

Minutes of a meeting of Arreton Parish Council held on **Monday 12th September 2022** at **7pm** in **Arreton Community Hall**

Present: Cllrs Cooper, Gurney-Champion, Healy, Kimber, Orchard, Roberts and Verey

In attendance: Inspector Gooding (Hampshire Constabulary), Sheila Caws (Clerk) and 37 members of the public

Before the meeting commenced, a minute's silence was held in memory of HM Queen Elizabeth II who died on September 8th 2022.

161/22 Apologies for Absence

IWC Cllr Ellis (unwell)

162/22 Inspector Gooding (Hampshire Constabulary)

Insp. Gooding outlined the duty of the Police with regard to their statutory responsibility for public safety, working in partnership with the IW Council and Island Roads. It was noted that the Police do not have any responsibility for road signage and furniture, which comes under the remit of the IW Council and Island Roads.

He noted that there was a perception that Hampshire Police do not care about speeding but this is incorrect but the response in the past may not have been of the best. There will now be a dedicated road unit on the Island, which Insp. Gooding is in the process of setting up and a public announcement of its existence will be made in due course. Part of their role will be the enforcing of speeding tickets, fixed penalty notices etc. Prevention and education will also play a part as once enforcement is needed, it is too late. There will be a special operation, named Operation Mile, to target anti-social driving, which includes speeding, noise, and dangerous riding by motorbike riders and cyclists. They will also hold other agencies such as Island Roads to account and respond to queries raised by communities. There will be a big media campaign on road traffic matters and a number of new officers have been appointed.

Another myth is that the Police cannot enforce 20mph limits. They can and will and also width restrictions, the use of noisy exhausts and other such matters. It was noted that fixed speed cameras are the responsibility of the IW Council and Island Roads, whereas the Police are responsible for the mobile units. The Unit will be launched in October but there are also opportunities for communities to become involved in schemes such as Community Speedwatch. There is no onus on any community to monitor speeding but it is a powerful tool. Funding is currently available from the IW Council for the setting up of such groups.

Insp. Gooding then invited questions and the problems of speeding on both Merstone Lane and the main road through Arreton were raised. There are particular problems in Merstone as the road is narrow, there are no pavements and the width restriction is routinely ignored. Insp. Gooding agreed that a regular Police presence was the ideal solution but members of the public can report issues. Such reports, containing as much information as possible, can be sent by dialling 101, at the regular monthly Beat Surgeries held by PCSO Keefe at the Post Office or online via the Police website – www.hampshire.police.uk The Police do not necessarily have to have witnessed an event themselves in order to issue a warning and s.59 of the Police Reform Act 2002 gives the power to ultimately seize a vehicle whose driver frequently drives in an inconsiderate manner.

Several reports were received from residents unable to attend the meeting which the Clerk will send to Insp. Gooding.

The Chairman thanked Insp. Gooding for his time in attending the meeting.

163/22 Questions from the public

Nothing was raised.

164/22 To receive and confirm the minutes of the previous meetings (11th July and 8th August 2022)

The minutes of the meetings held on July 11th and August 8th were confirmed and signed – proposed Cllr Healy, seconded Cllr Roberts.

165/22 Flooding

The recent devastating flooding in the village was discussed. The three inter-linked causes were the very dry ground, roadside fields that had recently been harvested but not yet re-planted and an extremely heavy cloudburst lasting about half an hour. There was a further problem in that a culvert at the end of Cherrywood View could not cope with the quantity of water going through it and consequently the stream backed up, causing further flooding upstream. However, the majority of the water came into properties and gardens off the road. This was further exacerbated by some drivers going through the flood water too fast, thereby creating waves that were higher than any of the defences.

It was also noted that ditches and drains were completely overwhelmed by the volume of water and probably soon became blocked by the amount of silt carried in the flood water. Landowners are responsible for the drainage of their property, including ditches and land drains but Island Roads are responsible for road drains. It was felt that there had been a lack of maintenance in some quarters in the past and this was partly to blame. It was stated that in Chapel Lane in Merstone, any surface water on the road by-passes two drains completely. The residents also felt a complete lack of support in the aftermath, especially with information such as how to dispose of the tonnes of silt in their gardens or extra bins/refuse collections for all the rubbish generated by flood damage.

The Chairman, Cllr Kimber, sent a report to Island Roads as a private individual partly based on his experience as water engineer and a response was received fairly promptly. The report and response are available to view on the Parish Council's website - <https://www.arreton.org.uk/category/notice-board/>. Emphasis was placed on the role of landowners but a report had been compiled for the Land Drainage Authority, although it was not made clear as to any possible outcomes of such a report. The residents felt that a flood engineer should be consulted.

It was agreed that the Parish Council would write to the IW Council regarding the lack of support for residents in the immediate aftermath of the current flood and possible preventative measures for the future as this flood is not a one-off, although more extreme than previous such events.

See also the Chairman's Report below.

166/22 To receive regular reports

a) IW Councillor – in the absence of IWC Cllr Ellis there was no report.

b) Cemetery and churchyard matters – see agenda item 170/22

c) Highways and footpaths – there have been two serious road traffic accidents in the Parish recently. In one, a car went over the bank and dropped into the field to the south of Gore Cemetery. In the other, a car speeding through Blackwater Hollow in the early morning ended up going through the garden hedge of one of the houses, demolishing the porch and causing some internal damage to the house. Cllr Orchard asked that the campaign to reduce the speed limit from 40 to 30mph be revived or, as an alternative, a request that the 40mph speed limit be continued through to Rookley.

Cllr Kimber reported that the cycle path between Horryngford and Merstone was strimmed in July but that the surface was breaking up in many places and needed urgent attention. The Clerk was requested to contact the District Steward.

It was also noted that the lidless dog bin at Horryngford has been replaced.

d) IWALC – the Chairman had nothing to report but he believed that Cllr Calloway had attended a recent meeting and been impressed by the magnitude of the budgets of the major towns compared to those of rural parish councils.

Chairman's report - The most pressing issue over the past month has been the flooding in Arreton. This is an agenda item and here he notes only that he prepared a personal report on the flooding which was sent to Island Roads by our Ward Councillor and commented on by Island Roads. The Chairman and Councillor Gurney Champion visited a resident who was concerned about the need for cleaning the stream and a culvert bordering Cherrywood View.

The Chairman also expressed some thoughts on the recent flooding:-

The flood water is essentially from two sources: the road and pavement running down from Arreton Cross, and run-off from the fields to the south of the village, particularly those adjacent to the Community Centre. Flows from these sources are unlikely to peak at the same time, with road runoff arriving sooner than field run-off.

It will be difficult to address road run-off as this would require major works. However, it is important that gullies and pipes are kept clean so the system works at maximum capacity.

Field run-off from the two big fields adjacent to the community centre can be stored in the earth lagoons that have been constructed/enhanced in the past two weeks and allowed to drain slowly through the outlet pipes. However, the storms in September highlighted that by no means all the flow at the Community Centre was being diverted to the lagoon and more earthworks are required. This needs to be discussed with the farmer.

The fields to the east of the fields around the community centre, one of which is grass and the other which was planted with maize, did not appear to have significant run-off.

The previous flood from Arreton Down

This was caused by runoff from the fields running up to Arreton Down. It is difficult to see how some kind of flow balancing lagoon could be constructed. The way to prevent property flooding might be earth banks to protect the properties in Carpenters Yard combined with stream improvements. This would require a detailed study, especially as it could result in more downstream flooding if flow is constrained.

Cherrywood View

The Chairman sympathises with the concerns of the resident he met but think firstly that there was no significant property flooding and secondly that regular clearance of the watercourse would increase its capacity, which would be beneficial.

Final thought

Reducing the amount of upstream flooding by hydraulic improvements means more water flows downstream faster – which increases the chances and severity of downstream flooding. There has to be a holistic approach.

e) Meeting reports – nothing to report.

f) Tree Project – nothing to report.

g) Clerk's report - Agenda and Minutes Record: the Clerk contacted Natural Enterprise regarding the community orchard at Merstone Station and received a response. This will be an agenda item at a future meeting, as will other some other items from the July meeting.

All other matters are agenda items.

Other matters: the planning application for a car port at Lilly-Mill Cottage, Blackwater has been granted as have two long-standing applications. The application for the houses and offices opposite the Methodist Chapel dates from November 2021 and the reservoir at Perreton from August 2020. Cllr Orchard asked if a condition suggested by the Parish Council was included. The Clerk will check.

The Clerk received information about possible fly tipping at Merstone Station, which has been passed to Natural Enterprise.

The Clerk received a complaint about holding an unscheduled full Parish Council meeting in August. However, extra meetings are not unusual and the Clerk had sent notification with the Newsletter at the end of July - the complainant being a recipient. The Chairman and the Clerk drafted a response, which was sent and nothing further has been heard.

167/22 To receive any declarations of pecuniary and non-pecuniary interest and requests for dispensations under the Localism Act 2011. To give notice of any item to be raised under agenda item 176/22

Cllr Verey declared a non-pecuniary interest in the planning application for Valley House. The Clerk requested that an item be raised.

168/22 Finance

The finance report for July/August was received and the balance in the current account was noted as being £9,517.91 at the end of August. The following payments were agreed:

Staff costs	£419.39
Budbridge Manor Nurseries (Burma Star wreath)	£50.00

169/22 Planning and appeals

Reference	22/01475/HOU
Alternative Reference	PP-11482063
Application Received	Wed 17 Aug 2022
Address	Valley House Merstone Lane Arreton Newport Isle of Wight PO30 3DE
Proposal	Proposed 2 storey rear extension, balcony, porch and internal alterations
Reference	22/01477/OUT
Alternative Reference	PP-9754096
Application Received	Wed 17 Aug 2022
Address	Former Arreton Garden and Aquatic Centre Hale Common Arreton Isle of Wight PO30 3AR
Proposal	Outline for 20 live/work units

It was agreed that there was no objection to the application for an extension to Valley House.

After some discussion, it was agreed to object to the application for live/work units at Hale Common on the following grounds:-

- i) The Island Plan of 2012 supported horticulture as the main industry in the Arreton Valley. This site originally contained glasshouses and was then used as a garden centre. The site currently has planning permission for a tourist attraction which, in part, would have supported the local horticulture industry. It is also noted that horticultural sites are not usually considered to be brownfield sites (Planning Statement para.6.24 p.8).
- ii) The proposed units will give the appearance of an industrial estate, with little clue as to the purpose of the rooms above. The members question as to whether this is an industrial estate rather than a housing estate. The Arreton Valley is a focal point for a cluster of horticultural businesses, the impact of an industrial/urban development is outside the character of the rural area.
- iii) The members do not consider the proposed buildings suitable for use as housing despite a comment in the Planning Statement (para.6.24 p.16) that “the design of the units has achieved a balance between industrial and residential.” The accommodation is extremely basic and not really suitable for families. The Planning Statement also refers to “garden space at the rear” (p.3) but there is no indication of this on the proposed layout.

- iv) There is also no indication as to whether there is any hardstanding at the rear for the use of wheelchair users should they have to exit by the rear door of the unit.
- v) There is no provision for shelter belts around the site. Most local 'industrial' sites, mainly glasshouses, have planted shelter belts which help to disguise the appearance of their sites.
- vi) The members appreciate that this is an outline planning permission but they would have liked to have seen some suggestion of landscaping on the site.
- vii) The members are concerned about the proximity of the site to a number of gas mains in the area. There is also a current planning application for a large glasshouse in the adjacent field to the south east with permission for an energy centre close to the boundary with proposed development (19/00679/FUL). This could cause noise issues when built. A Noise Impact Study was undertaken but only took into consideration the effect on nearby houses and the public house, none of which are as close as the proposed development.
- viii) Attention is also drawn to an 11,000 volt cable runs alongside the field ROW Arr 19 which is next to one of the mains gas pipes and adjacent to this week's planning application.
- ix) Should this application be approved, the members would like to see a condition relating to the Dark Skies policy.
- x) Three parking spaces are shown for each unit but the third space would probably block the entrance. The members were concerned about room for large vehicles to turn on site but the report from Island Roads says that they consider the suggested layout to be sufficient for the type of vehicle they envision using the estate. However, should provision be made for articulated vehicles?
- xi) The members also note the concern expressed in the Island Roads report over a lack of pavements in the area, compromising the safety of pedestrians.
- xii) Please note that in para. 6.20 of the Planning Statement (p.15), the store in Arreton is a Post Office only and has not been a shop for some years.
- xiii) Whilst the members appreciate the reasons as to why the developers no longer wish to proceed with the cider barn tourist attraction, they agree with the opinions of the LPA expressed in the Planning Statement (para.6.10 p.11) in that it looks too industrial for a rural area and that it is possibly a "good idea ... but in the wrong location."
- xiv) The members therefore base their objection on the fact that the application is utterly misconceived for the area.

170/22 Burial grounds

The pest control contractor has amended his charges from £30 for a three-hour visit to £30 for two hours. The members of the Parish Council had no objection to these changes.

The Clerk met with a representative from Brighstone Landscaping to discuss work arising from the recent inspection of the burial grounds. A quote has been received to replace the prop under a large branch of the magnolia next to the main gate of Gore Cemetery, which was accepted. A quote to repoint two buttresses in the Churchyard was also agreed. Whilst there, the Clerk requested a quote to repair the shed in the Cemetery, which has been received. The Clerk contacted another local tradesman for a quote but no reply as yet. A second quote will be required.

The Clerk contacted Wight Stonemasonry for advice on the leaning headstones in the Churchyard. Following a recent visit, the advice received was for repairs to be undertaken and a quote is expected soon.

171/22 Emergency Plan

A template for an emergency plan has been received from Ian Boyd of Arc Consultancy, which has been used by other local councils. It will need some studying as it appears to be

more complicated than is required by the Parish Council. Cllr Healy volunteered to do some work on it and report back. Cllr Verey noted a contact phone number in the document and volunteered to ring it to see what the response was.

172/22 Drinking water fountain

Cllr Kimber noted that Southern Water were still saying that information on funding for water fountains would be available in September. He will ring a contact in Southern Water to see if he can obtain clarification on when this might be.

173/22 IWALC Open Day

It was agreed not to participate in the proposed Open Day organised by IWALC later in the month. However, councillors will attend if possible.

174/22 Island Games

A request has been received from the organisers of the Island Games for a donation towards the cost of sending an Island team to the next games in Guernsey next year. A donation of £100 was agreed.

175/22 To note the date of the next meeting, 10th October 2022

176/22 Any other matters raised by councillors for discussion only

The Clerk reported that Cllr Calloway had resigned from the Parish Council with effect from September 6th 2022. This was accepted with regret and Cllr Calloway was thanked for all the work she had done for the Parish Council during her term of office.

177/22 To pass a resolution to exclude the public and press under Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 to discuss staff matters

The Clerk reported that the Burial Registrar, Mrs Pat Phillips, had tendered her resignation with effect from December 31st 2022. It was agreed that the Clerk would take on the responsibilities.

There being nothing else raised, the meeting concluded at 9.06p.m.

Sheila Caws, Clerk to the Council

Hillis Side, Rew Street, Gurnard, Isle of Wight PO31 8NW
E-mail: arretonpc@outlook.com Telephone: 07587 008183

14th September 2022

..... Chairman

..... Date