

# The Planning & Environment Committee

## MILBORNE PORT PARISH COUNCIL

The Minutes of the Planning & Environment Committee meeting

held via Zoom video conference on:

**Tuesday 19<sup>th</sup> January 2021 @ 6:45pm**

### **Present:**

Councillors: Mr T. Carty (Vice-Chairman), Cllr. L MacArthur, Cllr. R. Lockey

### **In attendance:**

Miss N Hetherington – Deputy Parish Clerk/Committee Officer, Cllr. S Dyke (SSDC), Cllr. W Wallace (SSC), Cllr. T Watts

### **Public Question and Comment Time:**

No members of the public attended.

Cllr. Carty called on Cllrs. Dyke and Wallace for any updates: Cllr. Dyke explained that an application which had been submitted to Dorset County Council last year relating to an address at Goathill Farm had been made in error and has been withdrawn, pending re-submission to Dorset and to South Somerset, as the proposed site for the development crosses the county boundaries.

Cllr. Wallace reported that the work of Somerset County Council area committees, including county and district planning committees, has been impacted upon by staff redeployment to the Covid-19 response and the vaccine roll-out, thus delaying responses to planning applications and impacting upon the democratic process and the ability to call on experts as part of that process; Cllr. Dyke noted that this situation should only last for a further 2 months. Cllr. Carty reminded members and those in attendance of the 3 current applications concerning Milborne Port that are most in contention whose outcomes might be affected by these delays: Station Road development; sewing room application at Newtown (Cllr. Dyke reported that this has been withdrawn and will be resubmitted); caravan park at White House Farm, currently on hold due to phosphate issues. Cllr. Wallace sought confirmation that Milborne Port does fall within the area identified as a particular concern regarding the phosphates issue and this was given by Cllr. Dyke.

<b>Agenda Number:</b>	<b>Agenda Item:</b>
<b>1</b>	<b>Apologies for Absence:</b> Cllr. R Tizzard, Cllr. T Campbell, Cllr. A Barr, Cllr. A Fletcher.
<b>2</b>	<b>Declarations of Interest:</b> Cllr. Lockey is Chair of Governors at Milborne Port Primary School (agenda item 7)

3	<p><b>Adoption of previous committee minutes:</b></p> <ul style="list-style-type: none"> <li>• <b>Tuesday 15<sup>th</sup> December</b></li> </ul> <p>Minutes from the meeting of 15<sup>th</sup> December were adopted unanimously.</p>
4	<p><b>Planning, Tree and Licensing Applications made to South Somerset District Council:</b> None to consider.</p> <p>It was confirmed that one application with a deadline before the meeting had been responded to as properly resolved decision in line with the Parish Council's constitution:</p> <ul style="list-style-type: none"> <li>- on 5.1.21, 20/03115/OUT, 88 Combe Hill, Milborne Port – support</li> </ul> <p>See note in <i>Public Question and Comment Time</i> re. Cllr. Dyke's report on the Goathill Farm application.</p>
5	<p><b>Planning and Environment Committee Budget Update:</b> The latest budget spending information was received. Cllr. Carty observed that the overspend will be mitigated by a grant for the Neighbourhood Plan. Cllr. Lockey noted that any S106 expenditure will be refunded when the funding is drawn down.</p>
6	<p><b>Clarification of minute from meeting of 17<sup>th</sup> November 2020</b> This item links to the Goathill Farm application issue outlined in <i>Public Question and Comment Time</i>. In the meeting of 17<sup>th</sup> November 2020, Cllr. Watts asked whether members of the Planning &amp; Environment Committee had responded to the Goathill Farm application earlier on in the year; it was explained that it had been discussed informally because a member of the committee had become aware of it but as we had not been approached directly, owing to the location of the proposed development being in Dorset, no formal response had been passed on as this was beyond the remit of Milborne Port Parish Council; however, it had been agreed that were the council to be approached, it would be supportive in principle. This was not minuted at the time because it was not official council business. The minute of the reference to this discussion on 17<sup>th</sup> November 2020 was queried by a resident and it was agreed with the Committee Officer that the minute would be clarified in tonight's meeting.</p>
7	<p><b>Primary School Rewilding Project</b> Cllr. Lockey explained the school's plans to create a wildflower meadow in its field on Wheathill Lane, used in previous years for sports events. Somerset County Council has now given the school the go-ahead for this project, for which it might apply for a grant from MPPC in the future. Members were fully supportive of such a project for all of the reasons outlined by Cllr. Lockey and in the letter from the school, relating in particular to well-being and the environment.</p>
8	<p><b>Parking issue in Gunville Gardens</b> Members discussed how the council could support residents of Gunville Gardens who are adversely affected by some other residents parking on pavements. Cllr. Carty's understanding is that, although the council can be supportive of residents, it has no authority regarding the enforcement of parking restrictions, if they apply. Options regarding how the council could be supportive were discussed and it was resolved that the PCSO would be contacted by the Committee Officer to request advice on how to proceed. Cllr. Carty also suggested that residents could contact any management company involved in the upkeep of the Gunville Gardens housing development, as any damage done to pavements would possibly need to be addressed by it in the future.</p>

**Action: Committee Officer to contact PCSO to request advice on how to support the enforcement of parking regulations if they apply.**

**Other Verbal Updates:**

**a) Current housing development applications**

**i) Redcliffe/Wheathill Lane (RT, TCar, TCam)**

Nothing to report at this time.

**ii) Station Road (RT, TCar, TCam)**

Nothing further to report at this time.

**iii) Other recent news/information (All)**

The information from South Somerset District Council regarding the trigger for S106 funds to become available from the Bovis Homes development was forwarded to members in mid-December; 25% occupancy is required but it is not known what the % of occupancy is at this point.

9

**b) Community Hub (RT)**

Nothing further to report at this time.

**c) Neighbourhood Plan (TCar, TCam)**

Cllr. Carty reported that he is anticipating renewed activity from the group involved within the next few months.

**d) Construction Management of Active Sites (TCam)**

Nothing to report at this time.

**e) Highways Issues (TCar, TCam)**

Members were made aware of concerns of some residents regarding vehicular access issues where Lower/Higher Gunville joins the A30; some drivers have been ignoring the 'no entry' signs and joining the A30 via this route, which is very dangerous as the junction is blind. Further concerns have been raised because of the imminent 2-day closure of Rosemary Street by Wessex Water. Cllr. Lockey observed that this used to be a 2-way junction, which could account for why sat nav systems can still take drivers this way. Cllr. Watts observed that the problem here is historical. The Committee Officer was asked to check that a risk-assessment regarding the road closure has been carried out and to investigate whether it is possible to contact sat nav companies regarding this mistake, as had happened in the past with Milborne Wick being indicated as the best route from Charlton Horethorne to Milborne Port.

Cllr. Wallace reported that the Crackmore Crossing project is still in design phase.

**Actions: Committee Officer to check that a risk-assessment regarding the road closure has been carried out and to investigate whether it is possible to contact sat nav companies regarding a routing mistake.**

<p><b>f) Infrastructure (S106) Projects: Sports &amp; Recreation (RT, RL, LM)</b> No progress to report at this point due to delays caused by Covid-19 restrictions.</p> <p><b>g) Outdoor Recreation Initiatives (All)</b> Nothing to report at this time.</p> <p><b>h) Cycling Initiatives (LM)</b> Cllr. MacArthur reported that weather and Covid-19 restrictions have limited progress in this matter; however, lines of communication with a community interest company remain open and grant funding from this Somerset-wide company is being investigated. Cllr. Dyke reported that SSDC is currently considering 3 cycle paths - including Milborne Port-Sherborne and Yeovil-Yeovilton - and that the Wincanton-Bruton one will be going ahead.</p>
<p><i>Committee Officer – Nathalie Hetherington</i></p>

**Meeting ended at 7.30pm.**

Signed: \_\_\_\_\_

Date: \_\_\_\_\_