

## Exminster Parish Council Meeting Minutes

Monday 3 February 2020 at 19:30 in the Victory Hall, Main Road, Exminster

Chairman: Brian Aird

20/53	<p><b><u>Present</u></b>            Cllr Brian Aird (BA), Cllr Peter Chandler (PC), Cllr Derek Madge (DM), Cllr Charles Nuttall (CN),            Cllr John Ponsford (JP), Cllr Kevin Smith (KS), Cllr Josie Walledge (JW)            Clerk: Mrs Jill Daw (JD)            Deputy Clerk: Mrs Helen Hibbins (HH)            Devon County Councillor: Alan Connett (AC)            Teignbridge District Councillors: Charles Nuttall (CN)            Public: 1</p>	
20/54	<p><b><u>Apologies accepted from</u></b>            Cllr Sheila Churchward (SC) – personal reasons            Cllr Lorne Smyth (LS) – illness            Cllr Renata Szewczyk (RS) – family commitment            Cllr Rebecca Watts (RW) - illness            Teignbridge District Councillors Alison Foden (AF) and Andrew Swain (AS)</p>	
20/55	<p><b><u>Declaration of interest on Agenda Items</u></b>            Cllr Aird declared an interest in item 20/56. Cllr Smith would chair the item.            Cllr Chandler declared an interest in item 20/56.            Cllr Walledge declared an interest in item 20/56.</p>	
20/56	<p><b><u>To consider the following dispensation requests regarding Code of Conduct from:</u></b></p> <ol style="list-style-type: none"> <li>1. <b>Councillor Brian Aird</b> <ul style="list-style-type: none"> <li>• Request to speak and vote on matters relating to the Deepway Centre for the period of time that discussions are taking place, or until the interest ceases or a period of 4 years, whichever comes first.</li> <li>• Spouse of a Deepway Centre Trustee. No conflict of interest exists in practice, as defined in the relevant regulations but there may be times when a perception of a conflict arises, hence this dispensation request.</li> <li>• Grounds for seeking the dispensation: Council would be disadvantaged by excluding a Councillor with relevant experience and knowledge and who had been involved in recent discussions regarding future asset management, early years education and community planning. It would be in the Council's interest for continuity to be maintained.</li> </ul> <p style="text-align: center;"><b>Dispensation granted</b></p> </li> <li>2. <b>Councillor Josie Walledge</b> <ul style="list-style-type: none"> <li>• Request to speak and vote on matters relating to the Deepway Centre for the period of time that discussions are taking place, or until the interest ceases or a period of 4 years, whichever comes first.</li> <li>• Spouse of a Deepway Centre Trustee. No conflict of interest exists in practice, as defined in the relevant regulations but there may be times when a perception of a conflict arises, hence this dispensation request.</li> <li>• Grounds for seeking the dispensation: Council would be disadvantaged by excluding a Councillor with relevant experience and knowledge and who had been involved in recent discussions regarding future asset management, early years education and community planning. It would be in the Council's interest for continuity to be maintained.</li> </ul> <p style="text-align: center;"><b>Dispensation granted</b></p> </li> <li>3. <b>Councillor Peter Chandler</b> <ul style="list-style-type: none"> <li>• Request to speak on matters relating to the Deepway Centre for the period of time that discussions are taking place, or until the interest ceases or a period of 4 years, whichever comes first.</li> </ul> </li> </ol>	



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	<ul style="list-style-type: none"> <li>• Creating engaging content for Social Media</li> <li>• Promoting a dementia friendly society</li> </ul> <p>5. A request for Cllrs to attend a meeting with representatives from the Victory Hall Trust had been received. The meeting would outline proposed changes to the legal status of the Trust. Cllr Madge and the Clerk would attend, and a different date would be requested.</p>	JD/ DM
20/63	<p><b><u>To approve the following Parish Council Policies:</u></b></p> <ol style="list-style-type: none"> <li><b>1. Disciplinary Policy</b> Approved</li> <li><b>2. Sickness Absence Policy</b> Approved</li> <li><b>3. Health &amp; Safety Policy</b> Approved</li> <li><b>4. Display Screen Equipment Policy</b> Approved</li> </ol> <p>It was proposed that the policies were put before a Human Resources specialist to ensure that they were compliant with employment law. It was resolved to obtain quotations for the policies to be professionally reviewed.</p>	JD
<b>Planning Matters</b>		
20/64	<b><u>Planning Applications</u></b>	
/1	<p><b>19/01384/MAJ, Land at South West Exeter NGR 291652 89142, Markham Lane - Approval of details for 27 dwellings and associated infrastructure and open space (approval sought for layout, scale, landscaping and appearance)</b></p> <p>The Matford Working Party's (MWP) comments on the application had been circulated. The comments were aligned with previous comments made on Matford planning applications. It was noted that there was concern about traffic accessing the development from Dawlish Road. The access had been approved at outline planning stage. It was resolved to comment on the application as circulated.</p>	HH
/2	<p><b>19/01319/MAJ, Land At South West Exeter NGR 291652 89142, Markham Lane - Approval of details in respect of 102 dwellings and associated, infrastructure and open space (approval sought for layout, scale, landscaping and appearance)</b></p> <p>The MWP comments on the application had been circulated. The comments were aligned with previous comments made on Matford planning applications. It was resolved to comment on the application as circulated.</p>	HH
/3	<p><b>20/00107/FUL, 106 Berrybrook Meadow - Single storey rear extension and replacement of windows to the north with UPVC grey windows</b></p> <p>The application replaced 19/00845/FUL that was granted. This application differed as the extension was narrower but the render and UPVC double glazing was as per the granted permission. It was resolved to object to the application as it is not in accordance with Neighbourhood Development Plan Policy EXM03 (Quality of Design). The style and colour of the rendering and the grey UPVC windows would be out of keeping with neighbouring properties and the character of the estate. The rendering could be improved by the introduction of brick quoins, a cornice and painting it the same colour as neighbouring properties.</p>	HH
20/65	<b><u>Planning Decisions</u></b>	
	Noted as listed below.	
/1	<b>19/02163/FUL, 5 Minster Road - Single Storey Rear Extension - GRANTED</b>	
/2	<b>19/02058/FUL, Exminster Golf Centre, Exminster Hill - Extension to Golf Centre to Include Function Rooms, Driving Range Bays, Office and Integrated Managers Accommodation – REFUSED</b>	

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/3	<p><b>19/01619/MAJ, 74 - West Exe Park, Alphington - Approval of Details for An Employment Unit (612 Sqm Of B2 and 622 Sqm Of B8) Together with Landscaping, Internal Access Roads, Parking, Drainage Detention Basin and all other Associated Infrastructure – GRANTED</b></p> <p>Cllr Smith expressed disappointment that the Parish Council's comments had not been referred to in the officer's report. Cllr Smith agreed to draft a letter to Teignbridge District Council (TDC) noting this and expressing concern about the discharging of planning conditions.</p>	KS/JD
/4	<p><b>19/02366/FUL - 11 Crockwells Road - First floor extensions over an existing ground floor side extension and alterations to ground floor roof with associated works - GRANTED</b></p>	
<b>Other Planning Matters</b>		
20/66	<p><b><u>To update Council on a meeting held on the 28 January with representatives from Teignbridge District Council and Devon County Council regarding the Matford development</u></b></p> <p>Notes from the meeting had been circulated and were briefly outlined.</p> <ul style="list-style-type: none"> <li>• Lack of enforcement and planning capacity for the development needed to be addressed. Cllrs Nuttall and Connett would take this up with TDC. It was noted that an additional enforcement officer had been costed in TDC's budget for the forthcoming year. It was suggested that the Parish Council wrote to TDC with its concerns.</li> <li>• The principle of a public display to explain the highways work that would take place prior to development commencing was welcomed. It was suggested that a date in May would be suitable and it would be useful to have a date agreed that could be publicised at the Annual Parish Meeting. The display would be managed by Devon County Council (DCC) and TDC. It was suggested that the display should be replicated at Matford.</li> </ul>	HH  HH
20/67	<p><b><u>To note any planning matters regarding the Matford development</u></b></p> <p>No update.</p>	
<b>Finance Matters</b>		
20/68	<p><b><u>Accounts for Approval</u></b></p> <p>It was resolved to approve the payment in the sum of £1547.00.</p>	HH
20/69	<p><b><u>To consider a request from St Martins Church to purchase and site a new LED flood light in the sum of £125.12</u></b></p> <p>Resolved.</p>	HH
20/70	<p><b><u>To consider a Community grant to Exminster Post Office services</u></b></p> <p>Deferred.</p>	JD
<b>Property &amp; Amenities Matters</b>		
20/71	<p><b><u>To update Council on a meeting held on the 24 January with the Exminster Recreational Trust</u></b></p> <ul style="list-style-type: none"> <li>• There was no progress on the provision of a car park at the side of the Pavilion. Trustees would follow up the matter with Westbank.</li> <li>• The Trust wanted to alter the internal layout of the Pavilion to make it more attractive for hiring. Several windows also needed replacing. The Trust was asked to submit quotations for the work for consideration for funding by the Parish Council.</li> <li>• There was no update on the use of the pitch for landing the Air Ambulance.</li> <li>• Plans for St Martin's Fun Day were underway.</li> </ul>	
20/72	<p><b><u>To update Council on the Victory Hall Trust meeting held on the 21 January</u></b></p> <ul style="list-style-type: none"> <li>• Outstanding recommendations on the fire assessment report had been considered.</li> <li>• Budget proposals for 2020-21 had been reviewed; potential large expenditures had been identified; hire fees to remain at current levels.</li> <li>• The Annual Trustees' Report for year ending 31 March 2019 had been approved.</li> <li>• A meeting had been arranged to discuss the email sent to the Trust by the Parish Council regarding potential changes to its legal status.</li> </ul>	
20/73	<p><b><u>To consider the Annual Property/Asset Inspection</u></b></p>	

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	<p>The inspection report had been circulated.</p> <ul style="list-style-type: none"> <li>• The Berry Brook had been inspected by the environment agency. The outfalls needed to be attended to by South West Water. It was suggested that the length of the brook in the Wilderness was de-silted.</li> <li>• The Gate in the Under 8's play area needed attention. The outcome of the annual play inspection report was awaited.</li> <li>• TDC had agreed that the hedges on the Dryfield car park could be cut back.</li> <li>• There was a crack in the wall of the public toilet. The crack had been inspected and it was suggested that it was monitored over the next 12 months. Cllr Madge had taken measurements for reference.</li> </ul>	
20/74	<p><b><u>To consider a request from the Green Spaces Working Party to plant various trees in the Parish Cemetery at a cost of no more than £150</u></b> Resolved.</p>	
20/75	<p><b><u>Councillors' Reports</u></b></p> <ol style="list-style-type: none"> <li>1. Cllr Smith congratulated the Green Spaces Group on the Wassail.</li> <li>2. Cllr Aird mentioned that the AGM of Coffee On the Corner would take place on 20 February.</li> <li>3. Cllr Walledge mentioned that the Rural Skip would be visiting the village on 22 February.</li> <li>4. Cllr Chandler reported that the Wassail had been successful.</li> <li>5. Cllr Chandler reported on the provision of a sign for the sweet chestnut tree planted on Reddaway Drive.</li> </ol>	
20/76	<p><b><u>Public Open Session</u></b> Comments:</p> <ol style="list-style-type: none"> <li>1. Thanks were extended to the Council for supporting the purchase and siting of the new LED floodlight.</li> </ol>	
20/77	<p><b><u>It is proposed that in accordance with section 1 (2) of the Public Bodies (Admission to Meetings) Act of 1960, the Press and Public will be excluded from items 20/78 (part II) having due regard to the confidential nature of the business to be transacted.</u></b> Resolved.</p>	
<b>Part II</b>		
20/78	<p><b><u>Update on matters relating to the Deepway Centre – commercial matters</u></b></p>	
<p>The meeting closed at 22:00 Date of next meeting: Monday 17 February 2020 at 19:30 in the Victory Hall</p>		

Signed:.....Brian Aird..... Date:.....17/02/2020.....