

LYDLINCH PARISH COUNCIL

Approved Minutes of Lydlinch Parish Council meeting held on 24th March 2025 at the Hooper Hall commencing at 7.00pm.

Present Councilors: C May (Chairman), A Curtis, C Curtis, T Frizzle, M Griffith-Jones, J Smyth & G. Tite.

S Mercer County Councilor was present

T Watson (Clerk)

In attendance

There were 4 members of the public in attendance.

1. Chairmans welcome and address

The Chairman welcomed everyone to the meeting.

2. To receive declarations of interest & Requests for dispensations (Please notify the Parish Clerk prior to the meeting)

C May & T Frizzle declared a pecuniary interest in item 6a. as employees of the applicant and stated that they would leave the meeting for that item.

Upon questioning J Smyth & M Grith-Jones acknowledged that they both had property addresses adjacent to the application site but did not consider their interest in Item 6b. to be pecuniary and stated that they would remain at the meeting for the debate & vote.

The Clerk advised a person's pecuniary interests include included land and property.

J Smyth referred to consideration of a previous application on the site, when himself and M Griffith-Jones had abstained from the vote and The Clerk explained that abstention from a vote does not replace the requirement to declare an interest.

S Murcer (ward member) who had given advice on this matter on the previous occasion, suggested advice be sought from the DC monitoring Officer, to clarify the matter once and for all.

C Curtis advised that during her Chairmanship training the question of public perception of an interest was important factor. In the light of this J Smyth asked a member of the public present for their option, the reply to which was that given the declared addresses are adjacent to the application site an interest is perceived.

J Smyth & M Griffith-Jones agreed to leave the meeting for the consideration and vote on item 6b. still based on a non-pecuniary interest.

Before item 13a C May declared a pecuniary interest in item 13a payment to himself in lieu of payment for concrete for the new bin amount £15.12 and stated that they would leave the meeting for that part of the item.

3. To receive apologies.

None.

4. Approve the minutes of the meetings held 20.01.25 & 10.02.25

RESOLVED: To approve the minutes of the meetings held on 20.01.25 & 10.02.25

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5. Democratic period (For public comments)

No comments.

6. Planning

a. Response to DC planning application consultations

P/FUL/2024/05999 Erect 1 no. dwelling & outbuilding (demolish existing dwelling).

Berry Farm Bungalow Berry Farm Lane Kings Stag DT10 2BE. Mr Green.

Erect 1 no. dwelling & outbuilding (demolish existing dwelling)

C May & T Frizzle left the meeting and C Curtis took the Chair

C Curtis introduced the application as a two-story dwelling replacing an outworn dwelling on a similar foot print. She asked members to consider the removal of permitted development rights and an agricultural tie being conditioned to the application. The applicant advised that there was not an agricultural tie on the current dwelling. Members had differing opinions on the removal of permitted development rights and an agricultural tie being conditioned to the application.

A vote was taken on support or objection to the application. Followed by two subsequent votes on removal of permitted development rights and an agricultural tie being conditioned to the application.

RESOLVED: To support the application and suggest that The Officer considers the removal of permitted development rights.

C May & T Frizzle returned to the meeting & C May resumed as Chair.

J Smyth & M Griffith-Jones left the meeting

b. Response to DC planning application consultations

P/FUL/2025/01303 Change of use and conversion of barn to holiday let. Sunnyholme B3143 - Blackrow Lane to Holwell Road Kings Stag DT10 2AY. Mr & Mrs Gittins.

The Chairman advised that in relation to a previous application for a holiday let on this site, it was recorded the minutes of the Parish Council Meeting 20.05.24 that the Officers response to the pre-application advice for a dwelling was noted. In the subsequent refusal and appeal that was disallowed, it had come to light that the pre-application advice was given in general terms having not seen any plans in detail.

Whilst it was considered that this application goes some way in its design to address the previous reasons for refusal, Members were concerned to see the red line of the proposal excluding the main dwelling of Sunnyholme, thus creating a new dwelling in open countryside, which is contrary to policy 20, The Countryside. Concerns were also expressed regarding the application adding to the recently approved garage and other recently constructed structure constituting overdevelopment of the site. Concerns were also expressed and the adequacy of the turning space in term of highways safety and the detrimental effect of surface water run off to properties to the West, which have already encountered flooding problems. Concerns were also expressed and the adequacy of the turning space in term of highways safety.

RESOLVED: It was prosed and unanimously agreed not to support the application in its current form as it seeks to create a new dwelling in open countryside, which is contrary to policy 20 The Countryside.

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However, should the Officer be mindful to grant the application members request that the following conditions are considered:

- All permitted development rights to be removed.
- The property is to be used solely for holiday letting. Not be let to any individual or group of individuals for any period which exceeds 28 consecutive days and no return by any such party within a further 28 days. Not to be let for a full calendar year
- A register of occupancy shall be kept and shall be made available to the Local Planning Authority.
- A robust plan for the possible surface water run off which may affect adjacent properties, which already suffer from excess surface water problems, addressed by installing proper purpose built soakaways.

c. Responses made under delegated terms.

None.

d. Recent decisions of DC Planning Office.

None.

e. Appeals and matters of report from previous applications.

None.

f. Planning matters of report.

None.

7. Parish Clerks report & Correspondence: As detailed in annex 1a.

Clerks report: The replacement waste bin near the bus shelter in Kings Stag has been installed.

Notice of changes to bank charges £4.25 per account per month plus 50p per cheque.

Correspondence:

Request for a joint letter regarding the issue of flooding & the North dairy Farm solar site.

Members were happy to engage in a joint letter regarding the issue of flooding & the North Dairy Farm solar site with the aim of achieving further consultation with potentially effected residents.

S Hoare

Road table meeting with Parish councils later in the year was noted.

8. To receive Parish Councillors reports.

None.

9. To receive the Dorset Councillors report.

A copy of the February report was included in the meeting papers. The highlights of which were the Dorset approved budget with a 4.99% increase. The unresolved issue of charging for evening / night time car parking. The devolution bill, which despite the request of Dorset, Somerset and Wiltshire Councils they have not been selected by central government to be in the first round of councils to consider mergers. The

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opening of the Vale Hub in Sturminster Newton. In addition the negotiations are ongoing for the hedge to be but by the Lydden bridge on route to Hazelbury Bryan.

10. To carry out the annual risk assessment.

The action to request grant recipients to make a report to be made at the APM was noted.

RESOLVED: That the annual risk assessment had been carried out and actions noted.

11. To commission Dorset Highways to carry out speed surveys in Lydlinch & King Stag. A Curtis

A Curtis explained that as there continues to be concerns in both villages regarding speeding vehicle it may be appropriate to update the surveys carried out in 2020 and add some other location. i.e the Holwell & Hazelbury Bryan roads.

The potential remedial actions that may arise resulting from the result of the surveys were discussed.

The Clerk confirmed costs and funds in the budget.

RESOLVED: To commission Dorset Highways to carry out speed surveys in Lydlinch & King Stag at the following locations:

- Lydlinch North & South
- Kings Stag North & South
- Holwell & Hazelbury Bryan roads.

12. Internal audit

- a. To receive a report on the notes and actions arising from the 23.24 internal auditors supplementary report.

Report noted.

RESOLVED: Report on the notes and actions arising from the 23.24 internal auditors supplementary report received.

- b. To appoint the internal auditor for the financial period 24.25

Proposed charge of £40.00 was noted.

RESOLVED: J Wardell appointed as the internal auditor for the financial period 24.25. Letter of engagement to be sent.

13. Finance.

- a. To approve the accounts for payment.

24.03.25	T Watson	Salary February & March	£377.54	LGA 1972, s.11
24.03.25	HMRC	Tax Salary February & March	£94.40	LGA 1972, s.11
24.03.25	IK Services	dog bin servicing February	£90.87	Litter Act 1983, ss.5, 6
24.03.25	IK Services	dog bin servicing March	£90.87	Litter Act 1983, ss.5, 6
24.03.25	IK Services	short fall on payments due to increase and extra dog bins £90.87 bill V £68.78 s/o to Jan 25	£265.08	Litter Act 1983, ss.5, 6

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24.03.25	Stalbridge TC	Office Services February & March	£94.66	LGA 1972, s.111
24.03.25	C May	In Lieu of concrete for new bin	£15.12	Litter Act 1983, ss.5, 6
24.03.25	T Watson	In Lieu of bin purchase Glasdon	£165.90	Litter Act 1983, ss.5, 6
24.03.25	DAPTC	Clerk training	£32.00	LGA 1972, s.111

The Clerk explained that the apparent lost cheque no 737 approved PCM 18.11.25 had been subsequently cashed on the 21.01.25, therefore the replacement cheque no 740 had been destroyed and the outstanding payment of £32.00 needs to be settled as above.

RESOLVED: All payments excluding that made to C May approved.

C May let the meeting and C Curtis took the chair

RESOLVED: Payments to C May approved.

14. Date of the next meeting

May 25 TBC pending Hooper Hall availability.

There being no further business the Meeting closed at 8.19pm.

Approved Date 20.05.24

Chairman -----