

**MINUTES OF THE PARISH COUNCIL MEETING OF NEWTON & NOSS PARISH COUNCIL**

**Held on 24 October 2013**

PRESENT Cllr. Cooper Mr. Cooper Mrs. Ansell Mr. Stitson Mr. Lyndon  
Mr.Hussell Mr. Matthews Mr. Carter Mr. Taylor  
ALSO Mrs. McDonough  
PRESENT (Clerk)  
2 parishioner was present for part of the Meeting

**OPEN FORUM**

**Elstow, Yealm Road-** the architect advised that he was available to answer any questions. None were raised.

**219/13 APOLOGIES FOR ABSENCE-** there were apologies for absence from Mr. Tubb.

**220/13 INTERESTS TO BE DECLARED** - Members were invited to declare interests in the items for discussion during the course of the Meeting. No interests were declared.

**221/13 DISPENSATION REQUESTS-** none were made.

**222/13 MINUTES** –the Minutes of 26 September Meeting were confirmed and signed as a correct record.

**223/13 VARIANCE OF AGENDA-** discussions took place as to whether revised plans provided to the Parish Council in support of a pre planning application in respect of “Old Quay”, Court Wood, should be discussed in Committee. Mr. Nils White, a planning officer from SHDC had advised that documents relating to pre planning applications and Design Panel Meetings should remain confidential and that any requests for copies of documents or plans by the public should be referred to Mr.Richard Gage at SHDC. RESOLVED; The plans submitted in support of the “Old Quay”, pre planning application should be considered in Committee at the end of the Meeting. *(Vote; 7 in favour, 1 against, 1 abstention)*. Reference was then made to an email from Nils White in which the applicant’s architect had advised that the drawings would form the basis of the application, but stressed that they were still ‘preliminary’ and not yet in the public domain. Whilst they accepted they would be discussed in open forum at the meeting they had asked that they were not copied, printed or distributed into the public domain or left on display. Upon further discussion. RESOLVED; that discussions in relation to the pre application in respect of “Old Quay” would be held in the Meeting and would not be held in Committee.*(Vote; Unanimous.)*

**224/13 PLANNING**

**Planning Inspectorate/SHDC planning decisions/withdrawals.**

**224.1 Westerly, 59 Yealm Road APP/K1128/A 13/2192805-**Appeal against refusal of construction of a replacement house. **Planning Inspectorate;** Appeal dismissed

**Planning applications received**

**224.2 Elstow, Yealm Road 37/2343/13/F-** householder application for external restorations and extensions to dwelling Decision: Support. *(Vote; 8 in favour, 1 abstention)*.The Parish Council commented that the application was a good example of what could be done with an existing building whilst retaining its architectural integrity. It was sensible and proportionate.

**224.3 Solar Farm at SX 600 521, Yealmpton 62/2326/13/F-**installation and operation of a solar farm and associated infrastructure. To include photovoltaic panels, mounting frames, inverters, transformers, substations, communications building, fence and pole mounted security cameras. Decision; Objection. *(Vote; 7 in favour, 2 abstentions)*

**224.4 Hoarstone Cottage, Bridgend 37/0624/11/F-**renewal of extant planning approval 37/0624/11/F for extension. The site adjoined/affected a public right of way. Decision: No objection. *(Vote; 8 in favour, 1 abstention)*

**Trees**

**224.5 87 Court Road 37/2319/13/TW South Hams District Council (Parish of Newton & Noss) (No.10) Tree Preservation Order 1990.**Register Number of Notice: 3421.Work to Tree Preservation Order Trees.T1-Stone Pine-fell. Decision: Support for the Tree Warden’s recommendations. *(Vote; 7 in favour, 1 against, 1 abstention)*  
The Tree Warden had advised that the tree had outgrown its site and was overbearing on the two houses close to it. Sadly its life should be ended. Replanting was felt to be appropriate.

**Design Panel-**

**224.6 Woodville-** the Vice Chairman gave a report of the Design Panel Meeting 8 October. He had been advised, prior to the meeting, that as Parish Council representative he would be permitted to ask questions of the applicant. He would only be permitted to observe, and not take part in, the “wash up” session at the end when the panel would formulate its response. The Vice Chairman had advised the Panel that he considered this to be undemocratic. The Vice Chairman had concerns regarding the manner in which the Design Panel Meeting had been conducted. He had drafted a letter to Councillor Hitchens, the Chair of the Design Panel Meeting, for the Council’s approval which had been circulated to

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Members prior to the Meeting, RESOLVED: The Chairman and Vice Chairman would settle the final draft of the letter to the Councillor Hitchens expressing concerns as to the manner in which Design Panel Meeting had been conducted. The letter was to be copied in to Mr. Richard Gage, SHDC, and all SHDC Parish/Town Council Clerks for drawing to their Members' attention. (Vote; 8 in favour, 1 abstention).

**224.6 Neighbourhood Planning** –the Chairman had not yet been able to speak to Mr Graham Cowe.

**224.7 Planning Concerns-** The Chairman advised that a meeting would be arranged for Parish Council Members to meet with Cllr. Robert Steer (Chairman of SHDC Planning Committee) and Cllr. Richard Voss, Vice Chairman of the SHDC Planning Committee and AONB Chairman.

Wembury Council had copied the Parish Council in on their letters of complaint to Mrs. Playle, Head of SHDC Planning, Economy and Community regarding recent SHDC planning decisions. Key reasons concerned inconsistency in applying policies, failure of the department to ensure a five year land supply for housing, failure to consult with those who would be affected by developments, failure to recognise external requirements such as AONB's and Planning Boundaries and failure to protect the community from undesirable development. It was agreed to write to Wembury Parish Council to advise that their letter had been tabled and their concerns were supported wholeheartedly.

North Huish Parish Council had also copied the Council in on their email to SHDC regarding a recent planning application in which they had advised SHDC that they felt disinclined to respond to SHDC's request for comments concerning a recent planning application as they felt it was rather pointless to keep responding to such requests only for their responses apparently to be ignored by the planning officers and committee.

**224.8 Creacombe Farm 37/2052/13/F-** revised plans were noted.

**224.9 Old Quay, Court Wood-** a site visit in respect of a pre planning application had been arranged for 22 October at short notice. Mr. Matthews, Mrs. Ansell, Mr. Carter, Mr. Taylor and the Chairman had attended. Those who had attended felt that there was little difficulty with the proposed footprint or the layout. The fundamental concern was the visual impact of the proposals. The Chairman would provide informal feedback from the individual Councillors to the planning officer.

#### **225/13. ADMINISTRATION-**

**SHDC Asset Transfer /Parish Asset Registration-** the Clerk had sought an update from Curtis Whiteford Crocker on 10 October but had received no response. The Clerk would contact the solicitors again.

A draft management plan prepared by Mr. Matthews was discussed. It had been proposed that two Parish Council Members be nominated for each land asset to become the first point of contact for the sites. Risk assessments and insurance issues would need to be addressed.

**i) Noss Mayo Tennis Courts-** it was intended that the Tennis Club assume responsibility for their management under the terms of a Licence.

**ii) Noss Green, Noss Mayo car park and Community Orchard-** Mrs. Ansell and Mr. Stitson agreed to be nominated representatives. They were advised that members of the Community Orchard Working Group may also wish to be involved.

**iii) Butts Park Playing Field-** the Vice Chairman, Mr. Tubb and Mr. Lyndon

**iv) Noss Mayo Play Park/Butts Park Play Park-** Mr. Matthews and the Vice Chairman. Systems would need to be put in place to undertake the regular weekly, monthly and annual inspections.

**v) Green area by Dillons-** the Clerk.

#### **226/13. CORRESPONDENCE/CONSULTATION**

**226.1 South Devon AONB-** the Council had no comment in respect of the Management Plan 2014-2019 consultation

**226.2 Super Cluster Meeting-** Members discussed TAP fund suggestions. A suggestion had been made at a recent Clerks' meeting of a joint project with Brixton, Yealmpton and Wembury Parish Councils for the provision of a drainage / highways contractor to clear out all the problem areas where flooding occurred and the Lengthsmen was unable to clear. Once cleared properly, the Lengthsmen should then be able to maintain the system in the future. It was agreed to write to Brixton, Yealmpton and Wembury Parish Councils to support.

**226.3 Community Council of Devon AGM-** no one was available to attend. There were no proposals in respect of the Proxy Vote provision.

**227/13 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 228/13

#### **228/13 FINANCIAL SUMMARY**

The following cheques were authorised totalling:

**£247.50**

Chq No	PAYEE		AMOUNT
1719	Royal British Legion	Donation and Remembrance Wreath*	£125.00
1720	S.McDonough	Expenses; postage/stationery	£90.50
1721	D. Goodchild	Grass cutting; The Green 5 & 20 September 2013	£32.00

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\*Section 137 Local Government Act 1972 payments:£125 Total to date;£385.60

**229/13. MAINTENANCE**

**Areas for consideration**

**229.1 Kilpatrick's-** RESOLVED: To accept the offer from Mrs. Wendy Grant to place a seat at Kilpatrick's Steps on the former "Bilson" seat site in memory of the late Mr Eddy Grant.(Vote; Unanimous)

**229.2 Highways**

Reports of the following would be made to DCC Highways;

- i) Potholes-** reports of potholes at the top of Wrights Lane and the bottom of The Fairway.
- ii) Bridgend Hill-** the overgrown pavement in the lay by near "Barnicott."
- iii) Stoke Road-** the tarmac was breaking up where a spring was running underneath the road half way between Junket Corner and St Peter's Church.
- iv) Butts Park-** a blocked drain near the garages at Butts Park.

*The Meeting closed at 8.20pm*