



Credition Town Council



Minutes of the Meeting of the Town Council held on 25 July, 2006

Councillors:

- Mr R Edwards (Chairman)
- Miss J Harris (part meeting)
- Mr F Letch (part meeting)
- Mr W Brown
- Mr D Nation (part meeting)
- Mr R Adams (part meeting)
- Mrs E Brown
- Mr J Downes
- Mr C Haydon (part meeting)
- Mr P Taylor (part meeting)

In Attendance:

Clerk

- Mr M Maggs
- Press

48. Apologies

Apologies were received from Councillor Mrs J Pitts (business commitment).

49. Declarations of Interest

Code of Conduct	Councillor Haydon Councillor Nation	As members 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.
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50. Public Question Time

None.

51. Chairman's Announcements

None.

52. Town Council Minutes

Councillor Adams arrived.

The minutes of the Town Council meeting held on 20 June 2006 were approved and signed as a correct record with the following amendment:

Minute 38: Add "The Clerk to follow-up issues relating to traffic calming in Church Street."
(already actioned)

53. Matters Arising

Minute 38: Clerk to chase MDDC on safety barrier at Newcombes Meadow (Church Street). Agenda item at General Purposes Committee meeting.

54. General Purposes Committee Minutes

Councillors Nation and Taylor arrived.

a) The minutes of the General Purposes Committee meeting held on 4 July 2006 were approved and signed as a correct record.

b) The recommendations of the General Purposes Committee were approved.

55. Matters Arising

Minute 30c: concern was expressed over the lack of progress on the production of the development brief. The Clerk agreed to investigate.

Minute 32: the Chairman reported that he had not yet produced the draft response but would do soon. The letter should be sent to the Chairman of the PCT, Public Awareness Forum and Local Strategic Secretariat.

56. Planning

Councillors Haydon and Harris arrived.

a) *Planning Decisions*

Decisions notified by the planning authority are appended.

b) *Planning Applications*

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

c) *Planning Applications for week ending 25 July 2006*

As above.

d) *Station Yard*

The MDDC Conservation Officer had agreed to investigate.

e) *Tesco Stores*

Confirmation had been received that the windows would be opened up – obscuration removed.

f) *Local Development Framework*

The Clerk reported that formal consultation would take place for 6 weeks from 22 August. In view of the degree of change he suggested that MDDC make a presentation to members. The matter was deferred for further discussion at the next Town Council meeting (but see Minute 60).

57. Finance

a) *Schedules of Accounts*

The schedule of accounts, numbers 002482 to 002501 amounting to £9800 was approved.

b) *Donation Requests*

Individual

It was agreed that the Clerk would write advising that the Council could not provide a grant to an individual but would consider a request from a supporting group. He would also provide contact details for the MDDC Grants & Funding Officer.

c) *DCC Uganda Project – Crediton Youth Centre*

It was agreed that £200 would be donated. The Clerk to arrange a presentation by project participants, following the completion of the project.

58. Allotments

a) *Update*

The Clerk brought members up-to-date with outstanding rents and the revised tenancy agreements – 70% had been signed. The proposed tenants' meeting would, hopefully, resolve any remaining difficulties and misunderstandings.

b) *Shed*

The application to erect a shed at Exhibition Road was approved subject to the standard conditions being met.

c) *Moffats Land Fencing*

The estimate provided by the Clerk was approved.

AGENDA ITEMS

59. Air Quality Monitoring Area

a) *AQMA Action Plan – Committee Report*

The report was noted. The report had been considered and accepted by the MDDC Community Services Committee and included the two amendments suggested by the Town Council.

b) *AQMA Action Plan 2006*

The Action Plan was noted. It was reported that the Town Council had successfully achieved all the significant changes that were necessary.

c) *AQMA Updating Screening & Assessment Report 2006*

The report was noted.

d) *AQMA Steering Group*

Councillor D Nation was appointed to replace Councillor W Brown.

60. Regional Spatial Strategy

The Chairman provided a brief explanation. The Clerk was asked to provide a suitable reply.

The importance of the RSS and the new planning system was discussed (see Minute 56f). It was agreed that the Clerk would arrange a public meeting, which would be attended by the MDDC Forward Planning & Conservation Manager. The meeting to take place between 29 August and 6 September to avoid conflict with the proposed public exhibitions. Agenda item next Town Council meeting.

61. DCC Consultation on Minerals & Waste Development Framework

The report was noted.

62. DCC Consultation on Local Government White Paper

The draft letter prepared by the Clerk was approved. The Chairman requested that a postscript be added as a reminder to the DCC Chief Executive that a reply to the Town Council's letter on the DLTP 2006-2011 Final Submission had not been received.

63. Delegation

The Chairman outlined the Clerk's suggestion for dealing with planning consultations and other urgent matters during the recess. It was agreed that the Clerk would circulate details to members, collate responses (minimum 4) and consult with the Chairman before submitting the Council's responses.

64. Use of Town Seal

The request from Sandford Orchards was approved.

65. Standing Orders and Financial Regulations

The amendments to Financial Regulations were approved. Discussion on amendments to Standing Orders was deferred to the next Town Council meeting. The Clerk to research options for voting on controversial issues.

66. Licensing Act

- *Letter from Licensing Officer on Interested Parties*

Noted with thanks to Licensing Officer.

- *Hackney Carriage Report*

The Hackney Carriage and Private Hire Licensing report was noted. Members considered 3 yearly licences helpful. Comments on smoking would be made on an individual basis if necessary. Driver testing was supported. No other comments were made.

- *Gambling Act 2005*

The Draft Statement was noted; members agreed to look at the document on the MDDC website and respond directly with any comments.

Councillor Letch left the meeting.

67. Blue Plaques

Councillor E Brown provided an update and responded to questions from members. It was agreed that the installation of three plaques should proceed – Buller Square, Winswood House and Haywards. The Clerk asked for a meeting with Councillor Brown to discuss the detail of the scheme in relation to the three properties selected.

68. Town Centre Car Park

It was reported that MDDC was progressing the matter. Possible sites for parking were being investigated and a car parking strategy and survey would be carried out in Crediton and other areas with a report submitted for discussion.

69. CORRESPONDENCE RECEIVED

1. DCC – reminder on P3 Summer Workshops.
2. CAMM – response to AQMA consultation.
3. MDDC – response on Market Street toilets – design and layout.

4. DAPC - death of Chairman - Cllr Peter Hill
- Training – Introduction to Planning – 14 Sept – Exeter
5. DAPC - Larger Councils Sub Committee agenda and minutes.
6. MDDC – Standards Committee agenda and minutes.
7. DCLG – changes to guidance on Outline Planning Permission following recent court cases.
8. Upper Deck Restoration Project – notes of meeting held on 19 June.
9. Mr N Mackay – complaint about works at Cockles Lane.
10. Crediton Area MCTi/Devon Towns Forum – offer of free training – Funding Advisors Course.
11. Standards Board for England – letters and details of three complaints – agenda item on completion of investigation. Clerk to progress.
12. WCH – email confirmation of action at Barnfield allotments.
13. Mr H B Morse – letter expressing concern over tree work on adjacent land. Clerk reported to MDDC.
14. DCC – Records Office – purchase of rare Crediton map and proposed reception.
15. MDDC – copy of Community Services Committee Report on Crediton CIC.
16. MDDC – letter and details on kerbside recycling collections.
17. Councillor David Nation – email on problems at Newcombes Meadow toilets – agenda item.
18. MDDC – consultation on review of polling station in advance of next elections – agenda item.

BUSINESS BROUGHT FORWARD

70. Floral Displays

The Clerk reported that there had been repeated problems associated with theft and vandalism at the War Memorial. Floral displays had been replaced several times. He suggested that all hanging baskets be removed. Members consented that this move was regrettable but necessary. Details should be given to the press.

71. Pigeon Problem

Continuing problems with roosting pigeons were reported at Lloyds Bank Chambers. The Clerk had asked for the floral baskets to be removed but would repeat the request.

PART TWO

72. Administration

Nothing to report.

Meeting closed at 10.10pm.

Signed:

(R Edwards – Chairman)

Date:

PLANNING DECISIONS AND APPLICATIONS FOR TOWN COUNCIL MEETING 25 JULY 2006

Planning Decisions

The Town Council received and noted the following decisions from the Planning Authority:

Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/01127/FULL (06/07/2006)	Mr & Mrs Lebechee 8 Southfield Drive Crediton Devon EX17 2ET	Keser Merrington Edward Holden Architect Aller Cottage, Aller Road Dolton, Winkleigh EX19 8PP	8 Southfield Drive Crediton Devon EX17 2ET	Erection of single storey extension	Mr Charles Bladon
Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/00958/OUT Development affecting public right of way. (06/07/2006)	Mr S S Hooper 79 Willow Walk Crediton EX17 1DD		79 Willow Walk Crediton Devon EX17 1DD	Outline for the erection of 1 no. dwelling	Ms Marie Stainwright
Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/01120/FULL (06/07/2006)	Mr & Mrs M Govier 12 Cromwells Meadow Crediton Devon EX17 1JZ		12 Cromwells Meadow Crediton Devon EX17 1JZ	Erection of single storey side extension	Mr Charles Bladon

Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/01026/LBC (06/07/2006)	Mr WBC Butterfield & Miss M Burston 1 Manor House Parliament Street Crediton EX17 2BP		1 Manor House Parliament Street Crediton Devon EX17 2BP	Listed Building Consent for restoration and alteration of shed	Ms Marie Stainwright

Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/01025/FULL (06/07/2006)	Mr W B C Butterfield & Mrs J Stevenson 1 Manor House Parliament Street Crediton EX17 2BP		1 Manor House Parliament Street Crediton Devon EX17 2BP	Restoration of shed	Ms Marie Stainwright

Type - Application Refused					
Number	Applicant	Agent	Location	Proposal	Officer
06/00384/OUT (14/07/2006)	Mr J Cummings Altaso Threshers Crediton EX17 3NL		Land At NGR 282011 100555 Western Road Crediton Devon EX17 3NH	Outline for the erection of 12 no. apartments	Mr Keith Garside

Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/00661/FULL (14/07/2006)	Denis Brinicombe Group Fordton Industrial Estate Crediton EX17 3BZ		Denis Brinicombe Unit 2 Fordton Crediton EX17 3BZ	Erection of steel framed building to house 6 silos and weighing equipment	Ms Marie Stainwright

Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/01197/FULL (14/07/2006)	Crediton Area Liberal Democrats Property Trustees 3 George Hill Crediton EX17 2DT	AJH Buildplan 13 Hedgerow Close Crediton EX17 1DB	Crediton Area Liberal Democrats Committee 48 High Street Crediton Devon EX17 3JT	Installation of replacement windows to flat and new shop front	Mr Charles Bladon

Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/01193/LBC (14/07/2006)	James Hull Dental Care 110 High Street Crediton EX17 3LF		110 High Street Crediton Devon EX17 3LF	Listed Building Consent for internal alterations	Mr Charles Bladon

Type - Application Granted					
Number	Applicant	Agent	Location	Proposal	Officer
06/01110/FULL (14/07/2006)	Mr A Stoye Overdale Alexandra Road Crediton EX17 2DH	Stephen Hargreaves Architecture & Design Ltd Beggars Roost Fore Street Morchard Bishop Crediton EX17 6NX	Stones Park Westwood Road Crediton Devon EX17 3LR	Alterations to fenestration	Mr Delwyn Matthews

Type - Application Withdrawn					
Number	Applicant	Agent	Location	Proposal	Officer
06/01196/FULL (20/07/2006)	Mrs K Kent St Martins Western Road Crediton EX17 3NF	AJH Buildplan 13 Hedgerow Close Crediton EX17 1DB	St Martins Western Road Crediton EX17 3NF	Erection of first floor extension	Mr Charles Bladon

Planning Applications

The Town Council considered the following applications:

Type - Application Number	Applicant	Agent	Location	Proposal	Officer
06/01499/FULL (04/07/2006)	Mr & Mrs A Stoyle CO/ Nigel Cant Planning 16 Long Street Dursley GL11 4HY	Nigel Cant Planning 16 Long Street Dursley GL11 4HY	Land At NGR 282362 100139 Stones Park Westwood Road Crediton Devon	Change of use from Agricultural land to temporary siting of mobile home for maxium period of 2 years	Mr Delwyn Matthews
NO OBJECTIONS - provided the conditions are adhered to and enforced.					
Type - Application Number	Applicant	Agent	Location	Proposal	Officer
06/01508/FULL (04/07/2006)	Mr J Twitchin Anfield House Alexandra Close Crediton EX17 2DY	AJH Buildplan 13 Hedgerow Close Crediton EX17 1DB	Land & Buildings At NGR 284106 99404 (The Store) Fordton Crediton Devon	Erection of ground floor commercial workshops and first floor offices	Ms Marie Stainwright
NO OBJECTIONS - subject to a satisfactory Environment Agency report on the flood risk and potential affect on surrounding properties.					
Type - Application Number	Applicant	Agent	Location	Proposal	Officer
06/01515/FULL (04/07/2006)	Dr Westwood & Partners Newcombes Surgery Clifford Gardens Crediton Devon EX17 2AR	Challice Architects Ltd 2 Vicarage Road Sidmouth Devon EX10 8TS	Newcombes Surgery Clifford Gardens Crediton Devon EX17 2AR	Erection of single storey extension (Revised Scheme)	Ms Marie Stainwright
APPROVED -					

Type - Application Number	Applicant	Agent	Location	Proposal	Officer
06/01489/FULL (14/07/2006)	Miss M Devlin 2 Albert Place High Street Crediton Devon EX17 3JS	Mr M Rotchell MCIAT 37 Maple Drive Exmouth EX8 5NR	2 Albert Place High Street Crediton Devon EX17 3JS	Conversion of 1 no. dwelling into 2 no. dwellings	Mr Delwyn Matthews
APPROVED -					

Type - Application Number	Applicant	Agent	Location	Proposal	Officer
06/01241/TPO (11/07/2006)	Claire Saunders Little Holm Downhead Mill Street Crediton EX17 1HG		36 Mill Street Crediton Devon EX17 1EZ	Application to pollard and cut back branches on 1 No sycamore tree protected by a Tree Preservation Order no.4/18/93/TP1	Mr Charles Bladon
NO OBJECTION - subject to careful assessment of the situation in the light of tree's relevant qualities.					

Type - Application Number	Applicant	Agent	Location	Proposal	Officer
06/01551/FULL (11/07/2006)	Mr Fumagall Ashborne Peoples Park Road Crediton EX17 2DA	Michael Bailey 9 Swan Court Victoria Road Dartmouth TQ6 9EA	Ashborne Peoples Park Road Crediton Devon EX17 2DA	Erection of a conservatory	Mr Charles Bladon
NO OBJECTION -					

Type - Application Number	Applicant	Agent	Location	Proposal	Officer
06/01584/FULL (25/07/2006)	Mr & Mrs J Cairney Cairney's Bistro 31 East Street Crediton Devon EX17 3AX		31 East Street Crediton Devon EX17 3AX	Variation of condition no. 3 of planning permission no. 4/18/2001/1286 to provide pre-bookable take-away meals and outside catering services	Mr Delwyn Matthews
NO OBJECTION -					