

Minutes of the Special Meeting of the Swanage Town Council held to discuss **POLICY AND PLANNING** matters at the Town Hall, Swanage on **MONDAY, 21st OCTOBER 2013** at 7.00 p.m.

PRESENT:-

Councillor Mrs. A. Patrick (Town Mayor) – Chairman.

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

There were no members of the public in attendance at the Meeting.

1. **APOLOGIES**

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

2. **DECLARATIONS OF INTERESTS**

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.

There were no declarations to record on this occasion.

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

6/2013/0538 **Mr & Mrs Rowntree**

Erect replacement single-storey side extension and rear conservatory.
Court Farmhouse, 6 Court Road, Swanage.

OBSERVATION: No objection.

6/2013/0545 **Mr & Mrs Sutton**

Erect side extension and replacement rear extension with roof terrace and external stairs.

70 Higher Days Road, Swanage.

OBSERVATION: No objection, subject to no loss of neighbours' amenities.

6/2013/0546 **Mr A Reynolds**

Erect rear conservatory.

Flat 2, Summer Lodge, 5 Victoria Road, Swanage.

OBSERVATION: No objection.

6/2013/0549 **Magna Housing Association Ltd**
Replace wooden windows with wooden double-glazed windows and timber door in the Bedsit and Flats 1 and 2.
The Bedsit and Flats 1 and 2, Kings Road East, Swanage.
OBSERVATION: No objection.

6/2013/0550 **Magna Housing Association Ltd**
Replace wooden windows with wooden double-glazed windows to communal staircase windows and Flat 1.
Flat 1, 50 High Street, Swanage.
OBSERVATION: No objection.

4. **BUDGET MONITORING**

(a) **Statement of Cash Balance**

A Statement of Cash Balance as at 30th September 2013 was submitted for information (a copy attached at end of these Minutes).

5. **PAYMENT OF ACCOUNTS**

Proposed by Councillor Trite, seconded by Councillor Mrs Marsh, and
RESOLVED:-

That the accounts specified in the Orders on Treasurer Nos. 7 and 7a, amounting to £219,398.81 and £96,400.57 respectively be paid, and that cheques be drawn therefor.

6. **MAIN BEACH CAR PARK**

Consideration was given to the fee to be levied for the use of Main Beach car park by construction workers during Victoria Avenue gas main works.

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

That the sum of £100.00 (plus VAT) per week be charged for the use of Main Beach car park by construction workers during Victoria Avenue gas main works.

7. **DORSET ASSOCIATION OF PARISH AND TOWN COUNCILS**

Details of Resolutions from Wareham St. Martin Parish Council and Chideock Parish Council that are to be considered at the DAPTC AGM were submitted for information.

Following a brief discussion, Members were generally supportive of the Proposition submitted by Wareham St. Martin Parish Council seeking financial support for the travel arrangements for those in further education, but did not feel able to support the Proposition submitted by Chideock Parish Council relating to the role of the AONB in planning matters.

It was agreed that the Town Council's representative convey these views to the DAPTC AGM.

8. **PUBLIC CONSULTATION**

(a) **Design Supplementary Planning Document**

A letter dated 23rd September 2013 was submitted from Purbeck District Council seeking the Town Council's views on a Design Supplementary Planning Document that had been prepared to help landowners, developers, architects and agents when preparing planning applications.

Members noted the document, but did not wish to comment on its content.

(b) **Partial Review of Local Plan Part 1**

A letter dated 23rd September 2013 was submitted from Purbeck District Council seeking the Town Council's views on what issues the Partial Review of the adopted Purbeck Local Plan Part 1 should address.

Having regard to ongoing discussions with Purbeck District Council regarding the progression of the Swanage Local Plan, Members did not wish to comment on the Purbeck Local Plan Part 1 at the present time.

(c) **Dorset Home Choice Housing Allocations Policy Review 2013**

An e-mail dated 19th September 2013 was submitted from Purbeck District Council giving details of the Dorset Home Choice Housing Allocations Policy Review.

It was agreed that no comment be submitted from the Town Council, but that Members submit their personal views on the Policy if they so wished.

9. **FACEBOOK**

It was reported that a Facebook page had been set up, giving a pictorial review of the Mayor's attendance at civic events.

During the ensuing discussion, it was noted that this was an option chosen by the current Mayor, Councillor Mrs. Patrick, to publicise her attendance at civic events during her Term of Office only, and would not be obligatory for use by any future Mayor. The 'Page' was purely pictorial and did not contain any editorial or comments.

Having regard to the above, consideration was given to publishing a link to the Facebook Page through the Town Council's website.

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

That a link to/from the Mayor's Facebook Page be included on the Town Council's Website, subject to the site being strictly administered. The site to be used as a pictorial review of the Mayor's civic duties and must be non-political, non-commercial and contain no individual comments that could be misconstrued as Town Council policy.

Upon being put to the Meeting, SEVEN Members voted IN FAVOUR of the Proposition, ONE Member voted AGAINST, and there were TWO ABSTENTIONS, whereupon the Proposition was declared CARRIED.

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

(a) **Items of Information**

i) **Seafront Stabilisation Scheme** – Planning permission had been obtained and Certificates of Lawfulness issued in respect of the Seafront Stabilisation Scheme.

ii) **Purchase of Display Cabinet** – An offer had been made by Councillor Mrs. Marsh to purchase a cabinet in which the Town Council could display trophies and other artefacts belonging to the town. Members were appreciative of this generous offer.

11. **SWANAGE RAILWAY**

Consideration was given to a request received from Swanage Railway for permission to erect a temporary gate for access onto Rempstone Road to facilitate the

delivery of goods and customers visiting the Birds Nest Buffet whilst the Christmas Tree is in place on the station platform.

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

That permission be granted for the Swanage Railway to erect a temporary gate for access onto Rempstone Road whilst the Christmas Tree is in place on the station platform, subject to no costs being borne by the Town Council.

EXCLUSION OF PRESS AND PUBLIC

Proposed by the Town Mayor, seconded by Councillor Poultney, 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.

12. **SWANAGE LOCAL PLAN**

Further to Minute No. 12 of the Policy and Planning meeting held on 23rd September 2013, consideration was again given to a Briefing Note detailing potential options to be included in the Swanage Local Plan.

Prior to the debate, Members were reminded that, at this stage, they were required to identify potential options to be considered in the development of a Local Plan for Swanage for the period until 2027.

During the ensuing discussion, Members acknowledged the requirement for additional affordable housing in the town, and consideration was given to the possible inclusion of land in the Town Council's ownership at Prospect allotments for this purpose. It was noted that the land identified was currently outside of the settlement boundary, and the inclusion of this land as a potential housing site would necessitate the movement of the settlement boundary. It would also be necessary to identify an alternative suitable site for the re-location of the facility currently provided by the Council on this land.

It was proposed by Councillor Trite and seconded by Councillor Mrs. Marsh:-

That, having regard to the availability of 'brown field' land, the aforementioned land in the Town Council's ownership be not identified as a potential option for affordable housing development.

Upon being put to the Meeting **THREE** Members voted **IN FAVOUR** of the Proposition, **SIX** Members voted **AGAINST**, and there was **ONE ABSTENTION**, where upon the Proposition was declared **NOT CARRIED**.

It was then proposed by the Town Mayor and seconded by Councillor Mrs. Bartlett:-

That the aforementioned land in the Town Council's ownership be included as a potential option for affordable housing in forthcoming public consultation as part of the development of the Swanage Local Plan.

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

Consideration was then given to the possible inclusion of land in the Town Council's ownership within an expanded town centre boundary. This included land in the vicinity of the Railway Station and also the southernmost section of Shore Road.

It was proposed by the Town Mayor and seconded by Councillor Trite:-

To agree to the inclusion of the aforementioned land within an expanded town centre boundary as part of the public consultation on the Swanage Local Plan.

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.

The meeting concluded at 8.40 p.m.
