

BUCKLAND NEWTON PARISH COUNCIL

Minutes of Extraordinary Meeting

Tuesday, 2nd March 2010

at 7.30 pm in The Parish Room

Present: Chair - Trevor Marpole (TM), Nicki Barker (NB), Stephen White(SW), Chris Osmond (CO), Andrew Stone (AS), Alan Foot(AJF), Andy Foot (ARF), Doug Morse (DM) Clerk: Vanessa Wellstead (VW) Martin and Brad Perrett, Nick Baker, Charlie Gorton, Carol Payne, Vic and Alison Miles and Jacqui Cuff

Item	Detail	Action
1.	Apologies: Mark Needham (MN)	
2.	Declarations of Interest:	
3.	<p>Martin Perrett began by giving a brief history of Court Farm which his family have owned since 1980. Court Farm was at the time primarily a dairy farm with a commercial grain store and dryer. The grain dryer could operate up to 24hrs per day and there were a large number of HGV movements up and down Locketts Lane. The commercial grain storage and drying ceased in 1994 and the dairying in 1995. In 1990 the first unit was granted planning for business use and then further buildings were converted between 1990 and 2005, with a number of units receiving planning permission.</p> <p>Mr Perrett then presented his proposals for the remaining five agricultural buildings on the business park and Buckland Bottom barns for which there is currently a planning application under appeal. His main proposal is to downgrade from B2 use as per the original application, to B1 and B8 business use.</p> <p>Cahill Welding and Fusion Fabrications have now left and there is no intention to allow any new B2 business on the site.</p> <p>Buckland Bottom barns now have agricultural and storage use.</p> <p>Mr Perrett also stated that he intends to speak to his current tenants and ask all the HGV drivers who visit the Business Park to use the Ridge Hill access as much as possible and therefore restrict movements through the village. It was suggested that better signage is required to facilitate this, which Mr Perrett is proposing to do.</p> <p>Cllr Barker asked Mr Perrett about the current parking arrangements at the Business Park. There is designated parking for his own HGV and the tenants have a parking area in front of their units. Mr Perrett was asked whether it would be possible to have marked parking bays for his tenants and he agreed to consider the idea for the future.</p> <p>Cllr White expressed concern over pollution control at Buckland Bottom, where vehicles are currently cleaned, with regard to diesel and oil spillage. Mr Perrett assured the Councillors and residents that all measures were in place to prevent this and that the Environment Agency is aware.</p> <p>Cllr Barker asked about the current lighting at the Business Park. Mr Perrett explained that all the current security lights are on a time delay and therefore should not present a problem with regard to light pollution.</p> <p>Landscaping plans were then discussed. Mr Perrett already has plans for a planting scheme at Buckland Bottom and is also looking at landscaping and screening for the Business Park.</p> <p>Cllr Morse requested whether it would be possible to restrict working hours. Mr Perrett stated that the majority of work at the Business Park is carried out between 7.00am and 6.30pm.</p>	

Cllr White asked whether the new planning application would cancel out the previous application which is currently under appeal. Mr Perrett expressed that was the intention but that he wanted to ensure that he had local support before he proceeded. Cllr Barker confirmed that West Dorset District Council is keen to bring the situation to a resolution and therefore would be contacting Mr Perrett to arrange a meeting. Mr Perrett expressed his desire to draw a line under what has happened in the past and move forward in a positive way for everyone involved.

Cllr Marpole pointed out the importance of the site for local employment as there are currently around 30 people working in the units.

Mr Perrett asked the Parish Council for a letter of support to be sent to West Dorset District Council. The Parish Council explained that they would have to be careful how the letter was worded as they could not predetermine a future planning application.

After the meeting the Parish Council discussed the letter and decided on a final draft, a copy of which is attached.

In conclusion, the councillors felt that the meeting had been beneficial to all parties and that there was general local support for B1 use for the remaining agricultural buildings at Court Farm Business Park.

The meeting was concluded at 9.00 pm

Signed: _____ Date: _____