

STOKE GABRIEL PARISH COUNCIL

DRAFT Minutes from the Parish Council meeting

held on 27th January 2020 at 7.00pm at Stoke Gabriel Village Hall

Present; Cllrs Blood, Bridge, Bullock, Collings, Hunt (Chair) King, Stobbart, Tully & Williams

Dist Cllr Rowe and County/ Dist Cllr Hawkins

18 members of Public & Clerk - Karen Gilbert

20/01/01 Apologies - Cllr Bastone

20/01/02- Declaration of Interests - None

20/01/03 - No dispensation requests - None

Standing orders were suspended

20/01/04 Public participation

A Parishioner commented on the overgrown hedges both from Lembury X to Aish X and on Paignton Road near the Cavanna Site - **ACTION - Clerk**

Another Parishioner commented that the Council might wish to consider a participatory budget setting process next year to incorporate ideas from the Community

A Parishioner asked the Council to consider contributing to the cost of a survey regarding the proposed Cycle / pedestrian way from Stoke Gabriel to Totnes - **NOTED**

20/01/05 - Report from TomMorris Stoke Gabriel CLT

The pre planning decision on Duncannon lane was refused. The 12-page document listed constraints around:

AONB - Whilst the South Devon AONB Unit is generally supportive of the aspiration to provide affordable housing to meet evidenced local housing need in Stoke Gabriel, the principle of development in the location proposed cannot be supported. The proposal would introduce unsympathetic built form and associated infrastructure including new roadway and lighting into a highly sensitive and unsustainable open rural village edge location outside of the settlement boundary above the Dart estuary. The proposal would result in significant adverse impacts to the natural beauty, special qualities, distinctive character, landscape and scenic beauty of the South Devon AONB.

Alternative sites together with an appropriate form and design of development should instead be pursued from a clear starting point of conserving and enhancing the natural beauty of the South Devon AONB.

Heritage - The House's strong physical and visual connection with the countryside is integral to its setting. If development were to proceed it would erode the landscape hierarchy of the immediate environs of Stoke Gabriel House and affect the appreciation of the house in its setting.

On a more positive note! Affordable housing team noted:

We have held discussions with Stoke Gabriel and CLT and are satisfied that they have a list of eligible households whose income is such that they cannot afford to access open market housing in the village, and they would be eligible for intermediate housing. They also have a local connection to Stoke Gabriel.

The South Devon AONB Unit is generally supportive of the aspiration to provide affordable housing to meet evidenced local housing need in Stoke Gabriel

SHDC Officers would be keen to work with all interested parties to explore other potential sites which perhaps would not result in harmful impact to identified heritage assets of the wider landscape setting.

Our grant to 'Homes England' – of approximately £150,000 which will be used for the cost of getting the scheme to planning has been agreed at the South West board. This was signed off by the National panel. Unfortunately, contracts needed to be signed by the end of Dec 2019. This was not possible due to the pre planning response. Homes England have re applied to the treasury for a five year grant programme, the outcome due to be released in the March 2020 budget.

The CLT were invited to the NP "Green Spaces" feedback on Saturday. This had over 100 people through the doors. We now have over 130 share holders from the village and 450 £1 shares sold.

We now require a new site which can be brought forward which from the start has support from SHDC planners, AONB team, PC, District Councillor, NP group and wider village.

The Chairman and Councillors thanked Tom and his team for all the hard work and agreed to assist in finding an alternative site

20/01/06 - Councillor reports

District Cllr Rowe

We have held several meetings and workshops this month, including workshops on climate change and training for development management.

Webcasting is now live and the full council meeting held on The 19th December was available for viewing.

An Executive Meeting was held before the start of the Full Council Meeting so it was a very busy day with two sessions of Full Council. Agenda Items included the Annual review of the Health and Safety Policy, Procurement Policy, Becoming a Dementia Friendly Council, and Climate Change Update.

It is the Council's aim to be carbon neutral by 2030 & District Wide Zero Carbon by 2050. Full details of all the items are available on the Council's Website and a consultation process has recently gone live for residents to access and give us their views etc..For Climate Change.

At the Council Meeting , a Presentation was made to Mr.John Tucker who had represented the West Dart Ward area for 22 years and was Leader for 12 years before standing down from the Council in May 2019 .He is now an Alderman of the Council which is an honour in recognition of service to the Community and Council District wide.

We have seen three elections in the past year, with Local town/parish elections, District Council Elections and a General Election. We have seen many changes and we now have to move on and work together to achieve what we want to happen.

Cllr Rowe also highlighted various scams including one involving Amazon vouchers and asked the Parishioners take care in this regard

Cllr Hawkins

Cllr Hawkins encouraged the Council to assist financially toward the cost of the survey for the cycleway if at all possible.

Various Highway matters and concerns were discussed and Cllr Hawkins agreed to arrange a walkabout meeting in the Parish with Highways Officer , Lisa Edmonds

Cllr Hawkins commented on the South Hams Budget advising that South Hams and West Devon would be sharing a Climate change Officer and also an Economy Officer

Cllr Bastone

Cllr Bastone provided a written report on his activities at South Hams DC

Standing orders were re-instated

20/01/07- Minutes from previous meetings

The Minutes from the Stoke Gabriel Parish Council meeting held on 25th November 2019 and the Finance committee meeting on 15th January 2020 were agreed by the Council & duly signed by the Chairman - all in agreement

20/01/08- Clerk's report

The Clerk advised that she had

- Arranged for a new light in the BT box
- Received insurance cover details re Wassail
- Reported Cavanna mud problem to SHDC - still a problem - **REFER to SHDC**
- Written to school re loose stones on wall - they had been removed pending repair
- Written to property owner - re leaning wall on Paignton Road - **REFER TO SHDC**
- Written to developer Gabriel Court re toilet usage for £200 contribution - No reply
- Church Walk wall - received detailed spec - **OBTAIN QUOTES**
- Received a report from Commodore SGBA - **APP TO VARY CONDITIONS TO FOLLOW**

The Clerk reminded Councillors of the need for

- Defibrillator training - **CLLR COLLINGS TO LEAD**
- Revised grass cutting schedule - **CLLR STOBART TO LEAD**
- Clarification of procedure Death of Significant person - **CLLR WILLIAMS to LEAD**

The Clerk advised that a Parish owned tree had blown over and was resting on a fence
ACTION ; CLLR TULLY TO ARRANGE REMOVAL

20/01/09 - Financial matters

a) The following cheques were presented for payment (gross figures) - Payments approved all in agreement

Karen Gilbert	419.16	Underpaid net wages 12/19 & 01/20
Stoke Gabriel Village Hall	112.00	Hall rental Oct to Dec 2019 incl
Richard Hunt	96.00	Chq 1370 RJS (CCTV) ret'd - paid again by RH
Birbeck Landscapes	285.00	Grass cutting / hedges
Karen Gilbert	117.30	Expenses / admin nov/dec 2019
Karen Gilbert (amazon purchase)	54.99	Hard drive
Citizens advice	150.00	Donation S137
CPRE	150.00	Donation S137
Stoke Gabriel Scouts	200.00	Donation S137
Phil Bolt	99.06	Hoyle Copse expenses
Toilet account		
Mrs D E Wedderburn	160.00	Cleaning to 22/1/20
SSE SWalec	54.89	Electricity
J Bullock	79.59	Reimburse- fit 2 x taps
Mrs D E Wedderburn	560.00	Cleaning -Paid 15/1/20 - TO NOTE

b) To note the bank balances and reconciliations - **NOTED**

c) To approve Stoke Gabriel budget for 2020/2021

Cllr Williams explained the Budget in fine detail to those present . The Chairman thanked Cllr Williams , the Clerk and members of the Finance Committee for the work in collating the information . It was **RESOLVED** that the Budget been adopted

d) To approve the Precept request for 2020/2021

It was **RESOLVED** that a precept request for £35000 (inc Council Tax Grant of £256.00) be sent to South Hams District Council - All in agreement

It was **NOTED** that this represents an increase of approx 27p per week on a Band D property and that details of the Budget are available on the website

20/01/10 Planning

The following recommendations were noted and Approved

4197/19/FUL Lower Well Farm , Stoke Gabriel. Proposed new track

SUPPORT - Condition that Farm entrance sign is erected

4204/19/LBC - South Bank Paignton Road , Stoke Gabriel

Listed building consent for replacement roof tiles and installation of cavity drainage system

NO OBJECTION

3421/19/VAR Marians Maples , Vicarage Close , Stoke Gabriel

Variation of condition 2 (approved Plans) following grantor planning consent 52/2081/15F to enable changes to improve siting and design

DEFERRED - SITE MEETING 30/1/20

It was **NOTED** that delivery lorries had already caused areas of damage to the verges - despite a construction management plan being imposed by Planning

ACTION : CLERK TO RAISE WITH SHDC PLANNERS

2995/19/ARC - Bothy Bakehouse , Aish , Stoke Gabriel

Application for approval of details reserved by conditions 5,6,7,8 of planning consent 1757/18/VAR

NO OBJECTION

20/01/11 To receive reports on Parish assets

a) **Toilet** .

It was **AGREED** that the locks to the toilets needed to be changed

It was **AGREED** that the dog poo bin at the toilets should be relocated to Byter Mill Lane and the litter bin moved forward to its original position and suitable signage

Purchased to show it could be used for dog waste

ACTION ; CLERK TO ARRANGE FOR BIN MOVE AND CHANGE OF LOCKS

b) **Playground** It was **NOTED** that the Playground installer suggested weedkiller to remove grass from rubber surface

c) **Orchard.** It was **NOTED** that the orchard was left in an excellent state following the Wassail . It was hoped that next year , in advance of the Wassail , a team of Volunteers be formed to ensure all apples are removed

d) **Hoyle Copse** - Annual clearance of brash in the quarry and lime kiln area has been completed. Several fallen but dangerously hung up trees have been dropped and rendered safe. Path maintenance is well underway and nearing completion.

20/01/12 - Scoble Legacy

Cllr King advised that the Parish map project was progressing well and Cllr Bridge that the defibrillator at the Rivershack was operational having been registered to the Ambulance service . It was **AGREED** that Cllr Collings would make regular documented checks

20/01/13. Parish matters arising in previous month

a) To consider a request from a Parishioner to place a memorial bench in the Parish

It was **AGREED** that the Parishioner be allowed to mount a small plaque on the existing bench and to fund a replacement bench when the current bench fails

b) to consider installing a defibrillator (kiosk at Aish) and if appropriate decide way forward
It was **AGREED** that the Parish Council did not want to involve itself both financially and practically in another Defibrillator - It was **NOTED** that the one at the nearby Cricket Club could be relocated outside - which would then be available to nearby residents
ACTION ; CLERK TO ADVISE EACH PARTY ACCORDINGLY

20/01/14.To discuss further emails & progress on Community weeding project and decide a way forward

The Clerk explained that she had received 16 emails requesting that the Parish Council does not use glyphosate but instead allows hand pulling of selected weeds . She further explained that Highways insist on an online course followed by 2 days training to enable volunteers to work on the Highway - but that no-one asked thus far was prepared to undertake this . As requested by Parishioners she had consulted Exeter City Council - who had undertaken lengthy research on this matter . The options which they were considering were far beyond the ability of Stoke Gabriel . A Parishioner suggested sporadic spot spraying with glyphosate would be far more effective in the long run

After some debate , Cllr Hunt proposed that the Council spot sprays the weeds . This was seconded by Cllr Tully . A vote was taken - two for the proposal - after which Cllr Hunt conceded that this method would not be used and that it would be removed from the grass cutting / maintenance schedule currently under review

20/01/15 Neighbourhood Plan update from Peter Fenwick

Our small group of active participants are getting on with writing Policy documents which will go in the plan. These draft documents will be shown on the web-site within the next couple of weeks.

On Saturday 25th January we held an open event in the Village Hall to get further feedback on the detailed audit of the ' Greenspace Proposals ' carried out by the Parish Plan Group. Additionally we asked for feedback on ' important views ' which would benefit from protection in the plan, displayed draft policies and also some approved plans from elsewhere in the South Hams and beyond. The event was well publicised and we had 100 very interested attendees which made for a very busy and successful morning. The one disappointing aspect was that the demographics of attendees included few parents of younger elements of the community despite notice of the event being circulated widely. We need to address this.

We've got quite a bit of follow up work after this and hopefully we'll encourage some more active participants.

20/01/16. Parish Council admin

To consider the composition and remit of the Finance Committee and decide / approve any amendments / improvements required

This had been requested by Cllr Tully following reports from the Finance Committee meeting held on 15th January .Cllr Tully , having spoken to the Chair of Finance on this matter, had been reassured for the time being - but with further review undertaken is found necessary

20/01/17 - CORRES - all previously circulated

. **Date/time of next meeting 24th February 2020**

There being no further business the meeting was closed at 9pm