



Credition Town Council



Minutes of the Meeting of the Town Council held on 24 April, 2007

Councillors:

- Mr R Edwards (Chairman)
- Miss J Harris
- Mr F Letch
- Mr N Way
- Mr D Nation
- Mr R Adams
- Mrs E Brown
- Mr J Downes
- Mrs J Pitts
- Mr P Taylor

In Attendance:

- Press
- Public 2
- Clerk Mr M Maggs

247. Apologies

Received from Councillors Haydon and W Brown (both indisposed).

248. Declarations of Interest

Prejudicial	Councillor Adams	Minute 256b – 07/00703/FULL
Prejudicial	Councillor Taylor	Minute 256b – 07/00703/FULL
Personal	Councillor Harris	Minute 256b – 07/00703/FULL
Personal	Councillor Way	Minute 256c (2) QECC
Prejudicial	Councillor Downes	Minute 258c(2) and (4)
Prejudicial	Councillor Nation	Minute 258c (5)
Prejudicial	Councillor E Brown	Minute 258c (5)
Personal	Councillor Way	Minute 260
Personal	Councillor Letch	Minute 261
Code of Conduct	Councillor Nation Councillor Way	As a member of more than one authority, declared that any views or opinions expressed at this meeting would be provisional and would not prejudice any views expressed at a meeting of another authority.

249. Public Question Time

Two members of the public made representations to the Council concerning the proposed Licence Application for the Kings Arms. Objections to the extended licensing hours were detailed.

The Chairman thanked the residents for attending and explained that their views would be considered during the debate on this item (agenda item 11) which would be brought forward to accommodate.

250. Chairman's Announcements

None.

251. Town Council Minutes

The minutes of the Town Council meeting held on 20 March 2007 were approved and signed as a correct record.

252. Matters Arising

Minute 221(1): The County ward member reported that action would be taken, by the end of May, to tidy the area and further works would be added to the tasks list for 2007/8.

Minute 224: a leaflet on the opening of the Town Square had been tabled for information.

Minute 231: The County ward member reported that a scheme would be prepared to alleviate the drainage problem. Concerns were expressed over the unsatisfactory use of bollards at this location; the Clerk to convey the Council's views to the Highway Authority.

253. Extraordinary Town Council Minutes

The minutes of the Extraordinary Meeting of the Town Council held on 3 April 2007 were approved and signed as a correct record.

254. Matters Arising

Minute 244: The Clerk and the Chairman reported on the permitted use of advertising in relation to new developments.

Minute 245: The Clerk reported that no response had been received from the Highway Authority following the Council's enquiry.

255. Annual Town Meeting Minutes

Unavailable. Deferred to future Town Council meeting.

256. Planning

a) Planning Decisions

Noted. Decisions notified by the planning authority are appended.

b) Planning Applications

Comments made in respect of planning applications considered at this meeting are appended.

c) Planning Applications and Items for Determination-week ending 24 April 2007

1) Planning Applications

Comments made in respect of planning applications considered at this meeting are appended.

2) Items for Determination and Information

TPO Application

No objections were expressed on condition that the works are sanctioned by a professional arboriculturalist.

QECC Application

No objections.

MDDC Press Release (Information)

The Chairman read out the press release explaining the delay in determining the application – awaiting reports.

Somerfield Application (Information)

The Planning Authority had granted permission. It appeared that the Council's views had been taken into consideration.

d) Street Naming & Numbering – Midas Homes

The following street names were recommended:

Kirton Drive

Saxon Close

Wynfrith Way

In principle, the Council believed that the main street name should be used for all future developments. Consequently, Kirton Drive was recommended as the development/marketing name for the Midas Homes development at Exeter Road. The Clerk to inform Midas Homes and MDDC.

257. Licensing – Kings Arms

Councillors considered the additional noise generated by customers entering and leaving the premises after 11.00pm together with the use of dance music and live music to be unacceptable due to the very close proximity of residential properties. Bank/Public holidays could be regarded as an exception provided suitable measures were taken to minimise any disturbance. The high density of housing in this part of the town should be taken into consideration when determining this application. It was agreed to formally object to the application on these grounds. The Clerk to action.

Councillor Way agreed to represent the Council, if necessary, at the hearing.

258. Finance

a) *Schedule of Accounts*

The schedule of accounts, numbers 002601 to 002630 amounting to £11671.34 was approved.

b) *Interim Annual Accounts*

The Interim Annual Accounts for the financial year ended 31 March 2007 were approved, pending presentation of final accounts following the internal audit on 4 May. The external audit (District Audit) would take place on 25 June.

c) *Donation Requests*

1) CHAT (Churches Housing Action Trust)

Deferred for clarification.

2) Crediton Arts Centre

Councillor Downes left the meeting for the duration of the debate on this item.

A grant of £300 was awarded to assist with the production of "Shakespeare in the Square".

3) Crediton Fairtrade

A grant of £100 was awarded to assist with the production of a "Crediton Fairtrade Directory".

4) CRAMP (Crediton Rural Arts and Music Project)

Councillor Downes left the meeting for the duration of the debate on this item.

A grant of £300 was awarded to assist with the organisation of the "Christmas Fayre in the Square" event.

5) CAHMS (Crediton Area History and Museum Society)

Councillors Nation and Elizabeth Brown left the chamber for the duration of the debate on this item.

A grant of £100 was awarded to assist with the costs of the proposed exhibition on Victorian and Edwardian Crediton.

6) Landscore Primary School

£100 was awarded for the Timber and Cob Shelter Project.

7) Crediton Scout Group

A grant of £200 was awarded to help carry out essential repairs to the Scout hut.

8) Homestart Mid Devon

The Council was, regretfully, unable to provide support this year due to restricted funds.

SPECIFIC AGENDA ITEMS

259. National Association of Local Councils – Chief Executive's Report

The Chairman provided a brief explanation. The Clerk had circulated the main points to all councillors. The report was noted.

260. St Lawrence Green Bus Bay

After a short debate, it was decided that the Council would oppose any encroachment of St Lawrence Green for a bus lay-by. Councillors found it difficult to support proposals for even the partial loss of one of the few areas of green open spaces in the town centre. The perceived improvements in air quality (with no details available at the meeting) failed

to provide sufficient justification for the loss of a valuable public amenity. Concern was also expressed over the suggested pruning back of the canopy of the adjacent red horse chestnut tree. Councillors asked whether an arboriculturalist's report should be obtained. The Clerk to inform MDDC and DCC.

261. Crediton Hospital

The Chairman and Councillor Nation brought members up to date.

It was hoped that the Council would agree to assist with establishing a campaign to comply with the recently circulated petition.

After a short debate it was agreed to offer the Council's support for Councillor Nation's proposal to back the petition and in the following terms:

1. To object most strongly to recent decisions by both the Devon Partnership Trust (PT) and the Devon Primary Care Trust (PCT) to reduce the number of in-patient beds available at Crediton Hospital.
2. Urge the PT to reverse their decision to temporarily close Boniface ward and the PCT to reinstate the recently closed beds at the Stroke Unit and in Kirton ward.
3. Urge the PCT not to consider any further reductions in beds at the hospital as a result of their strategic review taking place later this year.

It was further hoped that the new Council would convene a meeting sometime in late May to facilitate the organisation of a public campaign.

The Chairman or Clerk would ask the PCT Chief Executive, or an appropriate senior officer, to attend a future meeting of the Council.

262. CORRESPONDENCE RECEIVED

1. Upper Deck Restoration Project – minutes of meeting held on 12 March. Agenda item at next meeting.
2. MDDC – Local Council Elections - Statement of Persons Nominated.
3. Angela Browning MP – reply to TC letter on Sustainable Communities Bill.
4. University Of Gloucestershire – details on Summer Seminar 2007 at Cheltenham.
5. CLAG – agenda of meeting held on 12 April.
6. DAPC – Election of DAPC County Committee – agenda item May TC.
7. Chamber of Commerce – AGM agenda and minutes.
8. Community Transport – letter of thanks for TC donation.
9. Mid Devon CAB – letter of thanks for TC donation.
10. DCLG – Revised Code of Conduct - Order 2007 – SI 2007 1159 – comes into effect on 3 May.
11. Lord Mayor of Exeter – letter on unitary status. Agenda item May TC.
12. MDDC – agenda and papers for Council meeting – 25 April.
13. Councillor Way – email on Waresfoot Drive footpath.
14. Devon Youth Service (Uganda Exchange) – TC donation cheque lost.
15. MDDC – Local Council Elections – Result of Uncontested Election. Copy of Declaration of Interest forms.
16. DCC – Parish Paths Partnership – cut in funding. Clerk has made enquiries.

BUSINESS BROUGHT FORWARD

263. Peoples Park

Concern was expressed over the use of weed killer. Agenda item at next meeting.

264. War Memorial

Following a question from a member, the Clerk provided an update on efforts to alleviate the pigeon problem - awaiting progress on Conservation Area Consent. In the meantime, the area would be inspected and cleaned regularly.

265. Jockey Hill

Problems were reported with overgrowth of vegetation at Jockey Hill and the unswept area surrounding the seat at Prince of Wales Road. The Clerk to report to the appropriate authority.

266. Chairman & Councillors

Several members expressed their thanks and appreciation to the outgoing Chairman for his commitment and hard work. Departing councillors were thanked for their achievements and efforts over the years.

The Chairman wished the new Council good luck.

PART TWO

267. Administration

The Clerk and Chairman provided an update on the recruitment of an Assistant Town Clerk. Interview dates would be either 9 or 11 May. The Clerk to organise.

In view of the pending election, the recruitment panel members were given delegated authority to select a suitable candidate for appointment.

Meeting closed at 10.05 pm.

Signed:

(Chairman)

Date:

PLANNING DECISIONS AND APPLICATIONS FOR TOWN COUNCIL MEETING 24 APRIL 2007

Planning Decisions – as notified by the Planning Authority:

The Town Council noted the following decisions as notified by the Planning Authority:

DECISION	Type - Application Granted					
	Number 07/00233/ARM (29/03/2007)	Applicant PDS Ltd 1 Pear Tree Way Landkey Barnstaple Devon EX32 0UH	Agent TFQ Architects Tern Point Odhams Wharf Topsham Exeter Devon EX3 0PB	Location Land Adjacent to 79 Willow Walk Crediton Devon EX17 1DD	Proposal Reserved Matters for the erection of 1 dwelling	Officer Mr Jeremy Ebdon
DECISION	Type - Application Granted					
	Number 06/02675/LBC (29/03/2007)	Applicant K. J. Hotton Higher Furzeland Furzeland Hill Cobblestone Crediton Devon EX17 5NX	Agent	Location 137 High Street Crediton Devon EX17 3DU	Proposal Listed Building Consent for internal and external alterations	Officer Mr Delwyn Matthews
DECISION	Type - Application Granted					
	Number 07/00038/FULL (29/03/2007)	Applicant Mr & Mrs Gilbert 27 Exeter Road Crediton Devon EX17 3BW	Agent	Location 27 Exeter Road Crediton Devon EX17 3BW	Proposal Conversion of barn to dwelling	Officer Mr Jeremy Ebdon

DECISION	Type - Application Granted					
	Number 07/00150/FULL (29/03/2007)	Applicant Mr J Cummings Altaso Threshers Crediton Devon EX17 3NL	Agent Mrs Inka Lee-Wright Friends Gallery Coldharbour Mill Uffculme Cullompton Devon EX15 3EE	Location Land at NGR 283438 100110 Treetops Barnfield Crediton Devon EX17 3HY	Proposal Erection of 1 dwelling with annex	Officer Mr Delwyn Matthews
DECISION	Type - Application Granted					
	Number 07/00331/FULL (05/04/2007)	Applicant Mr & Mrs J Wilson Old Moose Hall Bowden Hill Crediton Devon EX17 3EJ	Agent D J Wright 31 Bourn Rise Pinhoe Exeter EX4 8QD	Location Moose Hall Bowden Hill Crediton Devon EX17 3EJ	Proposal Formation of balcony	Officer Mr Charles Bladon
DECISION	Type - Application Granted					
	Number 07/00019/FULL (05/04/2007)	Applicant Devon Community Housing Society Hillfields House Matford Court Sigford Road Exeter EX2 8NL	Agent Bailey Partnership Trinity Court 37 Southernhay East Exeter EX1 1PD	Location Land At NGR 283502 100588 Clifford Gardens Crediton Devon EX17 2AG	Proposal Erection of 6 dwellings and 4 flats including associated works for the provision of affordable housing	Officer Mr Keith Garside

DECISION	Type - Application Granted					
	Number 07/00376/FULL (05/04/2007)	Applicant Mr R Smout 5 Monks Close Credton Devon EX17 2EL	Agent Mr Shiraz Riaz Everest Ltd 7 North Orbital Commercial Park Napsbury Lane St Albans Herts AL1 1XB	Location 5 Monks Close Credton Devon EX17 2EL	Proposal Erection of conservatory	Officer Mr Charles Bladon

DECISION	Type - Application Granted					
	Number 07/00081/TPO (05/04/2007)	Applicant Mid Devon District Council Hasnein M Kanani Customer Services Phoenix House Phoenix Lane Tiverton EX16 6PP	Agent	Location Southfield Southfield Drive Credton Devon EX17 2ET	Proposal Application to carry out works to trees under Tree Preservation Order 99/07	Officer Mr Jeremy Ebdon

Planning Applications

The Town Council considered the following applications:

APPLICATION	Type - Application					
	Number 07/00545/FULL (04/04/2007)	Applicant Mrs Northcott 3 Belle Parade Credton Devon EX17 2AA	Agent AJH Buildplan 13 Hedgrow Close Credton EX17 1DB	Location 3 Belle Parade Credton Devon EX17 2AA	Proposal Erection of conservatory	Officer Mr Jeremy Ebdon
APPROVED						

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	07/00599/TPO (04/04/2007)	Mrs Richards 50 Prince of Wales Road Crediton Devon EX17 2AG	Greentrees Shute Shobrooke Crediton Devon EX17 1BN	50 Prince of Wales Road Crediton Devon EX17 2AG	Application to fell 1 Maple under Tree Preservation Order 86/00001/TPO	Mr Charles Bladon
NO OBJECTION - on condition a suitable replacement tree is planted.						

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	07/00583/FULL (11/04/2007)	Mr S Elston 8 Chapel Downs Drive Crediton EX17 2ED	Mrs Inka Lee-Wright Friends Gallery Coldharbour Mill Uffculme Nr Cullompton Devon EX15 3EE	St Andrews Alexandra Road Crediton Devon EX17 2DX	Erection of 9 Flats	Mr Keith Garside
OBJECTION - Councillors considered this to be an inappropriate development for the size and location of the site. Not in keeping with the existing street scene. Special concerns were raised over the additional traffic generated by 9 separate homes and problems with vehicular access at this point in the road.						

APPLICATION	Type - Application					
	Number	Applicant	Agent	Location	Proposal	Officer
	07/00557/FULL (18/04/2007)	Mr D Knightly DAK Properties C/O Headstart Guildhall Shopping Centre Exeter	Barrie Simons Associates 90 South Street Exeter Devon	Land at NGR 282823 100344 (Adjacent To 68 High Street) High Street Crediton Devon	Erection of 4 residential units	Mr Keith Garside
NO OBJECTION						

APPLICATION	Type - Application Number	Applicant	Agent	Location	Proposal	Officer
	07/00703/FULL (18/04/2007)	Glendower Trust C/O Keith Mortimer Upper Park 2 Searle Street Crediton Devon EX17 2AT		Crediton Railway Station Station Yard Crediton Devon EX17 3BY	Erection of 12 flats and associated parking	Mr Keith Garside
OBJECTION - Out of keeping with the surroundings and the historic context of the station buildings and the "Dartmoor Railway" public house. A conventional 2 storey terraced development would be more suitable. Concern was also expressed over the growth in developments in this part of the town with no concomitant improvement in infrastructure.						

APPLICATION	Type - Number	Applicant	Agent	Location	Proposal	Officer
	07/00715/FULL (18/04/2007)	Cheldon Management Ltd 12 Popham Close Blundells Road Tiverton Devon EX16 4GA	Mr E Holden, Dip,Arch., RIBA Architect Tanners Yard 100 High Street Crediton EX17 3LF	26/27 High Street Crediton Devon EX17 3AH	Erection of extension to provide storage and pedestrian access/terrace and alterations to appearance of south elevation	Mr Keith Garside
NO OBJECTION						

APPLICATION	Type - Application Number	Applicant	Agent	Location	Proposal	Officer
	07/00732/FULL (18/04/2007)	Mr S Dennis C/O Keith Mortimer Upper Park Searle Street Crediton EX17 2AT		Peeverell 11 Searle Street Crediton Devon EX17 2AT	Conversion of dwelling into 2 flats and erection of extension	Mr Charles Bladon
NO OBJECTION - on condition that care is taken to ensure that there will be no disturbance or loss of nesting sites for House Martins. This location is one of the main nesting locations in the town for this species.						