

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

Held on 27 June 2013

PRESENT Cllr. Cooper Mr. Cooper Mrs. Ansell Mr. Barnett Mr. Gough Mr. Lyndon

Mr. Hussell
ALSO
PRESENT

Mrs. McDonough
(Clerk)

1 parishioner was present for part of the Meeting

OPEN FORUM

Illawong, 99 Yealm Road-a parishioner asked the Parish Council if consideration could be given to asking SHDC to request a Construction Management Plan from the applicants given the present level of development in that area of Yealm Road.

Refuse bin- Mr. Barnett had received a request from a parishioner regarding the condition of the waste bin outside St. Peter's Church. The Chairman advised that she would report it to SHDC.

141/13 APOLOGIES FOR ABSENCE- there were apologies for absence from Mr. Matthews, Mr. Taylor, Mr. Stitson, Mr. Tubb and Mr. Carter.

142/13 INTERESTS TO BE DECLARED - Members were invited to declare interests in the items for discussion during the course of the Meeting.

143/13 DISPENSATION REQUESTS- none were made.

144/13 MINUTES –the Minutes of 23 May Meeting were confirmed and signed as a correct record.

145/13 PLANNING

SHDC planning decisions/withdrawals –the most recent notifications received were noted;

145.1 Revelarc, Riverside Road East 37/0914/13/CA- Conservation Area consent for the demolition of existing units and associated garages. Application affected a Conservation Area. **SHDC:** Granted.

145.2 8 The Fairway 37/0998/13/CLP-Certificate of Lawfulness for proposed use or residence. Erection of rear extension and creation of habitable space within existing garage. **SHDC:** Granted.

145.3 Yondercombe, Noss Mayo 37/1080/13/MIN-non material amendment to planning consent 37/0224/12/F. **SHDC:** Granted.

145.5 Cliff Close, Pillory Hill 37/1010/13/F-householder application for loft conversion with alterations to roof, single garage to be replaced with double garage and construction of patio to north west elevation. Application affected a Conservation Area. The site adjoined/ affected a public right of way. **SHDC:** Granted

145.6 Bemas, Stoke Road 37/1090/13/F-householder application for single storey extensions to property. **SHDC:** Granted

Planning applications received

145.7 Illawong, 99 Yealm Road 37/1290/13/F-householder application for first floor extension to dwelling. The site adjoined/affected a public right of way. **DECISION;** Objection-

1. Over development.

2. Blocking public's view from Yealm Road. *(Vote; 6 in favour of objecting, 1 abstention)*

SHDC Development Control Officers were requested to pay particular attention to construction management plans in all planning applications in light of the level of development being undertaken in the Parish.

145.8 15 Court Road 37/1288/13/F/37/1289/13/LB- householder application / Listed Building Consent for the installation of pedestrian entrance gate onto Court Road. Application affected a Listed Building. **DECISION;** No objection subject to Conservation Officer approval. *(Vote; 6 in favour, 1 abstention)*

145.9 Bay Tree Cottage, Membland 37/1318/13/F /37/1317/13/LB- householder application /Listed Building Consent for alterations and extensions to property. Application affected a Listed Building. **DECISION;** No objection subject to Conservation Officer approval. *(Vote; 6 in favour, 6 abstentions)*

145.10 Adjacent to 73 & 75 Court Road TPO 898. South Hams District Council (Parish of Newton & Noss). (No. 898) Tree Preservation Order 2013. Serving of new order. **DECISION;** Support confirmation as served. *(Vote; 6 in favour, 1 abstention)*

Site visits/amended plans

145.11 Woodville, Pillory Hill 37/1253/13/F – the Chairman, Vice Chairman, Mr. Hussell, Mrs. Ansell and Mr. Matthews had attended the site visit with the SHDC Development Control Officer Mrs. Clare Stewart and local residents on 18 June 2013. Those attending the meeting had visited the site together with viewing the land from neighbouring properties. Members were concerned that it was a very small site which needed careful development. The applicant had not altered the plans.

1/27 June 2013.....Chairman

Concerns were raised about recent decisions made by SHDC Development Control which had gone against Parish Council and local views. It was agreed that this would be addressed at 11 July Meeting.

146/13 ADMINISTRATION

SHDC Asset Transfer /Parish Asset Registration- the Vice Chairman and Mr. Matthews were due to meet with the solicitor from Curtis to clarify the plans in respect of Butts Park and the area by Dillon's car park. The Clerk was waiting to hear from SHDC with confirmation of the insurance position.

147/13 CORRESPONDENCE:

147.1 Flower Festival- Mrs. Barnett was thanked for the display prepared on behalf of the Parish Council at the Holy Cross Flower Festival.

147.2 South Devon AONB - no Members were available to attend the annual forum on Wednesday 10 July.

147.3 Village Housing Initiative- SHDC had provided an update following the Council's letter sent to the Leader Cllr. John Tucker regarding concern at the lack of progress on the Parsonage Road Village Housing Initiative scheme. The concern of the Parish Council and community that the scheme had not yet progressed to a start on site was understood. This was a concern which was shared by both the Council and Devon and Cornwall Housing (DCH). Since the scheme had gained planning permission in November of last year, DCH had sought to engage with the landowner and his legal representative to progress the land transfer agreement. A meeting had taken place at the end of February 2013, further steps identified and both parties had agreed to go away and work through the detail. Discussions had been ongoing.

The final land transfer documents had been sent that week to the landowner for signature by the end of the month. Once signed DCH would liaise with the planning officers to address the planning issues associated with the landowners request to move the location of the attenuation tank, with a view to starting on site as soon as possible. Subject to resolving these issues, they hoped to see the scheme start in the autumn.

DCH had to date spent over £100,000 on planning, design, survey fees and all the landowners costs to progress the scheme. They were very keen to begin on site as soon as possible.

A Member raised the possibility of housing development at Collaton but was advised that the majority of Collaton residents had been against it.

148/13 GRANT REQUEST-

The Vice Chairman referred to the grant application for £5000 for the WIC Hall refurbishment project to which the Parish Council had agreed in principle at the previous Meeting. The WIC Hall Committee was applying for grant funding from The Devon Association of Community Buildings who had requested letters in support of the project from the community. **RESOLVED:** to make a grant payment of £5000 to the Newton & Noss WI Community Hall Renovation Fund and to write a letter in support. (*Vote: 6 in favour, 1 abstention*)

149/13 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 150/13.

150/13 FINANCIAL SUMMARY

The following cheque was authorised totalling:

£148.40

Chq No	PAYEE		AMOUNT	VAT
1666	Ricoh Capital Ltd	Printer/copier hire 1/5/13-31/7/13	£148.40	£24.73
		Total	£148.40	£24.73

*Section 137 Local Government Act 1972 payments:£0 Total to date;£205

151/13 MAINTENANCE

151.1 Broken Way- Foot Anstey had provided a letter of instruction for signature, which had been circulated to Members, confirming that their advice would be with the Council within seven days. **RESOLVED;** to authorise the Chairman and Vice Chairman to sign the letter of instruction dated 21 June 2013 from Foot Anstey. (*Vote; Unanimous*)

151.2 Noss Fountain- Mr. John Allen had met with Mr. Paul Taper, Senior Assets Engineer from SHDC at Noss Fountain at the Chairman's request. Mr. Taper had made the following recommendations;

1. To employ a local workforce to clear away weeds, their roots and undergrowth in the open gully carrying the stream from the tunnel onto Noss Hard.
2. To undertake some dredging, removing silt and stone from the waterway.
3. On completion of the above to employ Exjet Services to pressure jet out the tunnel travelling under the road and alongside Noss Hard.
4. To remove the one lateral bar which had been welded into the mouth of the grille and to keep under review the removal of the further "unauthorised" bars.

2/27 June 2013.....Chairman

It was agreed to invite tenders in respect of the first two points, asking Mr. Taylor and Mr. Carter to meet potential contractors on site with Mr. Allen. The Clerk would seek a quotation from Exjet Services. It would be hoped that the work could be completed by the end of August with consideration of tenders at the Meeting on 27 July.

151.3 Other areas for consideration;

i) Polloxfen Archer Memorial- bus stop- the Clerk confirmed that Devon County Council Highways had been contacted regarding drainage issues. The Clerk would seek an update.

ii) Court Road Flooding- Mr. Paul Taper from SHDC was to be organising a dye test. It was understood that he would also be asking Devon County Council Highways to construct a kerb to assist flood prevention of properties around Court Farmhouse.

The Meeting closed at 8.00pm