

Diptford Parish Council Meeting

Tuesday 11th July 2017 at 7.30pm

Questions from the Public The owner of Backfield, Diptford presented her development concept, to which members of the public objected on the grounds of traffic generation along the narrow lane and development outside the village envelope.

Local residents had submitted evidence against the Prior Approval application 1787/17/DPM, and it was noted that enforcement action was being undertaken in relation to unauthorised developments at Thornlands and Stert Quarry. Diggers and lights had been noted at Larcombe Lane.

SHDC Cllr Steer Noted the strength of feeling in relation to planning applications; South Devon AONB had presented its planning guidance, which had no legal status.

DCC Cllr Hosking had submitted a written report to Councillors.

- He was investigating signage at the Woodpecker Junction; Christmas tree signs along the Avonwick-Totnes road had been reported to SHDC
- Parish Councillors suggested signage outside Moreleigh and California Cross relating to the length and width of vehicles approaching Gara Bridge should be cleaned to make them more visible. The DCC Officer would be invited to discuss with the Parish Council proposals to protect the bridge.
- Locality funding of £10,000 was available across his 12 parishes.

DRAFT MINUTES

Present: Cllr Foster (Chair), Franklin, Hill, Lethbridge & Peach; SHDC Cllr Steer, DCC Cllr Hosking & 18 members of public

17.067 Apologies for absence were accepted from Cllrs Baggott & Parker Davidson

17.068 Declarations of interest in items on the Agenda were accepted from Cllr Foster: Items 17.070.3 & 17/070/4 (Personal)

17.069 The Minutes of the Meetings held on the 13.6.17, as previously circulated, were confirmed and signed by the Chairman

17.070 Planning Applications

1. Householder application for extension to existing dwelling at Omaka, Nr Diptford Ref 1969/17/HHO Mr P Dunkerley **Neutral**
2. Listed Building Consent to replace casement windows on the south & west elevations at Broadmead, Diptford Ref 2014/17/LBC Mrs C Gribbin **Support**
3. Use of land for siting a timber chalet as accommodation for a key worker in support of an equine breeding business for an initial period of 3 years (Re-submission of withdrawn application 0355/17/FUL) at Farleigh Meadows, Diptford Ref 2012/17/FUL Mrs C Furini **Object. Unsuitable location on steep slope with no basic services to support a breeding business, such as electricity or water; Increased traffic along narrow lanes for visiting vets, farriers, feed deliveries etc; Unenforceable agreement with DCC Highways that customers would not visit the site; One of a series of applications with the aim of enabling the applicant to live on the site.**
4. Variation of condition 3 of planning consent 17/1854/11/F to allow stables to be used for an equine business at Farleigh Meadows, Diptford Ref 2267/17/VAR Mrs C /Furini **Object. Unsuitable location on steep slope with no basic services to support a breeding business, such as electricity or water; Increased traffic along narrow lanes for visiting vets, farriers, feed deliveries etc; Unenforceable agreement with DCC Highways that customers would not visit the site; One of a series of applications with the aim of enabling the applicant to live on the site.**

Planning Applications considered at the Meeting held on the 13.6.17 were ratified

5. Prior approval for a proposed change of use from agricultural building to dwellinghouse (Class C3)(Class Q) at Old Barn, Thornlands Ref 1787/17/DPM Mr R Smith The applicant's address has been stated as Stert Quarry Farm, where he has no right to live and is currently subject to enforcement action

Planning Correspondence

6. SHDC: Electronic Consultation trial from 3.7.17. Paper copies of planning applications would be requested.

4. Planning Review – Noted

17.071 Diptford Amenity Trust & Playing field

1. Diptford Amenity Trust Acc 02042009 £7597.22; Acc 00196602 £135.44

2. Playground maintenance – signage wording was agreed. The Clerk would order an A3 aluminum composite sign at a cost of £18+VAT

3. Proposed land sale – The Solicitor had raised questions concerning the value of the land, and the Clerk would respond that the Parish Councillors had taken sufficient steps to ensure good value in the sale of the land. The Land Registry should identify the Parish Council as the owner of the playing field.

17.072 P3, footpaths & highways Recent work of the Lengthsman was praised. Tarmac had melted and was damaged by tractors on the road from Diptford to Avonwick, which Cllr Hill would report to DCC.

17.073 Finance

1. Cheques approved for payment:

Cheque	Description	VAT	Gross
0806	S Woodman – June pay		179.90
0807	S Woodman – Travel £53.10, Office £40.39		93.49
0808	HMRC - PAYE		134.80
0809	B Sugden - planting		42.00
Receipts			
BGC	Santander – Interest April		0.08

2. The Financial Statement was received

Lloyds Current Account to 23.6.17	5577.82
Less payments & unrepresented cheques	934.19
Plus uncleared receipts	0.00
Total Current Account	4643.63
Santander Account to 1.4.17	1020.49
Total funds	5664.12

Earmarked Reserves

P3 Footpaths	74.29
Winter Emergency Planning	800.00
Community Lengthsman	1020.00
Total Reserves	1894.29

Total uncommitted funds 3769.83

Cheque 789 for £400, payable to Diptford PCC towards cemetery maintenance, had been mislaid and a replacement cheque would be provided at the August Parish Council Meeting.

3. Resolved to amend the Financial Regulations, as detailed in Appendix 17.073.3

4. Transparency Code Award £510 – funding was awaited

17.074 Correspondence received None

17.075 Parish Clerk job vacancy Closing deadline for applications 14 July. Interviews from 24 July. If no applications were received, the vacancy would be advertised in local papers and Parish Magazines, with a salary range of £1.10-£12.56ph, depending on training and experience.

17.076 Reports on Meetings Attended Cllr Foster attended the South Devon AONB Meeting, which presented its planning guidance

17.077 Correspondence available at the Meeting

1. Clerks & Councils Direct, July 2017

Meeting ended 9.30pm

Date of next Meeting 8.8.17

Appendix 17.073.3

Financial Regulations - Amendments:

1.6. Deliberate or wilful breach of these Regulations by an employee may give rise to disciplinary proceedings.

11.1 b. Where the council intends to procure or award a public supply contract, public service contract or public works contract as defined by The Public Contracts Regulations 2015 (“the Regulations”) which is valued at £25,000 or more, the council shall comply with the relevant requirements of the Regulations .

c. The full requirements of The Regulations, as applicable, shall be followed in respect of the tendering and award of a public supply contract, public service contract or public works contract which exceed thresholds in The Regulations set by the Public Contracts Directive 2014/24/EU (which may change from time to time).

Omit 11.1f

11.1h. Amend to £25000

Omit 11.1k

14.2. No tangible moveable property shall be purchased or otherwise acquired, sold, leased or otherwise disposed of, without the authority of the council, together with any other consents required by law, save where the estimated value of any one item of tangible movable property does not exceed £250.