in attendance. Dorset Police had no serious incidents to report during the past month.
- (c) Councillor Mrs. Lejeune reported that she had attended a meeting of The Purbeck Link, and also a meeting of the Dorset Health Watch at the Lighthouse, Poole.

66. **REPORTING OF DELEGATED MATTERS**

There were no delegated matters to report at the present time.

67. **ITEMS OF INFORMATION AND MATTERS FOR FORTHCOMING AGENDAS**

(a) **Items of Information**

- i) It was reported that Mr. Donald Hiett, a former County Councillor and dedicated supporter and fundraiser for Swanage Pier, had sadly passed away on 30th June 2015.
- ii) It was reported that the Swanage Pier Trust had been successful in their Round 1 bid for Heritage Lottery Funding.
- iii) A letter of thanks was read from the Purbeck Film Festival Committee for the financial support given by the Town Council.

(b) **Matters for Forthcoming Agendas**

- i) **Beach Management Committee** – Dogs on beach at Ocean Bay.

EXCLUSION OF PRESS AND PUBLIC

Proposed by the Town Mayor, seconded by Councillor Bonfield, and
RESOLVED UNANIMOUSLY:-

That, under Standing Order No. 1) c), by reason of the confidential nature of the business to be transacted, and its relationship to the legal, financial and business affairs of those concerned, it is advisable in the public interest that the press and public be excluded from the Meeting during consideration of the following matters.

68. **CONSIDERATION OF QUOTES AND TENDERS**

(a) **Town Hall Clock**

Consideration was given to a quotation received for repairs to the Town Hall clock from Smith of Derby Ltd.

It was noted that in order to access the clock, specialist equipment would need to be hired, and traffic management and permits obtained.

Following discussion, it was proposed by the Town Mayor:-

That the quotation received from Smith of Derby Ltd for repairs to the Town Hall clock be accepted.

Further discussion ensued during which a question was posed as to whether, whilst on hire, the specialist equipment could be used for other building maintenance work at the Town Hall.

The Town Mayor withdrew his Proposition.

It was then proposed by Councillor Bonfield, seconded by the Town Mayor, and RESOLVED:-

That, in view of the costs involved, the matter be deferred for further consideration, subject to the acquisition of quotes for scaffolding the Town Hall building.

(b) **Installation of 'Astroturf' at Beach Gardens**

Further to Minutes Nos. 186 (a) ii and 186 (b) of the Council meeting held on 20th April 2015, consideration was given to quotations received for the appointment of consultancy services regarding the installation of synthetic ('Astroturf') playing surfaces at Tennis Courts and Bowling Green, Beach Gardens.

Following discussion, it was proposed by Councillor Bishop, seconded by Councillor Morris, and RESOLVED:-

To accept the quotation received from Surfacing Standards Ltd for consultancy services regarding the installation of synthetic ('Astroturf') playing surfaces at Tennis Courts and Bowling Green, Beach Gardens.

It was FURTHER RESOLVED:-

To authorise unbudgeted expenditure of up to £6,000 for the appointment of consultancy services.

69. **LEGAL ISSUES**

(a) **Town Centre Redevelopment Working Party**

The Clerk updated Members on matters relating to the Town Centre Redevelopment and deliberations of the Town Centre Redevelopment Working Party.

In response to a request received, it was agreed that a further meeting of the Town Centre Redevelopment Working Party be convened to enable newly-elected Councillors to be provided with background information on proposals that are being mooted.

(b) **RNLI Boathouse**

The Clerk reported on a request received from the RNLI contractors seeking permission to direct foul drainage under land adjacent to the Boat Park slipway. It was noted that, having regard to the urgent nature of the work, the Mayor and Deputy Mayor had given 'in principle' support to the request.

Following a brief discussion, Members fully endorsed the action of the Mayor and Deputy Mayor in supporting the request, and it was AGREED UNANIMOUSLY:-

That the Town Council grant permission for the proposed foul drainage diversion works to be undertaken, in line with drawing BAU.4090-SK-32, subject to the agreement of a wayleave or easement if deemed appropriate by the Council's advisers.

The meeting concluded at 9.15 p.m.
