

Minutes of the Special Meeting of the Swanage Town Council held to discuss **POLICY AND PLANNING** matters at the Town Hall, Swanage on **MONDAY, 19th DECEMBER 2011** at 7 pm.

PRESENT:-

Councillor W.S. Trite (Town Mayor) – Chairman.

Councillor Mrs. C. Bartlett
Councillor M. Bonfield
Councillor I. Brown
Councillor Mrs. G.A. Marsh
Councillor Mrs. A. Patrick
Councillor S. Poultney
Councillor M.W. Pratt
Councillor M. Whitwam
Councillor A. Wiggins

Also in attendance: Insp. Tracey Baker Dorset Police
Insp. Caroline Norton Dorset Police

In addition to Members and officers, 10 members of the public attended the Meeting.

Public Participation

Speaking as a resident of Swanage, **COUNCILLOR S. POULTNEY** drew attention to a shop front in Station Road that had recently been painted grey, and expressed his concern that areas of Purbeck stone on the building had also been painted. He was of the opinion that the visual impact was out of keeping with neighbouring properties and questioned whether this was permissible within a conservation area. It was agreed that the matter be drawn to the attention of the Conservation Officer at Purbeck District Council

The Chairman opened the Council Meeting at 7.05 p.m.

1. **APOLOGIES**

Apologies for their inability to attend the Meeting were received from Councillors Miss Harris and Suttle.

2. **DECLARATIONS OF INTEREST**

Members were invited to declare their interest as per the Parish Councils Model Code of Conduct Order 2007 Number 1159.

Agenda Item No. 3 – Councillor Brown declared a personal and prejudicial interest under the Model Code of Conduct in Planning Application No. 6/2011/0778 by reason of being a friend of the applicant.

Agenda Item No. 6 – Councillor Brown declared a personal and prejudicial interest under the Model Code of Conduct by reason of being an employee of Dorset Police.

3. **PLANS**

Councillor Mrs. Marsh did not vote on, or propose, or second any of the motions on the following planning applications, by reason of being a Member of the Purbeck District Council's Planning Board.

Delegated Applications

- 6/2011/0754 **Mr M Soley**
Install flue liner for wood burning stove and rain cowl in chimney.
13A High Street, Swanage.
OBSERVATION: No objection.
- 6/2011/0763 **Mrs G Hennebry**
Alterations to replace bath with level access shower and install external vent.
81 High Street, Swanage.
OBSERVATION: No objection.
- 6/2011/0773 **Mr Whatley**
Install fascia sign reading 'Quayside Court' on porch extension.
Quayside Court, High Street, Swanage.
OBSERVATION: No objection, subject to no internal illumination.
- 6/2011/0777 **Mr J Etherington**
Erect replacement beach hut.
Beach Hut 92, Burlington Chine, Swanage
OBSERVATION: No objection.

Further to his declaration of interest under Minute No. 2, Councillor Brown left the Meeting prior to consideration of the following item.

- 6/2011/0778 **Mrs E Gilmour**
Change of use from A1 (Retail) to A2 (Office).
Tilly Mead, Commercial Road, Swanage.
OBSERVATION: No objection, subject to no painting of Purbeck stone.
- 6/2011/0783 **C. G. Fry & Son Limited**
Non material amendment to PP 6/2007/0708 (Demolish existing dwelling and erect three detached dwellings and modify vehicular access). Change facing material for the elevations of houses B & C from Purbeck Stone to coloured render.
22 Bon Accord Road, Swanage.
OBSERVATION: Recommend objection to change of materials from Purbeck stone.

Items of Information Only

- 6/2011/0747 **Mrs B Bennett**
Erect replacement garage.

2 Rabbling Road, Swanage.

OBSERVATION: No comment, pending possible future discussions by the Town Council as the corporate trustee of the De Moulham Estate Trust.

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 Holiday Park.

6/2011/0757 **Mr S Fitzgerald**
Erect timber decking.
Plot 192, Swanage Bay View Holiday Park, Panorama Road,
Swanage.

4. **BUDGET MONITORING**

(a) **Statement of Cash Balance**

A Statement of Cash Balance as at 30th November 2011 was submitted for information (a copy attached at end of these Minutes).

5. **PAYMENT OF ACCOUNTS**

Proposed by Councillor Mrs. Bartlett, seconded by Councillor Bonfield, and
RESOLVED UNANIMOUSLY:-

That the accounts specified in the Orders on Treasurer
Nos. 9 and 9a, amounting to £2,628,465.43 and £58,198.61
respectively be paid, and that cheques be drawn therefor.

Further to his declaration of interest under Minute No. 2, Councillor Brown left the Meeting prior to consideration of the following item.

6. **TOWN HALL ANNEXE – PROPOSALS FOR RE-LOCATION OF POLICE SERVICES IN SWANAGE**

The Town Mayor invoked Standing Order No. 69 and invited Inspectors Baker and Norton (Dorset Police) to present proposals for the retention of police services in Swanage.

At the invitation of the Town Mayor, Inspector Baker presented outline proposals for the future re-location of the Swanage Neighbourhood Policing Teams and public contact point to a central location within the town.

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

To agree to the re-location of police services in
Swanage to the Town Hall Annexe, subject to
the satisfactory conclusion of lease negotiations.

7. **PUBLIC CONSULTATION**

(a) **Gypsies & Travellers Issues and Options Consultation Document**

Further to a public exhibition held at the Mowlem on 21st November 2011, consideration was given to a consultation document summarising the site options in Dorset for gypsies and travellers, produced by Baker Associates. Concerns had been raised that three of the four sites required for gypsies within the Purbeck area were being considered within the Swanage boundary. Concerns were also expressed at the lack of publicity, and inadequate number of response forms available at the exhibition.

During the discussion, Members were of the opinion that three sites for gypsies and travellers in a holiday town like Swanage were inappropriate, and concern was expressed that the gypsy and traveller community were not being well served by the current site allocation process.

It was proposed by Councillor Mrs. Patrick, seconded by Councillor Brown, and RESOLVED:-

That a collective response from the Town Council be submitted to Purbeck District Council expressing the concerns raised.

Councillors and members of the public were also encouraged to respond individually to the consultation.

(b) **BOURNEMOUTH, DORSET AND POOLE MINERALS CORE STRATEGY**

The Town Council's comments were invited on the Bournemouth, Dorset and Poole Minerals Core Strategy, and the possible safeguarding of brick clay at Godlingston.

During the ensuing discussion, Members acknowledged that the Godlingston Brickworks was an important industry in Swanage, and felt that the safeguarding of the brick clay was of paramount importance.

It was proposed by Councillor Brown, seconded by Councillor Poultney, and RESOLVED UNANIMOUSLY:-

That a letter be sent in response to the Bournemouth, Dorset and Poole Minerals Core Strategy highlighting the importance of safeguarding brick clay at Godlingston.

(c) **LOCALISM ACT – NEIGHBOURHOOD PLANNING REGULATIONS**

Following the granting of Royal Assent on 15th November 2011, a consultation document on the proposed Neighbourhood Planning Regulations had been circulated to all Members prior to the Meeting.

Discussion ensued, during which Members referred to Minute No. 5 of the Policy and Planning Meeting held on 15th August 2011, when it had been agreed to endorse the proposal for joint working with Purbeck District Council to draw up a Swanage Area Action Plan, and to ensure that the work could be transferred to a Neighbourhood Plan when the legislative framework changed.

Members did not wish to make further comment on the proposals at the current time, but noted the content of the consultation document.

8. **NAVITUS BAY WIND FARM PROPOSALS**

Further to Minute No. 69 of the Council Meeting held on 3rd October 2011, and a subsequent submission from Dr. Andrew Langley stating that Eneco could not move the boundaries of the windfarm due to 'hard' constraints, it was noted that the formal consultation on the offshore layout would not begin until Spring 2012.

It was suggested that, prior to the commencement of the formal consultation, Members put forward to Eneco suggested visual outlook points in and around Swanage to assist the public in making their observations. A further useful suggestion was that the Town Council considers joint-working with neighbouring parish councils.

Consideration was then given to a request received from Eneco for permission

to site an information board on the proposed Navitus Bay Wind Farm on Council-owned land on Shore Road.

Following discussion, it was proposed by Councillor Mrs. Patrick and seconded by Councillor Mrs. Bartlett:-

That the request be granted, subject to payment of the sum of £5,000 and suitable siting to be agreed.

Upon being put to the Meeting, NINE Members voted IN FAVOUR of the Proposition and ONE AGAINST, whereupon the Proposition was declared CARRIED.

Consideration was then given to the possible inclusion of a link to Eneco's website from the Town Council's website.

It was proposed by Councillor Mrs. Bartlett and seconded by Councillor Mrs. Patrick:-

That inclusion of a link to Eneco's website from the Town Council's website be not granted.

Upon being put to the Meeting, NINE Members voted IN FAVOUR of the Proposition and there was ONE ABSTENTION, whereupon the Proposition was declared CARRIED.

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

Items for Forthcoming Agendas

- (a) Poor condition of Shore Road in the vicinity of Ocean Bay.
- (b) Withdrawal of local coastguard helicopter.

10. **EXCLUSION OF PRESS AND PUBLIC**

Proposed by the Town Mayor, seconded by Councillor Mrs. Patrick, and RESOLVED UNANIMOUSLY:-

That, under Standing Orders Nos. 67 and 68, by reason of the confidential nature of the business to be transacted, it is advisable in the public interest that the press and public be excluded from the Meeting during consideration of the following matters.

11. **CAPITAL PROGRAMME**

Day's Park Play Area

Consideration was given to quotations received for the supply and installation of play equipment at Day's Park.

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

That the quotation submitted by Sutcliffe Play South West in the sum of £50,000 be accepted.

12. **LEGAL ISSUES**

(a) **Land South of Caravan Park**

The Clerk updated Members on matters relating to the occupation of grazing land to the south of the Caravan Park.

It was proposed by Councillor Bonfield, seconded by Councillor Mrs. Bartlett,

and RESOLVED UNANIMOUSLY:-

That the Town Mayor, Deputy Mayor and Town Clerk be given delegated authority to act in the matter, where required by urgent necessity, until the conclusion of the court case scheduled for mid-January.

(b) **Town Hall Annexe – Lease Negotiations**

Further to his declaration of interest under Minute No. 2, Councillor Brown left the Meeting prior to consideration of the following item.

Further to Minute No. 6, consideration was given to lease negotiations with Dorset Police in respect of the Town Hall Annexe.

It was proposed by Councillor Bonfield, seconded by Councillor Mrs. Bartlett, and RESOLVED UNANIMOUSLY:-

That the Council's appointed surveyor be authorised to carry out lease negotiations with Dorset Police on behalf of the Town Council.

It was FURTHER RESOLVED:-

That delegated authority be given to the Town Mayor, Deputy Mayor and Town Clerk to negotiate regarding an appropriate market rental.

The Meeting concluded at 8.25 p.m.
