KENTISBEARE PARISH COUNCIL

Minutes of a meeting of the Parish Council held on November 9th 2021 in Kentisbeare Village Hall at 7pm.

Present: N Allan (Chair), Mrs Q Broom, N Sanders, Mrs E Ellicott, M Disney, E Southerden, Mrs F Ryan, R Shore-Quinain, MDDC Cllr. D Pugsley, the Clerk and four members of the public – MDDC Cllr. R Evans attended as an interested member of the public, one member of the public was present to speak in public question time and one member of the public left halfway through the meeting.

147/11/21. Public Question Time: As agent of the applicant a member of the public was present to give brief details of a planning application that is to be submitted shortly for ten holiday lodges at Millhayes Lakes.
148/11/21. Apologies: Cllrs. N Woofenden and DCC Cllr. J Berry.
149/11/21. Declarations of Interest: Cllr. R Shore-Quinain (DPI as spouse) payment to the Clerk. Cllr. E Southerden (personal as living near the site) planning application 21/02016/FULL.
150/11/21. The minutes of the meeting of the Parish Council held on 05/10/21 were approved and duly signed by the Chairman.
151/11/21. Matters Arising: For information only, the Clerk reported that MDDC had just made contact regarding the proposed variation of the Mid Devon (Public Spaces Protection) (Dog Control) Order 2021 where Kentisbeare Parish Council had responded on two occasions to request for the exclusion of dogs in play areas. The Order was sealed on 07/10/21 and some land was omitted, Kentisbeare included. There is now a proposal to ask Cabinet at a meeting on 30/11/21 for a public consultation to vary the Order 2021 and include land that has been omitted from the Order. The variation legally requires a consultation and the Parish Council will receive formal notification shortly where it will need to confirm that it has, as the owner of the land comprising the play area, been consulted.

152/11/21. Planning:
a) Applications to be considered:
-21/01469/HOUSE (revised drawings) Erection of 2 storey extension to rear, erection of car port and creation of new access. Holme Field, Silver Street, Kentisbeare. EX15 2BW. No objections.
-21/01965/CAT Notification of intention to dismantle 1 Horse Chestnut tree and 1 Scotts Pine tree to ground level; fell 2 Willow trees; reduce and reshape 1 Blackthorn tree by 2m; reduce 1 Wild Plum tree by 1m and coppice 1 Hazel tree within the Conservation Area. 7 Silver Street, Kentisbeare. EX15 2BH. No objections.
-21/02016/FULL Change of use from mixed showman's yard/agricultural to showman's yard to include 1 static caravan, 1 touring caravan and associated garden and parking area. Land and Building at NGR 309470 109286 (Black Barn) Blackborough. No objections. *See declarations.*
b) Results of applications from Mid Devon District Council.
-21/01600/HOUSE Erection of a first floor extension, replacement of existing windows and doors, conversion of garage to additional accommodation with cladding finish to front entrance. Magnolia House, Fore Street, Kentisbeare. EX15 2AD. Permission granted.
-21/00710/MFUL Extension of existing business park and erection of 2 industrial buildings Class B2 (2395sqm). Land at NGR 305748 107208 Post Cross Business Park, Kentisbeare. Permission granted.
21/01870/CAT Notification of intention to raise the crowns of 9 Alder trees by 5m; dismantle to ground level a twin stem Eucalyptus tree; reduce the 2 lowest limbs on 1 Sweet Chestnut tree and carry out works to 3 Apple trees and 1 Pear tree within the Conservation Area. 6 Silver Street, Kentisbeare. Permission granted.
-21/01076/HOUSE Variation of Condition 2 of Planning Permission 20/01370/HOUSE Conversion of garage to annex and erection of first floor extension above and erection of extension to outbuilding to form carport. Bishops Farm, Kentisbeare. Permission granted.
Re: Ford Farm Fore Street Kentisbeare Cullompton Devon EX15 2AF
-21/00949/HOUSE Replacement of existing windows/doors to include a window on North elevations with bi-fold doors and double doors on East elevation with window & -21/00950/LBC Listed Building Consent for alterations and replacement of existing windows/doors and internal alterations. Decision: Listed Building Consent approved, planning permission not required.
As an adjoining Parish comments were invited from EDDC regarding the following application which has now been approved: 21/1150/FULL Construction of rural workers dwelling, new access, stable building, horse walker and agricultural storage building. The Paddocks, Dulford. EX15 2DX.

Planning continued:

c) Culm Garden Village. (i) MDDC has now appointed LDA Design as consultants to help take forward the master planning of the East Cullompton Local Plan allocation and the wider Culm Garden Village – an informal online meeting has been arranged for Kentisbeare Parish Council to meet LDA Design and LDA Design will also be present at the upcoming Stakeholder meeting. (ii) Any other matters: A meeting of The Delivery Board is due to take place in December. It was noted that MDDC failed to get funding for the relief road which will affect the phasing.

d) MDDC Playing Pitch Strategy Public Consultation: The Parish Council is pleased to see that MDDC has introduced a playing pitch strategy. A draft response was agreed – the Parish Council queries the statistics used to inform the strategy in respect of the population figures. The response will stress the importance around the siting of the sports clubs and the boundary of the garden village in respect of Kentisbeare Parish. In addition to this an informal email will be sent referring to previous communication and informal site meetings with Kentisbeare Parish Council and MDDC where the Parish Council has on a number of occasions reiterated the importance of a buffer zone and the boundary of the garden village.

e) MDDC Community-led Affordable Housing Delivery: Details have been received regarding available assistance. Cllr. Mrs Broom will look into a site meeting in Hemyock to view a development within a Community Land Trust.

f) MDDC Parish Council Planning Introduction meeting 25/11/21: Parish Councils have been invited to join a virtual meeting to meet the new Development Manager at MDDC; Cllrs. Mrs Broom and Woofenden will attend. The Clerk will circulate details of material and non-material planning conditions as a reminder for all councillors.

g) Any other Planning Matters: Cllr. Allan will join the upcoming meeting of the working group forum in respect of the Connecting the Culm Project**.**

153/11/21. Highways.

a) Parish & Town Council Virtual Conference – 24/11 and 25/11: The Clerk and Chairman hope to attend various sessions.

b) Any other matters: The Clerk reminded the meeting that potholes can easily be reported online by members of the public.

154/11/21. Kentisbeare Play Area.

a) Cycle track: The Clerk reported following a site visit with the track designer and the Community Landing Sites Development Officer at Devon Air Ambulance Trust - some minor revisions have since been made to the plan which was approved. It is hoped that a planning application will be submitted shortly. Cllr. Berry will be asked if the Locality Budget may be applied for to help towards some of the project.

b) Annual Inspection and Report: There are some minor issues which need attention and a quotation for maintenance was agreed under Finance.

c) Any other matters, including possible improvements to the area and general maintenance: The Clerk reported following a meeting with a play area contractor – a quotation for a new goal post was discussed and the Clerk will make further enquiries and report at a future meeting. The equipment would benefit from being cleaned. The play area contractor will look into options for improvements to the trim trail and renovation of various pieces of equipment such as the monkey bars and teen shelter. Two new signs will be ordered - a secondary sign inside of the car park to remind users that children should be supervised and another sign stating that the car park is only to be used by those visiting the play area and that overnight parking is not permitted. Following an incident at the park it was confirmed that the surfacing meets the required standards and the Parish Council will look at replacing any surfacing when it is necessary. The problem of moles has been dealt with for the time being.

155/11/21. Christmas Lights: Cllr. Disney met with members of St. Mary's PCC recently regarding the erection of the four crosses which will be carried out by M D Fabrication.

156/11/21. Reports.

a) MDDC Neighbourhood Estate walkabout - Vice Chairman Cllr. Mrs Broom gave a brief report following her attendance on the walkabout with an Officer from MDDC where properties owned by MDDC were visited to determine if they were in need of attention in respect of repairs and maintenance. It was reported that there are 13 properties within the village as owned by MDDC.

b) Access - P3 Footpaths and Parish Paths: The Clerk has reported to The Woodland Trust that part of one step and a board on the walkway of the lower bridge in Silver Wood is in need of repair - the Clerk has put cones in place. There is a delay in the awarding of the DCC P3 grant due to an administrative error at DCC. DCC is looking into the improvement of one of the permissive paths.

Reports continued:

c) The Clerk: The Scrutiny Committee at MDDC is proposing to examine the effectiveness of Neighbourhood Policing in Mid Devon and has called for evidence. Notification of upcoming meetings – Blackdown Hills Parishes Network AGM, Devon Communities Together AGM and the next Local Councillor Climate Emergency Support Network meeting.
d) Any other reports. **(i)** MDDC Cllr. Pugsley reported that the budget will be looked at between now and February and that there is no indication what the government will provide as a settlement. **(ii)** Clifford Pike Memorial Bench – the Pike family are working on a replacing the bench. *Cllr. Pugsley left the meeting.*

157/11/21. Finance.

a) The bank balance was noted as at 29/10/21. Direct Debits taken were noted as: EDF 11/10 - £7, Nest 04/10 - £65.54, Utility Warehouse 29/10 - £41.05.
a) Payments were approved totalling £3682.28 (including chq 1893):

-Chq 1884 Clerk – salary and expenses. *See declarations.*
-Chq 1885 SMA Services Ltd. Payroll provider.
-Chq 1886 Website works.
-Chq 1887 Countrywide Grounds Maintenance. Grass cutting contract.
-Chq 1888 T K Play Ltd. Maintenance re: playing field.
-Chq 1889 Green Valley Pest Control. Playing field work.
-Chq 1890 Project Cosmic. SSL certificate ref website.
-Chq 1891 Dutch Landscape Architects Ltd. Interim invoice ref works to date.
-Chq 1892 J Batten. Playing field maintenance.

b) To consider donations following requests received (i) St. Mary's Church Kentisbeare re: Community celebrations for the Queen's Platinum Jubilee 2022 – a donation of £250 was agreed, cheque number 1893. (ii) Marie Curie re: upcoming Charity Big Night Out in Kentisbeare Village Hall – whilst the Parish Council is pleased to support the event, it was agreed not to give a donation as the request did not meet the Parish Council's grant giving policy.
c) To consider appointing a handy person for minor works in the Parish – councillors agreed that it would be beneficial to have a maintenance person to call on for odd jobs that arise on occasion and details will be publicised.
d) Quotation for website and social media works for 2022 – an increase of £7.53 per month was agreed from M L Thorne for the coming year.
e) Review of advertising costs on the Parish website for 2022: A report on users of the website will be obtained before a decision is made – deferred to the next meeting.
f) Quotation for general maintenance in the play area – a quotation of £594 from T K Play Ltd. was agreed for general maintenance/repairs following the annual inspection and report.
g) Any other financial matters: Notification received from MDDC of a deadline of 21/01/22 for submission of the precept 2022/23; the Clerk will prepare suggested figures and the advisory group will meet in advance of the precept meeting – councillors should consider items for inclusion.

158/11/21. Correspondence: Clerks and Councils Direct.

159/11/21. **Items for information, future agenda items, and dates of future meetings.** 07/12/21 and 11/01/22.