



CREDITON TOWN COUNCIL

8 North Street
Credition
Devon
EX17 2BT

Telephone: 01363 773717
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To All Credition Town Councillors

You are hereby summoned to attend a **Community Committee meeting**, which will be held on **Tuesday, 5 November 2024, at 19:00 at The Bungalow, 8 North Street, EX17 2BT**

This meeting may be livestreamed via Facebook in order to allow Members of the Public to watch the meeting.

The purpose of the meeting is to transact the following business.

Rachel Avery FSLCC

Town Clerk

Wednesday, 30 October 2024

Please note that:

- Members of the Press & Public are invited to attend under the Public Bodies (Admission to Meetings) Act 1960. Members of the public will be given the opportunity to address councillors in attendance as part of the agenda.
- Under the Openness of Local Government Bodies Regulations 2014, any members of the public or press are allowed to take photographs, film and audio record the proceedings and report on all public sections of the meeting.
- Under the Local Government Act (LGA) 1972 Sch 12 10(2)(b), Credition Town Council is unable to make any decision on matters not listed within the agenda.
- Credition Town Council will always attempt to record and livestream meetings to Credition Town Council's social media platforms.

AGENDA

84 - Welcome and Introduction

Opening of meeting by the Chair and member introductions

85 - Public Question Time

To receive questions from members of the public relevant to the work of the council (a maximum of 15 minutes is allowed for this item; verbal questions should not exceed 3 minutes)

86 - Apologies

To receive and accept Town Councillor apologies (apologies should be made to the Town Clerk)

87 - Declarations of Interest and Requests for Dispensations

To receive declarations of personal interest and disclosable pecuniary interests (DPI's) in respect of items on this agenda

To consider any dispensation requests (requests should be made to the Town Clerk prior to the meeting)

88 - Climate Emergency

To note that decisions will be made with the climate emergency at the forefront of decision and policy making

89 - Order of Business

At the discretion of the Chair, to adjust, as necessary, the order of agenda items to accommodate visiting members, officers or members of the public

90 - Chair's and Clerk's Announcements

To receive any announcements which the Chair and Town Clerk may wish to make (for information only)

91 - Planning and Town Strategy Committee Minutes

To approve and sign the minutes of the meeting held on Tuesday 01 October 2024, as a correct record (minutes will be issued with the agenda)

92 - Mid Devon District Council Planning Applications:

[MDDC Planning Public Access Portal](#) - Mid Devon District Council, the determining Authority, has asked for comments from this Town Council on the following planning applications:

[24/00840/FULL | Erection of a building for machinery and equipment storage | Hooper Services \(South West\) Ltd Crediton Devon EX17 3DH](#)

[24/01457/LBC | Listed Building Consent for integrated CosyGlazing system to 3 sash windows | 4 Manor House Parliament Street Crediton Devon EX17 2BP](#)

93 - Mid Devon District Council Planning Decisions:

Devon District Council, the determining Authority, has APPROVED the following applications with conditions as filed:

Ref: 24/00902/FULL

Proposal: Change of use of agricultural land for use as community space, retention of structures and installation of ground mounted solar panels

Location: Land at NGR 283732 99527 Four Mills Lane, Crediton, Devon

Ref: 24/01144/HOUSE

Proposal: Variation of Condition (2) of planning permission 23/00894/HOUSE (Erection of a two-storey side extension and single storey rear extension) to allow substitute plans showing alterations to doors, windows and external finish

Location: 16 Blagdon Close, Crediton, Devon, EX17 1EL

Ref: 24/01170/HOUSE

Proposal: Erection of single storey rear extension following demolition of existing extension

Location: 14 East Street, Crediton, Devon, EX17 3AT

Ref: 24/01094/LBC

Proposal: Listed Building Consent for the erection of single storey rear extension following demolition of existing extension

Location: 14 East Street, Crediton, Devon, EX17 3AT

Ref: 24/01317/CAT

Proposal: Notification of intention to carry our works; Scots Pine remove defective overhanging branch (1); Poplar fell and weed-kill stump (2); Elder pollard top and weed-kill stump (3) within the Conservation Area

Location: Haywards County Primary, School East Street, Crediton, Devon

Ref: 24/01219/FULL

Proposal: Conversion of existing buildings and garages to dwelling

Location: Land and Buildings at NGR 283390 100465 Deep Lane, Crediton, Devon

Refusal

Ref: 24/01079/HOUSE

Proposal: Erection of first floor extension above garage to create office

Location: Hazeldene, Threshers, Crediton, Devon

Ref: 24/01199/FULL

Proposal: Installation of replacement windows

Location: Manor Office, 6 North Street, Crediton, Devon

Ref: 24/01200/LBC

Proposal: Listed Building Consent for installation of replacement windows and guttering; erection of internal dry lining wall and retention of underpinning works

Location: Gilbert Stephens Solicitors, Manor Office, 6 North Street, Crediton

94 - Crediton Urban Taskforce [CUT!]

94.1 - To receive a verbal update from members of [CUT!]

94.2 - To receive a verbal update regarding a thank you meal for [CUT!] volunteers (Cllr Huxtable)

95 - Future use of Allotment B5A

To consider plot B5A at Barnfield becoming a community orchard, due to its unfavourable location and condition to rent, and agree a course of action

96 - Devon Countywide Local Cycling and Walking Infrastructure Plan (LCWIP) public consultation

To receive the documentation regarding DCC's consultation on the Devon Countywide Local Cycling and Walking Infrastructure Plan (LCWIP) and Boniface Trail and to consider a response

97 - Land South of Barnfield

To receive a verbal update regarding land south of Barnfield (Cllr Brookes-Hocking)

98 - Anti-social behaviour/street-drinking complaints

To receive an update on the anti-social behaviour/street-drinking complaints

99 - Replacement tree planting

To receive a report and consider the quotations therein to replace two dead trees at Peoples Park

100 - Britain in Bloom

To discuss entering the Britain in Bloom Competition 2025 and agree a course of action

101 - Date of next meeting

To note that the date of the next meeting will be **Tuesday 03 December 2024.**

102 - Reports Pack

Attachments – for internal use only

[AI 91 - 2024-10-01 - Minutes.pdf](#)

[AI 96 - LCWIP - Boniface Trail Consultation.pdf](#)

[AI 99 - Replacement trees report.pdf](#)



**Minutes of the Community Committee meeting held on
Tuesday, October 1, 2024 at 19:00 in Old Landscore School, EX17 3LP**

| | |
|-----------------------|---|
| Present: | Cllrs Liz Brookes-Hocking, Joyce Harris, Giles Fawssett, Paul Perriman, Jim Cairney and Guy Cochran |
| Apologies: | Steve Huxtable and Natalia Letch |
| In Attendance: | 2 members of the public |
| Minute Taker: | Emma Anderson |

MINUTES

63 WELCOME AND INTRODUCTION

The meeting was opened at 19.00 and Cllrs introduced themselves.

64 PUBLIC QUESTION TIME

Members were asked about the possibility of expanding the CCTV system to East Street due to numerous incidents of cars being damaged by tankers turning out of Church Lane. Cllr Cairney confirmed this was discussed at the last council meeting and the current priority is improving the current system and getting it into the Exeter monitoring hub. Members highlighted the importance of reporting these incidents to the police to ensure the data can be looked at.

Members were also asked about the possibility of Credition Dairy expanding with a focus on concerns about current noise level and general disruption. Cllr Brookes-Hocking advised that there are several policies for the town, from the Neighbourhood Plan and District Council that would be considered if plans to expand were put forward. Cllr Brookes-Hocking encouraged them to look at the Neighbourhood Plan which identifies the east end of town specifically, and to come back with any comments they have on this section of the plan/how they would like to see this area treated in the future.

65 APOLOGIES

Decision: It was **resolved** to receive and accept apologies from Cllrs S Huxtable and N Letch (Proposed by Cllr Brookes-Hocking)

66 DECLARATIONS OF INTEREST AND REQUESTS FOR DISPENSATIONS

Cllr Harris declared a personal interest in item 71, planning application 24/01170/HOUSE, as the application backs on to her own property.

67 CLIMATE EMERGENCY

Noted.

68 ORDER OF BUSINESS

No changes to the order of business.

69 CHAIR'S AND CLERK'S ANNOUNCEMENTS

No announcements.

70 COMMUNITY COMMITTEE MINUTES

Decision: It was **resolved** to approve the minutes of the Community Committee from 03 September 2024. (Proposed by Cllr Harris)

71 MID DEVON DISTRICT COUNCIL PLANNING APPLICATIONS:

[24/01170/HOUSE | Erection of single storey rear extension following demolition of existing extension | 14 East Street Crediton Devon EX17 3AT \(middevon.gov.uk\)](#)

Decision: It was **resolved** to recommend no objection. (Proposed by Cllr Cochran)

[24/01317/CAT | Notification of intention to carry our works; Scots Pine remove defective overhanging branch \(1\); Poplar fell and weed-kill stump \(2\); Elder pollard top and weed-kill stump \(3\) within the Conservation Area | Haywards County Primary School East Street Crediton Devon EX17 3AX \(middevon.gov.uk\)](#)

Decision: It was **resolved** to recommend no objection. (Proposed by Cllr Cochran)

[24/01338/HOUSE | Erection of single storey rear extension | 3 Albert Close Crediton Devon EX17 2BU \(middevon.gov.uk\)](#)

Decision: It was **resolved** to recommend no objection. (Proposed by Cllr Harris)

[24/01391/HOUSE | Erection of first floor side extension | 62 Tuckers Meadow Crediton Devon EX17 3NU \(middevon.gov.uk\)](#)

Decision: It was **resolved** to recommend no objection. (Proposed by Cllr Harris)

72 MID DEVON DISTRICT COUNCIL PLANNING DECISIONS:

Noted.

73 CREDITON URBAN TASKFORCE [CUT!]

The Deputy Clerk advised members that the evening event with Crediton Brownies was very successful and the girls really enjoyed it. The schedule is being put together to arrange the actions days from October until March 2024.

Members discussed the continuing issues with the vegetation on Exeter Road and Jockey Hill making both impassable in places. The Deputy Clerk agreed to follow up on these issues.

Task: Follow up on vegetation issues @Emma Anderson

74 USE OF WEED KILLER ON BARNFIELD ALLOTMENT BOUNDARY WALL

Local gardener Bert identified the plant as a Purple Toadflax and advised it will be allowing water to get into the wall. The adjoining residents have agreed to remove the plant if it is affecting the integrity of the wall.

Decision: It was **resolved** to remove the plant and permit the use of weedkiller on this occasion to prevent damage to the wall. (Proposed by Cllr Brookes-Hocking)

Task: Arrange removal of plant from Barnfield boundary wall @Emily Armitage

75 UPDATE ON CREDITON CLUSTER MEETING 03/09/24

Cllr Brookes-Hocking provided an update. Crediton Cluster group had a presentation from the consultants who are looking at the route on behalf of Devon County Council (DCC). The design will be using publicly owned land as the first option which means it will be largely beside the main carriageway.

DCC have opened a 2-month consultation across the county on a number of Local Cycling and Walking Infrastructure Plans (LCWIPs) and this information would be circulated to councillors soon. The consultation will be online only; however the town council will be holding a face-to-face consultation where local residents can look at the plans and talk to town councillors/members of the cluster group. This will make up part of the drop-in budgeting session on Saturday, 16 November.

Task: Circulate LCWIP consultation information to Councillors @Rachel Avery

76 TO NOTE THE PROPOSAL FROM PJ ASSOCIATES REGARDING LAND SOUTH OF BARNFIELD

It was **noted** that the proposal has been received from PJ Associates regarding the land south of Barnfield. Cllr Brookes-Hocking advised that the budgeting sessions will also cover plans for forward development in Crediton. These will be held on 16 and 19 November.

77 TEMPORARY SIGNAGE ON EXHIBITION ROAD

It was noted that the Town Clerk has given permission for temporary signage to be erected on Exhibition Road allotment fence to discourage parking following a complaint to the RFC.

78 PROPERTY INSPECTION

78.1 UPDATE

The Deputy Clerk provided the following update:

- Turning Tides have been sent a list of actions
- Turning Tides will clean the bird mess from the bandstand on a routine basis and this will be reviewed
- Quotes are being obtained to repoint the Boniface Statue slabs with a silicone based material
- Bert will advise on a replacement for the Holly tree and look at lining the planter
- The overhanging plants have been cut back at the Scout Memorial Garden
- Quotations had been received today the various slab repairs

Decision: It was **resolved** to accept the quotation received to secure the rocking slab at the Scout Memorial Garden at a cost of £140 + VAT. (Proposed by Cllr Harris)

Decision: It was **resolved** to accept the quotation received to repoint the slabs at the Scout Memorial Garden at a cost of £155 + VAT. (Proposed by Cllr Harris)

Decision: It was **resolved** to accept the quotation to replace two slabs surrounding the war memorial bus shelter at a cost of £240 + VAT (Proposed by Cllr Brookes-Hocking)

Task: Instruct contractor to carry out slab repairs around Scout Memorial Garden and War Memorial bus shelter @Emma Anderson

78.2 UPPER DECK HANDRAIL

Decision: It was **resolved** to accept the quotation from Contractor A to repaint the handrails at Upper Deck and make a recommendation to Full Council to spend £430 from the Upper Deck EMR. (Proposed by Cllr Harris)

Task: Instruct contractor to repaint Upper Deck handrails @Emma Anderson

79 COUNCIL OFFICE GARDEN CLEARANCE

Decision: It was **resolved** to proceed with proposal 1 and instruct Contractor A at a cost of £835. (Proposed by Cllr Harris)

Task: Instruct contractor to carry out garden clearance @Emma Anderson

80 SCOUT MEMORIAL GARDEN

The Deputy Clerk met with the current contractor to discuss the weeds at the Scout Memorial Garden. It became apparent that manual removal was not realistic based on the large number of joints/cracks in which weeds were growing.

Decision: It was **resolved** to permit the use of weedkiller in small quantities on the Scout Memorial Garden to maintain the level of weeds. (Proposed by Cllr Harris)

81 PEOPLES PARK GRASS CUTTING

Cllr Fawsett advised that he spoke to approx. 40 people at the Big Green Fair about the proposed changes to the grass cutting and the responses received were all positive.

The Deputy Clerk and Cllr Fawssett will now meet the contractor to discuss the changes and look to move this project forward.

Task: Meeting with contractor about grass cutting changes @Emma Anderson

82 DATE OF NEXT MEETING

It was agreed that the next meeting would be held on Tuesday 05 November 2024. The meeting was closed at 20.34.

83 REPORTS

Signed

Dated.....



Fw: Countywide LCWIP and Boniface Trail engagement

From Emma Anderson <e.anderson@crediton.gov.uk>

Date Wed 2024-10-30 13:16

To Emma Anderson <e.anderson@crediton.gov.uk>

Good afternoon,

I am writing to inform you about the Devon Countywide Local Cycling and Walking Infrastructure Plan (LCWIP) public consultation, starting tomorrow (1 October 2024) until 30 November 2024. This has been aligned with the public consultation ongoing for the Devon and Torbay Local Transport Plan 4 (LTP4).

The requirement for Local Authorities to produce LCWIPs is set out in the [Government's Cycling and Walking Investment Strategy](#). Developing an LCWIP follows a standard process of identifying cycling and walking improvements and strengthens Devon County Council's position to bid for future funding.

Devon County Council has three existing LCWIPs already adopted (*Exeter LCWIP*, *Heart of Teignbridge LCWIP* and *Barnstaple with Bideford and Northam LCWIP*) and two more in development (*Cullompton and Tiverton LCWIP* and *Clyst Valley and New Communities LCWIP*). The Countywide LCWIP will complement these existing LCWIPs. It develops upon the existing [Multi-Use Trail \(MUT\) Strategy](#) to identify potential high-level routes for connecting market towns and smaller communities across the county. This will help to inform active travel's place in the emerging Devon and Torbay Local Transport Plan 4 (LTP4) and will be one of the key documents feeding into its development.

Following the identification of key desire lines, 10 routes for improvement are proposed as part of the LCWIP. This aims to focus investment on corridors identified as having high demand or are forecasted to have high potential for active travel. The LCWIP does not include detailed plans for every route or identify every aspiration for active travel improvements across the county. The routes are set out in a west-to-east order, relative to their geography:

- Route 1: Tarka Trail (Knowle to Willingcott)
- Route 2: Ruby Way (Holsworthy to Hatherleigh)
- Route 3: Clearbrook to Roborough
- Route 4: Yealmpton to Newton Ferrers
- Route 5: Ashburton to Buckfastleigh
- Route 6: Boniface Trail
- Route 7: Teign Estuary Trail
- Route 8: Otter Trail
- Route 9: Sidbury to Sidford
- Route 10: Beer to Axminster and Uplyme

The current engagement period is a chance for the public and stakeholders to feedback on the proposed routes and propose alternative routes for consideration.

Full details about the engagement process, and all of the proposals, will be available on our website: devon.cc/devon-lcwip. The consultation period will close on **Saturday 30 November**.

We would like to speak to you as a stakeholder who may have a particular interest in the LCWIP or a route within it. We plan to hold a stakeholder specific webinar on **Wednesday 30 October at 15:30**. This will be held via *Microsoft Teams*, and will consist of a presentation followed by an opportunity to speak to the project team and ask any questions you may have. If you would like to attend this event, please register [here](#). If you are unable to attend this webinar but would like to speak to our project team about the LCWIP, please get in touch and we can arrange a meeting at a time that suits you.

During this time, we will also be engaging specifically on alignment options for one of the routes – **Route 6: Boniface Trail**. For full details on this, and the specifics about the route alignment options, please see the project webpage: devon.cc/boniface-trail or attend our webinar on **Wednesday 9 October at 18:00** by registering for this event [here](#).

If you wish to comment on proposals, please contact us before the closing date by completing the questionnaire available on our website, by writing to the below address, or by emailing us at transportplanning@devon.gov.uk.

Kind regards,

Transport Planning

Planning Transportation & Environment

Devon County Council

Room 120

County Hall

Topsham Road

Exeter EX2 4QD

Tel: 01392 383000

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Replacement tree planting report

Report by: Deputy Clerk
To: Community Committee
Date: For consideration on 05 November 2024

Recommendation

The Community Committee is recommended to consider quotations to plant two replacement trees in Peoples Park.

1. Purpose

1.1 This report sets out three quotations to plant two replacement trees in Peoples Park.

2. Background

- 2.1. A follow-up assessment on T2 in Peoples Park was carried out on 4 July 2024 as recommended in the 2023 QTRA report. Following the inspection the tree (dead monolith) had deteriorated and was categorised as an unacceptable risk, requiring removal within 60 days. A 5-day notice form was submitted to MDDC to remove the tree, however, within this timeframe the tree fell on its own and was removed by contractors. As part of the 5-day notice form, MDDC included a condition of replacement planting and approved the QTRA recommendation of broad-leafed lime (*Tilia Platyphyllos*).
- 2.2. A liquidambar was planted in Peoples Park in March 2023 as part of the Queen's Green Canopy marking the Platinum Jubilee. Unfortunately, the tree has failed (this is likely due to the steep location and less shade).

3. Proposal

3.1 Plant 1 x *Tilia Platyphyllos* and 1 x Liquidambar in Peoples Park as replacement trees.

4. Financial Implications

- 4.1. There is £2,850 remaining in the "additional tree works" budget
4.2. The following quotes have been received (All prices exclude VAT):

| Contractor A | Contractor B | Contractor C |
|--|---|---|
| <i>Tilia Platyphyllos</i> (12-14cm girth BR) including compost, planting and staking - £300.00 | <i>Tilia Platyphyllos</i> (12-14cm girth BR) including compost, webbing & staking - £375.00 | Not available until 6/11 to visit and quote |
| Liquidambar <i>styraciflua</i> including compost, planting and staking - £370.00 | Liquidambar <i>styraciflua</i> "Worplesdon" (12-14cm girth BR) including compost, webbing & staking - £490.00 | |
| | Reduction of 7.5% if planted at the same | |

5. Conclusion

- 5.1 Crediton Town Council is responsible for the maintenance of Peoples Park, which is in the conservation area, and must also comply with the conditions set by MDDC.

Emma Anderson, Deputy Clerk