

**Minutes of the Fremington Parish Council Meeting
Held on Monday 10th September 2018 at 7pm at Fremington Parish Hall,
Higher Road, Fremington**

Present: Cllrs Mrs S Kingdom (Chairman), S Adams, F Biederman, Mrs J Cann, R Cann, D Chalmers, I Crawford, Miss L Goodger, K Groves, Mrs C McCormack-Hole, A Rennles, Ms M Scott and B Sherborne
Mrs V Woodhouse, Parish Clerk and Mrs E Badcock, Services Officer

In Attendance:

3 Members of the public

1809/01

Apologies

Cllrs D Brailey and P Thorn.

1809/02

Declarations of Interest

Cllr Ms Scott declared a Personal Interest in Item 1809/14 as her parents live at the Quay.

Cllr Biederman declared a Personal Interest in Item 1809/20 application 65230 as the applicant is known to him.

1809/03

Chairman's Announcements

The Chairman informed members that she had been invited by the Army to a presentation at the Landmark Theatre on 25th September which unfortunately she could not attend and asked if any member would like to attend in her place to let the Clerk know.

1809/04

To agree the agenda between Part A and Part B (Confidential)

It was **resolved** to agree the agenda between Part A and Part B (Confidential).

1809/05

To receive a report from the Police/Councillor Advocate

The report was circulated and is attached as Appendix One. Cllr Chalmers, as the Cllr Advocate, reported that he had received a presentation on cybercrime and, although there are not any indications of reports within the parish, it is likely to be an issue and it is important to identify and support victims, it was noted that domestic and sexual abuse is also a problem and a lot of incidents go unreported. The Parish Council has been offered the same presentation and it was agreed to accept the offer and invite the other three parishes in the Fremington Rural Ward, members felt it would be nice to arrange alongside a community safety evening and it was agreed to delegate to the Clerk to organise in conjunction with Cllr Chalmers.

1809/06

Public Participation Period

A member of the public explained that there are not any road markings in Mead Park and was concerned that there would be an accident. It was noted that this had been reported to Cllr Biederman via the Clerk and Cllr Biederman confirmed he would chase, however, he did not believe that the road had been adopted yet.

1809/07

To approve and sign the minutes of Fremington Parish Council meeting held on Monday 6th August 2018

Copies were circulated with the agenda.

It was **resolved**, with no votes to the contrary and two abstentions, to approve and sign the minutes of the meeting on the 6th August 2018 as a correct record. Cllr Mrs Kingdom duly signed the minutes.

1809/08

Highways issues – update

Cllr Chalmers raised concerns about the dangerous conditions when the lights are switched off around Church Hill and its junctions with Higher and Military Road. Cllr Biederman explained that he had raised the issue and asked if it is or is not safe and if it is why the lights were installed. He further explained that due to traffic issues the working day had to be shortened and therefore the works have been delayed.

Cllr Ms Scott reported that there are several road closures of main routes taking place at the same time which will put more pressure on the B3233.

Cllr Crawford asked about the re-painting of the cycle and footpath signs on the tarmac in Roundswell and asked if the Residents' Association could repaint them. Cllr Biederman explained that there are blue signs which denotes the sides and unfortunately in the current climate it is unlikely that DCC will be able to repaint, if the Residents' Association wishes to repaint the markings they should seek permission from DCC.

Cllr Cann raised concerns about the congestion in the parish and the additional developments due to be built and asked how DCC is going to deal with the increase. He noted that DCC, on highway grounds, had approved the planning applications and asked again on what grounds and how this is going to be dealt with.

Cllr Biederman explained that the Parish and District Council refused most of the applications and the decisions were overturned, the attitude of DCC is "see what happens when Larkbear is built", there is a Government Agenda to facilitate building. The developments were approved in line with the NPPF, HATOC agreed 18 months ago to look at the situation and he felt the Parish Council should write to DCC.

It was agreed to write a letter to DCC explaining the situation is getting worse and asking for details on how DCC proposes to deal with the congestion.

1809/09

Matters to Note (all held in the office unless specified as enclosed)

- DCC Temporary Prohibition of Traffic Order – Footpath No.17 Fremington, from a point 170m north of the Recreation Field at Claypits Road to the northerly junction with Tews Lane – 20th August 2018 to 20th February 2019
- DCC Temporary Prohibition of Through Traffic – Road from Horwood Cross to Newton Cross, Lower Lovacott – 9th to 11th October 2018 (inclusive)
- Email response from DCC Rights of Way Warden re cutting of the Tarka Trail (Copy enclosed for Cllrs)
- DCC Parish Paths Partnership - Summer 2018 Newsletter
- DCC Temporary Prohibition of Through Traffic & Parking – Monday 17th September 2018 to Sunday 31st March 2019 (Copy enclosed for Cllrs)
- St Peters Church – to note that the Christmas Tree Festival 2018 will not take place this year
- DALC – Annual Report 2017/18

It was **resolved**, with no votes to the contrary, to note the information.

1809/10

County and District Councillors' Reports - To receive reports from the County Councillor and District Councillors for information only.

Cllr Biederman apologised for missing the July meeting as he was at the LGA conference and the August meeting for which he was on holiday. Cllr Biederman asked members not to wait until the meeting to report highway issues and explained it was better to report them to him via e-mail or online. Cllr Biederman reported that the LGA conference had been useful it had highlighted that the issues experienced were nationwide. He explained that children's services was already looking at an £8m overspend and agreed that cybercrime and mental health were issues for the area.

Councillor Biederman explained that as a matter of course County Councillors are not DBS checked even though they are invited into schools and other facilities with vulnerable people and the question has been asked should they be DBS checked.

- 1809/11 **To appoint one Cllr to sit on the Parks and Playing Fields Committee**
Cllrs Adams and Crawford were nominated for the position and when put to the vote 7 were in favour of Cllr Adams and 6 Cllr Crawford. It was therefore **resolved**, to appoint Cllr Adams to serve on the Parks and Playing Fields Committee
- 1809/12 **To consider a request to place a border, chippings and wooden cross on a burial plot in Fremington Cemetery**
It was **resolved**, with no votes to the contrary and one abstention, to approve the request.
- 1809/13 **To consider an amended request for a bench to be sited in Fremington Cemetery**
It was **resolved**, with no votes to the contrary and one abstention, to approve the amended request.
- 1809/14 **To consider providing a statement of truth for the Land Registry to support the North Devon Council's application for registration of land at Fremington Quay**
Members considered the request and the areas for registration and it was **resolved**, with no votes to the contrary and one abstention, to provide a statement of truth for the areas hatched in green on the map attached as Appendix Two which are areas that the Parish Council has been occupying and maintaining.
- 1809/15 **To consider request to support an application to the Communities Together Fund for a new Martial Arts Hub for North Devon**
Members considered the request and it was **resolved**, with no votes to the contrary, to indicate the Parish Council's support in principle and to refer the request to the Communities Together Fremington Rural group for consideration and to seek the advice from the North Devon Council.
- 1809/16 **To consider attendance at the DALC AGM** (item requested by Cllr Chalmers)
Cllr Chalmers explained that the AGM would be held on the 3rd October and the Chief Constable would be giving a presentation on the proposed merger, it would also be a good opportunity for another Councillor to see the work of DALC. It was **resolved**, with no votes to the contrary, for Cllrs Adams and Mrs McCormack-Hole to attend the AGM with Cllr Chalmers.
- 1809/17 **To receive Cllr Chalmers resignation as the Tomlin Hall Representative and appoint a replacement Representative**
It was **resolved**, with no votes to the contrary, to accept the resignation and appoint Cllr Mrs Cann as the Parish Council's Tomlin Hall Representative.
- 1809/18 **To consider LGA green paper for adult social care and wellbeing consultation**
Members raised concerns that the consultation was complicated and there had not been a long enough consultation period. Cllr Crawford informed members that he had spoken to NALC and had been told that a green paper is usually a consultation period of three months and an extension could be requested, he felt it was an important consultation which should be given careful consideration.
- It was **resolved**, with no votes to the contrary, to request an extension and delegate a response to the Clerk in consultation with a Working Party consisting of Cllrs Mrs McCormack-Hole (who would arrange a meeting of the Working Party and feedback the responses to the Clerk), Mrs Cann, Crawford and Chalmers.

1809/19

To receive update on the future management of the Multi Use Games Area on the former Army Camp Development Site, Riverside Park and consider the adoption

The Chairman reported that there are a number of issues with the MUGA at the moment including a risk of a nuisance claim if damage to a neighbouring property continues, a possible lack of planning permission for building on listed land and management concerns raised by residents of Riverside Park. The advice from the Parish Council's Solicitor was clear in that the Parish Council should not adopt the MUGA until the current owner addresses the issues.

Cllr Cann explained that the Parish Council had agreed to adopt in principle on the basis this would be an asset, however, it is looking more like a liability and with the current issues makes it almost unmanageable. Cllr Cann felt the Parish Council would need to face the possibility that the Parish Council may not accept part or all of the open space.

Cllr Rennles was concerned about the safety of the listed wall, it was noted that the Parish Council had raised this issue with the Planning Officer previously.

It was **resolved**, with no votes to the contrary, to defer consideration of this item until the Working Party has met with the Developer and Planning Officer at the site meeting currently scheduled for the 20th September 2018.

1809/20

North Devon Council – Planning Applications

North Devon Council, the determining Authority, has asked for comments from this Parish Council on the following planning applications:

It was formally noted that participation of the Councillors who are also members of NDC in both the debate and subsequent vote (in respect of any of the above, were preliminary taking account of the information matters) was on the basis that the views expressed made available at the time to the Parish Council. The District Councillors were reserving their final views on the applications until they were in full possession of all the relevant arguments for and against

65102 Proposal: Subdivision of one dwelling to form two dwellings
Location: 31 Elmlea Avenue, Fremington, Barnstaple
Applicant/Agent: Mr D Chapple

It was **resolved**, with no votes to the contrary, to recommend APPROVAL in principle subject to the Planning Officers being satisfied that the building lends itself to division, no adverse impact on the amenity of neighbouring properties, no increase in traffic and no loss of onsite parking.

Cllr Biederman declared a Personal Interest in the following item.

Cllr Biederman left the meeting.

65230 Proposal: Variation of Condition 2 (approved plans) attached to planning permission 62963 (extension & alterations to dwelling) to allow a change in the slate material
Location: 29 Higher Road, Fremington, Barnstaple
Applicant/Agent: Mr J Kuczer

It was **resolved**, with one vote to the contrary, to recommend APPROVAL subject to the Planning Officer being content that the proposed material is in character with the building and area.

Cllr Biederman returned to the meeting.

65356 Proposal: Siting of 2 x non illuminated fascia signs
Location: Unit 5 Brannam Crescent, Roundswell, Barnstaple
Applicant/Agent: Mr S Bearman

It was **resolved**, with no votes to the contrary, to recommend APPROVAL in principle subject to the size of the sign on the side wall being significantly reduced.

65364 Proposal: Listed building application for extension to dwelling & erection of annex with link to main dwelling together with erection of garage/storage
Location: Rookabear Cottage, Lydacott, Barnstaple
Applicant/Agent: Mr & Mrs McKenna

It was **resolved**, with no votes to the contrary and one abstention, to recommend REFUSAL the proposal would have an adverse impact on the Listed Building due to the size and scale, this would constitute further development in the countryside, the Parish Council is concerned about the safety and increase of traffic and it would adversely impact on the local environment.

65379 Proposal: Extension to dwelling & erection of annex with link to main dwelling together with erection of garage/storage
Location: Rookabear Cottage, Lydacott, Barnstaple
Applicant/Agent: Mr & Mrs McKenna

It was **resolved**, with no votes to the contrary and one abstention, to recommend REFUSAL the proposal would have an adverse impact on the Listed Building due to the size and scale, this would constitute further development in the countryside, the Parish Council is concerned about the safety and increase of traffic and it would adversely impact on the local environment.

65396 Proposal: Extension to dwelling together with conversion to form 2 No. dwellings
Location: 1 Elmlea Avenue, Fremington, Barnstaple
Applicant/Agent: Mr & Mrs Budd

The Parish Council employs the applicant as a contractor and it was **resolved**, with no votes to the contrary, not to pass any comment on the application.

65431 Proposal: Application for consent for works to trees covered by a Tree Preservation Order in respect of felling of 1 No. Oak (T1) & 1 No. Ash (T4) together with selective crown lifting of 1 No. Oak (T6) & lateral pruning of mixed species Hazel and Hawthorn (H1)
Location: Plots 1-4 Glenwood Park – Phase 1, Roundswell, Barnstaple
Applicant/Agent: Redrow Homes Ltd

It was **resolved**, with no votes to the contrary, to recommend APPROVAL to felling of 1 No. Oak (T1). The Parish Council would only support any works that were in the interest of good tree management and would ask the District Council to consider protecting the rest of the trees on the site.

65441 Proposal: Application for consent for works to trees covered by a Tree Preservation Order in respect of crown reduction (1.5m) of 1 x Oak (T1), crown (1.5m) and height (1m) reduction of 1 x Ash tree (T2)
Location: 79 Lagoon View, West Yelland, Barnstaple
Applicant/Agent: Mrs M Huxtable

It was **resolved**, with no votes to the contrary, to recommend Approval as long as the works are in the interest of good tree management.

65445 Proposal: Application for consent for works to trees covered by a Tree Preservation Order in respect of pruning of 1 Oak (T2) & 2 Ash (T3 & T4) and removal of 1 Oak (T5)
Location: 25 Redlands Road, Fremington, Barnstaple
Applicant/Agent: Mrs J Moore

It was **resolved**, with no votes to the contrary, to recommend Approval as long as the works are in the interest of good tree management.

1809/21

North Devon Council – Planning Decisions

North Devon Council, the determining Authority, has APPROVED the following applications with conditions as filed:

62660 Proposal: Approval of details in respect of discharge of Condition 4 (engineering layout) & 4 (road & sewer longitudinal & suds) attached to planning permission 60291
Location: Land at Tews Lane, Bickington, Barnstaple
Applicant/Agent: Ian Jewson Planning Ltd

64300 Proposal: Erection of 29 commercial units comprising 25 use Class B1 (business) units & 4 use Class B8 (storage & distribution) units together with associated access, parking & landscaping (amended description)
Location: Land off Fishleigh Road, Roundswell, Barnstaple
Applicant/Agent: Fearnley Lott Architects

64998 Proposal: Extension & alterations to dwelling
Location: 8 Dewberry Drive, Roundswell, Barnstaple
Applicant/Agent: Alan Kingdon Architectural Services

65016 Proposal: Extension to dwelling
Location: 6 Welch's Lane, Yelland, Barnstaple
Applicant/Agent: Mr P Hinton

Amended Decision Notice

65058 Proposal: Approval of details in respect of discharge of conditions 3 (cycle/pedestrian link), 4 (open space) & 5 (soft landscaping) attached to planning permission 63468 (reserved matters application) (amended description)
Location: Land adjacent B3233 West Yelland, Barnstaple
Applicant/Agent: Barratt Homes

65100 Proposal: Erection of first floor extension
Location: 46 Lower Cross Road, Bickington, Barnstaple
Applicant/Agent: D & J May Architectural Services

65016 Proposal: Extension to dwelling
Location: 6 Welchs Lane, Yelland, Barnstaple
Applicant/Agent: Mr P Hinton

65083 Proposal: Extension & alterations to dwelling (amended plans)
Location: 24 Park Avenue, Sticklepath, Barnstaple
Applicant/Agent: Mr E Fisher

65136 Proposal: Prior approval for proposed larger home extension in respect of extension to rear which extends 5m beyond the rear wall, 4m to ridge and 2.2m to eaves
Location: 22 Allenstyle Road, Yelland, Barnstaple
Applicant/Agent: Woodward Smith Chartered Architects

- 65152 Proposal: Extension to dwelling
Location: Sylvan, Tews Lane, Bickington, Barnstaple
Applicant/Agent: Mr S Nolan, Architect
- 65163 Proposal: Conversion of garage to living accommodation
Location: 25 Coopers Drive, Roundswell, Barnstaple
Applicant/Agent: Mr N Adams
- 65195 Proposal: Extensions & alterations to dwelling together with extension to garage
Location: 73 Yelland Road, Fremington, Barnstaple
Applicant/Agent: Mr N Foster
- 65220 Proposal: Change of use of the land to equestrian together with erection of a stables, store & tack room
Location: Top Paddocks, Lower Yelland Farm, Yelland, Barnstaple
Applicant/Agent: Executive Management Assist Ltd
- 65321 Proposal: Application for non-material amendment to planning permission 63363 (extension to dwelling, replacement of flat roof areas with pitched roof areas and conversion of garage to form additional living accommodation) in respect of changes to design
Location: 2 Home Farm Road, Fremington, Barnstaple
Applicant/Agent: Maw Carpentry & Joinery Ltd

To note that the following application has been WITHDRAWN:

- 65053 Proposal: Change of use of detached ancillary living accommodation (the annexe) to one dwelling house
Location: Yellaford End, Springfield Road, Bickington, Barnstaple
Applicant/Agent: Woodward Smith Chartered Architects

It was **resolved**, with no votes to the contrary, to note the information.

1809/22

Councillors Questions

Cllr Mrs Cann asked if a response was being prepared to the Roundswell Residents' Association, it was noted that the Clerk had not received a copy of the letter and so could not respond but current issues would be considered at the next Tews Lane Committee Meeting.

Cllr Biederman left the meeting at 8.35pm.

Cllr Mrs McCormack-Hole reported that there would be an International Older People's Day on Castle Green on 28th September 2018 and explained that it was world suicide presentation day and as such she had some letters of hope which could be given to those in need and she encouraged to speak to people "on the edge" it could save someone's life.

Cllr Groves asked if the developers could maintain the footpaths open and visible as he had struggled to locate the route of footpath 17.

1809/23

Close

There being no further business the meeting closed at 8.38pm.

Signed Dated