

**Minutes for the Annual Meeting of Colyton Parish Council held
in the Colyton Town Hall on Monday 13th May 2024 at 7pm.**

Present: Cllrs S Real, K Clifford, J Gardiner, A Parr, A Stenning, J Hay, G Chesterton, G Stephenson and R Turner.

Also in attendance: EDDC Cllr H Parr and S Haines (clerk)

Members of public: 4

24/05/24 Election of Chairman for 2024/25 Cllr Stenning proposed Cllr Parr remain chairman, seconded by Cllr Hay. No further nominations were made. Cllr Parr agreed to stand.

24/05/25 Election of Vice Chair for 2024/25 Cllr Real proposed Cllr Clifford remain vice chair, seconded by Cllr Parr. No further nominations were made. Cllr Clifford agreed to stand.

24/05/26 Receipt & Approval of apologies for absence. Cllrs Mann and Arnott.

24/05/27 Police report. 7 crimes reported in March 2024. 4 X Violence and sexual offenses, 1 X Criminal damage and arson, 1 X Public order.

24/05/28 Declarations of Interest. Cllr Parr declared interests on two planning applications, 24/0709/FUL Turlings as he is a neighbour and 23/1785/FUL The Old Reservoir because the Feoffees own neighbouring land and he is a Feoffee. Cllr Turner declared an interest on planning application 23/1785/FUL The Old Reservoir as he also is a Feoffee. Cllr Hay declared an interest on planning application 23/1785/FUL The Old Reservoir as he is an indirect neighbour.

24/05/29 Public Question time

A member of public stood and introduced himself and his wife as John and Sarah who own Tritchayne Cottages and have done so for two years. John explained that it was always their intention to buy a small cottage locally so they could live close to the holiday cottages but personal circumstances have changed and they now need more room. The solution to their problems would be to live in one of the holiday cottages and continue to rent out the remaining four units. They were advised by a planning consultant to apply to lift the restrictions on the whole site, not just the one unit, as previous applications by previous owners to lift the restriction on one unit have all failed. They only wish to live in one unit, the rest of the site would still be protected by planning laws and any further development would still be subject to planning applications.

Another member of public stood and introduced himself and his wife as John and Glynis who own Tritchayne Farm. John read out a single sentence from a comment which he has already submitted to EDDC, 'we would fully support this application if it was only applicable to one unit' He went on to say nobody can predict the future and we would not want the site turned into a housing estate. The current restrictions protect the site from open development.

24/05/30 Appointment of Councillors to Committees: Finance, Planning, Amenities. Cllr Turner stated that as this is a relatively small Council, it would be prudent to remain having all Councillors on all committees to ensure we remain quorate if there is sickness, holidays or if somebody needs to declare an interest. This was agreed by all.

24/05/31 Details of Devon Association of local Councils (DALC) Training courses.

E-learning courses available:

Standards in Public Life – code of conduct £16 plus VAT

Introduction to Local Councils £16 plus VAT

Physical courses available:

Various courses in communications and data protection £30 plus VAT

Zoom courses:

Being a Good Councillor – Roles and Responsibilities £18

These were all noted, any Councillors should approach the clerk if they wish to attend any.

24/05/32 Voting for Nominations of representatives to other organisations

Axe Valley ring and ride X 1 Cllr Turner proposed this remain unchanged, seconded by Cllr Real and agreed by all. Chamber of Feoffees X 1. Accepted nominees are Crispin Denny and Sasha Haines. Cllr Parr proposed this be discussed In-committee, seconded by Cllr Real and agreed.

Community woodland trust X 1 Cllr Gardiner proposed this remain unchanged, seconded by Cllr Stenning and agreed by all.

DALC X 2 Cllr Stenning proposed this remain unchanged, seconded by Cllr Turner and agreed by all.

Footpath wardens X 2 Cllr Clifford proposed this remain unchanged, seconded by Cllr Gardiner and agreed by all.

Social club X 2 Cllr Clifford proposed this remain unchanged, seconded by Cllr Gardiner and agreed by all.

Tree Warden X 1 Cllr Real proposed this remain unchanged, seconded by Cllr Stenning and agreed by all.

Playing fields committee X 2 Cllr Stenning proposed this remain unchanged, seconded by Cllr Gardiner, agreed by all.

Reece Strawbridge X 1 Cllr Stenning proposed this remain unchanged, seconded by Cllr Clifford and agreed by all.

Church fabric committee X 1 Cllr Stenning proposed this remain unchanged, seconded by Cllr Gardiner, agreed by all.

24/05/33 Approval of the minutes of Parish Council Meeting held on 8th April 2024. Cllr Clifford proposed these be accepted, seconded by Cllr Gardiner and agreed by all.

24/05/34 Matters arising from the Minutes. None.

24/05/35 Highway Matters

a) Concerns over congestion in the town once the CeremTec site is developed. – Cllr Clifford stated that DCC have been given £10 million for road improvements for the entire County, he proposed that the Council write to Cllr Hartnell and highways to see if Colyton could have its roads reviewed before the 72 houses and 6 business units are completed on the old CeramTec site as the roads are terrible now and will only get worse. This was seconded by Cllr Real and agreed by all.

b) Road Warden Scheme and Community Funding in partnership with DCC. Cllr Parr suggested trying to find a volunteer/volunteers using the Heart of Colyton. This was agreed.

c) Ref TTRO2457259 temporary prohibition of through traffic. Monday 2nd September – Friday 6th September. Dolphin Street. National Grid – connecting Colcombe Castle. Cllr Real raised concerns about the timing of this road closure as the following week will be Carnival week. Clerk to write to highways and express the urgency of this work being completed on time.

Cllr Hay bought up the sewage issues but this was not on the agenda. Clerk will add to next months agenda.

24/05/36 Report from County Councillor. No report received.

24/05/37 Report from District Councillors. Cllr H Parr gave her report, see appendix A

24/05/38 Report from Meetings Attended. The clerk reported that Mr Pady has met with a highways officer at Downhayne Brake to discuss the possibility of putting a larger pipe under the highway. There is no guarantee that DCC will release the funds for this and Mr Pady held this meeting without consulting with the Parish Council. Cllr Real reported that he attended a meeting of the Playing Fields Committee. Everything is ticking along nicely and there are a good number of events booked over the summer.

24/05/39 Parking opposite the Colcombe Castle. Cllr Turner pointed out that there seems to always be at least one vehicle parked alongside the Colcombe Castle on Dolphin Street, this is not a parking space. This should be pointed out to Cllr Hartnell and the highways team. Maybe Yellow lines are needed here, also to fill in the missing gap on South Street. It was agreed to write to highways and Cllr Hartnell.

24/05/40 Parish Council website. Cllr Chesterton has been looking into the possibility of getting a new website with a .gov domain and .gov emails for Councillors. He explained that it will cost about £600 for the first year and then about £300 a year after that. It will be very user friendly and accessible. Having that domain will look more professional and it is more secure for the emails. Cllr Stenning proposed we go ahead with this, seconded by Cllr Stephenson and agreed by all. Cllr Chesterton offered to build the website.

24/05/41 Heads of Terms for the Dolphin Street toilets – further amendments from EDDC. The new Heads of Terms were accepted. Also the clerk informed the Council that Milford and Dormer have said they cannot help. EDDC suggested Tozers would be good to assist, clerk to contact them.

24/05/42 New Financial Regulations for discussion and approval. Cllr Parr proposed these be adopted, seconded by Cllr Clifford and agreed by all.

24/05/43 Correspondence

a) Rural bulletin

b) EDDC update.

24/05/44 Finance

Minutes of the meeting held Monday 22nd April (Appendix A) to be noted

Accounts to be approved for payment

DD British Gas Lite electricity 23.06 VAT 1.15. Total 24.21 pounds.

DD Talk talk phone and broadband 37.18 VAT 7.44. Total 44.62 pounds.

DD Biffa waste management 241.64 VAT 48.33. Total 289.97 pounds.

BACS Mr Fitzpatrick toilet caretaker. Total 120.00 pounds.

BACS Bargain host 50GB webspace from 16/05/2024 – 15/05/2025. Total 50.00 pounds.

BACS Foxwell engineering welding done on cemetery trailer 62.00 VAT 12.40. Total 74.40 pounds.

BACS Halcyon cemetery grass 526.75 VAT 105.35 St Andrews Church 307.00 VAT 61.40. Total 1000.50 pounds.

BACS Moleavon Posts, tape, gate hinge, postmix, stakes and rails 96.90 VAT 18.53. Total 111.81 pounds.

BACS Blamphayne Sawmill Ltd gates for allotments 200.50 VAT 40.11. Total 240.61 pounds.

BACS Devon Communities Together annual membership. Total 50.00 pounds.

BACS Hammetts associated annual audit 2023 – 24. 525.00 VAT 105.00. Total 630.00 pounds.

The above account were approved for payment, proposed by Cllr Gardiner, seconded by Cllr Hay and agreed by all.

- a) Clerk holiday request. Approved.
- b) Annual Governance Statement 2023/24 to be approved for the annual audit. Cllr Real proposed this be approved, seconded by Cllr Gardiner and agreed by all.
- c) Accounting Statement 2023/24 to be approved for the annual audit. Cllr Gardiner proposed this be approved, seconded by Cllr Real and agreed by all.

24/05/45 Planning

Minutes of the meeting held Monday 22nd April – (Appendix B) to be noted

a Planning Applications

23/1785/FUL The Old Reservoir Ridgeway Lane Colyton - Demolition of existing reservoir tanks and construction of new dwelling house. Amended plans for consultation.

Cllr Real proposed this not be supported, the Greensand on this site makes it extremely risky to build on, the highway is in a poor state and the turning area should only be on site, plus the design is not in-keeping. This was seconded by Cllr Clifford and agreed by all bar Cllrs Hay, Parr, Turner, Chesterton and Stephenson who all abstained.

24/0782/VAR Tritchayne Farm Cottages Colyton – Mr Slater - Removal of condition 4 (holiday accommodation restriction) of planning permission 00/P0545 (Conversion of redundant farm buildings to holiday let units) *Comments due by 15th May.*

Cllr Gardiner proposed that this not be supported as the application is for the restriction is to be lifted for the whole site. If it were for just the one unit then it would be supported. Seconded by Cllr Parr and agreed by all.

24/0833/DOC Heathayne Wood Colyton – Mr Brooking - Discharge of condition for 23/1374/AGR: Condition 3 (badger class licence), Condition 4 (ecological works), Condition 5 (track surfacing) and Condition 6 (surface water drainage)

Cllr Stenning informed the Council that the Government has just declared that this site be classified as Ancient Woodland and Ancient Woodland Pasture. Cllr Parr proposed this not be supported, seconded by Cllr Real and agreed by all.

24/0709/FUL Turlings King Street Colyton – Mr Mould - Change of use of land for siting of Shepherd's hut type structure for use as ancillary living accommodation and/or holiday let use. *Comments due by 22nd May.*

Cllr Real proposed this not be supported as this does not appear to be a temporary structure as it is being plumbed into the main sewer, seconded by Cllr Clifford and agreed by all bar Cllr Parr who abstained.

b Planning Decisions – to be noted

24/0346/FUL 3 Hill Court Hillhead – Mr Hosking & Ms Edwards - Proposed replacement porch with timber cladding. Approved with conditions.

24/0408/FUL Land To The North Of New Sidmouth Road Colyton – Mr Perree - Proposed replacement agricultural building. Approved with conditions.

24/0199/LBC Barn East Of Hooperhayne Colyton – Ms Houldsworth - Retention of works carried out after the expiry of 19/1515/LBC including the replacement of an internal concrete floor slab and associated underpinning of a modern partition wall, removal of stairs and the replacement of 2 modern under sized floor support beams with steel beams. Approved.

c Planning Correspondence

2 X memorial applications circulated to all Cllrs. These were both approved.

To be noted – anonymous letter received addressed to Cllr Stenning, highlighting concerns about a piece of privately owned land above the tram station. Cllr Parr stated that the Council does not respond to anonymous letters.

Response from EDDC Enforcement regarding the land above Heathayne. Cllr Parr stated that the bell tent has been up all winter, there are terraced steps installed and a fire pit. It is looking very much like suburban development occurring in the open countryside. Clerk to respond with this and also add about the re-classification.

24/05/46 Amenities

- a) Minutes of the meeting held Monday 22nd April (Appendix C) to be noted.
- b) Bus shelter at Coly Vale. Cllr Mann was to report but is absent so this will be on the next agenda.

24/05/47 Matters to be taken into Committee. After much discussion, the decision for the nomination for the Feoffees representative was Sasha Haines.

24/05/48 Items brought to the CPC's attention after the agenda had been published.

MOP put down £600 to reserve a burial plot in 2008, they have now moved away and wish to give up the plot. Clerk to refund. Cllr Parr suggested a 10% clerical fee to be retained, seconded by Cllr Turner and agreed by all. Clerk to refund £540.

Email received from the NP officer with a suggestion for the new inside page of the plan to explain to Colyton/Colyford split. This statement was approved.

Cllr Clifford informed the Council that the Colyton youth football team have been promoted and the manager has been awarded the Broom Cup. Cllr Stenning to put a post on Heart of Colyton on behalf of the Council to congratulate all involved.

24/05/49 Dates of future meetings

May Committees – TUESDAY 28th May

June CPC meeting – Monday 10th June.

Meeting closed: 20:45.

Appendix A

EDDC Cllr H Parr
Report for May.

1. Webinar- an Introduction to the Local Plan Further Consultation 7.00pm Thurs. 16 May 24. All T & PCs are invited.

Consultation topics- Topics include late submissions of Sites for Housing, and Employment, Green Wedges, Coastal Preservation Area, and Town Centre policies.
2. NB- Proposed Strategic Sites for Colyton in the draft Local Plan- the Preferred site, land off Old Sidmouth Rd., west of Burnards Field Road, across from Seaway Head. Also the 2nd preference site- land adjoining, extending to Clay Lane.
3. Annual District Council Meeting- Cllr Arnott was re-elected by a majority as Leader, and announced his appointments for Portfolio Holders and Chairmen of Committees. The new Portfolio Holder for Strategic Planning and Chairman of the Strategic Planning Committee is Cllr Olive. Cllr Olive runs a small Planning Consultancy, Terra Tomorrow Ltd., specialising in planning and project management, principally for commercial construction projects, Urban Planning & Landscape Architectural Activities.

I was unable to support.