

PAPER A

Chale Parish Council

Minutes of the meeting of Chale Parish Council held in the Women's Institute Hall, Chale on Monday 8 December 2008, commencing at 7.30 pm

Present: Cllrs M Groves, Chairman, M Starke, Vice Chairman

Councillors: Mrs W Downes, Mrs L Groves, Mrs K Le Brecht, Cllr D Overton

In attendance: Mrs E Murray, Locum Clerk
IW Cllr Mrs W Arnold, Ward Member for Chale, Niton and Whitwell

There were 6 members of the public present.

163/08-09 Apologies

There were no apologies tendered. ALL PRESENT

164/08-09 Declarations of Interest

Cllr M Groves declared a personal and prejudicial interest in ITEM 11.

Reason: He is a committee member of Chale Recreation Ground.

Cllr M Groves declared a personal interest in ITEM 5(a)(iv).

Reason: He knows one of the objectors.

Cllr E Groves declared a personal interest in ITEM 5(a)(iv).

Reason: She knows one of the objectors.

Cllr M Starke declared a personal interest in ITEM 5(a)(iv).

Reason: He knows the neighbour of the applicant.

Cllr M Starke declared a personal interest in ITEM 5(a)(v).

Reason: He is a neighbour.

Cllr W Downes declared a personal interest in ITEM 5(a)(ii), (iv) and (v)

Reason: She knows the applicants.

165/08-09 Minutes of the Meeting held on 10 November 2008

RESOLVED ;

THAT the Minutes of the Meeting held on 10 November 2008 be confirmed as a true record and that the Chairman be authorized to sign the Minutes on behalf of the Council.

166/08-08 Matters Arising, not requiring a Resolution

- a. Minute 148/08-09 re Cllr Pugh's agreement to instruct officers to respond to suggested potential for a federation of schools in the area. Clerk to follow up for a response before the next meeting in January 2009.

PAPER A

- b. Minute 150/08-09 Unauthorised silo on Pyle Farm, Atherfield Road. The parish council has still not heard from the LPA. Cllr Arnold updated members with progress to date. The site history is contained in archived files. She agreed to follow this up week commencing 15th December 2008. It was agreed that we should write again to the Enforcement Section as the barn has been used throughout the winter for storage.
- c. Minute 153/08-09 Parking on Village Green. It was agreed to write to IWC legal department to progress this.
- d. Minute 162/08-09 Damaged finger post. The finger post has been repaired and the giveway sign is back in position again. However the Chale Green 30 mph repeater sign has not been re-instated.

167/08-09 Town and Country Planning

- i. Consideration was given to the following applications received and comments made in accordance with the guidance for material planning considerations listed at <http://www.iwight.com/council/departments/planning/appsdi/MakingCommentsInfo.aspx>
 - a. TCP29095A 1 East View Cottages, East View Lane, Chale, PO38 1PJ – Demolition of single storey extension; two storey rear extension to provide additional living accommodation; removal of and replacement enlarged roof

RESOLVED :

THAT Chale Parish Council does not consider the revised scheme overcomes the reasons for objection previously submitted. The parish council sees little difference regarding the size and scale of the development from the original application.

- b. TCP/26102H land rear of 1 and 2 Sheep Lane Farm Cottages, Blythe Shute, Chale, PO38 – Proposed conversion of derelict pig sty into an office and retention of use of converted pig sty as an office

RESOLVED :

THAT Chale Parish Council has no objections to this application.

- c. TCP/26102G land to the rear of 1 Sheep Lane Cottage, Blythe Shute, Chale, PO38 – Demolition of derelict pig shed; proposed stable block comprising of 3 loose boxes, tack room/food store and covered area

RESOLVED :

THAT Chale Parish Council objects to this application for the following reasons:

The site lies within the IW AONB

The proposed stable block is too large and represents an increase in size of approximately 5 times more than that of the existing pig shed.

PAPER A

Contrary to the claim in the Design and Access Statement the dwelling and outbuildings are highly visible from Blythe Shute.

The application does not take account of the 'Dark Skies' guidance contained within Chale Village Design Statement.

There is no reference to how waste from the stables will be disposed of.

- d. TCP/29363 Part OS Parcel 2551, Emmett Hill, Chale Green, Ventnor, PO38 – Proposed agricultural workers dwelling with open fronted garage and vehicular access

RESOLVED :

THAT Chale parish council strongly objects to the application for the following reasons:

The site lies within the IW AONB.

The positioning of the proposed dwelling within the landscape will impact on the existing streetscene. The proposed dwelling is visually intrusive within the landscape, is out of scale with other dwellings and it would extend the developed area.

PPS7 (Sustainable Development in Rural Areas) makes it clear that isolated new houses in the countryside need special justification for planning permission to be given and any application must be scrutinised thoroughly. In addition, agricultural dwellings should be sited so as to meet the identified functional need to be well related to existing buildings or other dwellings.

The proposed siting of the dwelling does not appear to meet this criteria.

If LPA is minded to grant planning permission, please consider attaching the following conditions:

No closeboard fencing erected on boundaries, but hedging and brickwork to be red. This accords with the guidance contained in the Chale Village Design Statement.

- e. TCP 23532/H Maricourt, Town Lane, Chale – Retention of stable block comprising of three loose boxes and hay store; proposed single storey extension to form sun room with balcony over

RESOLVED :

THAT Chale Parish Council objects to the revised scheme for the following reasons:

This is an overdevelopment of an already overly developed site. The sunroom and balcony over will lead to overlooking of neighbour's conservatory.

Concerns were expressed that the stables are operating as a business. This change of use should be subject to a further planning application.

PAPER A

- b. To note the decision taken by the Local Planning Authority since the last meeting

TCP/26102/F 1 Sheep Lane Farm Cottage, Blythe Shute, Chale – Refusal of planning permission for the retention of detached garden store

REQUEST THAT THE ENFORCEMENT SECTION TAKES APPROPRIATE ACTION

- c. Clarendon Hotel & Wight Mouse In, Church Place, Chale – To note that an appeal has been submitted to the Secretary of State against the LPA's decision to refuse the retention of 7 lighting columns to the access drive and to consider any further considerations.

TO SEND ADDITIONAL COMMENTS REFERRING TO THE 'DARK SKIES' GUIDANCE IN THE CHALE VILLAGE DESIGN STATEMENT

168/08-09 To establish a working party to consider identifying a footpath/cycleway linking Chale and Chale Green

RESOLVED :

THAT a Working Party be established comprising of Cllrs M Starke, W Downes and K Le Brecht , under the following terms of reference:

Paper C – Draft Terms of Reference for Footpaths and Cycle Tracks Working Party.

A draft report will be available for the April 2009 parish council meeting.

169/08-09 To consider issues arising from the Village Design Statement.

RESOLVED:

THAT the review of car parking needs as well as the review of all signs will be back on the agenda for the May 2009 parish council meeting.

170/08-09 To consider what action to take in respect of litter around the village

RESOLVED :

THAT the item will be deferred until the next meeting to allow informal discussions with the users of the Mile High Bus to take place.

171/08-09 To consider making a donation of £50 towards the provision and lighting of a Christmas tree on the Green.

RESOLVED:

THAT a donation of £50 towards the provision and lighting of a Christmas tree

PAPER A

on the Green is approved.

172/08-09 To consider what response, if any, to make with regard to the consultation – Should the voting age be lowered to sixteen

RESOLVED :

THAT the parish council considered the voting age should not be lowered to sixteen.

172/08-09 To receive an update on the sale of the Chale Recreation Ground.

UPDATE:

The owners of Erewebe have responded to the Schedule of Proposals for a Garden Licence and are broadly in agreement with the parish council's proposals. They questioned the need to remove the corner of the plot from the overall planned buffer zone. In response the parish council will advise that this is to allow the free flow of traffic for the operation of the Chale Show.

The proposal for making the land available for two weeks either side of the Chale Show was queried. In response the parish council will advise that this is merely a contingency measure and it is not anticipated that this period of time will be necessary for the setting up and breaking down of the show.

The proposal that all legal costs should be borne by the owners of Erewebe was challenged. In response the parish council considers this to be common practice as Erewebe are the applicants. The parish council will not be contributing to the legal costs.

RESOLVED:

THAT the parish council will issue the garden licence in accordance with the Schedule of Proposals. The parish council will write to Mr & Mrs Dale advising them of the parish council's decisions, including the decision not to make a contribution to the legal costs.

173/08-09 To confirm the costs of framing the painting used for the Chaler of the Year award.

RESOLVED:

THAT the painting will be framed by The New Rembrandt Gallery at a cost of £30.00.

174/08-09 To receive the report from the Affordable Housing for Chale Working Party

There was no further action to report.

PAPER A

175/08-09 To receive the report of Cllr Mrs W Arnold, the IWC Ward Member for Chale, Niton and Whitwell

Cllr Mrs W Arnold made mention of the following matters:

- Attended the Cabinet Meeting where the reorganisation of the schools was discussed. Cllr Arnold asked Cllr Pugh why Chale Primary School was not being reviewed by the external consultant and was advised that the numbers at Chale would not come close.

176/08-09 Correspondence

Correspondence received was listed in the report circulated with the agenda and updated at the meeting.

177/08-09 Clerks Report

a. Finance

- i. The interim budget to the end of November 2008 and the bank reconciliation with Statement No 279 were received and noted
- ii. To confirm payment of cheque No 000556 for £25.00, to the Gurnard Parish Council in respect of the purchase a second hand photocopier.

RESOLVED :

THAT payment of cheque No 000556, Gurnard Parish Council, for £25.00 be confirmed.

- iii. Authorisation of payment of the following cheques was requested: 000557, IW Gateway Club, £38.00, trip for the elderly under the Community Chest award scheme. This invoice had been received after the despatch of the agenda, but required approval to enable the trip to take place.

RESOLVED :

THAT payment of the above cheque be approved.

178/08-09 Councillors' reports

- Cllr Groves advised the Carol Service would take place on 22nd December at 6.30 pm by the Christmas Tree.
- Cllr Downes attended the November Isle of Wight Association of Local Councils' meeting at County Hall.

THERE BEING NO FURTHER BUSINESS THE CHAIRMAN CLOSED THE MEETING AT 9.20 PM

Signed -----

Dated -----