

SHALFLEET PARISH COUNCIL

MINUTES OF THE MEETING OF SHALFLEET PARISH COUNCIL HELD AT NEWBRIDGE COMMUNITY CENTRE ON WEDNESDAY, 24TH APRIL 2024 AT 7.15 PM

Present: Cllrs: S Stables (Chair), P Broadhead, H Hewston, A Ingram, S Cowley, T Cowley
Clerk: Sally Woods
Ward Cllrs Peter Spink and Nick Stuart
12 members of public

1/24-25 CHAIRMAN'S WELCOME:

The Chairman welcomed everyone to the April meeting of Shalfleet Parish Council.
The Chairperson proposed, and it was resolved, that item 8i on the agenda be dealt with under item 12.

2/24-25 APOLOGIES FOR ABSENCE: All present.

3/24-25 TO NOTE WARD COUNCILLORS REPORTS (up to 15 minutes question time):

Cllr Nick Stuart: Report circulated to Cllrs and Clerk (on file) at the meeting.

Cllr Stuart asked if anyone had any outstanding planning enforcement issues to let him know.

Discussion held on the DIPS (Draft Island Planning Strategy), Burt Close and buffer zones around ancient woodland.

Cllr T Cowley had concerns over waste product lagoons in the area and Cllr Stuart agreed to take this matter up on the PC's behalf.

Cllr Peter Spink: Report noted. Main issues around Burt Close extension, nitrate mitigation information, (which was not available at the time planning consent given, may mean the application has to be returned to Planning Committee) and DIPS.

He confirmed that with regards to Sliver Glades, a restocking order had been made which has to take place by the 30th June 2025.

Cllr Stuart and Cllr Spink were thanked for giving their reports.

4/24-25 DECLARATIONS OF INTEREST REGARDING AGENDA ITEMS:

Cllrs Hewston, Ingram and S Cowley re CLH.

5/24-25 TO ACCEPT ANY DISPENSATIONS FOR AGENDA ITEMS: None received.

6/24-25 TO CONFIRM AND APPROVE THE MINUTES OF THE MEETINGS HELD:

- i) **22nd February 2024 (Parish Council meeting):** Cllr Broadhead proposed to approve the minutes, seconded Cllr Hewston. The minutes having been agreed were signed by the Chairman as a true record.
- ii) **5th March 2024 (Community Led Housing meeting):** Cllr Broadhead proposed to approve the minutes, seconded Cllr Hewston. The minutes having been agreed were signed by the Chairman as a true record.
- iii) **18th March 2024 (Planning meeting):** Cllr Broadhead proposed to approve the minutes, seconded Cllr Hewston. The minutes having been agreed were signed by the Chairman as a true record.

7/24-25 PLANNING:

a) Updates and decisions:

b) Approved by IWC:

24/00028/HOU Lower Dodpits Farm, Warlands Lane, Shalfleet: Conversion of the ground floor of a Cart Lodge to provide additional living accommodation and external alterations.

23/02205/FUL Newbridge Post Office, Main Road, Newbridge: Change of use from front ground floor section of dwellinghouse, to a self-contained studio holiday let.

23/02189/RVC Sun Meadow, Station Road, Shalfleet: Variation of conditions 2 and 4 on 23/01311/FUL to allow repositioning of annexe and disposal of surface and foul water by package treatment plant (revised description)(revised plans)(readvertised application).

24/00149/HOU Brookside, Main Road, Shalfleet: Proposed garden wall.

Refused by IWC:

24/0041/6PA Pitts Farm, Main Road, Shalfleet: Agricultural prior notification for proposed agricultural barn.

Enforcement:

Letters from Senior Enforcement Officer:

Atlast, Ningwood Hill, Shalfleet: Use of caravan on land for residential purposes.

Lucketts Copse, Bouldnor Road, Shalfleet: Siting of caravan used for residential accommodation.

Site visits undertaken and both cases closed.

c) To agree comments on application:

24/00236/HOU Auld Reekie, Hamstead Road, Ningwood: Lychgate.

The Parish Council had no objection.

24/00498/FUL Warlands Farm, Warlands Lane, Shalfleet: Proposed alterations and conversion of barn to residential; proposed carport and parking; alterations to access. The Parish Council support this application but agreed a comment be made about the four rooflights, which they felt would cause light pollution and go against the Dark Sky Policy.

24/00499/LBC Warlands Farm, Warlands Lane, Shalfleet: Listed Building Consent for proposed alterations and conversion of barn to residential; proposed carport and parking; alterations to access.

The Parish Council support this application but agreed a comment be made about the four rooflights, which they felt would cause light pollution and go against the Dark Sky Policy.

135/23-24 FINANCE/REPORTS:

i) To agree the appointment a Parish Clerk/Responsible Financial Officer and Deputy Clerk: Added to item 12.

ii) To approve list of payments (copies circulated to Cllrs):

Cllr T Cowley proposed the payments be agreed, seconded Cllr Broadhead – **resolved.**

February

Chq No.	Paid to	For	Amount
SO	Sally Woods	Salary	900.00
BAC	Sally Woods	Remainder Salary + backdated pay from April	333.66
BAC	Amy Parkinson	Salary + £25.20 mileage	478.29
DD	BT	Phone & Broadband	70.66

Cont.

March

SO	Sally Woods	Salary	900.00
BAC	Newbridge Com Centre	Hall hire	60.00
DC	HMRC	3 mths Tax & NI	578.06
BAC	Sally Woods	Remainder Salary	333.46
DD	BT	Phone & Broadband	70.66
TOTAL			£3,724.79

April

DD	BT	Phone & Broadband	70.66
DC	St John Ambulance	Defib pads	114.00
BAC	Mrs JB Walker	Locum Clerk cover 18 th March Planning meeting	42.90
BAC	Mrs P Osborne	Locum Clerk cover 5 th March meeting	30.00
BAC	Brighstone Lands	Open Space Contract Jan – March 2024	814.68
BAC	Com Land Trust	Annual Membership re CLH	180.00
BAC	Island Copier Co	Photocopier purchase and usage fees	90.00
BAC	Newbridge CC	Hall hire 24 th April 2024	30.00
TOTAL			£1,372.24

One more payment agreed be made to Island Roads (found in ex Deputy Clerk email inbox this morning) for dog bin emptying = £186.76 Will be added to next accounts for payment list.

9/24-25 COMMUNITY LED HOUSING:

- i) **To agree for the Housing Needs Survey to go on the Parish Council website:**
- ii) **To note FOI request from WW Residents Association for a copy of the results of the Housing Needs Survey, including an anonymised or redacted copy of the raw response data:**

After discussion, the Parish Councillors agreed that now is not the right time to make the results of the 2023 Housing Needs Survey public.

Members of the Community Led Housing Working Party are meeting with Planners on 1st May and the Parish Councillors feel that as the Housing Needs Survey is part of the pre-planning application and that it should not be in the public domain until the response from the planners had been received.

The Parish Councillors also feel that the Housing Needs Survey is commercially sensitive and that as a Planning Consultant wrote the request, he may have a conflict of interest in asking for these results.

The Parish Council agreed they will publish the results of the Survey at the right time.

10/24-25 TO NOTE THE CLERKS REPORT (Circulated to Cllrs):

Firstly, the Clerk said a thank you to those (you know who you are) that sent cards, flowers and good wishes whilst she was off – much appreciated.

There has obviously been much to catch up on - report is as short as possible.

IWC Precept – confirm the 2024-25 annual precept of £51,517 has been transferred into the PC Bank account.

Fleetway Green – pleased to report have received the signed Land Registry documents and Lease back from the IWC solicitors. Confirm this is a 30 year lease between IWC and the PC, running from 27th June 2022.

Play Areas:

Bouldnor – RoSPA annual safety inspection being carried out in May.

Newbridge Play Area – reported problem with the top end being totally waterlogged and come back to find the site had Southern Water barriers all over it, mainly on the ground. Asked IWC to sort out asap in

readiness for the RoSPA annual safety inspection, which we have been notified will take place in May. Put up 'Play Area Closed UFN' up at request of the Chairperson.

18th April 2024 – checked and found barriers removed, so took 'closed' notices down.

Wellow Millennium Green – informed Trustee of upcoming RoSPA inspection to check they wished this to go ahead, as previous years - confirmed.

Trees – confirm spoken to Brighstone Landscaping and all whips ordered were planted.

Further quotation for tree work at Withyfields (from tree survey) accepted and necessary permissions will be obtained f.o.c.

Newbridge Community Centre Lease – Was hoping the paperwork for this would be here in time for the April meeting. Phoned and spoke to PC solicitor who says it won't be, so hope this can be finalised at the May PC meeting but will go on an agenda, once papers received.

Agendas – from May there will be an agenda item of 'Public Forum – 30 minutes (3 minutes per member of public)'. (Six months have passed since the decision was made to make 'Question time relating to matters on the agenda' (September 2023 meeting)). There is already 'Electors Open Forum' on the agenda for the April Annual Parish meeting, so not put this on the April meeting agenda.

Audit – received notice and information, but not had chance to look at this yet. Obviously financial matters to sort out, bank reconciliations and audit work to be done. Clerk will probably have to ask for an extension for this to be submitted. Have arranged for the internal audit to be done, once ready for this.

Defibrillators – checked all three when back – the one at Wellow Institute required new pads. When ordering new, was told there should also be paediatric pads for the under 8's for this defib. Have therefore ordered and obtained both the adult and child pads and replaced the old out of date one for these.

Parish Councillor Vacancy: owing to the fact Cllr Helena Hewston is resigning tonight, notices of the vacancy have been displayed on the 8 notice boards and on the PC website. If ten local government electors for the East Ward of the Parish of Shalfleet give notice in writing to the IWC Returning Office by 15th May 2024 that they wish an election to be held to fill the vacancy, then a by-election will be held.

11/24-25 TO NOTE COUNCILLORS REPORTS:

Cllr Broadhead: reported one of the gates to the car park used by Shalfleet School seems to be always open, plus few cars appear to park in the car park, whilst she has seen up to 20 cars parked along Station Road. Agreed Clerk send email to the School to remind them to use the car park.

Action: Clerk

Cllr Hewston: At the recent IWALC meeting the matter of behaviour at Council meetings was raised. NALC are being contacted about this and the Island MP already has been, and he will be meeting the IWC Monitoring Officer to discuss the problems.

After the Planning submission for the CLH project had been presented to the Planning Department of the IWC, a meeting of the CLH Working Party would be held.

As she is stepping down from the PC, she would like to remain serving on the CLH Working Party.

There is a further vacancy on the committee and asked interested persons to contact the Clerk.

Referred to the Police website where it gives information on how to deal with crime.

Cllr T Cowley: Informed the meeting that petrol driven go-karts were being driven across his land, as well as on the pavements, Hamstead Road and nearby footpaths. He is very concerned, particularly about the safety aspect – has reported to the Police and Rights-of-Way and he will continue to take action.

Attended a Natural Landscape (previously AONB) AGM and said as a public body, the PC should bear in mind the fact a large section of the Parish falls within this area. Ian Boyd had been at the meeting and spoke on the Local Nature Recovery Strategy for the Isle of Wight. He asked that Ian Boyd should be invited to attend a future PC meeting – all agreed.

Cllr S Cowley: Referred to Chairpersons report in the Annual meeting that it had been a difficult 12 months – Cllrs Ingram, Hewston and himself had attended a training session run by Steve

Cooper and he suggested a meeting be held with him to discuss how Shalfleet PC can move forward.

12/24-25 That under the public bodies (admission to meetings) Act 1960, the public and representatives of the press and broadcast media be excluded from the meeting during the considered of the following item of business as publicity would be prejudicial to the public interest because of the confidential nature of the business to be transacted: To agree who should be given the 2024 Shalfleet Parish Council Community Award.

The Parish Councillors agreed who be given this award, to be presented at the Annual meeting.

Next scheduled meeting – will be held on Wednesday 8th May 2024 at 7.15 pm at Newbridge Community Centre. This will be the Annual Meeting.

Meeting closed at 9.20 pm.

Signed

Date.....