

## STOKE FLEMING PARISH COUNCIL

Clerk: Sharon A Whelon, Little Elm, Lower Contour Road, Kingswear, TQ6 0AL

Email: [clerk@stokefleming.org](mailto:clerk@stokefleming.org)

A monthly meeting of the Parish Council was held on  
Wednesday 2<sup>nd</sup> November 2022 in the Ron Harris Room, Stoke Fleming Village Hall at 7.00 pm.

### MINUTES

The following Parish Councillors were present:

**Cllr Struan Coupar (Chair)**

**Cllr Phil Elliott**

**Cllr Tim Moseley**

**Cllr David Harris (Vice-Chair)**

**Cllr John Belli**

**Cllr Jay Floyd**

**Cllr Marion Holmes**

Also present: County Cllr Julian Brazil, District Cllr Helen Reeve, Parish Clerk - *Sharon A Whelon*

**Members of the public may raise any points or matters that they wish to bring to the attention of the Parish Council in Public Question Time via email or letter to the Clerk 48 hours in advance of the meeting at [clerk@stokefleming.org](mailto:clerk@stokefleming.org).**

#### **118. APOLOGIES FOR ABSENCE.**

**119. MINUTES OF THE PREVIOUS MEETING OF THE PARISH COUNCIL ON WEDNESDAY 5<sup>th</sup> October 2022.** Proposed by Cllr Holmes and seconded by Cllr Harris. The Chairman and signed as true and correct records.

**120. MATTERS ARISING.** None.

#### **121. ACTIONS REGISTER**

a) Progress report

#### **122. DECLARATIONS OF INTEREST**

Parish Councillors are invited to declare any personal or prejudicial interest, including the nature and extent of such interests they may have in any items to be considered at this meeting. They are also reminded to consider whether any items within their Register of Interests should be updated. Cllr Harris noted that he had submitted an invoice for approval in the meeting.

#### **123. PUBLIC QUESTION TIME**

Two members of the public wished to know how the car park planned at the top of Mill Lane might affect the sea views from neighbouring properties now under construction on the Vista estate on School Road. Councillor Coupar explained that the current proposal is based on a plan that was approved in 2010 but not implemented. Revised plans have been received by the council. He offered to meet the questioners, who are considering buying one of the properties in question, on site to discuss those in more detail. A meeting was agreed.

#### **124. COUNTY COUNCILLOR'S REPORT**

Cllr Brazil referred to a new press release from DCC regarding the county's financial position, which said it had never been as bleak as it is now. About £73 million has to be saved in the current year. £36 million in savings are already being made but a further £37 million needs to be found before the end of March. An additional £75 million will have to be saved next year, unless the Government intervenes. Without support from Westminster some core services will be cut, including road maintenance. The overspend does not include special education needs. A £130,000,000 shortfall is predicted at the end of the year. Cllr Brazil warned that parish maintenance is likely to fall to the parish councils and he advised that provision in the precept should be made for that. If Devon becomes bankrupt that may lead to re-organisation in Devon, perhaps into three unitary authorities. The county council might increase council tax by the maximum allowed, 3.99%. A levelling-up bill going through government might possibly introducing a double council tax bill on second homes in 2024. The Government may also tighten up loopholes in respect of Air BnB properties. A motion will be introduced in respect of highways, to take more account of the point of view of pedestrians, cyclists and horse riders and not just motor traffic

He referred to a proposal to create a caravan and camping site between the A379 and Redlap Lane.

Consultation letters have been received by the owners of properties that could be affected. The Chairman said that the parish council had been approached and is aware of the situation.

Generic 'Ignore your Sat Nav' sign will be discussed at a future Highways meeting. Two signs have been requested by the parish council, at the junction of the A3122 and Venn Lane, to try and minimise through

traffic along the lane..

#### **125. DISTRICT COUNCILLOR'S REPORT**

Cllr Reeve reported that the SHDC refuse system is running fairly well. One letter of complaint was received by the parish council regarding recycling was received and further information has been requested. The new garden waste service starts in March 2023 and until March 2024 and waste will be collected on a fortnightly basis. Payments for that should be made from January 2023. Stickers will be issued to put on the brown bins, confirming that payment has been made. Unwanted bins may be collected by SHDC on request. Further information is available on the South Hams website. Cost of living: help is available, information on SHDC website. On November 14/15, please count any rough sleepers in the area. Avian flu is bad and all birds should be kept inside.

#### **126. NEIGHBOURHOOD PLAN**

a) Proposed new car park, including recreation ground biodiversity area. Cllr Coupar was advised that the awaited pre-app was going to take place earlier in this day. In response to a question he said that the site for the car park had been chosen because of the number of properties in that part of the village that lack off-street parking.

#### **127. COUNCILLORS**

a) Resignation of Cllr Ruth Adams

i) new member required for Planning Group – Cllr Coupar volunteered

ii) volunteer required for Christmas Tree celebration event – Cllr David Harris volunteered (post meeting)

iii) volunteer requested for posting notices on village and Cotton Farm noticeboards – Cllr Holmes volunteered on a temporary basis

b) Recruitment of new councillors. Cllr Coupar welcomed members of the public who had expressed an interest in becoming councillors. Jack Handley, who resigned as a councillor a year ago, had offered himself for re-selection, was co-opted. A second person has expressed interest and attended the meeting to assess what would be involved. The Council is holding an Open Evening at Little Cotton on November 10 and residents there have been invited to express any interest. The total amount of councillors allowed is to be researched by clerk to establish whether that is dependant on population. Action - Clerk

#### **128. COMMUNITY**

a) An Open Evening at Little Cotton residents is being held on 10<sup>th</sup> November 2022 from 6-8pm. Seventy houses are now in occupation on the Cotton estate. Cllr Reeve and Cllr Brazil have offered to attend and it is hoped that all councillors will be able to participate.

b) Village stream – the flow is spasmodic, and no response has been received from SWW. The council will write to our Member of Parliament. Action – SC/PE

c) Future use of pavilion

i. Update on steam cleaning. Steam clean has taken place.

ii. Determine date for council to review pavilion for suitability for other uses. To be confirmed.

d) Toilets opposite bowling green. Clerk has written to SHDC regarding taking over toilets and received acknowledgement on the 11<sup>th</sup> October.

e) Possible purchase of defibrillator – to be discussed in relation to the budget for 2023-24.

#### **129. ROADS & TRANSPORT**

a) Virtual pavement. Cllr Brazil is raising the issue at County.

b) Signage at A3122 junction with Venn Lane. As above.

c) Parking at the junction of Venn Lane with Cinders and Ravensbourne. Research suggested, but may be a police matter if the parking is illegal. Action – TM/JF

#### **130. MAINTENANCE**

a) Contracts advertised in September/October. All applications now received for renewal of contracts.

#### **131. EVENTS AND PROJECTS**

a) Queen's Platinum Jubilee Review – report to follow

b) Proposed Platinum Jubilee Way; Bird Walk lighting update – invoice awaited. Payment of the first invoice in advance was discussed. Action – PE to chase

c) Permission sought for crocus bulbs to be planted on council land. **Approved.**

#### **132. PLANNING:**

## **APPLICATIONS**

a) Planning Application Ref: 3331/22/ARC

Description: Application for approval of details reserved by condition 7 (Policy DEV32 Compliance) of planning consent 1153/22/FUL

Address: Kozi Korner Bungalow Dartmouth TQ6 0LB

b) Planning Application Ref: 3335/22/ARC

Description: Application for approval of details reserved by conditions 5(gates to rear gardens) and 7 (materials) of planning consent 3119/21/FUL

Address: Proposed Development Site Sx856508 A3122 Norton Cross To Townstal Road Dartmouth

c) Reference: 1996/22/FUL

Proposal: Conversion of kennels & cattery building to residential (C3) use

Site Address: Ash Cross Kennels, Ash, TQ6 0LR

A site meeting was carried out and the Parish Council support the application.

d) 3485/22/TCA

Proposal: T1: Bay - Fell multi stem bay due to excessive lean over concrete well head, potential for damage to structure & T2: Cypress - Fell due to proximity to pond and potential damage to structure

Site Address: Stoke House Gardens, Stoke Fleming, TQ6 0PE

e) Reference: 3239/22/HHO

Proposal: Householder application for removal of existing conservatory extension & replacement with new extension

Site Address: 25 Bidders Close, Stoke Fleming, TQ6 0NZ

f) Planning Application Ref: 3485/22/TCA

Description: T1: Bay - Fell multi stem bay due to excessive lean over concrete well head, potential for damage to structure & T2: Cypress - Fell due to proximity to pond and potential damage to structure

Address: Stoke House Gardens Stoke Fleming TQ6 0PE

g) Reference: 1910/22/FUL

Proposal: Construction of new 2 bed dwelling & associated landscaping

Site Address: Development Site At Sx 862 483, New Road, Stoke Fleming

Comments from Cllrs Holmes and Elliott – There were some objections from local residents. Concern expressed regarding ecology and also access from the pavement. Suggestion: no objection, but council will not support, appropriate comments will be added.

It was noted the opinion that future planning applications should include conditions regarding the environment and ecology.

## **DECISIONS**

a) APPLICATION NUMBER : 2130/22/FUL Stoke Fleming

LOCATION : Lower Ash Farm Blackawton TQ6 0LR

APPLICATION TYPE : Full Planning Application

PROPOSAL : Conversion & change of use of traditional farm buildings to 1 residential dwelling & 2 self-catering holiday units together with restoration of other barns & landscaping scheme

DECISION: Conditional Approval

b) APPLICATION NUMBER : 2131/22/LBC Stoke Fleming

LOCATION : Lower Ash Farm Blackawton TQ6 0LR

APPLICATION TYPE : Listed Building Consent

PROPOSAL : Listed Building Consent for conversion & change of use of traditional farm buildings to 1 residential dwelling & 2 self-catering holiday units together with restoration of other barns & landscaping scheme

DECISION: Conditional Approval

c) APPLICATION NUMBER : 3135/22/NMM Stoke Fleming

LOCATION : Kozi Korner Bungalow Dartmouth TQ6 0LB

APPLICATION TYPE : Non Material Minor Amendment

PROPOSAL : Non Material Minor amendment to planning consent 1153/22/FUL (Demolition of existing dwelling & erection of new) for minor changes to proposed elevations

DECISION: Conditional Approval

d) APPLICATION NUMBER : 2000/22/ARC Stoke Fleming

LOCATION : Barn at SX 859 498 Venn Dartmouth

APPLICATION TYPE : Approval of Details Reserved by Conditions (discharge)

PROPOSAL : Application for approval of details reserved by conditions 6 (surface water drainage), 7 (foul drainage), 8 (landscaping scheme) and 9 (boundary treatment) of planning consent 0848/21/FUL

DECISION: Discharge of condition Approved

e) APPLICATION NUMBER : 2858/22/HHO Stoke Fleming

LOCATION : Rosedene Bay View Close Stoke Fleming TQ6 0QQ

APPLICATION TYPE : Householder

PROPOSAL : Householder application for proposed attic floor & side extension (Resubmission of 0879/22/HHO)

DECISION: Conditional Approval

### 133. FINANCE

a) BALANCES at 26<sup>th</sup> October 2022

Treasurer's account £16,207.99

Savings account £69,831.21

Ear marked reserves of £57,452 have been transferred to the savings account.

b) PAYMENTS FOR APPROVAL AND RECEIPTS Proposed by Cllr Holmes, seconded by Cllr Elliott and **Approved.**

Stoke Fleming Parish Council				
02/11/2022				
For Payment	FP/DD	Reason	Amount	VAT
PWLB	DD	Loan Repayment	1111.22	
SF Village Hall	FP	Room booking 7/9/22	19.00	
Tomlinson	FP	365 licence Acronis email	18.60	3.10
SF Magazine	FP	magazine sub	50.00	
Laurenjade Ahearn	FP	bus shelter cleaning	50.00	
EDF Energy	FP	Electricity toilet block	28.09	
R V Harris & Son	FP	Grass cutting and hedge trimming	635.40	105.90
Clerk salary	FP		750.07	
<b>TOTAL</b>			<b>£2,662.38</b>	<b>£109.00</b>
Remittances				
Petanque Club	cheque	contribution to Rec	200.00	
VAT refund	FP	Claim Mar to Sept	2,903.78	
Total Remittances			<b>£3,103.78</b>	

c) Budget decision delayed to December meeting.

**134. Clerk's Report.** Urgent items must be submitted to the clerk prior to the meeting.

- Request for draft minutes to be published before formally agreed by council. **Agreed** – that draft minutes will be published after full council email consultation. Clerk requested that councillors return comments in good time so that the draft minutes may reach the magazine compilation deadline – a target of one week after the meeting was set.
- Proposed campsite at Redlap Lane. See above. Cllrs Coupar and Holmes to research further.

Action – MH

Meeting closed at 8.25pm

The date of the next meeting of the Parish Council:

**Wednesday 7<sup>th</sup> December 2022 at 7.00pm.**