



**Minutes of Credition Town Council's Property & Allotments Committee Meeting,
held on Tuesday, 9th January 2018, at 6.00 pm, at the Council Chamber, Market Street, Credition**

Present: Cllrs Miss J Harris (Committee Chairman), Mr M Szabo, Mrs A Hughes and Mr J Ross

In Attendance: Mrs Emma Anderson, Assistant Clerk
Ms Penni Tearle, Chair of Boniface Allotments Association

60. To receive and accept apologies

No apologies were received.

61. Declarations of Interest

None declared.

62. Public Question Time

There were no members of the public present.

63. Order of Business

There were no changes to the order of business.

64. Chairman's and Clerk's Announcements

There were no announcements.

65. Property & Allotments Committee Minutes – To approve and sign as a correct record the minutes of the Property & Allotments Committee Meeting held on 14th November 2017. Copies had been circulated with the agenda. It was **resolved** to approve, and sign, the minutes of the Property & Allotments Committee Meeting held on 14th November 2017, as a correct record. (Proposed by Cllr Szabo)

66. Matters Arising

Cllr Szabo:

- Page 12, minute no. 46 – Cllr Szabo queried whether the Scouts would be able to help in clearing the leaves off the steps at Peoples Park. The Assistant Clerk confirmed that this is already included within the Peoples Park grounds maintenance contract.
- Page 16, minute no. 33 – Cllr Szabo requested for quotes to be obtained to repair the small wooden bench at Peoples Park, by replacing the wooden seat. The Assistant Clerk confirmed that she had been unable to obtain any history on where the bench had originally come from.

67. Allotments CTC Allotments

a) To consider the following issues and agree a course of action:

➤ **Vacant plots, Non-cultivation Notices and Notices To Quit**

The Assistant Clerk advised members that there is currently one vacant plot on both the Exhibition Road and Barnfield allotment sites. Ms Tearle is showing these plots to prospective tenants over the coming days so they should soon be let. Two Notices To Quit were issued last week as the plot holders had not paid their annual rent payment. The next round of inspections will be taking place in the early spring as we start to enter the growing season.

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- b) **To consider matters raised by the Boniface Allotments Association and agree a course of action.** None raised.
- c) **To consider matters and issues raised by allotment tenants and agree a course of action.** None raised.
- d) **To receive an update on the installation of new number posts on the allotment sites.** Ms Tearle updated members and confirmed that the posts have all been cut, pointed and dipped and are currently weathering/drying out. Once dry, the numbers will be painted on and allocated accordingly. There had been no luck in finding metal numbers that could be used at very little cost.
- e) **To receive an update on the Exhibition Road Allotment Access Path Project.** The Assistant Clerk confirmed that the installation of the dropped kerb will commence on 22nd January 2018, subject to the start date being approved by Devon Highways.
- f) **To consider the current water provision at the Exhibition Road and Barnfield Allotment sites and agree any actions.** Ms Tearle advised members that she has contacted several allotment holders to find out their opinion on the current watering provision, however there was no consensus on the issue. Ms Tearle believed that installing a new tap on both allotment sites would be a better use of the Council's money, due to the costs involved in installing one water trough. It was agreed for Ms Tearle and the Assistant Clerk to agree on the best locations for the new taps and for installation quotes to be obtained.

Ms Tearle left the meeting at 6.12 pm

68. To receive an update on the following works:

- **Bench at Landscore.** At the end of November Paul Gilbert advised he had been behind on jobs due to illness. An email was sent at the end of December requesting an update, no response has been received.
- **Bin at Spinning Path Gardens Play Area.** The concrete base has been installed by R J Brooks. A quote has also been received from R J Brooks for the bin to be collected and installed to the concrete pad. It was **resolved** to accept the quotation from R J Brooks at a cost of £35 + VAT, with the money being allocated from the property and parks small works/various budget. (Proposed by Cllr Harris)
- **Fence at Fulda Crescent Play Area.** The works have been completed and inspected.
- **Planting of Trefoil Rose.** The works have been completed and inspected.
- **Memorial Bench at Peoples Park.** The concrete pad is in place and the bench will be installed shortly.
- **Woodchip at Upper Deck.** Urban & Rural Tree Services delivered and spread woodchip at Upper Deck free of charge before Christmas.

69. To consider a quotation for the planter outside Lloyds Bank to be painted. A copy of the quotation received had been issued with the agenda. It was **resolved** to accept the quotation from A R Davey at a cost of £130 + VAT, with the money being allocated from the property and parks small works/various budget. (Proposed by Cllr Szabo)

70. To consider quotations to remove the Lime Tree stump located at Peoples Park and agree a course of action. Copies of the quotations received had been issued with the agenda.

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At the previous meeting it was agreed to obtain quotations for the Lime Tree stump to be removed, with the intention of the Lucombe Oak sapling being planted in its place. The Assistant Clerk advised members that mixed opinions had been received regarding the planting of the Lucombe Oak sapling. One contractor advised that this specie did not have a very good survival rate and due to the planting required it would be a costly job. However, another contractor advised that this location would be suitable. Cllr Ross advised members that Lucombe Oaks do grow very large and he was concerned that, due to the space required, the top path would not be a suitable location. Cllr Ross circulated a picture which identified another possible location for the Lucombe Oak to be planted. The location identified is situated to the left of the Scout Memorial Garden, near the junction of Waresfoot Drive and in the centre of the grassed area. Members agreed this location would be more suitable due to the open space surrounding it and it being set away from any nearby properties.

Following these discussions, it was **resolved** to leave the Lime Tree stump where it is but get it treated to prevent regrowth. (Proposed by Cllr Szabo). It was further **resolved** to obtain quotations for the Lucombe Oak sapling to be planted in the location agreed. (Proposed by Cllr Ross)

- 71. To consider quotations for a structural survey to be carried out on the Newcombes Meadow toilet block and agree a course of action.** Copies of the quotations received had been issued with the agenda. It was **resolved** to accept the quotation from Bill Badger at a cost of £200, with the money being allocated from the Town Council's earmarked legal/professional fees budget.
- 72. To consider the future of Greenway Play Area following the public consultation.** The results of the public consultation had been issued prior to the meeting. Members discussed the current situation expressing concerns about the access and how this limits what the play area can be used for. Members also drew attention to the results of the public consultation, in which many residents wanted the play area closed due to the fact that it attracts anti-social behaviour. After a lengthy discussion it was **resolved** to terminate the lease for Greenway Play Area and give three months' written notice to MDDC. (Proposed by Cllr Harris)
- 73. To discuss the land at Stonypark, including the following, and agree any actions:**
- **A request by the existing licensee for further works to be carried out.** A copy of this request had been issued with the agenda. It was **resolved** for a site visit to be arranged in order that members of the committee had an accurate understanding of the works required. (Proposed by Cllr Harris)
 - **The future use of the land.** The Assistant Clerk advised members that the current grazing licence would expire at the end of June and therefore, the committee needs to agree what it would like to do with the land moving forward. It was agreed for this to be deferred to the March meeting, once the site visit has been carried out. Cllr Harris requested an update on the water reservoir that is located next to the land. The Assistant Clerk confirmed she would look into this and email all committee members.
- 74. Business brought forward**
- Cllr Szabo:
- Advised members that the fingerpost located at Red Hill Cross was removed about a year ago and has recently been re-installed and immaculately refurbished. Members agreed for the Assistant Clerk to ask Martin Binks if he had refurbished the fingerpost.

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- Drew attention to the condition of the boundary wall at the top of Peoples Park, particularly the breeze block section. He suggested looking into ways to improve the appearance of the wall, for instance using a cob effect. The Assistant Clerk confirmed the Crediton Open Space committee are currently looking into the ownership of the boundary wall and who is responsible for maintaining it.

CLlr Hughes:

- Queried whether there is anything we can do to protect the Bandstand, following the recent reports. The Assistant Clerk confirmed that the local police are aware of the issue and it will be monitored as closely as possible.

Members also discussed the homeless man that is sleeping at the War Memorial as the number of complaints from concerned residents is starting to increase. The Assistant Clerk advised members that the local police are fully aware of the situation, however there is a limit as to what can be done as the individual is not breaking the law.

75. Close

The meeting closed at 7.03 pm

Signed 
Chairman

Dated 13-3-18,