



# Crediton Town Council



## Minutes of the Meeting of the General Purposes Committee held on 7 September 2010

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<b>Present:</b>	<b>Councillors</b>	<b>Miss J Harris (Chairman)</b> <b>Mrs A Hughes</b> <b>Mr F Letch</b> <b>Mr N Way (part meeting)</b> <b>Mrs L Brookes-Hocking</b> <b>Mr P Finnegan (part meeting)</b> <b>Mr T Connell</b> <b>Mr B Wright</b> <b>Mr M Maggs</b>
<b>In Attendance:</b>	<b>Clerk</b> <b>Public</b> <b>Press</b>	<b>3</b> <b>1</b>

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### **AGENDA ITEMS** *(for discussion and determination)*

#### **45. Apologies**

None.

#### **46. Declarations of Interest**

Code of Conduct	Councillors Wright and Way	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.
Prejudicial	Councillor Harris	Minute 53c application 10/01200/FULL
Personal	Councillor Wright	Minute 53d application 10/01338/FULL

#### **47. Presentation by Sustainable Crediton**

Two members the transport sub-group of Sustainable Crediton presented information on starting a car club (Co-Car) for Crediton.

The club would provide 24 hour pay-as-you-go access to a car located in a dedicated, centrally located, parking space. Bookings could be made on-line or by telephone for periods upwards of 30 minutes. Cars could be reserved in advance. No additional expenses would be involved other than £3.95 per hour plus a fuel allowance of 23p per mile for each trip and a £50 returnable deposit.

It was estimated that one co-car would take 24 other cars off the road – keeping pollution down and people healthier. It would provide an added incentive to those people who want to give up a second car or want/ need to give up a car entirely.

At least 20 people would be required to “sign up” before the scheme could proceed. It was planned to carry out a leafleting campaign shortly.

Members were asked for their support.

Following a few questions from members, the Chairman thanked Mr John Skrine and Mrs Laura Conyngham for taking the time to attend the meeting. The matter would be discussed at the next full Council meeting when a decision would be taken on providing council support.

**48. Public Question Time**

None.

**49. Chairman's & Clerk's Announcements**

There were no announcements.

It was agreed that agenda item 10 (Allotments) would be brought forward, immediately before item 9 (Planning) to accommodate a committee member of the Boniface Allotments Association who was in attendance.

**50. General Purposes Committee Minutes**

The minutes of the General Purposes Committee meeting held on 6 July 2010 were received and approved as a correct record.

**51. Matters Arising**

*Minute 35:* it was suggested that a letter of thanks be sent to the Chamber of Commerce for their effort in assisting with the provision of floral displays this year.

*Minute 32:* the issue of the Council Office lease was raised. Some progress was being made and in accordance with the Council's current priorities.

*Minute 41:* Councillor Wright was progressing.

**52. Allotments**

Councillor Finnegan left the meeting.

a) *Clerk's Report*

Nothing of significance to report. Waiting list remained fairly static at approximately 28.

The third tap at Barnfield was due to be reinstated.

b) *Bees*

The Clerk had circulated details on the request to keep bees on the site at Exhibition Road. He had also circulated the latest national guidance and comments from the Allotments Association.

It was unanimously agreed that, taking everything into consideration, it would be not be appropriate to grant permission. The Clerk to action.

c) *Matters raised by BAA & Tenants*

The Clerk had received a request for the installation of a wooden composting bin at Barnfield. The request was granted.

There were no other issues.

d) *Tenancy Agreement*

The Clerk had circulated a revised allotment tenancy agreement which amalgamated all recent changes, bringing the agreement into line with current legislation and providing greater flexibility for both tenant and landlord.

The revised agreement was approved.

**53. Planning**

a) *Recess Delegation-27 July to 26 August*

The Council's comments in relation to the delegation of planning decisions during the recess were received and noted. Documents appended.

b) *Planning Decisions*

Noted.

c) *Planning Applications*

Councillor Way arrived.

Comments made in respect of planning applications considered at this meeting are appended.

d) *Supplementary Applications and Applications/Items for Determination week ending 2 September 2010*

Comments made in respect of supplementary planning applications considered at this meeting are appended.

e) *DMDPD Consultation*

The Clerk reported that he had arranged for the Forward Planning and Conservation Manager to attend the next meeting to assist with the Council's deliberations. It was

agreed to defer discussion to that meeting. The Clerk was requested to supply a further copy of the MDDC Scoping Report on the DMDPD Consultation in preparation for that meeting.

**54. Property** *(for discussion and recommendation)*

a) *Peoples Park & Scout Memorial Gardens Restoration Project*

Councillor Wright explained that he was experiencing some difficulty in obtaining suitable quotations and would report at the next meeting (Town Council).

b) *Property Inspection & Risk Assessment*

The Chairman reported that the property inspections and risk assessments had been completed by members of the Property Sub Committee. The Clerk would collate the reports and assist with the preparation of a combined report for presentation to the next meeting of the Finance Committee.

c) *Market Stall*

Deferred to allow Councillor Brookes-Hocking an opportunity to look at the options in greater detail.

d) *Memorabilia*

Clerk to catalogue items for a future decision on retention or disposal with the involvement of the local history society.

e) *Town Clock*

The Clerk had circulated advice following recent maintenance which indicated a major problem with the circuitry and battery back-up system. It was agreed to carry out the replacement as indicated. The costs to be accommodated within the existing Town Clock and Small Works budget where possible. Any additional expenditure up to the maximum of the quotation would be found from end of year underspend or reserves.

f) *Office - Mapping Services*

The Clerk had provided information on a new service that would provide low cost, comprehensive access to mapping services via the district council. It was agreed to proceed with a subscription to the service which would be reviewed at the end of the first year.

**Central Government Consultation**

a) *DCLG (Department for Communities & Local Government) Consultation Document*

Both consultation documents were discussed together with the same decision. The Clerk to write expressing the Council's serious concern over the implications the proposed changes would have on the Council's future ability to fund local projects, carry out its functions and service the needs of the community.

b) *DCMS (Department for Culture Media & Sport) Consultation Document*

As above.

**AGENDA** *(items for discussion and recommendation)*

**55. Devon County Council – Highways & Transport**

a) *Haywards School Crossing*

Following a report from the crossing operator at the last Council meeting, the Clerk had requested a meeting to discuss the issues in closer detail. The Chairman of the Council and the DCC ward member provided an update following the meeting held on 7 September.

The possibility of illuminated poles was discussed but it was explained that these were unlikely to be affective. The use of a table or speed humps was also discussed but this would raise issues with air quality and unacceptable noise intrusion for residents.

It was generally felt that the level of traffic congestion at the end of the school day appeared to keep speeds low near the crossing.

Speed checks carried out by Crediton Police over the summer did show some incidence of speeding on the approach from Exeter.

In conclusion, the following actions would be taken by the relevant authorities:

Air quality issues would be addressed by the operator being encouraged to let large vehicles through before stopping traffic. The ward member would liaise with the school and discuss the existing use of walking buses. DCC officers would make arrangements for speed check equipment to be placed on the approaches to the crossing to gather data on traffic speed. The Police would arrange for periodic support at the crossing. The school would be asked to remind parents to use the dedicated crossing and not cross the road at other locations (Potters).

Additionally the need for a safe crossing point in the High Street (OTH/Lloyds Bank area) was mentioned. Prohibitive costs were given for not pursuing the installation of a zebra crossing. However, it was suggested by members that a refuge should be considered instead. The ward member to raise with DCC Highways. The Clerk would continue to liaise with the Road Safety Officer and provide feedback following this meeting.

b) *Exeter Road Issues*

Councillor Hughes provided information and suggested possible solutions on recent issues raised by residents of Exeter Road.

The Floral Crediton Working Group had recently recommended (approved at last Council meeting) that this area was neglected and should receive more attention. Particular emphasis should be placed on the area surrounding Norrington House. Pedestrian/cycle routes to the railway station and the new industrial site could be improved by providing better access along Four Mills Lane (public footpath).

The main priority mentioned by residents was the matter of safety. Concerns had been expressed over the speed and volume of traffic. In addition to making crossing safer, it was felt that an integrated transport policy should be adopted. The bus stop at the junction with Station Road was considered unsuitable at its present location. Consideration should be given to diverting buses along Station Road to the railway station, rejoining the A377 at the new roundabout.

The DCC ward member reported that the results of the recent speed checks were expected shortly.

It was suggested that the issue of integrated transport is discussed at another meeting, following receipt of DCC's response to the points raised by the Council about the town bus services.

Pedestrian access to the station and the new superstore were also discussed. The Clerk was asked to contact MDDC Planning to discover how access could be improved.

**56. Consultation on MDDC Budget**

It was reported that MDDC planned to carry out a street survey on 16 September. The Clerk had also circulated a questionnaire to be completed by local councils.

Members complained that the form was overly complicated and failed to address all issues of importance. Failure to provide budget information hindered an informed response.

There was some disagreement over how the Committee should respond. It was agreed to recommend that councillors should reply on an individual basis. The Clerk to provide an indication of members' general disapproval over the short notice and how/when the consultation was being carried out.

**57. Broadband Access for Crediton**

The Chairman of the Council provided an update on responses received following the recent press release on problems with local access to broadband services. An immediate response had been received for the BT Chief Executive and the Director of Broadband Services with an explanation of the problems and detailing the implementation of ADSL2 services.

Several verbal and written pledges of support from local people had been received by the Clerk and the Council Chairman.

The County Council had recently obtained central government funding to assist with the delivery of broadband services to rural areas. More information would become available in due course.

It was agreed to recommend that the Council continues to press BT, internet providers and central government for an improvement in service, if necessary, through the local Member of Parliament.

## **58. Correspondence Received**

### Correspondence

1. MDDC – email (previously circulated) - invitation to attend meeting on Housing Strategy – 19 August in Tiverton.
2. Blackrock Investment Fund (Peoples Park Charity) details and changes to scheme particulars.
3. NALC – Policy Consultation on Local Referenda and proposed secondary legislation (agenda item).
4. Mid Devon Community Safety Partnership – CLAG meeting notes & action plan for 20 July (previously circulated).
5. Devon & Cornwall Police Authority – trial of new communication methods and liaison meeting timetable.
6. MDDC – letter & handbook – details of next census with handbook for councillors. Details previously circulated.
7. DAPC – details on training event – Empowering Communities – A Local Perspective (previously circulated).
8. DAPC – details and invitation to AGM (25 September) at County Hall (previously circulated).
9. CHAT – letter of thanks for recent donation.
10. CISCO (Crediton International Social & Cultural Organisation) – request for support (future agenda item).
11. Community Safety Partnership – email and feedback on local action day events (agenda item at next Council).
12. DCC – email detailing winter service provision (agenda item at next Council).

### Information

1. Clerks & Councils Direct – September Newsletter.
2. MDDC – Summons & Agenda for Council meeting on 1 September.
3. RD&E – August edition of RD&E Express.
4. DPFA – Summer Newsletter.
5. DCC – August edition of Devon In Touch Newsletter.
6. MDDC – Recycling Summer Newsletter.
7. I&DeA – Leadership Academy – Member Workbook on Climate Change.
8. Tarka Rail Association – Summer Newsletter.
9. QECC – July Newsletter.
10. DALC – Annual Report 2009-2010.

## **Business Brought Forward**

### **59. Library Service**

A member expressed his disappointment at the withdrawal of IT training at local libraries.

### **60. Parking**

The DCC ward member reported that the County Council was looking at the introduction of pay and display facilities in all market towns. He would report back when more information was available. It was, however, generally considered a retrograde step and members at a recent HATOC meeting unanimously voted against the proposal.

**61. Senior Council**

It was reported that a local committee of the Senior Council for Devon had now been formed.

Meeting closed at approximately 21:55.

Signed:

(J Harris, Chairman)

Date:

# Crediton Town Council

## PLANNING DECISIONS AND APPLICATIONS FOR GENERAL PURPOSES COMMITTEE MEETING 7 SEPTEMBER 2010

**Planning Decisions** – The Committee noted the following decisions, as notified by the Planning Authority:

<b>DECISION</b>	<b>Type – Application Withdrawn</b> Reference: <b>10/00300/MFUL</b> Address: Crediton Tool Hire Union Road Crediton Devon EX17 3AL Description: Erection of extension and conversion of building to provide 10 self-contained apartments (Revised Scheme) Web link: <a href="#">10/00300/MFUL</a>
<b>DECISION</b>	<b>Type – Grant Permission</b> Reference: <b>10/00854/FULL</b> Full planning application Address: European Dental Laboratory Ltd (Church Workers Institute) 12 Union Road Crediton Devon EX17 3AW Description: Erection of single storey extension Web link: <a href="#">10/00854/FULL</a>
<b>DECISION</b>	<b>Type – Refuse Permission</b> Reference: <b>10/00893/FULL</b> Address: Land and Buildings to Rear of 113 High Street Crediton Devon EX17 3LG Description: Conversion of existing building to 1 flat and 1 maisonette; Erection of 2 dwellings and alterations to existing vehicular and pedestrian accesses Web link: <a href="#">10/00893/FULL</a>

**DECISION****Type – Grant Permission**Reference: **10/00905/LBC**

Address: Land and Buildings to Rear of 113 High Street Crediton Devon EX17 3LG

Description: Listed Building Consent for the conversion building to 1 flat and 1 maisonette; Erection of 2 dwellings and alterations to existing vehicular and pedestrian access

Web link: [10/00905/LBC](#)**DECISION****Type – Grant Permission**Reference: **10/00987/CAC**

Address: 112 High Street Crediton Devon EX17 3LF

Description: Conservation Area Consent to demolish wall to rear

Web link: [10/00987/CAC](#)**DECISION****Type – Grant Permission**Reference: **10/01006/FULL** Full planning application

Address: Crediton Inn Mill Street Crediton Devon EX17 1EZ

Description: Installation of rooflights, windows and door (Revised Scheme)

Web link: [10/01006/FULL](#)



<b>DECISION</b>	<p><b>Type – Grant Permission</b></p> <p>Reference: <b>10/00909/FULL</b>  Address: 66 Queen Elizabeth Drive CREDITON Devon EX17 2EJ  Description: Erection of conservatory to rear  Date Issued: 01/09/2010  Web link: <a href="#">10/00909/FULL</a></p>
<b>DECISION</b>	<p><b>Type – Refuse Permission</b></p> <p>Reference: <b>10/01066/FULL</b> Full planning application  Address: 2 Blagdon Terrace Blagdon CREDITON Devon EX17 1EQ  Description: Erection of a timber conservatory roof over existing courtyard  Date Issued: 01/09/2010  Web link: <a href="#">10/01066/FUL</a></p>
<b>DECISION</b>	<p><b>Type – Grant Permission</b></p> <p>Reference: <b>10/01076/FULL</b>  Address: 2 Creedy Road CREDITON Devon EX17 1EW  Description: Erection of conservatory and conversion of garage to form additional living accommodation  Date Issued: 01/09/2010  Web link: <a href="#">10/01076/FULL</a></p>
<b>DECISION</b>	<p><b>Type – Permission Granted</b></p> <p>Reference: <b>DCC/3036/2010</b> Devon County Council full planning application  Address: Fordton Winter Maintenance Depot, Fordton Industrial Estate, CREDITON  Description: 2 new single storey portable cabins to replace existing building  Web link: <a href="#">DCC/3036/2010</a></p>

## Planning Applications

The Council considered the following applications:

<b>APPLICATION</b>	<p><b>Type – Application – deferred from recess consultation 18/08/10</b></p> <p>Reference: <b>10/01200/FULL</b> Full planning application, registered 04/08/2010 Address: Land and Buildings at NGR 283409 100132 Barnfield Crediton Devon Description: Erection of 1 dwelling with garage and associated parking</p> <p>Web link: <a href="http://10/01200/FULL">10/01200/FULL</a></p> <p><b>OBJECTION – on the grounds that the proposed application is out of place and is overdevelopment of the site. The view of the proposed house from the north will appear as a 3 storey building. It negatively impacts the neighbouring conservation area, dominating the skyline, as previously noted by the Planning Authority’s conservation officer. It also negatively impacts the amenities of the properties below the site in Park Street. However, in the event that the Planning Authority approves the application, conditions should be placed limiting the height of the ridge of the property to 7m on the highest point. In addition, the landscaping should preserve the green space and wildlife habitat that is currently sustained by the present trees and flora. The building should respect the outline of the local area in much the same way as the neighbouring property, “Treetops”.</b></p>
<b>APPLICATION</b>	<p><b>Type – Application – deferred from recess consultation 18/08/10</b></p> <p>Reference: <b>10/01280/ARM</b> Approval of Reserved Matters, registered 20/08/2010 Address: Land to R/O South View Western Road Crediton Devon Description: Reserved Matters for the erection of 2 dwellings and associated works following outline approval <a href="http://09/01100/OUT">09/01100/OUT</a> (Revised Scheme) Web link: <a href="http://10/01280/ARM">10/01280/ARM</a></p> <p><b>NO OBJECTION</b></p>

**APPLICATION****Type – Application**

Reference: **10/01305/FULL** Full planning application, registered 27/08/2010

Address: S W Galvanizers Ltd Marsh End Lords Meadow Industrial Estate Crediton Devon EX17 1DN

Description: Erection of a light industrial storage building (Revised Scheme)

Web link: [10/01305/FULL](#)

**APPROVED – the colour coated steel profile should be coloured green or a similar natural colour to blend in the with surrounding landscape.**

**APPLICATION****Type – Application**

Reference: **10/01338/FULL** Full planning application, registered 25/08/2010

Address: 9 Meadow Gardens Crediton Devon EX17 1EJ

Description: Erection of a two storey extension

Web link: [10/01338/FULL](#)

**NO OBJECTION**

**APPLICATION****Type – Application**

Reference: **10/01348/FULL** Full planning application, registered 31/08/2010

Address: 15 Park Road Crediton Devon EX17 3ES

Description: Erection of porch, formation of additional area of hardstanding, and removal of part of boundary wall

Web link: [10/01348/FULL](#)

**NO OBJECTION**