

KENTISBEARE PARISH COUNCIL

Minutes of a remote meeting of the Parish Council held on Tuesday 2nd March 2021 at 7pm

Present: Cllrs. Mrs Q Broom (Chair), N Allan, E Southerden, Mrs F Ryan, N Woofenden, M Disney, R Shore-Quinain, Mrs S Woofenden the Clerk and one member of the public.

31. Public Question Time: One interested member of the public introduced themselves and remained for the meeting.
32. Apologies: Mrs E Ellicott, N Sanders & DCC Cllr. J Berry.
33. Declarations of Interest: Cllr. Shore-Quinain (DPI as spouse) payments to the Clerk.
34. The Minutes of the meeting of the Parish Council held on 20/01/21 were approved.
35. Matters Arising: None.
36. **Planning:**
 - 36.1 Applications considered:
 - 21/00363/HOUSE Installation of a 5 panel solar PV system to the South West facing roof of garage. Wressing Cottage., Kentisbeare. EX15 2AR. No objections.
 - 21/00291/HOUSE Erection of first floor extension. 11 Silver Street, Kentisbeare. EX15 2BH. No objections.
 - 36.2 Results of applications from Mid Devon District Council.
 - 20/02035/FULL Change of use of former indoor equine exercise area to yoga studio and equine therapy area. Stables, Broad Oak Farm, Broad Road, Kentisbeare. Approved.
 - 20/02073/HOUSE Erection of Storeroom and office with WC, following removal of shed. 9 Silver Street, Kentisbeare. EX15 2BH. Approved.
 - 20/01805/FULL Erection of general purpose agricultural building. Land at NGR 306671 109548 (Croyle Farm), Kentisbeare. Approved.
 - 20/01965/PNCOU Prior notification for the change of use of an agricultural building to 3 dwellings under Class Q. Land and Buildings at NGR 305928 108322 Goodiford Mill, Kentisbeare. Not permitted development.
 - 21/00037/FULL Erection of two-storey extension. Hollis Green, Kentisbeare. EX15 2DR. Approved.
 - 36.3 Culm Garden Village. (i) To discuss ideas for the boundary/buffer zone – following an informal meeting with the Chairman of the Delivery Board and two representatives from MDDC, an email will be sent outlining where the Parish Council feel that the natural boundary beyond which any form of development should not take place. It was agreed that this should be at Horn Road (Cullompton Cricket Club now excepted) and that the area between Horn Road and Dead Lane is left as agricultural land and explicitly excluded from development in the masterplan for the Garden Village that is currently in preparation. It was also suggested that additional tree planting be considered on the east side of Horn Road to help provide a natural visual buffer and to shield views of the new development from the east. (ii) Country Park – proposed consultation. An invitation from MDDC on the involvement and view of the Parish Council in relation to an upcoming consultation in respect of the Country Park has been received. The need for involvement was agreed and questions for inclusion will be considered. (iii) Any other matters: None.
 - 36.4 Neighbourhood Plan: Re-cap following meeting held in 2020 with DCT. To discuss the possibility of a Housing Needs Survey - it was agreed to start the process before the end of the financial year due to the possible expiration of grant funding. Due to the Covid-19 pandemic, it was agreed for the paperwork to be posted at a cost of approximately .43p per survey.
 - 36.5 Any other Planning Matters. (i) Call for Sites 08/02 to 22/03/21 – MDDC has launched a Call for Sites process to inform a new Local Plan for Mid Devon. (ii) MDDC is launching its first New Build Homes Resident Survey which will occur annually. The survey will be sent to a sample of residents in new build major housing developments that have been completed in the latest monitoring year with a goal of finding out how successful a new build development is from a resident's perspective. This will help to measure the outcome of planning permissions and will help inform an understanding of what works well and what can be improved. This year the survey will be sent to 315 households including some in Cullompton, Uffculme, Willand and Hemyock. Results will be published online late spring/early summer.
37. **Reports.** A nominated representative will attend the upcoming Connecting the Culm workshop.

38. Highways.

- 38.1** Any Highways matters including upcoming road closures: The Chairman is liaising with the NHO regarding some recent issues as reported to DCC Highways.
- 38.2** Heavy vehicles travelling through Kentisbeare village: The Chairman gave details on communication received from a parishioner following an enquiry regarding signage to direct heavy goods vehicles appropriately. Lorries are permitted to use any classification of road for access and deliveries and only in exceptional traffic management circumstances can Highways consider the use of a Weight Limit Traffic Regulation Order (TRO) to reduce the movement of HGVs via structural restrictions (e.g. weak bridge) and environmental restrictions.

39. Kentisbeare Play Area.

- 39.1** Cycle track: MDDC has confirmed that planning permission is required and the Clerk will make further enquiries. An update was given on S106 funds.
- 39.2** Any other matters: A new bin has been installed in the play area. The pothole in the entrance has been filled in. Enquiries will be made with MDDC and the play area contractor regarding a possible latch on the inner gate following an enquiry.

40. Finance.

- 40.1** The bank balance was noted as at 29/01/21. Direct debits taken: EDF 11/01, Nest 28/01 £65.54, Utility Warehouse 29/01 £41.05. Credits received: Kentisbeare Village Hall 04/01 £60, website advertising 27/01, 6 credits totalling £255, 28/01 2 credits totalling £60, 29/01 3 credits totalling £120.
- 40.2** Payments were approved totalling £2083.60 (inc chq 1827):
- Chq 1818 Clerk – salary and expenses. *See declarations.*
 - Chq 1819 P3 co-ordinator. Expenses.
 - Chq 1820 SMA Services Ltd. Payroll provider.
 - Chq 1821 Website and e-newsletter works.
 - Chq 1822 MDDC. Play area checks.
 - Chq 1823 Kentisbeare Parish News. Printing.
 - Chq 1824 Clerk - reimbursement for park padlock, stationery & office equipment. *See declarations.*
 - Chq 1825 Project Cosmic. Annual website hosting.
 - Chq 1826 MDDC. Supply and installation of park bin.
- 40.3** To consider a donation to Citizens Advice TNMWD – it was agreed for a donation of £200, cheque number 1827.
- 40.4** To note that the subscription re: ICO will be deducted shortly.
- 40.5** The Fixed Asset Register was reviewed.
- 40.6** A quotation of £185 for works to the bier house was agreed.
- 40.7** Quotation for replacement fence at The Eel Pool – an estimate of £365 was agreed from T J McCabe Ltd., with works to start asap.
- 40.8** Any other Financial Matters: Invoices in respect of advertising on the Parish website have been issued totalling £1325.
- 41.** Parish dog and waste bins – the possibility of a bin being purchased for Blackborough was discussed. The cost for the supply and installation of a bin from MDDC “Any Bin will Do” will be in the region of £225. Costs to empty per annum were given as follows: £1040.00 weekly, £520 fortnightly or £240 monthly. Cllr. Southerden will report on the most appropriate place at the next meeting.
- 42.** Council meetings post 07/05/21: Notification received from the county association (DALC) that the legislation permitting councils to meet remotely is due to cease on 06/05/21 and as it currently stands, all council meetings held on, or after 07/05/21 must be physical meetings. DALC has advised to hold the annual parish council meeting before this date which was agreed. An annual parish meeting may be held remotely, but as there is no requirement this year to hold an annual parish meeting it was agreed not to go ahead with one.
- 43.** **For information - to note the following actions/info under the scheme of delegation.**
- a) A response has been submitted indicating no objections in respect of the following planning application: -21/00117/FULL. Conversion of outbuilding to residential annexe. Lower Moneysland, Kentisbeare. EX15 2HG.

43 continued:

b) As expected payments, the following cheques (0001813 to 0001817) totalling £1798.10 were made out at the end of January/February 2021:

- Chq 1813 Website and E-newsletter.
- Chq 1814 Clerk – salary and expenses.
- Chq 1815 SMA Services Ltd. Payroll provider.
- Chq 1816 MDDC. Litter Bin emptying Rectory Rd Nov '20 to 31/10/21
- Chq 1817 Green Valley Pest Control. Agreed works in the Parish playing field.

- 44. Correspondence.** CPRE. Email received from a parishioner regarding a possible Parish photo in 2022 – this was considered a good idea and will be discussed at a future meeting.
- 45. Items for information, future agenda items, and dates of future meetings.** The purchase and installation of additional Christmas lights will be looked at some time over the summer. Future meetings: 06/04/21 and 04/05/21 (Annual Parish Council meeting).