

WEST ALVINGTON PARISH COUNCIL ANNUAL MEETING

Minutes of Parish Council Meeting

Date 7 th September 2023		Venue & Time: WA Village Hall, 7.30pm
<u>Present:</u> Cllr Liz Chin Cllr Kathryn Rawlinson Cllr Helen Rhymes Cllr Derek Winser (in the Chair)	<u>In Attendance:</u> Kathy Harrod (Parish Clerk) Dist. Cllr Mark Long Dist. Cllr Samantha Dennis Parishioners/Guests: 16	<u>Apologies:</u> Cllr Charlotte Oakey Cllr Chris Povey Cllr Kathryn Rawlinson County Cllr Rufus Gilbert

REF 2023/24 MINUTES

234 PARISHIONERS OPEN FORUM (Allocated time not longer than 15 minutes, a member of the public shall not speak for more than 2 minutes as per Standing Orders):

- All issues raised during Open Forum were with respect to the Alcohol license application for Rose Farm:
The owner of the farm advised that parishioners with concerns are invited to the farm to discuss the application and see how the operation will run. The Rockbox employs approximately 40 people and has been looking for a site to cover part of the colder months, this would be sited at the location for a period of 28 days.

A query in respect of the length of the license was raised – why a 12m license instead of operating by Temporary Event Notices. It was noted that the license is for 12m but trade will only be for 28 consecutive days under permitted development rights, if the trading period is in excess of 28 days, planning permission would be required.

A parishioner stated their concerns are potentially 7,000 vehicles in and out during that period, issues with the roads and highways. Is there sufficient car parking? There is a car park, with an assumption of 35 - 40 vehicles at a time with overflow parking to be opened up as required. This in turn raised a question regarding the sufficiency of overflow parking and the impact on the immediate surrounding area.

Concerns were raised regarding noise, lights, alcohol abuse, toilet facilities, overflow parking, no public transport to the site, highways access concerns plus the impact on the local wildlife including the bat population. Furthermore, it was noted that the demographic in the area is elderly/young who walk the lanes, there are regularly horses being exercised in the area and most importantly, there were serious concerns for emergency services access.

SHDC Cllrs advised there would be limits to numbers of people allowed on site under a 28 day agreement. They will provide details regarding permitted development and will ask Highways to view the area re access suitability.

DEVON COUNTY COUNCIL REPORT:

Cllr Rufus Gilbert, Email: Rufus.Gilbert@devon.gov.uk

- An update following the Highways Meeting earlier in the year was provided to DCC highways. We await their response.

DISTRICT COUNCILLOR REPORTS:

Email Cllr Samantha Dennis: Samantha.dennis@swdevon.gov.uk

Email Cllr Mark Long: cllr.mark.long@southhams.gov.uk

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- b. Police Councillor Advocate Scheme: An invitation has been issued for Advocate Councillors for a meeting on 20th September at 1pm.

THE MEETING CONVENED

235 WELCOME & APOLOGIES

236 DECLARATIONS OF PECUNIARY/OTHER INTERESTS & Updates to Register of Interests:

Cllr Rhymes declared an interest in respect of Finance and withdrew from these discussions.

237 MINUTES OF PREVIOUS COUNCIL MEETING:

It was resolved to accept the minutes from the meetings held on 6th July and 13th July 2023 without alteration, these were then signed by the Chairman.

238 VACANCIES & Co-Option

No further expressions of interest have been received, we currently have two vacancies to fill.

239 CLERKS REPORT:

1. Village Hall Update. We now have internet access to the banking, this in turn has enabled us to negotiate a better agreement with EDF. Bookings are strong. The deposit payment for the new windows etc has been paid, we await an installation date – in the short term, this will impact some of the bookings but we are looking to keep disruption to a minimum.
2. Notice Board Update. The noticeboard is ready for delivery, Cllr Rhymes is organising this.
3. Obstruction to disabled access below village hall car park. The regular obstruction has been reported to Devon County Council Enforcement.
4. South Devon & Dartmoor Community Safety Partnership Invitation: Councillors have been invited to a meeting on 26th October at 2pm. For information regarding the Partnership please see their website: <https://saferdevon.co.uk/south-devon-dartmoor-csp/>
5. Meeting with Cllr Brazil: Parish Clerks in the region have been asked to meet with Cllr Brazil, this will be taking place on 9th October in Marlborough.
6. The VAT Rebate of £2,462.38 has been received.
7. Councillors have been invited to a talk on the Cost of Living crisis and how it's affecting people in the South Hams on Monday 2 October in the Carey Room, Follaton House, Totnes from 10.30am to 12pm. I will be attending.
8. Localities funding submissions have been made to Cllrs Dennis, Long and Gilbert following their support of the works to the Village Hall.

240 PLANNING & ENFORCEMENT

a) LIST OF APPLICATIONS RECEIVED:

1. 2459/23/CLE, 6 Phoenix Place, Certificate of Lawfulness 31/8. **Ratification Support.**
2. 2450/23/FUL, Davey Park Farm, South Huish, Change of use of farmland & creation of new vehicle access drive for existing residential dwelling. 14/9. **Support.**
3. 2773/23/TPO, Easton Farm, TQ7 3BD, T4: Ash - whole crown reduction by approx. 3 metres to remove old or decayed branches - to prevent falling onto holiday let 20/9. **Object.**
4. New premises licence application - Rose Farm, Woolston, West Alvington, TQ7 3BH. Sale of alcohol for consumption on and off the premises: Monday to Sunday from 11:00 to 22:00, Opening Hours Monday to Sunday from 11:00 to 22:30.

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It was agreed to defer the decision to enable a meeting with the applicant to take place, after which the councillors will meet to agree their response.

- 2753/23/HHO, Creek View, Tacketwood, alterations & replacement single storey extension with terrace over. 5/10. **Support.**

b) SOUTH HAMS DISTRICT COUNCIL DECISIONS:

- 1153/23/ARC, The Stable, Longbrook Farm – **Discharge of Condition Approved.**
- 1108/23/FUL, Land At Sx 729 441 Morley Way Kingsbridge. **Conditional Approval.**
- 1248/23/FUL, Land At Sx 731 422, Gerston Lane. **Conditional Approval.**
- 1444/23/ARC, Easton Farm, West Alvington. **No Decision Yet.**
- 1593/23/VAR, Gerston Point **Conditional Approval.**
- 1705/23/LBC, Longbrook Farm, **Conditional Approval.**
- 2071/23/ARC, "Land at SX731422 Gerston Gate Barn. **Discharge of Condition Approved.**

c) ENFORCEMENT & OTHER PLANNING ISSUES

Please note that the Enforcement Lists are confidential and issues concerning Enforcement cannot be discussed at a public meeting.

South Hams District Council are responsible for the enforcement of all planning breaches, the Parish Council have no authority to deal with issues of this nature. Please will all parishioners continue to report full details of any violations that do not adhere to the original application for which permission was granted. ALL violations can be reported to Enforcement via www.southhams.gov.uk/article/3043/Report-a-Planning-Breach

241 BUSINESS TO BE NOTED/DISCUSSED:

- Town Park Car Park Update re Lease, Use by Parishioners, Signage & Works.
A response following the meeting on 13th July was sent to Richard Morris on 19th July. We have not received any further communications.
- Devon County Council feedback regarding potential traffic management in West Alvington. Cllr Gilbert is due to discuss this with Adam Keay following the summer break.
- Communications with the Diocese. The Parish has received a potential offer of the donation of some land which could possibly help with the parking issues experienced by the village. The most obvious access to the land is across church owned land. To ascertain viability prior to commencing a project we have contacted the Diocese for their comments. Their response is awaited.
- Requests received for burials that fall outside the standard categories. It was resolved to approve the first request for which the fees will be trebled. The second request will be deferred pending additional information, it was agreed that once the information has been received a majority decision (via email) will be issued and ratified at the next meeting.

242 FINANCE & GOVERNANCE

a. Receipts & Payments: Month 6.

Standing Orders: Clerks Salary & HMRC, SHEPS £80

Invoices Received:

Description	Supplier	Net	VAT	Total
Village Hall Maintenance	AVON Windows Company Ltd	6,075.00	1,215.00	7,290.00
P3	Noyces	24.99		24.99

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Grass Cutting P3	Mathias Property Solutions	194.00		194.00
Grass Cutting VH	Mathias Property Solutions	95.00		95.00
Grass Cutting VH	Mathias Property Solutions	95.00		95.00
Insurance Renewal	Arthur J Gallagher Insurance	578.40		578.40
Village Hall Booking	West Alvington Parish Council	20.00		20.00
Play Area Inspection	South Hams District Council	220.50	44.10	264.60
Stationery/Stamps	Katharine Harrod, Parish Clerk	3.10		3.10
External Audit	PKF Littlejohn LLP	210.00	42.00	252.00
		7,515.99	1,301.10	8,817.09

Bank Balances as at 07.09.2023: Current Account £1,298.91, Deposit Account £22,163.77

The councillors resolved to accept the above payments.

b. Governance:

1. The External Audit has been completed, the Notice of Conclusion of Audit has been issued.
2. Councillors resolved attendance of the DALC conference (27th September) by the Clerk at a cost of £45 plus VAT.
3. Councillors resolved to accept the Website renewal from 1st October at a cost of £120 plus VAT.

243 NEXT MEETING DATES: 14th Sept 5th Oct, 2nd Nov – **WA Village Hall**, 7.30pm

Meeting Ends 21:26 hrs

Items for the next Agenda:

Signed as a true record: _____

Print Name & Date: _____

Agenda Items and Updates; where possible please submit to the Clerk by the last Wednesday in the month to ensure time for inclusion, circulation, and study. If a Council Member is unable to attend a meeting it would be appreciated if they could submit a brief précis of progress on their actions, if applicable, (to the Clerk for distribution) together with their apologies.

Distribution List: All WAPC Councillors. **For Information to:** County Cllr R Gilbert, South Hams District Council Ward Councillors, Parish Tree Warden, WAPC Notice Board.