

MINUTES OF THE MEETING OF NEWTON & NOSS PARISH COUNCIL held on 12th October 2006

PRESENT: Mr Buckland Mrs Cooper Mrs Hinchliffe Mrs Roe Mr Taylor
Mr Tubb *Vice Chairman* Mrs Wilcox Mr Woodd-Walker

ALSO PRESENT: Cllr Mumford Mr Lomax (RYDA) Mrs Eschbaecher (Clerk)
Rear Admiral Hogg and Mr Bradley (CHWG)
Six parishioners attended part of the Meeting

APOLOGIES: Mr Brown Mr Carter Mr Stitson Mr Young Cllr Hallett

Mr Tubb presided over the Meeting in the Chairman's absence.

POLICE REPORT

In answer to the Clerk's letter querying Police contact, Inspector Williams had replied that the Neighbourhood Policing structure was currently under review. Until decisions had been finalised, P.S. Adrian Healy [based at Ivybridge] could be contacted regarding local policing concerns. Inspector Williams continued to hold responsibility for Newton & Noss.

It was noted that P.C. Cook hoped to be able to visit next Council Meeting on 9th November.

OPEN FORUM

Highways – The following items were discussed with Mr Halliday – DCC Local Service Officer:-

- a) Yealm Steps [Min.137.4 refers]: Regarding the turning bay, Mr Halliday confirmed that the sign (removed in error) would be replaced, the area was regarded as public highway, and he would investigate whether some hatching on the tarmac might dissuade drivers from parking in the turning space. Regarding the seasonal parking restrictions, Mr Halliday explained that the signs could not be altered or removed; furthermore, because there were no funds available in the traffic engineering budget to alter the existing Orders, he was unable to offer any solution to allay concerns that a vehicle parked on the north side of the road would probably cause an obstruction.
- b) B.3186 Parish Council's request for road markings [Min.61.4 refers]: Mr Halliday was unable to comment but confirmed DCC's decision not to reinstate the tan coloured strips from Butts Park and down Parsonage Road. Mr Halliday referred to the results of the speed survey at Butts Park undertaken by DCC following the resurfacing work earlier in the year; he agreed to find out the cost of the survey.
- c) Passage Road – Petition requesting traffic calming [Min.137.9 refers]: On behalf of residents concerned about public safety, Mrs McCarty explained the reasons for their request for action to make drivers more aware and encourage speed reduction. Whilst sympathetic, Mr Halliday did not have a traffic calming budget for areas without an accident record – funds had to be concentrated on high priority areas but he would consider any suggested signing improvements. Mrs McCarty and Cllr Mumford would discuss this. Cllr Mumford confirmed that unreported accidents and damage had occurred and he shared the residents' concerns. **Agenda: November Meeting**
- d) Stoke Road: A bid of approx. £90,000 for resurfacing had been submitted but might not be successful. Therefore, the road would continue to be patched and repaired as appropriate following the annual inspection.
- e) Stoke Road/Junket Corner: Vehicles were often parked in the passing place all day causing difficulty for drivers turning right out of Pillory Hill, large vehicles and traffic flow in general. Mr Halliday offered to provide a sign "Passing Place – Do Not Park". **Agenda: November Meeting**
- f) High visibility vests: Mr Halliday had written to the Primary School regarding the availability of high visibility bibs for children who walked or cycled to school.
- g) Collaton Cross: In response to a resident's request for a bus shelter, Mr Halliday asked whether the Parish Council would accept responsibility for future maintenance. **Agenda: November Meeting**
- h) Stoke Road at Bridgend: Thanks were extended to the DCC Bridges Section for their excellent work in rebuilding two sections of damaged roadside wall.

Community Housing Working Group – Rear Admiral Hogg’s summary was noted. He confirmed that letters would be sent in confidence to everyone who had contacted CHWG regarding their housing needs – it was imperative that those households were included on a formal Housing Register. It was suggested that as a final task before the Group retired, a CHWG final report should be prepared for the Parish Council’s website; the Report would be a useful reference.

Thanks were extended to Rear Admiral Hogg and his Committee for their extensive and very helpful research and support; Mrs Wilcox confirmed that SHDC Officers had been very impressed with the professionalism of the Group.

Planning applications:

- a) Tenemara, Yealm View Road 1866/06/F – A parishioner’s objections were noted. [Min.161.6 refers]
- b) Yealm Cottage, Newton Hill 1730/06/F – The applicant’s supporting statement was noted. [Min.161.4 refers]

153/06 APOLOGIES FOR ABSENCE The reasons for absence were approved.

154/06 PREVIOUS MINUTES The Minutes of the Meeting held on 14th September were confirmed and signed.

155/06 DECLARATIONS OF INTEREST

Members were invited to declare interests in the items to be discussed during the course of the Meeting and these were recorded as follows:-

Mrs Roe and Mr Woodd-Walker both declared a personal interest in item 8. - the planning applications 1729/06 and 1730/06 relating to Yealm Cottage.

Mr Buckland declared a prejudicial interest in item 8. Yealm Cottage as the owner of the property, and withdrew from the Meeting during consideration of his applications.

As School Governors, Mrs Roe and Mrs Wilcox declared an interest in item 12. relating to Community Learning.

As a dual-hatted Member, Mr Tubb declared an interest in item 16. relating to the invoices from RYHA.

156/06 IN COMMITTEE

In view of the confidential nature of the business to be discussed, it was RESOLVED: that the following agenda items would be considered in Committee [s.100 LGA 1972] :-

- Item 5. Affordable Housing
- Item 7. Bishops Court
- Item 12. Community Learning
- Item 14. Maintenance of the Sports Pavilion

[Vote: all in favour]

157/06 COUNTY & DISTRICT COUNCILS

157.1 Request for an HGV sign at Bridgend – A reply from DCC was expected for consideration in November when a cost assessment would be available. **Agenda: November Meeting**

157.2 DCC Highways – Concerning the earlier discussion with Mr Halliday, further comment was unnecessary.

157.3 Noss Green – access for the grass cutter – Although SHDC had not given specific details, the Clerk had been assured that proposals to create a new access at the corner of Noss Green had not been forgotten.

157.4 Passage Road – Cllr Mumford referred to the Petition [Open Forum c) refers] requesting the introduction of measures to slow traffic and improve public safety. He had discussed the issues with DCC but was particularly concerned that when a vehicle was parked at the Noss Hard end of the road, an obstruction was often caused - this could have serious implications in an emergency. [Minutes of 12th January 2006 and subsequent meetings also refer]. It was agreed that **Mrs Wilcox** would liaise with The Ship Inn and Mrs McCarty. A Member confirmed that in his experience, vehicles were often seen driving too quickly along Passage Road, particularly the larger commercial vehicles. **Agenda: November Meeting**

157.5 Cllr Mumford’s report confirmed that the damaged fence in Passage Road had been repaired and DCC did not have any concerns about the two buttress supports below Pillory Hill (Pumping Station area). Enquiries to DCC Highways were to be diverted to a Customer Service Centre in Tiverton; area office teams were being reduced - there would be more road technicians and fewer managers. A report from the Audit Commission regarding DCC’s performance had been fairly favourable, although there had been a drop from four stars to three.

157.6 Parish Cluster Meeting – In Cllr Hallett’s absence, the Clerk reported that two representatives had been invited to a meeting at Bittaford on 23rd November from 7.00pm. Items for discussion included the Sustainable Community Strategy, Local Development Framework, new Police Community Safety Officers and issues raised by the Parishes. It was agreed that two places should be reserved. **Agenda: November Meeting**

158/06 AFFORDABLE HOUSING

158.1 Informal Meeting with CHWG [Min.138.1 refers] – Notes from the meeting of 28th September had been circulated to all Members, six of whom had been unable to attend.

158.2 Next steps – Two letters were required, one to SHDC Forward Planning and one to each of the Landowners who had expressed an interest in the possibility of offering some land for development. The general format was agreed in principle but Members felt it was important to discuss with the Chairman the detail of the proposed letters.

It was noted that the LDF was a rolling programme with no specific timescale. The preferred option of small, mixed tenure developments could be included in the LDF document. SHDC had advised that an application for a Rural Exception Site [RES] would take too long and be restricted to 100% affordable housing; it was agreed by the Meeting that RES sites would not be appropriate in Newton & Noss.

With regard to the potential sites A to D on the CHWG Matrix, it was confirmed that SHDC was only being asked to consider each of them at this stage. Furthermore, an update in the Parish Magazine/Website would stress that any landowner could make a direct approach to SHDC.

158.3 Sketch drawings – Drawings prepared by Stewart Green for general comment had not been brought to the Meeting.

159/06 CONSULTATION DOCUMENTS

159.1 Yealm Estuary Management Plan 2006-2011 – The publication of the Draft had been delayed.

160/06 BISHOPS COURT

160.1 The Lease – Following a summary of the main terms, the Lease for the Consulting Room and one car parking space - w.e.f. 25th June 2006 - was presented for signature together with the associated documents and a completion statement from Signpost Housing. The completion date agreed was 20th October 2006.

RESOLVED: In the Chairman’s absence the documents should be signed by both the Vice-Chairman and the Clerk as the Council’s Proper Officer. [Vote: all in favour]

RESOLVED: A cheque was authorised, payable to Signpost Housing for £886.40. [Vote: all in favour]

160.2 Use of the Consulting Room – The draft Licence had been amended in accordance with the rent agreed. Once the draft had been accepted, the document could be prepared for signature.

161/06 SHDC PLANNING DEPARTMENT

161.1 Old Cellars 1320/03/F double garage and boat store – The Enforcement Officer had visited the site and would be discussing his findings with the Planning Officers. His report was awaited.

161.2 Courtside, Court Road 2240/05/F – An appeal would be heard at Follaton House on 7th November.

161.3 Yealm Cottage, Newton Hill 1729/06/F – Extension to dwelling.

Decision: No comment.

161.4 Yealm Cottage, Newton Hill 1730/06/F- Demolition of garage, new dwelling, garage and driveway. Three copy letters of objection had been received together with copy correspondence from the applicant.

Decision: No objection in principle but it was suggested that the north wall should be repositioned to increase the space between the new dwelling and “Renarc”; the neighbours’ legitimate concerns needed to be addressed.

[Vote: all in favour]

161.5 Braemar, Pillory Hill 1797/06/F – Demolition and construction of replacement dwelling.

Decision: Objection to the ridge height; the objections to the previous application 1245/06/F were still pertinent.

[Vote: all in favour]

161.6 Tenemara, Yealm View Road 1866/06/F – Alterations and extension.

Decision: Objection to the proposed ridge height which would alter the street scene, and the resultant massing effect on the small plot; neighbours also had privacy concerns. [Vote: all in favour]

161.7 Smithy Cottage, Stoke Road 1870/06/F – Alterations and extension.

Decision: No comment.

161.8 Applications refused – It was noted that two applications had been refused.....two semi-attached houses at Court Farm, Court Road 1438/06/F, and an agricultural dwelling at Woodmeadow near Wrescombe 1463/06/O.

162/06 CORRESPONDENCE RECEIVED The following items concerned:-

162.1 Noss Green – The RYDA had requested permission to fund some benches made from low maintenance recycled material; in response to the Clerk's enquiry, SHDC had welcomed the offer in principle. Members also supported the idea.

162.2 Seminar – Community Land Trusts – Mrs Cooper and Mrs Hinchliffe would attend on 1st November.

162.3 Formal listing – It was agreed that advice should be sought from the SHDC Conservation Officer concerning a resident's suggestion that the stone trough outside The Rectory in Court Road and the stone wall bordering the Parish land at The Green should both be listed. The metal trough at Bridgend would be included. **Mr Buckland** would take photographs for the record. [Min.167.6 refers]

163/06 NOSS HARD

163.1 Access for dinghies/gigs – Brian Hockaday would carry out the agreed improvement works.

164/06 GRANT OPPORTUNITIES

164.1 Cllr Mumford – Regarding the offer of £500 for a community project, It was agreed that bids should be invited for consideration. **Agenda: January Meeting**

165/06 COMMUNITY LEARNING

165.1 Progress Report – Two computer classes over ten weeks had been organised. Also there were plans to offer a short painting course for beginners, digital photography and pottery. A volunteer had offered to undertake some of the administrative work and apply for grant funding. Ideas for future courses were invited. It was suggested that the Consulting Room could be an ideal central computer point for community use.

165.2 Rural Outreach Learning Initiative ROLI [Min.145.2 refers] – In line with the Council's agreement to act as the Learning Host, the formal application for grant funding would be submitted.

166/06 FOOTPATHS

166.1 B3186 Footpath Link – Collaton/Butts Park – The result of the residents' survey was awaited.

166.2 FP29 Stoke Beach [Min.146.3] – The path at the beach steps end had been inspected by the DCC Footpath Officer. Although he did not have any immediate concerns for public safety, the Stoke Park Manager had been asked to monitor the area and allow the brambles to thicken to encourage walkers away from the edge of the path.

166.3 FP7 Newton Voss (Noss side) – RESOLVED: To improve public safety along the most slippery section (between the Voss path and the Swan Steps), Members accepted the RYDA's offer to arrange and pay for improvement works. [Vote: all in favour]

166.4 Doctor's Steps – A request for an extended handrail would be considered. **Agenda: November Meeting**

166.5 Axworthy Steps – Members were asked to consider replacing the rusty stanchions. **Agenda: November Meeting**

166.6 FP41 Newton Wood – Thanks would be sent to DCC/The Woodland Trust for the recent work to improve public safety.

167/06 MAINTENANCE

167.1 Sports Pavilion – A meeting of the users had taken place; there were no bills outstanding, subscriptions were being paid regularly and the bank account was in credit. The electrical circuit and showers would be checked. It was noted that wrapped dog waste was being disposed of in the hedges and the damaged entrance pillars were to be checked. The hedges had not been cut and the gate padlock was missing – the Clerk would contact SHDC. Neil Shepherd had made a temporary repair to the damaged kitchen door which had been vandalised.

RESOLVED: To instruct Mr Leonard to undertake the repairs to the kitchen door, roof support, etc. **Mr Stitson** would liaise with him about what was required. [Vote: all in favour]

167.2 Kilpatrick Steps – review of outhauls. A report was being prepared. **Agenda: November Meeting**

167.3 Pumping Station bank – Regarding the maintenance required in the area of the Pumping Station, it was noted that DCC was liaising with South West Water. With reference to the two stone buttress supports, Mr Buckland had not noticed any changes since his inspection in 2004 but suggested some pointing should be undertaken as a precaution. He did not expect any further deterioration unless there was a storm or disturbance of the foreshore, e.g. by SWW. **Mr Taylor** would add the buttresses to the annual footpath inspection schedule.

167.4 Popes Quay [Min.70.3 refers] – Mr Buckland explained in detail the construction of the quay and the reasons for the cracks, most of which were not serious but movement on the north-west corner could not be ignored.

The two options were:-

- a) Cut the corner away, renew the posts, replace the top slab, re-point the whole quay to prevent water ingress and further degradation of the fill...approx. estimated cost:- £18,000.
 - b) Re-point the whole quay, leave for twelve months and reassess...approx. estimated cost:- £3,000.
- Mr Buckland recommended option b) for action in 2007.

Action agreed:- **Mr Buckland** would investigate grant funding. **Mr Tubb** would report to RYHA. The expenditure would be included in the 2007/08 budget. **Agenda: November Meeting**

167.5 Trees at The Green – The Clerk reported that the TPO Beech trees and Holm Oak were due for a professional inspection and she would arrange a meeting with Mr Woolley. **Agenda: November Meeting**

167.6 Digital records – Members accepted Mr Buckland's suggestion that a digital record of certain areas, eg. 167.3 and 167.4, would be a useful reference for future comparison. [Min.162.3 refers]

168/06 MEETINGS ATTENDED

168.1 Harbour Authority – The main items reported by Mr Tubb concerned the following:-

Insurance cover might become a compulsory requirement for boat owners, income from summer visitors had been good, the purchase of a smaller launch was being considered, an outboard had been stolen, and swimming from the main pontoon had been a problem. The showers were popular but the demand for the water taxi service had decreased. The waiting list policy was being reviewed and it was noted that the Harbour Lease would expire in December 2007.

Mr Tubb would report that some dinghies at Bridgend appeared to have been abandoned and waste bins stored on the western slip near The Malthouse had been seen floating at high tide.

168.2 Devon Association of Parish Councils AGM – Mrs Cooper's report was noted, in particular that DAPC had supported the nationwide Post Office campaign.

168.3 Primary Care Trust – Mrs Roe reported on plans for the Sherford development. There were proposals for a day and minor surgery unit, outpatients' clinics, respite care, etc. to cater for 112,000 within the catchment area.

169/06 ADMINISTRATION

169.1 Audit of Accounts 05/06 – The completion of the Audit without formal comment was noted. The statutory Notice and Annual Return had been displayed as required. **RESOLVED:** To authorise payment of the audit fee - £293.75. [Vote: all in favour]

169.2 Transfer of funds – **RESOLVED:** To transfer £10,000 to the Savings Account. [Vote: all in favour]

169.3 Yealm Steps public conveniences – It was confirmed that the 50% share for cleaning in 2005 had been £376; the final account requesting an additional £376 had been issued in error. **RESOLVED:** To authorise the payment of the interim account for 2006 - £376. [Vote: all in favour]

169.4 Royal British Legion – **RESOLVED:** To grant £50 as a donation and payment for the remembrance wreath. [Vote: all in favour] [LGA 1972 s137]

169.5 Metal storage cabinet – **RESOLVED:** To purchase a metal cabinet for secure archive storage – estimated cost £40.00. [Vote: all in favour]

169.6 DAPC – AGM – **RESOLVED:** To reimburse Mrs Cooper's expenses of £59.00. [Vote: all in favour]

169.7 Tilly Institute [Min.129.1 refers] – **RESOLVED:** To authorise the payment of the grant for heating improvements - £1,500 as agreed plus VAT of £262.50 which would be reclaimed. [LGA 1972 s137]

170/06 APPROVAL OF PAYMENTS

Cheque payments were authorised and signed in accordance with the schedule prepared by the Clerk, checked by Mrs Hinchliffe and listed in the Financial Statement Min.171/06.

171/06 FINANCIAL STATEMENT

Alliance & Leicester Current Account	balance at 1.10.06	£	27,482.13
Portman Building Society Capital Fund	30 days' notice	£	34,191.77
Portman Building Society Gratuity Fund		£	9,006.70
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The following cheques were authorised totalling		£	16,079.89
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Harbour Authority	Yealm Steps WC Interim Account 2006	376.00
Signpost Housing Association	Bishops Court initial rental and expenses payment	886.40
R Wooderson	Cleaning: Newton Voss and steps	68.75
J Allen	Cleaning: Noss Voss/Pope's Quay	39.00
J Eschbaecher	Net salary and back-pay	1,090.63
Garden Services	Grass cutting: The Green – September	14.50
Staples	Clerk's new telephone/stationery/supplies	110.55
British Telecom	Clerk's & Bishops Court telephone rental/calls	111.19
Inland Revenue	Income Tax & N.I. re Clerk	1,267.62
Audit Commission	Accounts Audit 2005/06	293.75
S Cooper	DAPC AGM – to reimburse expenses	59.00
NNPC	Transfer to Portman Savings Account	10,000.00
R.T. Electrical Engineers	Tilly Institute heating	1,762.50*
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- s.137 payments £1,762.50
- Total s137 payments to date £2,162.50

6/10/06.....Chairman

The Meeting closed at 10.25 pm

