

MINUTES OF MONTHLY MEETING HELD WEDNESDAY, MARCH 14, 2018

PRESENT

Bob Reid	Chairman
Roger Allen	Vice Chairman and Magazine Advertising
Dugarld Edie	Planning Officer
Mike Parkin	Membership Secretary & Acting Secretary/Minutes Secretary

Cllr. Mohan Iyengar

Cllr. May Haines

Other members and wardens: 11

The Chairman welcomed those present.

APOLOGIES

Apologies were received from Julie Reid, Carol Parkin, Paul Fearnley, John Gunton and Dawn Goodson

MINUTES OF MEETING HELD FEBRUARY 21, 2018

Cllr Mohan Iyengar recommended a minor correction to the minutes to reflect that the Marine Management Organisation is collating comments from various organisations in the first instance in relation to Oil Rig Drilling in Poole Bay,

MATTERS ARISING FROM THE MINUTES.

There were none

BEACH ROAD CAR PARK

The Hearing sessions commenced on Tuesday 27 February 2018 and are due to last three weeks, with the final session on Thursday, 29 March 2018.

RP stated that he and John Sprackling had attended the Hearing for the Examination of the Poole Local Plan that afternoon and had given verbal evidence in support of the car park's retention. Poole Council tabled a paper purporting to show 'low usage' in the form of income collected in 2017. The Examiner immediately challenged its validity since it did not account for permit holders and others exempt from machine ticket purchase. The Association was given a copy of the paper and agreed to respond to the Examiner on this new evidence within seven days. The Council also stated that in its opinion, the car park was in a satisfactory condition.

The Hearing also discussed deliverability; the Council acknowledged that luxury flats would be the most likely development option. The Association reiterated its stance given in earlier representations that any developer's viability assessment would show that the 40% affordable homes criterion would not be achieved if the site was to be commercially viable.

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The Examiner confirmed that he had seen the site prior to the Hearing and was fully aware of the location and condition of the car park. Roger Allen has posted an article on the proceedings on the Association's web site.

AGENDA ITEM 5 IMPROVEMENTS TO CIVIC CENTRE

BR explained that, due to weather causing postponement of the previous week's Business Improvement Overview & Scrutiny Committee had had to be cancelled and the Committee Chairman had asked Members to send him their written comments on the Civic Centre Improvements item. The Committee Chairman presented a report of the comments received at the previous night's Cabinet meeting members but, despite the concerns, Cabinet members agreed, unanimously, to go ahead with the expenditure of £153,000. It was reported that only 4 members of Business Improvement Overview & Scrutiny Committee out of total membership of 10 had responded to the Chairman's request for comments.

Details of the expenditure were not reported at the meeting but are made up as follows:

£20,000 Disabled toilet & Baby changing and feeding facility

£15,000 Interview rooms

£55,000 Interview booths

£20,000 Queue Management Solution

£5,000 Stairs

£10,000 Access to services - signage and communications

£5,000 Access to all services - reception phones

£23,000 Contingency

£153,000 Total

JS said that he planned to seek further information about the proposed works listed above under a Freedom of Information request.

JA said that residents should be pleased that as a result of public pressure, £100,000 of public money has been saved on this project, when compared with the previous proposals agreed by the Portfolio Holder in January 2017.

JS reported that, at the Cabinet meeting, the Chief Executive, Andrew Flockhart, warned about the consequences of not complying with the Disability Discrimination Act and Equalities Act. He also said that the current interview facilities at the Civic Centre did not comply with the EU's General Data Protection Regulation which is due to come into force from 25 May 2018.

Cllr MH said that the Chief Executive had presented Cabinet Members with two options (1) to reach a decision at a Cabinet meeting or (2) he would use his executive powers to make this an urgent item. Cllr MH said that in view of the public interest, Cabinet members chose to make this a Cabinet decision.

JS reported that, in answer to the concern that the proposed expenditure did not seem to be an efficient use of public money, particularly with the prospect of the Civic Centre not remaining a permanent location for the Council given the proposals for Local Government Reorganisation, the Chief Executive said the earliest date for this would be 2020, possibly as late as 2022.

There was a groundswell of concern at the Association meeting that this expenditure seemed unnecessary so close to the possible closure date, even taking into account that the police had been called on a number of occasions to attend difficult members of the public.

JS said that he had planned to ask a Public Question at the Cabinet meeting about this Agenda item but was denied this opportunity as he submitted his question 12 hours too late. Included in his question was the comment that "In my view, the first action of the merged Council should be to issue instructions that no capital investment, or revenue expenditure (above say £10k), should be committed on such works until the new Council approve it. This would be best practice in any industry consolidation and taxpayers would welcome Poole Council showing leadership in this example"

In response Cllr MH said that this had been discussed at a Leadership Group meeting of the Bournemouth, Christchurch & Poole Joint Committee and a resolution along these lines is being discussed.

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OIL RIG DRILLING IN POOLE BAY

The proposed Oil Rig Drilling in Poole Bay is still at the Pre-planning stage. Reiterating the last meeting minutes Corallian are planning a 45-day exploratory well. The rig will then be dismantled; there will be no permanent structure in Poole Bay.

There are at least two areas of concern for the Association:

1. The risk of damage to the environment from an oil spill.
2. Potential damage to the sea-horse habitation area

It was noted that UKOOGI (UK Oil & Gas Investments) have pulled out of this scheme on the basis of concerns about the consequences of an environmental spill.

Action: The Government is due to make a decision on whether to approve the proposal sometime in April. Chris Stracey will provide a brief update at the AGM on 28th April.

PLANNING APPLICATIONS

**Planning Application and Decision lists for Meeting 14 March 2018
List 10 included (9 March 18)**

APPLICATIONS

APP/18/00329/F 7/03/2018

3 Canford Cliffs Avenue

Build a new 4 bedroom detached house in the garden of the existing property. **The developer who has been given approval for 1,1A Canford Cliffs Avenue has now entered 2 more applications for the same part of the street. (see below)**

APP/18/00331/F 7/03/2018

96 Canford Cliffs Road

Demolish existing dwelling and replace with 2 detached houses. **This seems to be part of a "master plan" for this corner.**

APP/18/00267/P 1/3/2018

APP/18/00268/P 5/3/2018

56 The Avenue

Demolish existing chalet bungalow and replace with 3 separate houses, or a block of 8 flats. **The existing property is definitely waiting to be knocked down, and as usual the issue is the density of the proposals. No reactions yet from neighbours.**

APP/17/01959/F 29/01/2018

4 Haig Avenue

Demolish existing house and replace with block of 10 flats. **This seems ridiculous for such a prestigious cul-de-sac. At least 20 objections, including one from BPC CRA. Several of the objections are from people who grew up in this street, and whose parents are still there. Residents in the flats at the end of Haig Avenue have also objected!**

APP/17/01846/F 7/12/2017

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2 Western Avenue

While previous application has gone to appeal, another proposal is for 2 detached houses, both accessed from Western Avenue. **This is less damaging, but still means splitting the plot to smaller ones than used to be permitted. As expected, Pure Town Planning have now suggested that the approval of 19 Canford Cliffs Road provides a "precedent" for the splitting of this plot.**

APP/17/01754/F 5/12/2017

38A The Avenue

Demolish existing dwelling and replace with block of 12 flats. **This is hidden away behind the Pines, 38-40 the Avenue. There is a serious problem with vehicle access and parking, as the existing dwelling has shared access with The Pines. At least 25 objections, from residents of The Pines, and also from neighbours in properties accessed from Forest Road.**

APP/17/01114/F 15/08/2017

43 Western Road

Replace existing 5 bedroom house with three blocks of flats (10 in total) **Difficult to see how this can be justified in Conservation Area (existing house is listed in Poole Council documents) . 28 objections - Dover Road residents quite active, objection from BPC CRA.**

APP/17/00962/P 13/07/2017

2 Mornish Road

Demolish existing house and replace with single dwelling. **At least 10 people have written to support this proposal, and a "red card" has been issued so that it will go to the Planning Committee. The problem is that the existing house is "locally listed".**

It was noted by Cllrs Haines and Iyengar that this application had been withdrawn on the day of this Association meeting, February 14, 2018.

DECISIONS

APP/17/01762/F 14/11/2017

1,1A Canford Cliffs Avenue

Demolish existing bungalow and erect two 4-bed detached houses. **Revised plan, supposedly better than the previous one. Still quite a few problems with trees and concern about impact on road.**

Approved 28/02/2018

Planning Officer has accepted that revised plan does not damage the area – quite a detailed analysis.

APP/17/01883/F 14/12/2017

19 Canford Cliffs Road

New scheme following refusal of previous one . **Main difference is shared access using existing opening to road. This will possibly improve the appearance of the site from the road.**

Approved 28/02/2018

Although the application was refused by the Planning Officer, the Planning Committee overruled her and approved the revised plan. No explanation has been provided.

APPEALS

The McCarthy & Stone appeal in relation to 1-5 Lindsay Road will go to a Public Inquiry on 26-28 June 2018, in the Cattistock Room at the Civic Centre.

ACCOUNTS TO DATE

The Association presently holds a balance at the bank of £32,127.53
There are copies of the accounts available here at the meeting should anyone wish to see them.

ANY OTHER BUSINESS

The Association was saddened to hear of the accidental death of Keith Alcroft, a previous Association member and Committee Planning Officer for 11 years. The Association's sympathies and condolences go to Diana and her family.

It was noted that the Herald had run a short article on the raising of a Judicial Review by two members of the public in relation to the closing of the Poole Hospital ER department.

DATE OF MEETINGS

1. The Residents Association AGM will be held at the Canford Cliffs Village Hall at 1030hrs on Saturday 28th April. Snacks and drinks will be provided after the meeting.
2. There will be no April monthly Residents Association meeting due to the AGM taking place in the same month.
3. The next monthly Residents Association meeting will be held as usual at St. Aldehims Church Hall at 1930hrs. on Wednesday 16th May, 2018.

The meeting closed at 8.30 pm