

**STOKENHAM PARISH COUNCIL
MINUTES OF THE MEETING
HELD ON 21ST JULY 2016 IN THE
STOKENHAM PARISH HALL**

PRESENT:**COUNCILLORS:****P. SPENCE (Chairman)****J. ANSELL****A. GOODMAN****MRS C. PEARCE****T. LYNN****C. ROGERS****J. BRAZIL (District and County Councillor)****L. COWLEY****MRS S. BLADON****MRS P. DOUST****J. GARDNER****Also in attendance:****Clerk – Mrs G. Claydon****APOLOGIES:****COUNCILLORS:****MRS S. O'DWYER****MRS C. PACK****1. OPEN FORUM**

Anne Bowyer noted that SCVA and CHAT had been approached to help parish council to consult on the District Council Our plan. She was disappointed to receive the four page circular from the CHAT group with no mention of their Stokenham meeting and she felt it should be made public that this was a consultation on a 'whole Stokenham' Parish matter. She requested that further copies of the Thriving Towns and Villages document be made available for their group on their consultation day. With regard to response forms for a paper response a few forms would be a good idea but not the 500 suggested by CHAT. Anne wanted to run their day like their original Village Survey and collate a parish response. The Parish Clerk advised that A3 maps were on their way from District Council together with the most significant narrative in the document. Parish Councillors would attend both consultation days and would respond to any questions that they were able to deal with at this point.

DISTRICT AND COUNTY COUNCILLOR'S REPORT

Cllr Brazil noted that the County cabinet had decided to implement their changes to the post 2016 travel regime which meant they would cut any school transport support to 17 and 18 year olds. There was a £580p.a. fee now to be paid as the 50% discount which was 'means' tested had been removed. County was expecting education establishments to pick this tab up but schools responded that they could not as they did not have the funds. There would be families affected in this area and Cllr Brazil asked that if identified these people be put in touch with him.

He advised that devolution was chugging along like Localism and he felt a redefinition of the words was needed!

At District Council there was no consultation with the elected members on the sites within the Out Plan – Thriving Towns and Villages. The document was opportunistic and very rushed with consultation over the summer holiday which was far from satisfactory. Stokenham and Chillington Area Centre was mentioned and people would be concerned but as a whole the joint working principle with Plymouth and West Devon was sound. The numbers stated 30300 houses

needed to be built and 21000 would be in the urban fringe. So whilst most in the South Hams could rest assured those in the West South Hams would become a larger Plymouth. There were to be 700 houses shared among the villages of the South Hams over 20 years which realistically was 35 each year. 500 of those houses were in the market towns and 500 in Local Area Centres therefore 125 in Stokenham and Chillington. It was an incredibly important document for those interested in planning and housing.

The Local Authority controlled company (LAC) was discussed at the Executive meeting and they decided to proceed with it. This decision was therefore going to full council the following Thursday but a lot of district councillors were far from happy with it as District Council was currently not providing communities with the service they deserved. District had put £545,000 in the budget to 're-recruit' some of the people they had made redundant to catch up with backlog and two months after the budget they approved £145,000 to deal with enforcement and senior officers still said T18 was on course.

Anne Bowyer left the meeting.

Jane Jenner from North Hallsands noted the battering their area received in the storms and explained they were doing their best to come up with some schemes to either personally finance or get matched funding to reinforce Hallsands sea defence. This Hallsands group met with Cllr Cowley and the Parish Clerk to discuss planning and MMO licence requirements and thereafter had a meeting to discuss their contractors' proposals. They were hoping within the next month to come up with a plan. In the interim they may do some temporary repair works. Cty Cllr Brazil felt as the area was not in a SSSI it was not as sensitive with regard to planning as Torcross. The group did not know who to make contact with and were advised that the planning due process would need to be gone through. Cllr Lynn advised the group they needed a MMO licence this time as the works would be undertaken not as an emergency.

2. DECLARATIONS OF INTEREST

Councillors were invited to declare any disclosable interests, including the nature and extent of such interests they had in any items to be considered at this meeting. They were also reminded to consider whether in the light of recent activities any items within their Register of Interests should be updated. It was advised that any unforeseen request for a Dispensation would be considered by the Clerk at this point only if there was no way a councillor would have been aware of such before the meeting. Cllr Rogers declared an interest in 1947/16/FUL Huccombe Barn.

3. MINUTES

The Minutes of the:

- (a) full council meeting dated 16th June 2016 were approved by all present and duly signed as a true and correct record.
- (b) Planning Committee meeting held 7th July 2016 were amended to note that Cllrs Lynn and Mrs O'Dwyer were not present before being approved by all present and duly signed as a true and correct record.

4. CO-OPTION OF COUNCILLOR

It was AGREED to co-opt Sue Rowland as a councillor and receive the Acceptance of Office with the documentation provided for the Declaration of Interests form for completion.

Hallsands three residents left the meeting.

5. PLANNING & PLANNING MATTERS

The applications below were considered at this meeting and the following observations submitted to District:

- 1844/16/FUL Erection of dwelling, part retrospective (previously approved as ancillary accommodation ref 43/53/1526/15/F) Annex, Oddicombe House, Chillington – No Objection.
- 1849/16/HHO Householder application for proposed front and rear extension 5 Higher Terrace, Beesands – No objection.

Cllr Rogers left the meeting whilst this matter was discussed.

- 1947/16/FUL Provision of isolation building Land at Huckham Cross, Higher Farm, Beeson – No objection but parish council wished to ensure that adequate steps with soakaways etc were included to ensure there was no possibility of run off as they were worried about effluent going across this road and causing a vehicle slip hazard.
- 2007/16/FUL Replacement dwelling, together with associated landscaping (resubmission of 53/2394/15/F) Parkside, Stokenham – Objection. The proposal was overdevelopment and too large a scale as it was overbearing in front of a single storey dwelling. It would fill the whole plot with a design felt to be out of keeping with the Conservation Area and overall street scene. Parking had not been addressed adequately as this was a proposal for 4/5bedrooms with one parking space. There was a concern raised as the shadow chart illustrated that the property behind would not be affected whereas it would significantly be overshadowed. The picture had been presented 180 degrees around showing the shadow going south. Question was also raised that the house was drawn to scale as in the pictures of properties to the left and right the windows were shown much larger than the new house so overall the drawings seemed out of scale.
- 2008/16/CAC Conservation Area Consent for replacement dwelling, together with associated landscaping (resubmission of 53/2394/15/F) Parkside, Stokenham – As above.

PLANNING CORRESPONDENCE

- All comments on planning applications and some correspondence already forwarded to all parish council to consider.
- 0771/16/OPA Readvertisement Outline planning application for planning permission to erect up to 65 dwellings (including market, affordable and retirement housing) landscaping and associated works Land at SX 791 430, to rear of Green Park Way, Chillington – Parish Council noted that this application had been re-advertised to confirm the site address (corrected as above) and also the reasons for advertisement, purely for clarity.
- 1768/16/OPA Outline planning application (with all matters reserved) for the erection of 46 dwellings (including affordable/starter homes), creation of community allotments, accesses, highway improvements and associated landscaping. Provision of new community Village Hall/Sports Pavilion, with access, car park and landscaping. Change of use of 0.46 hectares of agricultural land to provide extended public amenity land (including new grass sports pitch). Proposed Phase 2 Development Site Land At Ngr SX77664245 Mill Lane, Frogmore.

Objection as it was felt that most of the site infrastructure was not in place and would be extending the village eastwards leaving a field gap which if enclosed appeared to produce ribbon development. It was felt there was insufficient detail of the composition of the housing for development of this size within an Area of Outstanding Natural Beauty. The traffic survey was carried out in January when traffic movement was at a low along Mill Lane which was only a feeder lane and this highways situation proposed was not felt sustainable. Whilst a sports area and other community provision were offered funding would be required for such to be built and there was no evidence that the current halls and other community assets were not sufficient. The intention of this development was to wrap around the back of the village with a new road needing to be created across to Mill

Lane. This was in the middle of an AONB which was known to frequently flood so that there was a significant flood risk on access roads. This proposal was not felt to be contiguous with the stated first phase of development which was under a Village Housing Initiative.

6. SOUTH HAMS DISTRICT COUNCIL EVENTS POLICY CONSULTATION

This was a consultation from District Council to achieve cost saving through cost recovery and income generation from community events that they supported with services. It was noted that the Stand Up Paddle Boards National Event was previously held on the estuary and the harbour waived their harbour dues but District car parks charged so the organisation stopped holding this at this venue as they could not afford it. Such events were a boost to the local economy and the knock on benefits would be lost. Once charges were put in place they could start to increase exponentially.

It was AGREED to respond that parish council felt the creation of such a scheme was not cost effective when management costs to implement this were considered. As District Council was considering becoming a private company and hiring its services out the ongoing community charges might become too much for community wellbeing events to be able to continue. These events brought a much wider economic benefit to the whole District and District Council was supposed to be supporting the community and providing certain services for them and businesses and therefore there should be some goodwill.

If District was to ‘sweat their assets’ and allow use of their land for income (i.e. filming etc) this might become driven by cost recovery and income generation rather than community wellbeing. It was felt that events in other towns/parishes might not continue as volunteers could not afford the bin collection, toilet clean-up and other services and therefore there would be fewer events.

Dist Cllr Brazil left the meeting.

7. CHILLINGTON PLAYING FIELD

Advice from the Parish Council solicitors was acknowledged together with the Contract, Transfer and Legal Charge (in relation to the District Council overage condition) and it was AGREED that Cllrs Spence and Gardner should be signatories and complete these documents to be witnessed by the parish clerk.

8. REPORTS

HALLSANDS COMMEMORATION

Cllr Lynn advised that he had booked the Cricket Inn on 26th January 2017 for the Hallsands Commemoration. He had liaised with church warden John Baverstock and at 2p.m. there would be a church service and a procession would carry lanterns across Tinsey Head to the Beesands Chapel. Cllr Rogers offered to assist in any way that he could. Cllr Lynn noted that people were already booking up to come to this event from such far flung places as Australia and America.

Nigel Heath advised Cllr Lynn he would ask the brewery if they would donate some barrels of beer and sponsors would be sought so if anyone had suggestions please share them. Any money raised at the event would be shared between the Fishermen’s Mission and Devon Air Ambulance.

CHILLINGTON COMMUNITY ASSOCIATION

Cllr Gardner attended and advised the Committee needed more Trustees as currently they had Greg and Iain although three more had joined the Committee. The Charity Commission had recommended that they slightly rewrite their Constitution which was currently being completed.

A question raised was when Parish Council took over the land would they charge for use of the field. Greg also wanted to install an outside table tennis table so Cllr Gardner was asked to obtain information and illustration of just what was wanted.

It was noted that there was a misunderstanding as nowhere had it been mentioned that Parish Council were unhappy with the wooden benches installed on the hall veranda. Cllrs Spence and Cowley had attended the AGM which was very enjoyable and parish council was welcomed and it was apparent that the Committee wanted to move forward and work together.

OPEN SPACES SPORT AND RECREATION

Cllr Cowley took the consultation board to the parish fete and had a reasonable amount of interest. He felt parish council needed to start pushing forward on some of these project plans so they were ready when funding became available. He had met with the Rew family who owned ground adjacent to the church as the church was considering an extension of the graveyard. On projects that required planning he suggested consideration should be given to putting in provisional applications to ascertain that these things were permitted. It was agreed as it was not expensive to do but if approval could be obtained projects would be moving along.

TORCROSS

Cllr Ms Bladon advised that a resident in the village mentioned that the area around the view point was overgrown. This was the Butterfly Field which was mentioned within trails run from the Field Centre, AONB etc and it was suggested that perhaps they could they advise on a schedule of works and volunteers could be used.

THRIVING TOWNS AND VILLAGES DISTRICT HOUSING CONSULTATION

Members of the SCVA and CHAT met with Parish Council to discuss how they could assist in reaching the community to obtain feedback to this District planning document. There was to be one meeting in Stokenham and one in Chillington to be held where all documentation would be available for everyone to read and ask questions. These meetings would need to be held in July due to the short deadline for responses by 12th August and would be supported by parish councillors.

A rota of who would attend each day and for how long would be organised by the Chairman with the CHAT meeting on Wednesday 27th July and SCVA on Thursday 28th July. Thereafter a response would be put together by parish council with feedback from both meetings.

APPLE FAYRE

There had been a meeting on 11th July 2016 with the Orchard Cluster Group together with Anne Bowyer to discuss what arrangements were required for the Apple Fayre day. Someone was to collect the Apple Press and the Chairman and Cllr Rogers offered to do this. There would be a rota for handling the press on the day and Cllr Goodman would provide a cart/trailer to collect the apples from Great Orchard, Chillington in. A request was made for straw bales to sit on but it was not known which farmers harvested in small bales nowadays.

Additional apple pickers to go out with the children would also be needed. Other volunteers with trailers were needed to collect chairs and trestle tables that were to be loaned.

Cllrs Mrs Doust had spoken to Kate the Guides Leader and the Wednesday before the Saturday event they would go up to the orchard at Great Wood. They would provide a team around each tree so as not to mix the apple varieties.

Various issues raised around the parish:

- A traffic jam on Tuesday 12th July had occurred when the Dartmouth Road was closed and all traffic was filtered back around the Kingsbridge side. Residents had phoned and the police put out an advisory note on their website but there were still huge problems. It was noted that the new buses did seem to be a bit wider which also added to the problem.
- At Orchard Way on the permissive path pedestrians could only just get past the stinging nettles so these needed cutting back.
- Also at Orchard Way it was noted that the fence which contravened planning permission was still in situ but it was hoped that this matter was now progressing to an acceptable solution.
- Some Beesands play equipment had been fenced off due to the shingle in the matting. It was felt that now Parish Council should make a recommendation as to where this equipment should be moved to as it was no longer workable in this location.
- At Beeson Village Green some trees had been lowered by a resident without permission from the group and against their constitution. The committee came together to discuss what had been done and it was hoped that this matter was now sorted. The Village Group would hold a community BBQ shortly.
- It was noted that a councillor had his dog attacked whilst his dog was on a lead walking through a farmer's courtyard which was part of the Definitive Footpath network. Having kicked and punched the attacking dogs off he was not bitten and therefore it was not a police matter if a person was not hurt.
- Hallsands bins were overflowing and it was questioned how often they were emptied.
- Also at Hallsands a caravan camper van owner drove up the lane by the workshop and dumped their toilet contents out on the land.

CLERK'S REPORT

- Beesands Play Area had been damaged during the June flooding and had remained closed since then. District playground inspections had rendered this area unsafe due to the shingle within the matting. It had been decided that in order to open some of the equipment for the summer the roundabout and climbing frame would be fenced off. Further discussion would need to take place with regard to the long term use of this playground. (Comments also on this above)
- The Locality Officer had attended and reported the smell coming from the four connecting drains at Beesands. Two were within the District Council car park and their responsibility but the recent deluge had blocked the highways drains and County had been requested to clear them.
- Padlock at Helmers Playingfield was already rusted up and jammed shut so although the tumbler moved the lock would not come out. It needed checking whether it should be cut off or oiled. Chillington Community Association was talking about having car boot sales and parish council needed to consider this usage.
- Environment Agency update advised that their consultant had substantially completed the detailed analysis and design work for the Torcross wall repair. The planning application to complete this work was being produced with the aim for submission to District early in August along with obtaining the associated environmental and marine licences.

- Road narrows sign just past lone house from Stokenham to Chillington needed vegetation cut back. Cllr Goodman offered to do this.

9. FINANCE AND CHEQUES

Balances were provided and the below cheques were noted and agreed for signature:

Current £2364.47

Savings (1) £51,772.59

Savings (2) £4927.60

Transferred £2000.00

Received Nil

Payments:

Eclipse – Internet £14.40

HMRC – Tax & NI £206.99

Wages £1102.02

DCC Pension Fund – Pension payment £344.03

Greenspace Grounds Maintenance – Chillington Playing Field May & June cuts together with weedkiller £264.00

Makro Self Service – 20 pack Foolsap Suspension Files £10.79

Cheques:

002266 Tozers Solicitors – Chillington Playing Field legal fees £1243.00

002267 SHDC – Temporary Event Notice application fee (Apple Fayre) £21.00

10. NEXT MEETING

Parish Council recess during August and the next full parish council meeting would be held on 15th September 2016. A planning committee meeting would be held on the first Thursday in August or September 2016, if necessary, due to plans being received that required an earlier response. Both meetings commenced at 7.30p.m. in the Wesley Smith Room at Stokenham Parish Hall.

Meeting finished: 9.30p.m.

Signed Chairman Dated: 15th September 2016.