

MINUTES OF THE MEETING OF NEWTON & NOSS PARISH COUNCIL

Held on 28 October 2010

PRESENT Mr. Young Mr. Cooper Mr. Carter Cllr. Cooper
 (Chairman)
 Mr.Hussell Mr. Taylor Mrs.Hinchliffe

ALSO Mrs. McDonough
PRESENT (Clerk)
 6 parishioners were present for the Meeting

OPEN FORUM

Village Housing Initiative- three parishioners from two properties close to the proposed site for the affordable housing scheme on Parsonage Road, expressed concerns. One of the parishioners was not against the scheme, but the way in which the houses would be positioned on the site which could potentially have a huge impact on their property. The other parishioners, who had moved relatively recently to the village, wanted to know the background to the scheme and the method by which democracy had worked. Council Members referred to the Parish Plan 2004, the Housing Needs Survey (2005), the Community Housing Working Group (2006) and the open meeting/housing site allocation in 2009 following the South Hams District Council's Local Development Framework, Development Plan Documents site allocation consultation. Cllr Cooper outlined the scheme proposed for the Rural Exception site. The affordable housing proposed would comprise some part ownership and some rented for local people with one open market house to fund the scheme. The landowner, who had donated his land, would have 2 plots- one of which would have a house built for him. Cllr Cooper showed the plans drawn up by SHDC together with an alternative scheme she had asked two local architects to draw up. The alternative scheme provided for the houses to be set back further from the road, behind a Devon bank. This would result in reducing the effect of traffic noise from busy Parsonage Road for the residents and reduce the impact of on road parking. The alternative scheme would involve greater cost. If it was insisted upon, the viability of the whole scheme could be at risk. Similarly the scheme needed to be progressed quickly or the funding could be lost. Council Members agreed that Cllr Cooper should push her alternative scheme as far as possible, but it was important that the scheme was not lost for the Parish.

South Hams Society- a parishioner noted that the Parish Council received bulletins from the South Hams Society but requested investigations be made into the method by which the Parish Council subscribed to the Society. It was agreed the Clerk would look into it and get back to the Parishioner.

289/10 APOLOGIES FOR ABSENCE – Reasons for absence were noted from Mr. Buckland and Mr. Matthews.

290/10 MINUTES – The amended Minutes of 23 September Meeting were confirmed and signed as a correct record.

291/10 INTERESTS TO BE DECLARED

Members were invited to declare interests in the items for discussion during the course of the Meeting. The Chairman and Vice Chairman declared interests in items pertaining to the WIC Hall by virtue of being on the Committee.

292/10 PLANNING APPLICATIONS

292.1 SHDC planning decisions – The most recent decisions received were noted:

- i) **64 Court Road 37/1708/10/F**-Householder application to construct car port. **Granted.**
- ii) **18 Rowden Court 37/0955/10/F**-Application to remove holiday let restriction (37/1422/90/3) to full residential use.**Refused.**
- iii) **The Shop At The Green, Parsonage Road 37/1080/10/F**-Application for renewal of planning application 37/0840/05/F for construction of first floor flat and alterations to shop front. **Granted.**
- iv) **Land Opposite 60 Noss Mayo 37/0942/10/F**- Resubmission of 37/1944/09/F for proposed new dwelling with parking.**Refused.**

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- v) **7 Rowden Court, Stoke Road 37/1794/10/LB-** Listed building to replace 1980's casement windows with new wooden frame windows to match existing with a double glazed element (inc wood surround). Replace 1980's front door with new wooden frame and door to match existing. **Granted.**
- vi) **32 Court Road 37 62/1831/10/F-**Householder application to fit velux window- GGL centre pivot 98cm x 55cm. **Granted**

Applications received –current applications which included:-

292.2 New Coombe, Stoke Road 37/2231/10/F- Householder application for extension to terrace and erection of balustrade to terrace area and erection of garden shed. The plans were unavailable, therefore no decision was made. The Council Members however commented that the extension of the terrace would affect the privacy of Wake Hurst below.

292.3 32 Foundry Lane 37/2188/10/F Resubmission of planning application 37/0968/10/F for remodelling of garage to provide a larger single garage. No decision. Plans unavailable.

292.4 Redlands, Court Wood 37/2371/10/F Replacement detached private dwelling. A neighbouring resident was present to express concerns about the proposed plans. DECISION: Objection.

1. Overbearing impact on neighbouring properties.
2. Overdevelopment of site. (*Vote; 6 in favour of objecting, 1 abstention*)

292.5 Applications withdrawn- the application withdrawn in respect of **Coombe Cottage 37/1753/10/F** (Resubmission of planning application 37/0792/10/f for replacement of greenhouse and workshop with garden room and utility area and study) was noted.

293/10 VILLAGE PLANS- Mr. Buckland was not available to give a report. **Agenda: November**

294/10. LISTED BUILDINGS- The Clerk had been advised that English Heritage were writing up the initial report for The River Yealm Hotel. Once completed, a copy would be sent to the Council for comments. **Agenda: November**

295/10 CONSERVATION AREA-Mr. Buckland was unavailable. **Agenda: November**

296/10 DISABLED PARKING BAY- a request made by Devon County Council Highways department to attend a site meeting on 5 November 2010 to discuss the request for a disabled bay outside 12 Court Road was considered. It was agreed **Cllr Cooper**, the **Vice Chairman** and the **Chairman** would endeavour to attend. It would be suggested that the timing be brought forward to 8.30am. The neighbouring resident who had expressed concern about the proposal would be advised. **Agenda: November**

297/10 ADMINISTRATION

297.1 Budget 2011/2012 - suggestions were invited for future spending plans/contingency allowances which should be included in the budget provision for 2011/12 and beyond. SHDC had been asked for details of their maintenance costs for Butts Park Playing Field and Play Park, their land at The Green, Noss Green, the tennis courts, Noss Play Park and the field adjacent. Their response was awaited. SHDC had quoted maintenance costs for the public conveniences in Newton and Noss as being £7580 and £6882 per annum respectively. Election expenses would be notified in December 2011. There were two potential pieces of equipment at Butts Park Play Park that were nearing end of life. Costs of refurbishment/replacement would be investigated if necessary. It was agreed the **Clerk** would report one particular item to SHDC that was considered dangerous. It was agreed that the Council should endeavour to cap the Precept for a third year if possible subject to reviewing final contingency figures.(2010/11:£39,245).

.2 Bishops Court – Signpost Housing Association had advised that they had contacted the owner of the neighbouring property regarding trimming back the Eucalyptus Trees. Signpost had said that the owners of another neighbouring property with a Buddleia that was causing concern had refused to trim it back or reduce the height. **Mrs Hinchliffe** and the **Vice Chairman** would discuss this further with Signpost at their Meeting on 5 November.

298/10 LOCALITY BUDGET- projects to be proposed for a share of Cllr Mumford's Locality Budget were considered. Mrs Hinchliffe suggested an all weather table tennis table for Noss Play Park. The Clerk had obtained a quotation for pedestrian warning signs for the crossing for Collaton/Butts

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Park Link-£118 plus Vat per sign with an additional £165 plus VAT for placement. It was agreed no alternative quotes should be sought. RESOLVED: To propose two pedestrian warning signs for the crossing point for the Collaton/Butts Park link be put forward to Cllr Mumford for a share of his Locality Budget. *(Vote: unanimous)*

299/10. CONSULTATION-

299.1 Footpaths- RESOLVED: To support the proposal to modify the Definitive Map for Holbeton, the route abutting Newton & Noss Parish Boundary from where Five Lanes meet at Henna Mill to just short of Pool Mill Farm. *(Vote: unanimous)*

299.2 Minerals Core Strategy- Members considered the publication produced by Devon County Council seeking views on the issue of Minerals planning for Devon (including the South Hams). The Clerk had placed copies of the publication and survey in the Post Office. Copies were available on www.devon.gov.uk/mineralscorestrategy. It was agreed that the Council would ask to be kept informed of issues affecting the area.

300/10. CORRESPONDENCE

300.1 Parish Remuneration Panel- No issues were raised to be considered by the Panel at their meeting on Monday 6 December.

300.2 Budget Consultation Meeting- No Members were available to attend the meeting on Wednesday 24 November.

300.3 Newton Voss and steps- the letter from Mr. Robert Wooderson to the effect he was unable to continue sweeping/cleaning Newton Voss/steps was noted. Mr. Wooderson had helpfully arranged temporary cover (M and S Garden Services) until a permanent replacement could be found. It was agreed the vacancy would be advertised in the Parish Magazine for December and on the Notice boards, with a closing date for applications shortly before the first Parish Council Meeting in January when the applications would be considered. **Agenda: January**

300.4 South Devon Coastal Local Action Group- the Vice-Chairman agreed to attend the “Forum Night” on Tuesday 2 November.

301/10. ASSET INPECTION- the outcome of the asset inspection was considered. Mr. John Allen was thanked for pressure washing and repointing Crocker’s Quay. The Clerk reported that the Parish Council Notice boards in both Newton and Noss together with the Parish Notice boards were in need of some attention. The **Chairman** and **Mr. Taylor** agreed to review them. **Mr. Carter** agreed to look at Kilpatrick Steps and area. **Agenda: November.**

302/10. GRANT REQUESTS

302.1 WIC Hall- RESOLVED: To make a payment of £1300 following the request for financial assistance towards the cost of a new combination boiler to heat and provide hot water for the hall. *(Vote: 6 in favour, 1 abstention)*

302.2 Brixton & Yealmpton Scout Group- a request for financial assistance to effect repairs to the Scout Hut was discussed. Children from the Parish attended the Scout Group. RESOLVED: To make a payment of £250. *(Vote: unanimous)*

303/10 TREES – Broken Way

The Arboriculturalist who had assisted with the preparation of the original Management Plan had provided a quotation of £270 plus VAT to attend a site meeting, to review past and current information and to provide verbal advice. His quote to update the management plan was £180 plus VAT. It was agreed the Parish Council would endeavour to arrange the suggested site meeting, and to instruct the Arboriculturalist, in the interests of taking up local residents concerns and pursuing them with Devon County Council and South West Water. It was not however on the basis that the Parish Council owned the land or accepted liability for any remedial work necessary.

304/10 U3A ENVIRONMENT GROUP- The Parish Council had agreed to be the responsible financial body to enable the U3A Environment Group to apply for funding for the Renewable Energy Feasibility Studies for Community Buildings in the Parish. The Parish Council was requested to pay the invoice from DARE for the studies. The monies would be reclaimed from SDCLAG and the community buildings. RESOLVED: To authorise payment of the invoice from Devon Association for Renewable Energy (£1330). *(Vote: unanimous)*

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305/10. NOSS PLAY PARK-

305.1Drainage-No invoice had been received received in respect of the additional drainage works. The drainage situation would be monitored.

305.2Improvements- Mrs. Hinchliffe reported that a productive meeting had taken place with the facilitator from Groundworks. Other funding applications were being prepared. It was agreed that one particular funding application though Community Wildlife would be made through the Parish Council. Public Consultations had taken place at the Primary School (15 October) and at Newton & Noss Village Hall (16 October). Help with the proposed Community Orchard had been offered by a Parishioner.

306/10. AUTHORISATION OF PAYMENTS –

Cheque payments were authorised and signed in accordance with the schedule prepared by the Clerk, checked by Mr. Hussell and listed in Minute 307//10

307/10 FINANCIAL SUMMARY

**The following cheques were authorised totalling:
£2672.66**

Chq			
No	PAYEE	DETAIL	AMOUNT
1214	Village Hall	Hire: Play Park Improvement consultation	£15.00
		Donation and Remembrance	
1215	Royal British Legion	Wreath*	£100
1111	Newton & Noss		
1216	Carers		
	Support Group	Financial Support: Physiotherapy	
		Classes*	£200
1217	S McDonough	Expenses: Postage & Stationary	£58.65
1218	S McDonough	Net salary– September	£939.63
	Devon Association	Renewable Energy Feasibility	
1219	for	Studies for	
			£1,330.0
	Renewable Energy	community Buildings **	0
		Clerk's Training:	
1220	DALC	Elections	£29.38
			£2672.6
		Total	6

*Section 137 Local Government Act 1972 payments:

£300

Total to date:£920

**S.19 Local Government (Miscellaneous Provisions)Act 1976

Clerks Note:

Mr. Carter raised concerns about a potential sewage leak to the east of the Harbour Office. It was agreed the Clerk would contact South West Water and the Environment Agency to investigate.

The Meeting closed at 9.45 pm

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