

Exminster Parish Council Meeting Minutes

Monday 4 September 2017 at 19:30 in the Victory Hall, Main Road, Exminster

Chairman: Josie Walledge

17/405	<u>Public open session</u> No comments.	
17/406	<u>Present</u> Cllr Peter Chandler (PC), Cllr John Goodey (JG), Cllr Derek Madge (DM), Cllr Chris Maynard (CM), Cllr John Ponsford (JP), Cllr Kevin Smith (KS), Cllr Lorne Smyth (LS), Cllr Josie Walledge (JW). Clerk: Mrs Jill Daw (JD) Deputy Clerk: Mrs Helen Hibbins (HH) Devon County Councillor: Alan Connett (AC) Teignbridge District Councillors: John Goodey (JG), Kevin Lake (KL) Public: 1	
17/407	<u>Apologies accepted from</u> None offered. The Clerk reported that Cllr Gordon Evans had resigned from the Parish Council. Teignbridge District Council (TDC) had been informed and a casual vacancy notice posted. It was agreed that a letter of thanks would be written to Mr Evans.	JD
17/408	<u>Declaration of interest on Agenda Items</u> None declared.	
17/409	<u>Dispensation requests regarding Code of Conduct</u> None received.	
17/410	<u>To approve the Draft Minutes of the EPC Meeting held on 21 August 2017</u> Resolved.	
17/411	<u>County Councillors Report on items other than those on the agenda</u> Devon County Councillor Alan Connett reported: <ol style="list-style-type: none"> 1. The Cycle path near the BP Garage on Sannerville Way had been repaired. Additional on-road Give Way signage had been requested. 2. An eviction order had been served on the Longhouse Community. The land was owned by Devon County Council (DCC) and was not a public right of way. 3. The Bridge Road roadworks were almost complete but there was still a possibility of lane closures during the finishing phase. 	
17/412	<u>District Councillors Reports on items other than those on the agenda</u> There were no matters to report.	
17/413	<u>Chairman's Report</u> <ol style="list-style-type: none"> 1. The Chairman had attended the opening of Dawlish Countryside Park. 2. A Community Plan Open Morning would be held on Saturday 9 September in the Victory Hall between 10:00 and 13:00. Councillors were invited to attend. 	
17/414	<u>Clerk's Report</u> <ol style="list-style-type: none"> 1. Councillors were reminded to bring their Register of Interests up to date, if required. 2. The Emergency Plan was due for review this month. Cllr Smith had agreed to overhaul the document and the plan would be on the agenda for approval when completed. 3. The TDC planning enforcement officer had contacted Bovis Homes regarding the Suitable Alternative Natural Green Space (SANGS) at Sentrays Farm. The grass would be cut to allow full access to the SANGS and planting was scheduled to take place this month. This would be monitored by the officer over the coming weeks. 4. The 2017/18 Elector Fund was open for applications. There were two funding rounds closing 29 September and 3 February 2018. It was agreed that it was more feasible to target the second round of applications and to discuss further at a November Parish Council meeting. 5. A Community Defibrillator Seminar would be taking place on Wednesday 6 September in the Victory Hall at 19:30. 	KS JD

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Planning Matters	
17/415	<p><u>Planning Decisions</u> Noted as listed below.</p>
/1	<p>17/01427/FUL Pitthayes, Main Road, Exminster – Demolition of two existing garages and erection of a double garage and single storey side extension and decking - GRANTED</p>
Other Planning Matters	
17/416	<p><u>Update on SW Exeter, Matford development</u> Cllr Goodey reported that TDC were meeting with Bovis on Tuesday 5 September to discuss S106 agreements for the development. It was envisaged that the agreements would be finalised by Christmas, with full detailed plans available by February 2018. It was noted that the other South West Exeter Developers were waiting until the S106 agreements had been confirmed before submitting their planning applications. The Deputy Clerk reported that the Parish Council's Solicitor had not joined the conference call with TDC and Bovis's Solicitors on 24 August as he had been advised that the community infrastructure provisions would not be discussed. However, TDC's solicitors were expecting a first draft S106 agreement imminently. The Solicitor would check the draft to ensure that it contained the necessary community, health and infrastructure obligations and that the Parish Council were provided for (either within the agreement or in a separate memorandum of understanding) with appropriate guarantees from TDC that any land or obligations received by them under the S106 agreement for the facilities were provided to the Parish Council and that there was sufficient flexibility for the Parish Council to deliver the facilities in a manner and timescale that worked with the development. A meeting with representatives from the S106 Working Party and TDC would take place on Friday 8 September.</p>
17/417	<p><u>Update on the proposed West Exe development, Peamore</u> Cllr Goodey reported that TDC officers were envisaging the application being heard at the Planning Committee meeting on Tuesday 26 September. The meeting involving representatives from local Parish Councils, Ward members and Highways Consultant (Jon Pearson) with Exeter Estates had been arranged for Monday 11 September. A pre-meeting discussion would take place on Friday 8 September at 13:00. There would be an agenda item to consider Mr Pearson's attendance at the TDC Planning Committee meeting on 26 September at the mid-September Parish Council meeting.</p>
Neighbourhood Development Plan	
17/418	<p><u>Update from a meeting held on the 25 August with representatives from NHS England</u> Cllrs Goodey and Ponsford had attended the meeting with NHS Public Relations manager, Peter Leggatt and reported as follows:</p> <ul style="list-style-type: none"> • The NHS had no immediate plans to sell the land, although it was on their disposal list. • The Cirl Bunting habitat destruction had been regrettable. • New Leaf would continue to operate on site. • Local concerns about development of the site needed to be understood by the NHS. It was emphasised that development of the land would go against both the TDC Local Plan and Exminster Neighbourhood Development Plan. • Lines of communication would be kept open and if any development were to take place in the future the NHS was keen to ensure that negotiations took place with the Parish Council in order to ensure sufficient amenity space was provided. <p>It was agreed to pursue the Parish Council's acquisition of the green strips of land at Eager Way with TDC. Cllr Goodey noted that the Greater Exeter Strategic Plan (GESP) was concentrating on housing developments in excess of 500 dwellings and that, once South West Exeter was developed, the</p>

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	Parish would not have parcels of land of sufficient size to accommodate developments on that scale.	
Finance Matters		
17/419	<u>Accounts for Approval</u> It was resolved to approve payments in the sum of £3296.37.	HH
17/420	<u>Councillors' Reports</u> <ol style="list-style-type: none"> 1. Cllr Maynard reported that signage on the cycle path over the Swing Bridge on Bridge Road had been poorly sited on a narrow stretch, causing problems for pedestrians and cyclists. 2. Cllr Madge noted that there were now three vacancies on the Parish Council; how could this be addressed. It was agreed that an article should be published in Scene highlighting the issue. 3. Cllr Madge reported that some elderly residents were concerned about the closure of Tesco for refurbishment. It was agreed that the Clerk would write to Tesco to ask whether any alternative arrangements could be made for the supply of groceries. 4. Cllr Chandler reported that the fungus had returned on the Oak Tree in Crockwells Meadow. No action was required. 5. Cllr Chandler reported that the new gate into Spurfield had been installed, but there was a large gap underneath. The Clerk would check the installation and arrange for reinstatement of the ground underneath the gate if required. 6. Cllr Goodey reported that he had represented Parish Council at the Raising of the Red Ensign Flag. 7. Cllr Goodey reported on concerns about boundaries between existing properties in Sentry's Orchard and the new development. 	JD/ DM JD JD
17/421	<u>Public Open Session</u> Comments: <ol style="list-style-type: none"> 1. The Community Plan Open Day had been advertised on Facebook. Had the Parish Council considered a budget for updating the plan? Could the Community Plan Page of the website be updated? 2. Regarding the closure of Tesco for refurbishment, it was suggested that Neighbourhood Friends at Westbank were written to as they may be able to assist. 3. There appeared to be a lack of communication between Enterprise Inns and the new tenants of the Stowey Arms regarding the responsibility for the footpath which was becoming overgrown with vegetation. 4. Regarding boundary concerns at Sentry's Orchard, from previous experience with the Milbury Reach development, it was unlikely that either TDC or the developers would assist in resolving the issue. 	HH JD JD
<p>The meeting closed at 20:15 Date of next meeting: Monday 18 September 2017 at 19:30 in the Victory Hall</p>		

Signed:....Josie Walledge..... Date:....18 September 2107.....