

## WEMBURY PARISH COUNCIL

<b>Parish Councillors</b>	<b>D Drought</b>	<b>Chairman</b>
	<b>J Bennett</b>	
	<b>A Cammack</b>	
	<b>M Doody</b>	
	<b>P Filby</b>	
	<b>M Gage</b>	
	<b>J Hart</b>	<b>County Councillor</b>
	<b>N Martin</b>	
	<b>R Newnham</b>	
	<b>R Rowland</b>	<b>Vice Chairman</b>
	<b>L Scoble</b>	
	<b>J Squire</b>	<b>District Councillor</b>
<b>Clerk</b>	<b>R Fairclough</b>	

**Minutes of the Wembury Parish Council meeting held at the War Memorial Hall, Wembury, on Monday 23 February 2009.**

### **09-15 OPENING THE MEETING**

The Chairman, Cllr Drought, opened the meeting at 7.32 pm and welcomed everyone to the meeting.

Cllrs, Bennett, Cammack, Doody, Filby, Gage, Hart, Newnham, Rowland, and Squire were present.

Five members of the public were also present.

### **09-16 APOLOGIES**

Apologies had been received from Cllrs Martin and Scoble. Apologies had also been received from District Councillor Cane, PC Nolan and PCSO Lawrence.

### **09-17 DECLARATION OF INTEREST**

Cllr Bennett declared an interest in Planning Application 58/0112/09F, Heathfield Farm.

### **09-18 THE BUSINESS OF THE COUNCIL WAS SUSPENDED FOR THE PUBLIC TO MAKE OBSERVATIONS OR TO PUT QUESTIONS**

**The Chairman suspended the business of the Council and opened this session to the public at 7.34 pm.**

#### **i) Crime Report February 2009**

Unfortunately, PC Nolan was again on sick leave and Sid Lawrence would not be attending the meeting.

The Chairman then read out the Crime Report for February 2009 as submitted by Sid Lawrence.

There are only two crimes to report for this reporting period, one of those is a domestic incident, so no details will be passed on as the force policy dictates non disclosure of information.

**Jl/09/118**

Between the 5th and 11th of February a female person in Heybrook Bay received unwanted letters which constituted an offence under the harassment act.

It has not been possible to identify who sent the letters and the crime remains undetected at this stage.

**iii) Public Comments**

**Bob Harvey** again complained about potholes in the road and Cllr Hart said that he would report later in the meeting.

The Chairman then closed this open session at 7.36 pm and resumed Parish Council business.

**09-19 CONFIRMATION OF MINUTES OF THE PARISH COUNCIL MEETING HELD AT 7.30 PM ON MONDAY 26 JANUARY 2009.**

With minor corrections, the minutes were agreed as being a correct record and duly signed by the Chairman.

**09-20 MATTERS ARISING FROM THESE MINUTES**

**09-04 i) Coastal Footpath**

Cllr Gage said that 'No Cycling' signs would be discussed at the next Wembury Beach liaison meeting. Cllr Bennett had also spoken to a representative of the coastal path.

**09-04 ii) Dangerous Bus Route**

The Clerk had written to Devon CC about the dangerous practice of the large buses using the narrow lane adjacent to the Staddiscombe development. When turning out of this narrow lane the bus straddles across the whole of Wembury Road and could cause an accident with vehicles travelling along Wembury Road.

Cllr Gage explained that he had narrowly avoided an accident with a bus at the same location and would like to see some action taken to make the area safer.

Various emails had been exchanged about this matter with Devon CC and a debate ensued about possible action that could be taken. It was finally agreed to hold a meeting on site with Devon CC, First Devon & Cornwall Ltd and the Police Traffic Safety Officer, to discuss this matter fully.

**It was agreed that the Clerk should write to Devon CC outlining the concerns of Wembury Parish Council and to ask for a meeting to be arranged on site.**

**09-04 iii) Potholes in Roads**

In response to Bob Harvey's complaint about potholes in the road, Cllr Hart informed members that a section of road towards Down Thomas is scheduled to be resurfaced. The section of road between the Down Thomas Post Office and Village Hall would be tidied up. No work is scheduled to be done on the road to Heybrook Bay. The road surface at the bottom of Manor Bourne Road will be inspected.

**09-06 i) Bus Stop Signs**

**Cllr Hart** would chase up the erection of bus stop signs in Wembury, to replace those

missing.

**09-06 ii) Road Crossing**

Cllr Squire had met Chris Watkins of Devon CC on site and Chris had agreed to extend the railings around the corner to make it safer to cross the road.

**09-06 iii) Footpath Surfacing, Southland Park Road**

Cllr Hart said that the weeds are not sprayed at this time of year. Cllr Gage informed members that some of the remedial work had not yet been completed.

**Cllr Hart would again chase Devon Highways.**

**09-06 iv) Car Parking**

The Clerk had spoken to Ian Hoskins who is aware of the parking problems in Wembury. Ian had also agreed to attend the next Wembury Beach liaison meeting.

**09-06 v) Street Name Signs**

Cllr Squire is chasing South Hams DC to replace missing street name signs.

**Parish Councillors to let Cllr Squire have details of missing signs.**

**09-06 vi) Wembury Allotments**

The Clerk has the planning application ready, but is still waiting for information from Wembury Allotment Society and South Hams DC before the planning application can be submitted. The Chairman informed members that the National Trust were now allocating land for allotments nationally and the Wembury Allotments had been shown on television and been in the local papers as an example of what can be done.

**09-06 vii) Closure of Pubs**

Discussed later in the meeting.

**09-06 viii) Dog Control Order**

Cllr Gage said that dog fouling is a continual problem. Cllr Squire will continue to raise this matter with South Hams DC but said that it will take time before the Control Order is approved by South Hams DC Council. The Chairman thought that it was more of an educational process to ensure dog owners know and take on their responsibilities.

**09-07 Site at Spring Road**

The Clerk had written to South Hams DC Chief Executive and he had passed on to Planning the request for the Planning Committee to view what they have approved under planning application 58/1896/08/F – Site at Spring Road, Wembury Point. Also for them to ask the Architect to tone down the building. Cllr Squire had also spoken to the planners and thought that a meeting on site was a good idea, but considered that there was little they could do now.

**09-08 i) Communities & Local Government – Local Restructuring in Devon**

The Chairman explained that the Boundary Committee have again had their deadline for submitting their recommendations extended, until July 2009. The Boundary Committee are now looking at alternative proposals and will report back for further consultation in March 2009. Exeter is likely to resubmit a case to become a Unitary Authority.

A discussion ensued on the legalities and complexities of the situation and the various options currently being discussed.

The Devon CC elections were still going ahead in May 2009.

**It was agreed that the Clerk should resubmit the letter to the Boundary Committee.**

**09-08 ii) Senior Council for Devon – Ivybridge Branch**

The Chairman reported that Wembury Parish Council was now a member and information had been displayed on the Notice Boards, the Parish Website and in the Wembury Review.

**09-09 i) Unregistered Land**

The Clerk had responded regarding the sites in Wembury identified as unregistered. A discussion then ensued about unregistered land within the Wembury area. It was agreed that it makes the situation easier if land is registered.

**09-09 ii) Parish Cluster Meeting**

The next Ivybridge & Surrounding Area Cluster meeting has been cancelled and will be rescheduled.

**09-09 iii) Standards Board for England**

Every two years the Standards Board for England assess the level of satisfaction of local government with their performance. The Chairman said that it was not possible to complete their questionnaire with the limited knowledge Parish Council's have of the work they do.

**09-13 i) Triangle of Land**

Cllr Cammack asked who owned the triangle of land adjacent to Wembury War Memorial Hall, as the Hall Committee would like to put a seat on it.

**Cllr Hart agreed to check to see if it was highway land.**

**09-13 ii) Hedge Around Wembury Playing Field**

Cllr Squire had met representatives from South Hams DC and they did not want to put a path around the playing field.

**Cllr Squire said that he would check again with South Hams DC officers.**

**09-21 TO RECEIVE THE MONTHLY PLANNING REPORT AT ANNEX A TO THESE MINUTES**

The Chairman went through the planning report shown in Annex A of the Agenda.

Cllr Bennett left the room whilst planning application 58/0112/09/F, Heathfield Farm, Hollacombe Brake, Wembury was discussed.

A general discussion was held regarding this application.

**RESOLVED: To accept the Planning Report with resolutions as detailed in ANNEX A to these minutes.**

**ii) Creeping Development**

Cllr Gage was concerned about creeping development, which is being achieved by the use of retrospective planning applications. He suggested that all the Parish Councillors should inform South Hams DC if they see developments that do not comply with the plans.

Cllr Squire was also concerned about retrospective planning applications but such applications were legal and it was up to the government to change legislation if such development was to be stopped. A general discussion ensued about retrospective planning applications, the appeals procedures and lack of planning enforcement. **It was finally agreed that the Clerk should write to Gary Streeter MP to again express the Parish Council's concerns about retrospective planning applications, the appeals procedures and lack of planning enforcement.**

**09-22 TO RECEIVE INWARD CORRESPONDENCE  
FOR ACTION**

**i) South Hams DC – Tennis Courts at Wembury**

Discussed later in the meeting.

**ii) Plymouth CC – Devon Structural Review**

The Chairman explained that Plymouth CC had offered to attend a Wembury Parish Council meeting to explain their views on the Devon Structural Review.

**Following a short discussion, it was agreed not to accept their offer.**

**FOR INFORMATION.**

The letters in ANNEX B had all been circulated and were taken as read.

**09-23 URGENT MATTERS BROUGHT FORWARD AT THE CHAIRMAN'S  
DISCRETION**

Several letters that required a response before the next Parish Council meeting had recently been received and the Chairman went through the following:-

**1) Ivybridge & District Association of Parish Councils**

The Chairman informed members that the next meeting would be on 18 March 2009. **Cllr Rowland would attend on behalf of Wembury Parish Council.**

**2) South Hams Chairman's Civic Service**

The Chairman informed members that Cllr Cane, Chairman of South Hams DC was holding his Civic Service at St Mary's Church, Brixton on Sunday 29 March 2009 commencing at 3 pm. The Chairman would be attending on behalf of Wembury Parish Council and any Parish Councillor who wishes to attend should inform the Clerk.

**3) Town Planning Training Sessions**

The Chairman informed members that if several members were interested in such training then a session could be arranged in Wembury. However, it appeared that only Cllr Rowland was interested in attending such a training session.

**4) Wembury Parish Twinning Association**

Cllrs Filby and Cammack declared an interest, as they were both on the Twinning Committee and took no further part in discussions.

The Chairman read out a letter received from the Chairman of the Wembury Parish Twinning Association, which asked if the Parish Council would be represented at their formal twinning welcome on Friday 8 May 2009.

**The Chairman agreed to attend on behalf of the Parish Council.**

The letter then went on to ask for a £100 grant to contribute towards the costs of organising the twinning weekend in May 2009.

Following a short discussion, Cllr Rowland proposed and Cllr Newnham seconded that a grant of £100 is given to the Wembury Parish Twinning Association, taken from next

year's financial budget, to contribute towards the cost of the twinning weekend in May 2009. The proposal was carried by 8 votes for, no votes against and two abstentions.

**PROPOSED: A grant of £100 is given to the Wembury Parish Twinning Association, taken from next year's financial budget, to contribute towards the cost of the twinning weekend in May 2009.**

#### **09-24 TO RECEIVE REPORTS FROM THE COUNTY OR DISTRICT COUNCIL ON MATTERS AFFECTING WEMBURY DEVON CC**

**Cllr Hart** informed members that the Devon County budget will be increased by 2.89%, which will generate an extra £1m. The County Council are also taking £6m out of reserves and £2m from an insurance fund, so the overall increase in the budget expenditure is about 5%.

The company bidding for the 26 County retirement homes has withdrawn and Devon CC is looking to retender to put the homes into the private sector.

Devon Highways will not comment on planning applications in connection with minor roads, or for three houses or less, in future. The District Councils will have to make any comment on the highway implications for such planning applications. This may generate problems for the future and needs to be monitored.

Cllr Hart attended a recent meeting in connection with the Wembury Tennis Courts and possible Multi User Games Area – MUGA. Both DCC and SHDC agree on the cost of resurfacing the two tennis courts at about £60,000, or the same price to create one tennis court and a MUGA on the other court. If the MUGA was extended to include 5-a-side football then it would be another £11,500. He could raise about £10,000, South Hams DC would possibly pay for one tennis court at £30,000, the Parish Council could raise say £1500 and Devon CC would possibly fund the remaining £30,000. Therefore, he thought that the funding of such a scheme was possible. If the MUGA required lighting then it would be another £15,000, but this could be done at a later date.

#### **SOUTH HAMS DC**

**Cllr Squire** said that there was no increase in the South Hams DC Council Tax for 2009/10. The Car Parking charges within South Hams DC will also be frozen for next year.

South Hams DC has now agreed the site allocations for affordable housing within the Local Development Framework. There will be no allocated sites in villages where there is no primary school and up to 15 housing sites in a village like Wembury, which has a primary school. He said that there was more of a need for old people's houses in the rural villages.

South West Water rates are likely to be increased by 5 to 7%, with a larger increase for those who do not have a water meter.

Young people across the district were concerned for their future in respect of jobs and money and many are having counselling to cope with the situation. South Hams DC is in the early stages of encouraging the Government to extend the concessionary bus scheme and to allocate money to provide a similar bus scheme to help the younger people. South Hams DC are pursuing a 'direct let' scheme to encourage the private sector to rent their properties to people on the housing list. There are 600 empty properties across South Hams, which could be used in the scheme. The shared ownership scheme is failing, mainly because of the credit crunch and the empty houses could be used.

By the year 2020, the over 65 year olds will have increased by 43% in South Hams and

so there will also be a need for housing for older people.

South Hams DC has agreed that for the next financial year each district councillor will be allocated £1000 to spend on the community within their local area.

## **09-25 TO RECEIVE REPORTS FROM COMMITTEES AND REPRESENTATIVES AS APPROPRIATE**

### **i) Forward Planning Working Group**

**Cllr Filby** reported that the group had produced a first draft plan, which was on the Wembury Parish website. Alan Puddicombe had produced a second draft and a meeting was being arranged with all interested parties, in a couple of week's time, to finalise all the details and comments that people had made.

**Cllr Filby would report at the next Parish Council meeting.**

### **ii) Leisure Facilities Working Group**

**Cllr Bennett** had attended two meetings on site to discuss the Wembury Tennis Courts and possible MUGA. He agreed with Cllr Hart about the costs of the tennis courts refurbishment or tennis court and MUGA. The meetings had considered several options and generally agreed that a tennis court and MUGA was the most suitable option. They had discussed the recent letter from South Hams DC who were looking for a regular contribution from Wembury Parish Council for the use of tennis courts and were concerned about the long term management of them. Jon Parkinson was looking for a contribution of about £1000 per year for the tennis courts. Cedric Tarsky had agreed to run a Tennis Group, as the formation of the Wembury Tennis Club was floundering. The Tennis Group would need to charge for group night tennis and contribute towards the £200, as there is only £200 per year in the Wembury Parish Council budget for tennis courts.

Discussions are ongoing between Devon CC, South Hams DC and Wembury Parish Council. **Cllr Bennett would report at the next meeting.**

### **iii) Wembury Beach Liaison Group**

**Cllr Gage** had provisionally arranged a meeting on 24 March 2009, but the Police could not attend on that date. He was currently finding out who could attend on 25 March 2009. All the usual items were listed on the Agenda and he would confirm the meeting date within the next couple of weeks.

### **iii) Wembury Allotment Society**

**Cllr Cammack** informed members that the allotments had now been allocated to members and were ready to be marked out and suitably ploughed.

The Clerk explained that once he had received the necessary information he would submit the planning application for the communal shed and polytunnel. He was also awaiting sight of the agreement between the Wembury Allotment Society and the National Trust.

### **iv) Closure of Pubs**

**Cllr Filby** explained that five pubs a day are closing in Britain. He then went on to inform members of a recent meeting with the landlord of the Odd Wheel, the only pub left in Wembury village. The landlord and his wife wish to retire, possibly when the lease runs out in 19 months time. However, the landlord had explained all the current problems with running a pub in the current economic climate. There were several ways that help

was suggested, such as a rate reduction and assistance with the bottle banks from South Hams DC. In addition, by putting an article in the Wembury Review and on the Wembury Parish website to explain to the public, that unless the pub is well used, then there is a possibility that it could be closed. The pub is not owned by a brewery, but by a property company that specialises in pubs. Therefore, once the landlord leaves, there is no guarantee that it will reopen as a pub.

There are several groups who are looking to help pubs survive, such as Pub is the Hub, the CAMERA organisation and a group of MPs. Information had recently been circulated to all Parish Council members.

The concern was whether the community wish Wembury to have a pub, or to see the Odd Wheel boarded up. Consequently, the message to the village was ‘ use it or lose it’.

**v) Yealm River Harbour Authority**

Cllr Drought informed members that the next meeting was later in the week.

**09-26 TO RECEIVE AND APPROVE THE MONTHLY FINANCIAL STATEMENT AT ANNEX C**

**i) Financial Statement for February 2009**

The Chairman presented the financial reports as per ANNEX C.

**RESOLVED: The monthly financial statements were approved as detailed at ANNEX C.**

**09-27 EXCHANGE OF INFORMATION**

**Cllr Filby** asked what had happened to the seat near the Post Office. It had been taken away by South Hams DC for repairs but had not yet been returned.

**Cllr Squire agreed to chase South Hams DC to return the seat.**

**Cllr Filby** informed member that the NatWest Mobile Bank was still visiting Wembury.

**09-28 ANY OTHER BUSINESS**

The Clerk asked how long he should keep documents, as his store was becoming full. He suggested that he kept a rolling year’s worth of mail and planning applications and possibly five years worth of financial information. The minutes were bound and always kept by the Clerk, or at the Records Office. It was suggested that the Clerk contact the Devon Association of Parish Councils for suitable guidance.

There being no further business the Chairman closed the meeting at 9.17 pm.

R Fairclough

Clerk to Wembury Parish Council