

Stinsford Parish Council

Parish Clerk: Miss Kirsty Riglar
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Date: 3 March 2025

Dear Councillor

MEETING OF STINSFORD PARISH COUNCIL

You are hereby summoned to attend a meeting of the Parish Council to be held on **Monday 10 March 2025 at 7.00pm, in The Old Library, Kingston Maurward College**, to transact the business as listed on the agenda below.

Please note that members of the Press and Public are welcome to attend all meetings of the Parish Council.

AGENDA

1. **Apologies** – To receive any apologies for absence.
2. **Declarations of Interest** – To receive any declarations by members of the Council of disclosable pecuniary interests in respect of the following items.
3. **Public Participation Time** – An opportunity of up to 30 minutes for residents to raise issues of concern or interest, ask a question, make a representation or give evidence to the Parish Council.
4. **Dorset Council matters** – To receive a report, if any, from Dorset Councillor David Taylor.
5. **Minutes** – To confirm the minutes of the meeting held on 13 January 2025 and discuss any matters arising.
6. **Finance**
 - (a) Expenditure
 - (i) To consider the following payment and any others received before the meeting:
Dorset Association of Parish and Town Councils – Delegate fee for Future Planning Event - £75.00
 - (ii) To note the following payments made by Direct Debit:
 - HugoFox – Website – January 2025 – £11.99
 - HSBC – Bank Charges – January 2025 - £10.00
 - HugoFox – Website – February 2025 – £11.99

- HSBC – Bank Charges – February 2025 - £8.00

7. Planning Matters

(a) To consider the following application:

[P/TRT/2025/01018](#) – Birkin House, A35t Stinsford Roundabout to start of dual carriageway, Stinsford DT2 8QD – T1 Cedar - Fell

(b) To retrospectively approve the submission of comments on the following applications to meet the deadlines:

(i) [P/PABA/2024/07622](#) – Lower Bockhampton Farm, Bockhampton Lane, Lower Bockhampton, DT2 8PZ – Erect agricultural timber framed storage building

Stinsford Parish Council has no objection to this application.

(ii) [P/FUL/2025/07259](#) – Land and buildings north east of Cuckoo Lane, Higher Bockhampton – Change of use and conversion of barn to 1no. dwelling

Stinsford Parish Council object to this application on the ground of material harm to the transport network and the safety of road users.

Whilst the Highway Authority supports this application subject to the provision of the parking area and the visibility improvements, the Parish Council has significant ongoing concerns about the safety of road users in relation to the access to this site. Leaving the site, visibility to the right is not good, particularly in regard of the speed at which some vehicles may be travelling. The view to the left is better. There is however an obstruction for vehicles coming down the hill and turning right into the site, and those leaving the site and turning right, especially large vehicles. This is a trailing 'tongue' from the traffic island at the junction of Cuckoo Lane and the A35. Similarly, the view of traffic leaving the A35 is not ideal, and to some extent depends on whether the tall grass and other vegetation on the verge has been cut to enable visibility

The response from the Highway Authority in relation to this application and the approved change of use application requires visibility splay areas to be cleared / excavated and the crowning of trees adjacent to the access. These trees do not appear to be within the red line boundary of this application and there is no mention of who owns these and whether the owner will permit the required works. There is therefore significant concern that the required visibility measures to increase the safety of highways users will not be achievable. The Parish Council requests that the red line and the location of the trees referred to are checked before a decision is made.

The change of use permission related to a 1 bed dwelling whereas this application is for a 2 bed dwelling and consequently there will be more traffic accessing and leaving the site.

In addition to the area subject of this application, there is still a further barn on the agricultural site. The application suggest that this will no longer be used and will therefore have no impact on Cuckoo Lane. However there is no evidence that agricultural traffic to the site will cease and there will be traffic movements relating to both the proposed dwelling and the agricultural area.

(iii) [P/TRC/2025/00934](#) – 2 Church Lane, Stinsford DT2 8XW – T1 Maple – Fell

Stinsford Parish Council supports this this treeworks application.

(c) Rainbarrow Farm Anaerobic Digester Plant Application [P/VOC/2024/03497](#) – Delivery and Service Plan

To consider submitting comments on the document (attached) submitted by the applicant in response to concerns from parish councils

(d) To receive feedback from the Dorset Association of Parish and Town Councils Future Planning Event held on 4 March 2025

8. Consultations – To retrospectively agree the corporate responses submitted to the following consultations:

- (a) Ministry of Housing, Communities and Local Government - Strengthening the standards and conduct framework for local authorities in England (attached)
- (b) Dorset Council – Town and Parish Council Climate and Nature Survey (attached).

9. North of Dorchester Garden Community – To consider any current matters or updates, including preparation for meeting Edward Morello MP.

10. Road Safety, Traffic Management and Rights of Way – To consider any current matters or updates.

11. Memorial Bench on River Path – To consider an approach from a member of the public.

12. Parish Council Assets – To consider any updates on the maintenance of the parish council's assets.

13. Correspondence - To discuss any matters arising from recent correspondence received by the Parish Council.

14. Items for next/future Agenda

15. Date of future meetings – Monday 14 April (reserve date) and Monday 12 May 2025 (Annual Meetings).

Kirsty Riglar
Clerk to the Parish Council