



Credon Town Council



Minutes of the Meeting of the General Purposes Committee held on 3 October 2006

Present:

Councillors

Miss J Harris (Chairman)
Mr W Brown
Mr C Haydon
Mrs J Pitts
Mr B Edwards
Mr P Taylor
Mr R Adams

In Attendance:

Mr D Nation
Mr P Dunn (Assistant Town Clerk)
Press

Fairtrade Presentation.

Prior to the start of the meeting Fairtrade local representatives gave a presentation, seeking Credon Town Council's support in progressing Credon as a "Fairtrade" town.

Councillor Nation left.

Councillor Adams arrived.

55. To receive apologies.

Councillor J Downs - personal commitment.

Councillor N Way - personal commitment.

56. Declarations of Interest.

Code of Conduct	Councillor Haydon	As a member of more than one authority, declared that any views or opinions expressed at this meeting would be provisional and would not prejudice any views expressed at a meeting of another authority.
Personal	Councillor Taylor	Minute 64.
Personal	Councillor Pitts	Minute 59c Application 06/01526/ARM

57. Chairman's Announcements.

The BBC Radio Devon feature on Credon was postponed.

58. Public Question Time.

None.

GENERAL PURPOSES - AGENDA ITEMS (for discussion and determination)

59. Planning

a) To receive notification of decisions made by the Planning Authority.

Noted.

b) To consider planning applications.

Correspondence from MDDC confirming the footprint of the proposed Market St. toilets would be the same regardless of whether the proposed flats above were granted approval, with no additional loss of car parking spaces.

Determinations appended.

- c) To consider planning applications and items for determination received for week ending Tuesday 3 October 2006, after the agenda was prepared.
Determinations appended.

60. Allotments

- a) To consider matters raised by tenants.
The Clerk gave an update on recent activity:-
- 9 lettings had been made since the summer.
 - notice had been served on plot B4's tenant for non-cultivation. This plot would require clearance before it could be re-let. It was agreed the costs should be billed to the tenant.
 - 4 tenants had failed to sign the new 2006/07 tenancy agreement and had been sent final reminders.
- b) To receive and consider the request to plant fruit trees at the Barnfield site.
Approved subject to the tenancy restrictions.
It was agreed authorisation of future requests for planting fruit trees and siting sheds compliant with the tenancy terms and conditions should be delegated to the Clerk.
- c) To receive an update on progress towards formation of an allotments tenants association.
The inaugural meeting had been set for 24th October, 7 out of the 12 volunteers to form the initial committee had confirmed their attendance with the allotment sub-committee.
Draft Articles of Association had been produced together with an agenda for that meeting.

61. Band Stand

The Council Chairman would make enquiries as to the likely increase in insurance costs to prospective hirers in the event the Council insisted on £5M public liability insurance in line with that required by MDDC given the Band Stand resides within Newcombes Meadow.
The Clerk was requested to clarify with MDDC, that users of Newcombes Meadow and hence the Band Stand users were required to carry out risk assessments prior to holding a given event for which a booking was made.
The Clerk was requested to consult the Town Band on the proposed changes to the new booking form.

GENERAL PURPOSES - AGENDA ITEMS (for discussion and recommendation)

62. Mid Devon PCT.

A response from MDPCT related to hospital car parking and the future of Boniface Ward was still outstanding. The Clerk was requested to follow-up.

63. TIC Bus Shelter.

It was recommended, subject to any necessary planning consent required by the Planning Authority, that approval be given to locating temporary Tourist Information signage on the bus shelter.

64. Farmers Market.

Representations from CAMM concerning future farmers' market proposals for the Crediton Area were reported. Information from the Planning Authority was considered. The District Ward Member agreed to liaise with CAMM on the information received.

65. Market Street Public Conveniences.

The design and layout of the proposed facilities was considered. It was recommended that:

The toilets should:-

- be capable of being open 24 hours a day, 7 days a week.
- include maximum possible sound insulation measures be put into place to prevent for example banging doors impacting residents of any flats above.
- have vandal proof fittings.
- be installed agree with the provision of 1 disabled toilet and 3 adjacent toilets with thicker walls to accommodate "wallgates".
- be well lit.

The car park ticket machine should be located on west side stair well subject to no impact on number of parking spaces.

Agreement with proposal for the provision of under stairs urinal with 2 male, 2 female and 1 disabled toilets.

66. Fairtrade.

It was recommended the Town Council:-

- Resolve to support Fairtrade.
- Commit itself to promoting Fairtrade.
- Appoint the Clerk as the Town Council's representative.
- Consider placement of Fairtrade signage in the town car parks.
- Consider funding towards the production of a town Fairtrade directory.
- Grant permission for the use of the Town Seal on town related Fairtrade publications / correspondence subject to request.

67. DEFRA Appraisal – Crediton Air Quality Action Plan.

The DEFRA response to Crediton Air Quality Action Plan was noted.

68. Correspondence Received.

1. Pennon Group – Corporate Responsibility and Social Issues Report and Response Form.
2. Standards Board for England – confirmation of referral to local investigation.
This letter was reported as requested.
3. Councillor Nation – exchange of emails on Newcombes Meadow PC area.
4. Home-Start Mid Devon – Annual Report and membership application form.
5. Boniface Link Association – agenda and minutes for next meeting - 9 October.
6. DAPC – joining instructions for AGM on 30 September.
7. Chamber of Commerce – special meeting to discuss formation of executive committee – 5 October.
8. CCD – details on Access Training Workshops – nearest Tedburn on 14 October.
9. Vitalise – national disabled holiday travel charity – request for grant aid.
10. MDDC – agenda and budget progress report for extraordinary council meeting on 4 October – review of leisure centre/car parking pricing structures and provision of leisure services. Cessation of receipt payments at local offices.
Concern was expressed that this would result in service cuts.
11. Mid Devon Transport Group – invitation to attend stakeholder event – Tiverton 25 October.
12. MDDC – Response reason for removal of barrier Church St. entrance to Newcombes Meadow.
The Clerk was requested to monitor this situation.
13. MDDC – Funding Bricks no. 90 – Involve 4th Voluntary Sector Conference – info.
14. Devon & Cornwall Police Authority – Appointment of independent members to authority.
15. M Szabo – notice to cease looking after TC wishing well planters.
Councillors expressed their appreciation of the work undertaken, and an agenda item was requested to discuss a retirement gratuity.
16. MDDC – Local Dev. Framework – Acknowledgement of representations.

BUSINESS BROUGHT FORWARD.

69. Alcohol Consumption from Licensed Premises in the “Alcohol Free Zone”.

Information from the licensing authority confirmed that an offence was only committed drinking in an Alcohol Free Zone in the event a request to cease from the Police was ignored.

70. Licensing Hearing.

It was reported that a hearing had been scheduled for 16 October 10:30 to consider an application from the Duke of York, High Street, Crediton.

71. North Street Pavement.

Flooding in some of the residences was reported, thought to be due to the outstanding pavement works. Additionally water was not draining in the Market St parking bay opposite the council offices. The Clerk was requested to follow-up with Highways.

72. Handyman.

The Council Chairman requested an agenda item for council to consider an appointment.

73. Town Square Lighting.

The Council Chairman was pressing for outstanding work to rectify faulty street lighting to be repaired.

Planning Authority Site Visit

It was reported there would be a site visit to the 3 Little Pigs, Parliament Street on 11 October.

74. Peoples Park.

The “No Alcohol Zone” signage at Peoples Park had been stolen. The Clerk was requested to approach the Community Safety Partnership about replacements.

75. Lords Meadow Playing Fields.

It was noted non emergency traffic was regularly accessing the fields contrary to the "Emergency Vehicles Only" signage. This was resulting in the grass track becoming badly churned up. The Clerk was requested to ask MDDC to enforce the restriction.

76. Twinning.

It was reported a party would be visiting France, the Mayor wished for his greetings to be sent.

Meeting closed at 21:20.

Signed:

(J Harris – Chairman)

Date:

PLANNING DECISIONS AND APPLICATIONS FOR GENERAL PURPOSES COMMITTEE MEETING 03/10/06

Planning Decisions – as notified by the Planning Authority:

DECISION	Type - Application Withdrawn					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01627/FULL (9/28/2006)	Mrs R Jermyn Tolleys Cottage Tolleys Crediton EX17 1HG		Tolleys Cottage Tolleys Crediton Devon EX17 1HG	Erection of extensions	Mr Delwyn Matthews
DECISION	Type - Application Withdrawn					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01679/FULL (9/28/2006)	Profive Ltd Suite D Pidbrook Court Venny Bridge Exeter EX4 8JP	EJW Architects Baltic Wharf Totnes Devon TQ9 5EW	16 & 17 Charlotte Street Crediton Devon EX17 3BG	Erection of 9 no. flats with parking facilities following demolition of redundant garage	Mr Keith Garside
DECISION	Type - Application Granted					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01717/LBC (9/20/2006)	Ms S Partridge 27 Downeshead Lane Crediton EX17 1HH		27 Downeshead Lane Crediton Devon EX17 1HH	Listed Building Consent for insertion of replacement window	Ms Marie Stainwright
DECISION	Type - Application Withdrawn					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01739/OUT (9/20/2006)	Glendor Trust C/O Keith Mortimer Upper Park 2 Searle Street Crediton Devon EX17 2AT		Crediton Railway Station Station Yard Crediton Devon EX17 3BY	Outline for the erection of 12 flats and associated parking	Mr Keith Garside

DECISION	Type - Application Granted					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01759/LBC (9/20/2006)	Mrs R Keenan 31 Dean Street Crediton EX17 3EW		31 Dean Street Crediton Devon EX17 3EW	Listed Building Consent for the replacement of boiler and associated gas supply pipework	Mr Delwyn Matthews

DECISION	Type - Application Granted					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01781/FULL (9/20/2006)	Mr A. Stoyle Overdale Alexandra Road Crediton Devon EX17 2DH	Mr S Hargreaves Beggars Roost Fore Street Crediton Morchard Bishop Devon EX17 6NX	Land At NGR 282362 100139 Westwood Road Crediton Devon	Erection of stable block	Mr Charles Bladon

DECISION	Type - Application Granted					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01833/FULL (9/20/2006)	Mrs C Kent St Martins Western Road Crediton EX17 3NF	AJH Buildplan 13 Hedgerow Close Crediton EX17 1DB	St Martins Western Road Crediton Devon EX17 3NF	Erection of an extension over existing garage (Amended proposal)	Mr Charles Bladon

Planning Applications

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01526/ARM (18/07/2006)	Mr & Mrs A Jewell		Penrose Park Road Crediton Devon	Reserved Matters for the erection of 1 no. dwelling and double garage	Ms Marie Stainwright
	NO OBJECTION - No Objections - subject to the LPA being satisfied that the proposal will have no negative impact on the amenity of neighbouring dwellings and the street scene (due to height and levels) in a conservation area.					
	Councillor Pitts declared a personal interest and did not vote.					

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01879/FULL (26/09/2006)	Mr S Reed C/o Keith Mortimer Upper Park 2 Searle Street Crediton Devon EX17 2AT	Keith Mortimer Upper Park 2 Searle Street Crediton Devon EX17 2AT	48a Park Street Crediton Devon EX17 3EH	Erection of an extension	Mr Charles Bladon
	APPROVED -					

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/01885/FULL (19/09/2006)	Mr D Symonds Refer to the "Agent Details" tab for contact information.	Keith Mortimer Upper Park 2 Searle Street Crediton EX17 2AT	Land & Buildings At NGR 283877 99922 Exeter Road Crediton Devon	Demolition of garages and erection of new dwelling	Ms Marie Stainwright
	NO OBJECTION - Subject to the Highways Authority being satisfied with the vehicular turning arrangements within the proposal and access onto Exeter Road.					

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/02008/FULL (26/09/2006)	Milk Link Processing Ltd Milk Link Processing Ltd Church Lane Crediton Devon EX17 2AH	Simon Bastone Associates 14 Cathedral Close Exeter EX1 1EZ	Milk Link Processing Ltd Church Lane Crediton Devon EX17 2AH	Erection of pitched roof	Mr Keith Garside
	APPROVED -					

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/02009/FULL (26/09/2006)	Milk Link Processing Ltd Church Lane Crediton Devon EX17 2AH	Simon Bastone Associates 14 Cathedral Close Exeter EX1 1EZ	Milk Link Processing Ltd Church Lane Crediton Devon EX17 2AH	Erection of steel framed building	Ms Marie Stainwright
	APPROVED -					

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/02060/TPO (26/09/2006)	Mrs C Saunders Little Holm Downhead Mill Street Crediton EX17 1HQ		36 Mill Street Crediton Devon EX17 1EZ	Application to remove lower limbs of 1 no. Sycamore tree protected by TPO 4/18/93	Mr Charles Bladon
	APPROVED -					

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	06/02074/CAT (20/09/2006)	Mr & Dr C Bennetts 17 Church Street Crediton EX17 2AQ		17 Church Street Crediton Devon EX17 2AQ	Notification of intention to fell a Cedrus Atlantica Glauca tree within the Conservation Area	Mr Charles Bladon
	NO OBJECTION -					

Type - Application

Number	Applicant	Agent	Location	Proposal	Officer
06/02124/FULL (26/09/2006)	London Land Investments 2nd Floor 4 Barnfield Crescent Exeter EX1 1QT	Heighway Field Associates 3 Cathedral Close Exeter EX1 1EZ	Land At NGR 283256 100442 Parliament Street Crediton Devon EX17 2BP	Erection of 2 single bedroom units over new public conveniences	Mr Delwyn Matthews

APPROVED - Recommended Conditions:-

The design of the toilets should utilise maximum sound insulation to mitigate noise transmission to proposed dwellings.
The first floor 'overhang' area should be well lit to deter anti-social behaviour when used as a shelter.
The residents right of way passage should be well lit.