minutes of the meeting of north molton parish council

held on wednesday 13th june, 2018 in the victory hall

present: councillor bulled (chairman); councillor dunn (vice chairman) - (arrived 7.35 pm); councillor darley; councillor geen (arrived 7.35 pm); councillor kelland (left 9.55 pm); councillor milne; councillor o’Brien (left 8.30 pm); councillor procter; councillor smaldon; county councillor yabsley (arrived 20.09 pm) and the parish clerk, noel brooks

242/06/18 1. apologies: clr peek and district councillor edgell - agreed unanimously.

243/06/18 2. declaration of interests: chairman bulled in respect of lower poole phase ii.

244/06/18 3. devon and cornwall constabulary: no june newsletter had been received to date - there were no issues for referral.

245/06/18 4. representations from the public: following a complaint from a mother some two weeks ago regarding the nettles on the walk-way between oakford villas and back lane, clr procter had referred the matter to clr darley who had kindly removed such foliage for the benefit of the public. clr procter in his capacity of heasley mill village hall rep. informed clrs that the two active committee members for the hall were intending to stand down from their roles - there was a general lack of support for the hall and it was considered that discussions would need to be held with the parish council (the main trustee) as to the hall’s future.

action: clr procter is to ascertain the likely timescale for the standing down of the primary members of the committee with a view to the issue being discussed at the parish council’s next meeting on 11th july.

chairman bulled had received two complaints about the danger caused by parking outside the holiday -let property known as no 2 huxtables on the road towards heasley mill. she had contacted the letting agent with a view to making the owner in kent aware of alternative parking in the square and the parking available in the space outside top cottage although this latter option was not ideal given the dimensions of modern vehicles. in any event, due to the close proximity of the junction, clrs darley and geen considered the issue to be a possible matter for referral to the police by those affected in line with advice concerning the recent parking issue at oakford villas.

246/06/18 5. planning

planning applications for consideration received since last parish council meeting

<table>
<thead>
<tr>
<th>case ref</th>
<th>address &amp; proposal</th>
<th>closing date for comment</th>
</tr>
</thead>
<tbody>
<tr>
<td>64829</td>
<td>nadrid farm, north molton, devon ex36 3ej conversion of outbuildings to form five dwellings</td>
<td>supported subject to ndc in conjunction with dcc ensuring that the highways-related visibility concerns raised in the original planning application: 57130 are fully addressed and resolved in the interest of road safety.</td>
</tr>
<tr>
<td>64830</td>
<td>nadrid farm, north molton, devon ex36 3ej listed building application for conversion of outbuildings to form five dwellings</td>
<td>supported as per planning application: 64829 above.</td>
</tr>
<tr>
<td>64961</td>
<td>north lee, north molton, devon ex36 3eh prior notification for erection of agricultural building</td>
<td>since the publication of the agenda, ndc had confirmed that prior notification was no longer required.</td>
</tr>
</tbody>
</table>
64919  Old House Barns, North Molton, Devon EX36 3HG  Supported
(Mr O. Mathers)  Erection of Porch

64981  Misty Meadow, 1 East Street, North Molton, Devon EX36 3HR  Supported
(Mr R. Bagley)  Extension to Dwelling

Planning Applications Advised Since Last Parish Council Meeting - None

247/06/18 6. Approval of the Minutes of The Meeting of North Molton Parish Council Held on 11th April, 2018 - approved, unanimously by those cllrs who had attended the meeting.

248/06/18 7. Approval of the Minutes of the Annual Meeting of the Parish of North Molton held on 9th May, 2018 - approved, unanimously by those cllrs who had attended the meeting.

249/06/18 8. Approval of the Minutes of the Annual Meeting of North Molton Parish Council held on 9th May, 2018 - approved, unanimously by those cllrs who had attended the meeting.

250/06/18 9. Approval of the Minutes of the Parish Council Meeting held on 16th May, 2018 - approved, unanimously by those cllrs who had attended the meeting.

251/06/18 10. Clerk’s Report on the Minutes Relating to 248/06/18 7. and 250/06/18 9. above

Footpath Report Issues - Simon Houghton of DCC had confirmed that replacement of the sign near Lambscombe Cottages would be attended to in relation to Footpath No 5. In respect of Footpath No 1, he had commented that the exposed plastic on the Link Road’s under-pass and the fallen tree at the junction of the bridle-path and footpath on the South Molton side of the Link Road under-pass might take longer to resolve as he was awaiting plans regarding the alterations to this junction.

Request For North Devon Homes (NDH) To Consider The Possibility of its Empty Garages Being Utilised to Alleviate The Current Parking Problem In The Oakford Villas Area - A spokeswoman for NDH had commented that the future of the garages was uncertain in that a previous planning application had involved an agreement to demolish some of the garages to allow access to the development site on the land behind. In the meantime, NDH had no issue with residents parking in front of the garages that were not being used/rented provided no obstruction was caused and there was no nuisance to other garage users or residents. Action: The Clerk is to ascertain from NDH which garages were unoccupied/unused.

Request For Signage To Deter Large Vehicles From Using The Road Between Molland Cross and Holewater Cross - Action: County Councillor Yabsley confirmed that he would be visiting the stretch of road concerned with the Highways Manager within the next few days and would revert with their findings and opinion.

Section 106 Agreement Open Space Monies - Lower Poole Phase II - Work Continuing On Site Despite Non-adherence to Original S.106 Terms and With No Revised S.106 Agreement In Place - Cllr Geen reported on the meeting of 30th May, 2018 involving himself, District Cllr Edgell, County Cllr Yabsley, Paul Young of DCC Highways and Jean Watkins, the relevant NDC Planning Case Officer. In respect of the related and nearby Roberts Field Development, there had been no confirmation that it had been completely signed off yet. The Bond had been called in six months ago. Most of the road verges had been completed - if, on inspection, they proved to be up to standard, then the unfinished surfacing on that part of the Old Road could be completed. In respect of Lower Poole Phase II, the S.106 Agreements were close to being signed, allegedly, with 50% of the Open Space funding payable on signature and 50% due after 12 sites had been sold or 12 houses had been completed or a combination thereof. NDC had been awaiting confirmation that DCC was working to the same set of plans. There was concern about the management of the Phase II Lower Poole site. Rubbish, including gas cylinders had been buried, the levels didn’t appear to be right, the drainage was buried with the manholes not connected to the mains - there was no mains electricity. In response to concerns, the Planning Officer involved had requested NDC’s Enforcement Team to
investigate the matter. Paul Young had ordered an inspection of the site drainage issue which had been flooding a neighbouring yard. An Acoustic Report was awaited in respect of the nearby workshop. New residents were allegedly moving in within the next two weeks. Planning Consent for the site had not been issued due to the S.106 Agreements having not been signed. Therefore, there was no Planning Application to enforce. Issuing a ‘Stop Notice’ would only send the case to an Appeal which would be assessed against the plans and not on what was actually happening on the site which would lead, likely, to the Appeal Process finding in the developer’s favour and wasting public money in the process, particularly against the back-drop of HM Government pressing for sites to be completed. Building Control was now outsourced by NDC to a private company which had been informed of the situation. County Cllr Yabsley said that the development was illegal. NDC could only enforce should someone move in to one of the new-builds in the current situation or if Planning Consent were issued. County Councillor Yabsley kindly drafted and read out the wording of a potential e-mail to be sent to the local MP setting out cllrs’ concerns to which cllrs agreed, unanimously. **Action:** On receipt of an electronic version regarding the issues at the Lower Poole Phase II site from County Cllr Yabsley, the Clerk is to e-mail the local MP, Mr Peter Heaton-Jones, setting out the Parish Council’s concerns and requesting his involvement and help on the issue - the Clerk is to copy-in District Cllr Edgell, NDC’s Chief Executive, Mike Mansell, the Planning Case Officer, Jean Watkins and the Health & Safety Executive in Bootle - all agreed apart from Chairman Bulled who was ineligible to vote.

**Further Drainage Works** - Covered under the Highways Update below.

**Laurels Playground** - Vice Chairman Dunn and Cllr Darley had cleared away the intrusive hazel tree foliage and debris.

**Publicity & Communication By The Parish Council - Establishing The Way Forwards** - covered under the Highways Update, below.

**Collapsed Road Outside Village Shop Due To Pothole Fillings** - Chairman Bulled had an action to raise this issue with County Cllr Yabsley.

**Invest in Devon Funding Opportunity** - The Clerk had e-mailed Michelle Bourne of North Molton Victory Hall regarding this opportunity.

**Councillor Community Fund Opportunity** - Cllr Smaldon had contacted County Cllr Yabsley on behalf of the Old School whose key members were also in contact with him.

**252/06/18.11 Matters Arising From The 9th & 16th May, 2018 Minutes Not On This Agenda - Speeding:** Cllr Procter would continue to monitor speeding in the village with a view to establishing any stretches of road giving particular cause for concern for referral to the police for possible action. Vice Chairman Dunn raised a related issue of the 20 MPH Warning Sign by the School being obscured by algae and vegetation; the flashing mechanism might also have been faulty. **Action:** The Clerk is to alert the School to the issues raised by Vice Chairman Dunn and request action by the School to remedy the situation. **Burial Ground:** Cllr Smaldon had made investigations into the operating of the burial site at Tawstock. She reported that the land had been donated kindly to the Parish Council by a local farmer in 1984. **Action:** Cllr Smaldon is to scan and disseminate the details to cllrs by e-mail. Chairman Bulled reported that Reverend Baker had commenced the process concerning the action requested of him as detailed in the Parish Council’s 16th May, 2018 Minutes.

**253/06/18 12. Items For Discussion**

**Housing Needs Survey Presentation by Rural Housing Enabler, Sue Southwell** - **Action:** Following the presentation and a considered debate, cllrs agreed for the Clerk to apply for Awards For All funding to pay for an up-to-date Housing Needs Survey with a view to understanding the local housing market, raising the general awareness of housing needs locally, explaining why any affordable housing might be required and helping to attract Housing Associations to become involved in possible affordable-housing projects in the Parish amongst other options - all agreed with the addition that cllrs would deliver the surveys to households themselves in order to mitigate costs. The Awards For All funding application would take some three months to process.
Defibrillator Lease Renewal - Decision Required On How The Facility is To Be Provided in The Future - The Clerk had provided cllrs with considerable information on the issue via e-mail. The main decision to be made was whether or not to lease or buy a new defibrillator. The issues were complex. Unfortunately, the landlord of the Poltimore Inn (where the defibrillator was housed) had not been available to attend the meeting. He had been holding circa £700 to date towards further defibrillator provision with the Parish Council holding circa £400 in that regard to date. Action: The Clerk is to obtain two full quotes for the purchase of a new defibrillator and attendant training costs from companies recommended by the South Western Ambulance Service from which he already held a lease renewal quote and to invite the Landlord of the Poltimore Inn along to the Parish Council’s July Meeting with a view to making a decision on future defibrillator provision.

Parish Councillor Vacancy - The Clerk informed cllrs that the Notice of Vacancy had been published on the website and main Notice Board - if no election had been called on or by 21st June, 2018 then the Co-option process would commence.

Appointment of Laurels Playground Representative - Kindly, Cllr Darley agreed to become the new representative and to provide, inter alia, regular monthly reports for insurance purposes - all agreed.

Highways Project Team Update - Cllr Milne reported that further flash-flooding issues were being dealt with by contractor, I. Woollacott. The culvert at Heasley Mill was clear, currently, and was being monitored. There were still some gulley-cleaning works to be undertaken and Forks2U was being contacted to agree the detailed works to be carried out. There was an issue with a buddle hole on Burcombe Hill but the Parish Council’s contractor required permission to resolve this from DCC Highways which was not communicating on the issue. Weed-spraying was being carried out by South Molton Town Council at £600 inclusive of VAT which was reclaimable. Contractor Woollacott had been instructed to carry out verge-trimming. The Highways Project Team had registered an interest with DCC to take part in a project known as Broadhembury which when up and running would offer the free use of on-line mapping for the logging of highways-related operations but DCC had failed to communicate any further. County Cllr Yabsley advised Cllr Milne to address any communication issues with Tom Vaughan. Cllr Milne informed cllrs that the 2018-19 Budget for Highways would have to be revised downwards by £750 due to the TAP Fund no longer being available for Highways-related work. The Clerk suggested that the late decision by NDC not to have the Parish Grant could allow such funding raised in the Precept to be used to cover the TAP Fund shortfall estimated also at £750 - all agreed.

Publicity & Communication By The Parish Council - Establishing The Way Forwards - Action: Cllrs agreed, unanimously, for Chairman Bulled’s recently-disseminated Report to be published both on the website and the main Notice Board.

TAP Funding 2018-19 - The Clerk explained that the TAP Fund had been re-branded as the Communities Together Fund which was unavailable for Highways-related work - cllrs agreed to consider the information forwarded by the Clerk and to discuss the new fund at their next July Meeting.

Adopted BT Phone Box Update - Action: Chairman Bulled agreed to broach the progress of refurbishment works with ex-councillor Palfreyman.

Emerging Local Plan - County Cllr Yabsley informed cllrs that the emerging Local Plan was being considered in planning applications moving forwards.

254/06/18 13. Chairman’s Report/Urgent Matters Brought Forward By The Chairman - None
255/06/18 14. Finance

Barclays Community Account Balance as at 31st May, 2018: £ 11,720.34
Barclays Business Premium Account Balance as at 31st May, 2018: £  6,032.43

Receipts: None

Payments:

a) **Clerk’s Net Monthly Pay & Expenses - £394.60** - Net Pay: £347.20 plus contribution to telephone & office costs of £15.00 and travel expenses of £32.40 (mileage: 72);

(Please note that the detailed calculations in respect of the Clerk’s salary and expenses are made available to parish councillors at each meeting and are, in any event, subject to annual independent audit. Members of the public are welcome to inspect the figures at such meetings and during the agreed statutory period.)

b) **Exmoor Young Voices - £50.00** - Grant towards the funding of a Young Coordinator to help people remain living and working on Exmoor - agreed in 2018-19 Budget (8th November, 2017 Minutes);

c) **TNMWD Citizens Advice - £30.00** - Grant agreed in 2018-19 Budget (8th November, 2017 Minutes).

iii) Any Other Accounts Received After Preparation of Agenda: None

Unanimously, cllrs agreed to pay the above sums.

256/06/18 15. Correspondence - None


258/06/18 17. Matters Brought Forward by The County Councillor - None

**Date, Time and Venue of The Next Meeting To Be Held In The Victory Hall, Fore Street, North Molton:**

Wednesday 11th July, 2018 at 7.30 p.m..

The Meeting closed at 10.07 p.m.