

BUDLEIGH SALTERTON TOWN COUNCIL

MINUTES of the Meeting of the Town Council held online via Zoom on Monday 14 September 2020 at 7.00pm.

PRESENT

Cllr R D Sherriff (Deputy Town Mayor)
Cllr A F Chaplin
Cllr Mrs L D Evans
Cllr D J Hayward
Cllr A L Jones
Cllr Mrs M P Lewis
Cllr H L Riddell
Cllr Mrs C A Sismore-Hunt
Cllr G Turner

Town Clerk: Mrs J E Vanstone

Others Present: District Cllr T D Wright and three members of the public

In the absence of the Town Mayor, Cllr M C Hilliar, the Deputy Town Mayor, Cllr R D Sherriff took the Chair.

20.042 Public Speaking Time

Mr W McDermott spoke about the Budleigh Community Workshop Trust's success in purchasing the former Fire Station. He said it had been a blow when the Fire Service had decided not to sell at auction and had instead asked for sealed bids. He explained that at that stage not all the donations had been received but fortunately their bid had been the winning one. The Trust was now approximately two weeks from completing the purchase then the planning and refurbishment would begin. He explained that they would need to apply for change of use permission.

He said over 300 people had pledged funds and the Trust was now in a position to move on to the next stage of the project.

The Deputy Town Mayor, Cllr R D Sherriff congratulated the Trust and on behalf of the Town Council wished them every success in the future.

A resident spoke about planning application 20/1713/FUL. She explained that the building's use was not as advertised and it was being used to store furniture and woodworking equipment and a compressor. She and her neighbours were concerned that the building would eventually be used for commercial manufacturing which would have an impact on a quiet residential area. There were also concerns about possible flooding issues and the potential increase in vehicle activity on a road which is well used by cyclists and walkers.

She concluded by saying that these points might not be immediately apparent when looking at plans.

20.043 Apologies for Absence

Apologies were received from the Town Mayor, Cllr M C Hilliar (appointment), District Cllr A J Dent and District Cllr P M Jarvis.

20.044 Declarations of Interests in Items on the Agenda

No interests were declared.

20.045 Minutes

The Minutes of the Meeting of the Town Council held via Zoom on 17 August 2020 had been circulated prior to the Meeting. It was unanimously agreed they be signed as a true record at the next physical meeting.

Three members of the public left the Meeting.

20.046 Planning Applications – Amended Plans

Application No: 20/1364/FUL
Location: 12 Little Knowle, EX9 6QS
Proposal: Construction of glazed link to converted shed and double garage, workshop and store to front
Amendment: Amended garage plans
Letters Received: One letter of objection at the time the observations were made
Observations: This Council is still unable to support the plans for the following reasons:
1. Over-development of the site
2. The proposal would have a detrimental effect on neighbouring properties and residents
The proposal is contrary to guidance in the Budleigh Salterton Neighbourhood Plan, particularly Policies H2, H3, B1 and B3.

20.047 Planning Applications

Application No: 20/1733/FUL
Location: 92a Granary Lane, EX9 6ER
Proposal: Construction of garage
Letters Received: None at the time the observations were made
Observations: This Council supports the application but would ask the neighbour's concerns are taken into account and there is some mitigation with regard to flooding from run-off.

Application No: 20/1748/FUL (adjoining parish)
Location: Astwood, Kersbrook, EX9 7AE
Proposal: Construction of two and single storey extensions, studio and insertion of side window at first floor
Letters Received: None at the time the observations were made
Observations: This Council supports the application which will provide more practical living accommodation

Application No: 20/1818/FUL
Location: 16 Greenway Gardens, EX9 6SW
Proposal: Proposed garage conversion with single storey side workshop extension and single storey rear conservatory
Letters Received: None at the time the observations were made
Observations: This Council supports the application

Application No: 20/1713/FUL
Location: 15a Knowle Road, EX9 6AR
Proposal: Retrospective permission for a garden room
Letters Received: One letter of objection at the time the observations were made
Observations: This Council supports the application but would ask that there are stringent conditions restricting any commercial use or the building becoming living accommodation

20.048 East Devon District Council: Planning Decisions – Approvals

Application No: 20/0364/FUL
Location: 42 High Street, EX9 6LQ
Proposal: Change of use on ground floor from solicitors' office (use Class A2) to a hot food takeaway (use Class A5) and installation of extraction system at the rear

Application No: 20/1117/TRE (*split decision*)
 Location: 1 Woodlands, EX9 6AT
 Proposal: T1 – English Oak: Remove epicormic growth to 8m above ground
 T2 – English Oak: Remove epicormic growth to 8m above ground
 T3 – English Oak: Remove epicormic growth to 8m above ground
 T4 – English Oak: Remove epicormic growth to 6m above ground; remove lowest 60mm diameter branch to south west at 6m; crown raise remainder of canopy to 7m (chimney height) making pruning cuts up to 30mm in diameter

Application No: 20/0633/LBC
 Location: 26 West Hill, EX9 6BU
 Proposal: Construction of replacement metal handrail to front steps

Application No: 20/1375/TCA
 Location: Highgrove, Victoria Place, EX9 6JP
 Proposal: G1 – 2 x Castlewellan: Reduce height by approximately 3m and spread by 1-2m to leave a more compact form
 T1 – Castlewellan: Reduce and re-shape by 1m to leave a natural form
 T2 – Mimosa: Prune and re-shape, reducing overhang to leave a balanced form
 T3 – Cherry: Reduce height and spread

Application No: 20/1317/FUL
 Location: 43 Moormead, EX9 6PX
 Proposal: Construction of two storey front/side extension

Application No: 20/1145/LBC
 Location: 40A Fore Street, EX9 6NJ
 Proposal: Re-render front south elevation and side east elevation

Application No: 20/1322/FUL
 Location: 2 Long Copp, EX9 6DY
 Proposal: Construction of single storey side/rear extension, front porch and replacement garage

Application No: 20/1560/FUL
 Location: 10 Shortwood Close, EX9 6QW
 Proposal: Construction of two storey side/front extension including Juliet balcony

Application No: 20/1463/FUL
 Location: 24 Shortwood Close, EX9 6QW
 Proposal: Construction of single storey side/front extension

Application No: 20/1393/FUL
 Location: 2 Granary Lane, EX9 6JD
 Proposal: Construction of single storey lean-to timber shed

Application No: 20/1471/FUL
 Location: 40 Moormead, EX9 6PZ
 Proposal: Construction of single storey rear extension and porch

20.049 East Devon District Council: Planning Decisions – Refusal

Application No: 20/1117/TRE (*split decision*)
Location: 1 Woodlands, EX9 6AT
Proposal: T5 – Beech: Crown raise to give 7m clearance above ground level making pruning cuts up to 75mm

20.050 Reports

Chairman

No report had been received from the Town Mayor, Cllr M C Hilliar.

Town Clerk

Mrs J E Vanstone reported:

- The Public Hall had re-opened on 11 September following a comprehensive Risk Assessment (RA). The Hall would be mostly used for exercise classes, which were not covered by the latest government restrictions, and she hoped the Farmers' Market would be able to return soon. Budleigh Salterton Ladies' Choir would be hiring the Hall for their practice sessions on Friday afternoons from October. She said her assistant, Mrs K A Harrison, had worked tirelessly on the RA for over six weeks and she was very grateful for her input.
- The Council Offices were also open again but the front door would remain locked with visitors gaining access via the intercom system – this would mean only one visitor in the offices at a time.
- The Lloyds Bank Bus was returning to the Lower Station Road Car Park once a fortnight from 15 September. She had agreed that bank staff could use the toilet facilities in the Norman Centre until such time as East Devon District Council (EDDC) re-opened the LSRCP public conveniences.
- EDDC officers would be painting the social distancing markings on various High Street pavements from 15 September. She said if any Councillor wished to join them, they would be welcome.
- On 26 August she had asked for comments on the Devon County Council Flood Risk Management Strategy. Unfortunately, no comments had been received so she had been unable to prepare a précis in time for this meeting. She asked for comments so the item could be included on the agenda for the next meeting.
- Agreement had been reached between the National Employers and the National Joint Council for Local Government Services on rates of pay applicable from 1 April 2020; the increase equated to an increase in her salary of approximately 40p per hour and would be backdated to 1 April.

Cllr R D Sherriff thanked Mrs Vanstone and Mrs Harrison for their work with the new floor and RA.

Council Representatives on Other Bodies

- Cllr Mrs M P Lewis reported she had attended a meeting between the Friends of Budleigh Library and a representative from Libraries Unlimited. A number of topics had been discussed regarding the re-opening of the library with health and safety factors to be discussed further.

- Cllr Mrs Lewis also reported on the Budleigh Salterton COVID-19 Support Group:
 - Children were settling back into school life, although there had been a couple of queries regarding the usual coughs and colds which appear at this time of year and how teachers/parents could differentiate between the common cold and coronavirus. Advice from the medical centre was that an increased temperature was a good indication of coronavirus.
 - Support provided by The Hub was slowing down but work was ongoing across East Devon to set up a co-ordinated support network if there was an increase in cases. Marc Jobson at The Hub was looking into the new rules limiting groups to six people, as some groups provided more than just social contact and were vital to attendees' mental well-being.
 - The In Need Charity was still providing financial assistance to a number of households but there were concerns that not everyone entitled to assistance were coming forward.
 - The Medical Practice had reported that they were concentrating on flu jabs at present.
 - The Town Clerk had updated members on the High Street Survey, pavement markings and Public Hall re-opening.
 - It had been agreed that the frequency of meetings (currently fortnightly) could change if necessary.
- Cllr Mrs C A Sismore-Hunt reported that the return to St Peter's School was going well. The children had adapted brilliantly and had taken on board the various changes. The Head Teacher, Mr Hitchcock, had advised that staff were trying to make things as light-hearted as possible for the children. The High Street Survey had been forwarded to parents and carers and it was hoped that all would respond. Mr Hitchcock would provide another report later in the term.
- Deputy Town Mayor, Cllr R D Sherriff reported that the Tourist Information Centre had reopened at the beginning of August and so far over 1000 people had visited with positive feedback from visitors and residents alike. Funds were still needed but it was well on the way to becoming a Charity.

District Councillor

- District Cllr T D Wright reported that at a recent additional meeting of the District Council, the current administration had voted to pull out of the Greater Exeter Strategic Plan. There were concerns this decision would hasten the prospect of becoming unitary authority.

Cllr H L Riddell left the meeting.

20.051 Request for Grant Aid 2020/21: TRIP Community Transport Association

Consideration was given to making a donation to the Group and it was

Resolved: No donation will be made.

20.052 Any Other Business at the Chairman's Discretion

- Cllr Mrs L D Evans wished to add her thanks to the Town Clerk and her assistant, Mrs Harrison, for the huge amount of work they had undertaken to get the Public Hall operational again
- Cllr A L Jones thanked Mrs Harrison for arranging the repair work to the two benches outside the Public Hall. The first had been returned and the second was still undergoing repairs.
- District Cllr T D Wright reported that the Lower Otter Restoration Project Stakeholders Group would be meeting on 15 September and he would inform the Town Clerk of any developments. He added that he had arranged for Mr R Wiltshire from the Otter Valley Association to receive an invite.

20.053 Date of Next Meeting

It was agreed that the next meeting will be held on Monday 28 September 2020 at 7.00pm via Zoom.

It was further agreed that the meeting frequency should return to the previously agreed schedule.

There being no further business, the Meeting closed at 7.45pm.

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Chairman

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Date

Approved