

KENTISBEARE PARISH COUNCIL

The minutes of a meeting of the Parish Council
held on 10th March 2015 in Kentisbeare Village Hall at 7.30pm

Present: Cllrs. Mr J Wadsworth (Chair), Mrs Q Broom, R Shore-Quinain, C McIntyre, Mrs S Woofenden, Mrs E Ellicott, Mrs W Reed, Miss D Jackson, District Councillor Mr D Pugsley and the Clerk. Four members of the public were present for the first part of the meeting.

During public question time, four members of the public were present to give their views on planning application 15/00187/FULL. The applicant explained the application briefly with relation to revised drawings recently received. Two members of the public expressed their concerns regarding the fact that the application is for two detached dwellings within a small area. Parking is limited and vehicle movements are of a concern. Concerns were also raised as to the visual impact of the development and also the accuracy of positioning of existing properties within the plan.

29/03/15. To accept apologies for absence. It was resolved to accept the apologies of Cllrs. M Disney, Mrs C Lunn and County Cllr. Mr J Berry.

30/03/15. Declaration of interest in items on the agenda. Cllr. Shore-Quinain DPI (as spouse) payments to The Clerk. Declarations of personal interest as known to the applicants in planning applications: Cllr. Miss Jackson re: 15/00187/FULL, Cllr. Mrs Reed re: 15/00246/FULL, Cllr. Mrs Woofenden re: 15/00284/FULL.

31/03/15. To confirm the minutes of the Parish Council meeting held on 10th February 2015. It was resolved to adopt the minutes as a true record of the meeting and they were duly signed by the Chairman.

32/03/15. Matters arising from the minutes not already covered by the agenda. None

It was resolved to take Planning before Highways on this occasion.

33/03/15. Planning

a) Planning applications to be considered by the Parish Council/Planning Committee.

15/00187/FULL Erection of 2 dwellings. Brick House, Silver Park. See declarations. The Parish Council will suggest that the application is reviewed. It was considered that two semi-detached dwellings will be more in keeping with the surrounding area, having less visual impact than two detached dwellings. This may allow more room for parking, as concerns were raised about vehicles reversing out into the road. In addition to this, it was felt that semi-detached properties may be more affordable. *The four members of the public left the meeting.*

15/00246/FULL Old School House Fore Street. Proposed roof alterations to side and rear. No objections. See declarations.

15/00298/CAT Notification of intention to fell 1 Yew tree and remove 3 limbs from 1 Pine tree within a Conservation Area. St Mary's Church, Priest Hill. No objections. See declarations.

15/00284/FULL Old Golden Lion Fore Street. Removal of Condition 6 (occupancy condition) of Planning Permission 4/32/95/0274 to allow flexible use of the main house and annexe. No objections. See declarations.

As a neighbouring authority, information received regarding the following, no comments made:

14/01949/MFUL Change of use of land re: PV solar park. Land at Stoneshill Farm, Willand. Revised scheme.

15/00212/FULL Erection of an agricultural storage building at Gaddons Spring Farm, Uffculme.

b) Results of applications from Mid Devon District Council. Permission granted for the following:

15/00010/FULL Erection of extension to form double garage. Goodiford Mill Farm, Kentisbeare.

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14/01778/FULL Change of use of land from agriculture to holiday caravan site. Orway Crescent.

14/01780/MFUL Erection of replacement equestrian arena (1711sqm) and erection of extension to existing stable block. Orway Crescent Farm.

14/01901/FULL Change of use of land to allow log storage and the creation of hard standing. Land and Building at NGR 305546 108277 (opposite Goodiford Cottages).

c) MDDC Local Plan Review Proposed Submission. Maps and posters have been displayed at various places within the parish, information has been put into the parish magazine, and a link has been put on to the parish website. The Parish Council are disappointed with the lack of detail supplied regarding infrastructure requirements with reference to the large site, East of Cullompton. Due to this, and based on the understanding that the consultation date is to be extended, it was agreed to defer a response.

d) MDDC Community Infrastructure Levy (CIL) Draft Charging Schedule Consultation. No response made at this stage.

e) Email received from Devon Communities Together. Correspondence regarding possible affordable housing in Kentisbeare. It was agreed that due to the Local Plan Review Proposed Submission, with development proposed up to the parish boundary, affordable housing was not an issue that the Parish Council would pursue at the moment. It was felt that the proposed development within the Local Plan would have a considerable effect on the amenities of the parish, due to the amount of housing stock proposed.

f) Any other planning matters. Email received from Planning Progress regarding Neighbourhood Development Plans. Circulated to all prior to the meeting.

34/03/15. Highways.

a) To report on work carried out by the Highways Department and to receive reports on repairs that are needed. Potholes from Bishops Farm to Goodiford have been reported.

b) A letter received regarding the speed of traffic from Post Cross to Kentisbeare was read out by The Clerk. It was agreed to advise the parishioner to contact County Councillor John Berry direct. The Parish Council support and appreciate the concerns, however any decision regarding a speed restriction is made by the county council.

c) Any other Highway matters. Notice of road closure to take effect on 17/03/15 on the A373 Colliton Cross to Hembury Fort Cross, Broadhembury.

35/03/15. Finance.

a) To resolve to make payments in accordance with the agreed budget. Total outgoings **£1482.86**

-Mrs M Shore-Quinain. Clerk's salary. Chq 1315. See declarations.

-Post Office Ltd. PAYE final quarter. Chq 1316.

-Mrs M Shore-Quinain. Expenses. Chq 1317. See declarations.

-Kentisbeare Ringers. Grant. Chq 1318.

-R&R Services Ltd. Chq 1319.

-Computerlink. Office equipment. Chq 1320.

-Kentisbeare Village Hall, room hire. Chq 1321.

-Kentisbeare Parish News, printing. Chq 1322.

b) Repair to Blackborough notice board. A price of £47 was agreed for the repair of the notice board.

c) Audit 2014-15. A date of 20/05/15 has been agreed with the Internal Auditor.

d) Playing field annual inspection and post installation inspection. It was agreed to instruct The District Council to carry out both the annual and the post installation inspections, due to a more competitive price being received.

e) Quotations for maintenance of playing field 2015-16. The Clerk is in receipt of two quotations, one which requires further clarification. The Clerk to report next month.

- f) MDDC has awarded the Tap Fund 2014-15 for Kentisbeare Village Hall as previously agreed (ref: minute 87/06/14 (f)). Due to an under spend in previous years, MDDC advised of an additional £612.50 being available on a first come first served basis. The Clerk was pleased to report that Kentisbeare had been awarded the extra monies, which were included on the application form following notification. It was agreed this would be an extra bonus to the village hall.
- g) SLCC Microsoft Office Course at £95. It was agreed that the Clerk would benefit from attending a course in the spring.
- h) Any other financial matters to be noted. (i) Cllr. Miss Jackson reported on a request for a new bench at the playing field as per minute 162/12/14 (c). It was agreed to source a quotation from MD Fabrications. (ii) The bank balance was reported as at 19/2/15.

36/03/15. Reports.

- a) District Councillor Mr D Pugsley. Meetings regarding the Local Plan Review Proposed Submission have been taking place.
- b) Parish Paths. P3 coordinator Cllr. Mrs E Ellicott. A date of 21/06/15 was agreed for The Annual Clifford Pike Memorial Walk. It was reported that some sheep have been attacked by dogs straying from the footpaths. The Clerk and P3 co-ordinator have submitted finance forms and survey forms to DCC for the new financial year.
- c) Playing field. The frame for the cable runway has been erected, and the project will be finished shortly. A repair has been carried out to the activity trail by MNR Projects. It was agreed that the equipment would benefit from some professional cleaning shortly and a quotation will be sourced.
- d) Police Report. 1no drink driver, 1no suspicious activity, 1no vehicle theft. 3 separate incidents of dogs worrying livestock.
- e) The Clerk. Cllr. Mrs Woofenden may attend the Emergency Planning Workshop. The Clerk attended the Annual Clerks' meeting recently and is to attend an SLCC training session on 17/03/15.
- f) The Chairman. All is running well with the website.

37/03/15. CORRESPONDENCE. Cullompton Swimming Pool Campaign. Clerks and councils direct.

38/03/15. MDDC: Open Space and Play Area Strategy. Agreed to defer until the next meeting.

39/03/15. Local Government Elections, including Time Table of Proceedings for 7/5/15. Notices of parish and district elections have been displayed as required (on 09/03/15). The Clerk gave information on the nomination process together with submission dates. All information is also on the parish website.

40/03/15. The Annual Parish Meeting and Reception will take place on 28/04/2015 as planned.

41/03/15. It was resolved to adopt the following which were circulated to all electronically prior to the meeting: Financial Regulations and Statement of Internal Control. The following were updated: Standing Orders and Risk Assessment Management.

42/03/15. Items for information and future agenda items. Review of Fixed Asset Register.

43/03/15. Dates of future meetings of the Parish Council. 14/04/15. Annual Parish Meeting 28/04/15.

The meeting closed at 10.10pm.