

Diptford Parish Council Meeting, Parish Hall.

Tuesday 10th December 2019

MINUTES

OPEN FORUM

Two members of the public attended the meeting.

The case was presented for planning application 3480/19/FUL. The last application was withdrawn and this is a new application. To summarise - the aim is to take down the barn, put up a new building and generally improve the appearance of the site. Council sought clarification regarding the direction the property was facing and reminded the applicant that approval was not guaranteed for Class Q applications and that a similar plan had recently been turned down.

The second attendee drew attention to the increasing land-use and traffic in the parish which is in a designated AONB and the detrimental effect this is having on the scenery and wildlife. The increase in the volume, weight and frequency of traffic is of particular concern and causing damage to the hedge banks and putting increasing pressure on local farmers and, in particular, organic farmers. In the opinion of the member of public this is particularly aggravated by development on land at Holsome. He requested that the background notes he had sent to the clerk earlier in the day be circulated to Council and the Clerk confirmed that this had already been done.

AGENDA

Present Cllrs Foster (Chair), Baggott, Crocker, Hill, Parker-Davidson, Peach, Pannell (SHDC) and Sally Smale (Clerk)

10.12.01 Apologies were received from Cllrs Franklin and Lethbridge

10.12.02 There were no declarations of interest and Dispensations in items on the Agenda.

10.12.03 The Minutes of the Meeting held on the 12th November 2019, as previously circulated, were confirmed and signed by the Chair.

10.12.04 Highways and Community Lengthsman

- a) It was agreed that Cllr Parker-Davidson would instruct The Lengthsman to clear the Buddle Holes on Mill Lane
- b) Cllr Peach reported that he had received notification from DCC that the scheduled work to the road between Curtisknowle and Gara Bridge had been postponed due to the budget and was now scheduled for April.
- c) Cllr Parker-Davidson has reported the situation regarding the grit bins as raised at the November meeting.
- d) It was agreed that Cllr Peach would write to the owners of the overgrown hedges near Gara Bridge
- e) It was agreed that the Clerk would report that the warning sign for the dip in the road at Benicknowle is too far from the actual hazard to be effective.

10.12.05 Diptford Playing Field

Diptford Amenity Trust.

Current account £ 5,633.15

Savings Account £ 36.30

a) There was no update regarding the Playing Field monthly safety checks

- 10.12.06** There was a brief discussion regarding the 2020 budget and it was agreed to increase the precept by 2% and for the clerk to present a final budget at the January meeting reflecting this decision.
- 10.12.07** Cllr Foster has arranged for the Christmas tree to be erected on Sunday 15th December and it was agreed that Cllr Crocker would source new lights up to the value of £100.
- 10.12.08** It was agreed that DPC would continue to hold meetings on the second Tuesday of the month unless altered for leave etc in 2020.
- 10.12.09** Planning

a) 3774/19/PDM Mr Mark Spencer

Notification for prior approval for proposed change of use of agricultural building to 4no. dwellinghouses (Class C3) and for associated operational development (Class Q(a+b))

Barn at Bradridge Farm, Diptford, Totnes, TQ9 7PD

Although this application was for information only, Council requested the clerk to comment regarding their concern at the increase in traffic and the impact this would have in a very narrow lane with few passing places. Reference was made to the potential damage as voiced by the member of public in the Open Forum.

b) 3418/19/CLE Mr Tom Roe

Lawful development certificate for existing development of agricultural buildings

Address: Larcombe Barns Larcombe End Diptford TQ9 7PD

<http://apps.southhams.gov.uk/PlanningSearchMVC/Home/Details/193418>

It was agreed to support this application.

c) 3480/19/FUL Mr R Jackman

Description: Creation of new dwelling to replace Class Q approval (1943/18/PDM) and demolition of redundant and dilapidated range of buildings with landscaping (resubmission of 1597/19/FUL)

Address: Crabdon Cottage Farm Halwell Totnes TQ9 7JZ

<http://apps.southhams.gov.uk/PlanningSearchMVC/Home/Details/193480>

It was agreed to support this application

- d) Council discussed the issues raised in the Open Forum regarding development in the Craxon / Holsome area. It was acknowledged that there had been restrictions tied in with the planning application but it was agreed that no breaches had occurred to date. Cllr Franklin had made some enquiries in preparation for the meeting and requested that, in her absence, the clerk report the following:**

All the developments are as per the planning permission granted. The tree planting season has only just started and the area around the shed is on the owner's to do list for over the winter. House planning- the hedge and its tree planting is to be constructed once the house is completed and the planting of the hedge will depend on when the house gets completed as there is no point planting trees when they are only going to potentially die. If they don't get planted by the end of March then they will be planted next autumn depending on how the build goes.

It was agreed that the clerk would let the member of public know the outcome of the deliberations and reassure them that the Council are always vigilant at considering environmental issues when reviewing planning applications and that progress on this development would be monitored as with all developments in the parish.

Cllr Pannell agreed to follow up the issues in the email pertaining to SHDC.

10.12.10 Finance

1. The following cheques were approved for payment:

946	Ivybridge Ring ride	100
947	Church council - Graveyard maintenance	400
948	Church council - Parish News in Magazine	100
949	Clerk salary	278.35
950	HMRC	69.40
952	Clerk Expenses	41.83

2. The Financial Statement was received:

Current Account 30.11.19	9,221.93
MINUS Unpresented cheques	0
PLUS Uncleared receipts	0
Current Account	9,221.93
Savings Accounts	3,563.46
TOTAL FUNDS	12,785.39

P3 Footpaths	234.00
Winter Emergency Planning	800.00
Community Lengthsman	1,770
Elections	400.00
	3,204

Total uncommitted funds £9,581.39

3. It was agreed that that, following the legal advice received from NALC regarding grant funding to FODS, the Council would not be able to agree grant funding for the School play area.

10.12.11 There was no update regarding the Parish Website.

10.12.12 **Missed Domestic Waste Collections** – despite numerous correspondence regarding the problems waste collections are still haphazard. It was agreed that the problem has escalated since the new contract.

Cllr Pannell will discuss with Cllr Smerdon and suggest there is a joint meeting of 2 or 3 representative parish councils and SHDC officers and Councillor.

10.12.13 Wheat Park Update

The following update from SHDC Housing Dept was noted:

Jameson Homes have indicated that they were not expecting to start site works at Wheat Park before late autumn 2019. They agreed with a forecast trajectory of the first dwellings being under construction Jan/Feb 2020 followed by the first dwelling completion in June 2020. The forecast in the trajectory is for 10 dwelling completions in 2020/21 and 2 dwelling completions in 2021/22.

10.12.14 The following correspondence received was noted:

Diptford School Newsletter – 3rd, 8th, 15th, 22nd, 29th Nov

DALC Newsletter – 24, 25, 26, 27 Nov.

Rural Services News Bulletin / Funding Digest – 5th, 6th, 12th, 26th Nov.

NALC Newsletter – 5th, 6th Nov.

SHDC, Resolution re Council Tax Support Grant – 6th Nov

DCC Emergency Plan Preparation – 6th Nov.

South Devon AONB Partnership invitation to meeting 6th Dec

NALC Chief EXEC Bulletin – 8th, 15th, 29th Nov.

SHDC consultation notification – Plymouth and South West devon Supplementary Planning Document and Statement of Community Involvement. 13th Nov.

Cllr Hosking – consultations. Connecting Devon and Somerset. Schools Admissions and Transport. 13th Nov

SHDC Newsletter – 27th Nov.

Devon Countryside Access Forum – seeking new members – 27th Nov

Date of next meeting: Tuesday 14th January 2020

Cllr Foster wished everyone a Happy Christmas.

Meeting closed at 8.40 pm.