

## **Minutes of the A.G.M held on Wednesday 19<sup>th</sup> May 2010:**

The Annual General Meeting was held in the Village Hall at 7.30pm. There was an attendance of 7 Parish Councillors, District Councillor Mrs D. O'Callaghan and 22 parishioners.

Apologies for absence: There were no apologies but we sadly have received a letter announcing the resignation of one of our long standing members Mr D. Dainty due to ill health. This will now leave another vacancy for the council to fill.

Election of Chairman: Nominations were requested for the position of Chairman. Mr Simon Wright was proposed by Mr Arthur Palmer and seconded by Mr Brian Toms. All in favour. Mr S. Wright was duly elected as Chairman for the ensuing year.

Election of Vice Chairman: Nominations were requested for the position of Vice Chairman. Mr Andrew Clarke was proposed by Mr David Horton and seconded by Mr Arthur Palmer. All in favour. Mr A. Clarke was duly elected as Vice Chairman for the ensuing year.

Appointment of Parish Representatives: The Chairman suggested that we postpone this until the next meeting in July. All in favour.

Open Forum: Mr J. Stevenson asked if the Council would be discussing the letter he had sent regarding the proposal to opt back into the LDP. The Chairman said he was happy for Mr Stevenson's letter to be discussed during the open forum although he did feel the content did not reflect the true content of the last meeting. All members of the Parish Council had received a copy. Mrs P. Baker asked if anyone had read this morning's copy of the Western Morning News where it was reported that the new Prime Minister Mr D. Cameron had withdrawn the proposal by Labour to build 200,000 new houses. Mrs Baker asked where the money would now come from to build any new homes. Mrs D. O'Callaghan said she felt it referred to the plan to scrap the Regional Spatial Strategy Scheme.

The Chairman then asked the question regarding the LDP. "Are we happy at where we are & what, if anything should we do now?" Mr Stevenson felt that it was an indication that we were opting to go back into the plan.

It was felt that at the time when the decision was taken to join the plan that South Hams Council was under pressure with their time scale and things were rushed through too quickly and there was not enough consultation with the public.

Unfortunately, our Parish Plan indicated the need for some additional housing for locals. We therefore lobbied for inclusion in the plan to meet our requirements, this then escalated to 50 houses, something that we didn't want or indeed ask for. We are

now out of the plan. But we do need to provide some really truly affordable homes. Under the LDP targets have to be met and any houses built will be subject to allocation by Tor Homes and we will therefore not be able to meet the needs of the Parish Plan in providing homes for locals only. The Chairman reported that in order to be truly affordable any land would need to be gifted and this is unlikely to realistically happen. We would need a rich benefactor or could we possibly barter with a landowner? East Portlemouth were very fortunate to have such a scheme, the land was given and a trust set up to fund the building of the properties, they in turn have been rented out to local families and the rental monies returned to the trust. Mr Stevenson said he could not understand how being re-entered into the LDP could possibly help the locals get housing. In order to get just a few houses built which are truly affordable would be to follow one of the other schemes.

It was felt by one parishioner that the other choice of re-entry into the LDP was just a developers dream, the fundamental idea was started in good heart, but we need to focus on what is required and concentrate on the original subject.

Mr A. Clarke reiterated the point that everything happened far too quickly and we did not have enough time to get organised. What information was sent out to the Parish Council was flawed. This in turn caused a lot of heartache and we are now back to the beginning.

If we go back on the plan any “power” will be taken out of the Parish Councils hands. The Chairman once again asked “Are we happy to be out of the plan?” This was met with some comments from the meeting. Mr Clarke reported that it was the Chairman's “job” to ask this. Mrs C. Horton backed this up and reported that the Chairman had only made the comment at the last meeting that if we came out of the LDP we may have problems getting an exceptional site, and that the planners at SHDC could object to it to that end were we comfortable about this and the Parish Councillors needed to think about it. Mrs G. Doyle said that she felt the Chairman had worked extremely hard and that there were certain people who she felt could work for the Parish and not for themselves and were only present when the subject concerned them and joining in more with the village would be more appreciated. District Councillor Mrs D O'Callaghan thought that an exception site could be put forward whether you were in the LDP or not. However, the problem would be in finding an exceptional site. Malborough Parish have now achieved this and are building 16 houses on the old allotments. The deadline for representations about the DPD has been extended to the 2<sup>nd</sup> July 2010.

Ms. A. Quinton asked what had happened about the land in Kingsbridge, namely the bottom section on the left at Station Yard. District Councillor O'Callaghan said that there were plans to build 75 houses with the possible option for more. The employment land on this site has been removed. Ms. Quinton felt that the building of extra houses there would have a “knock on” effect for the village as regards extra traffic etc. She also asked whether they would all be affordable. Mrs O'Callaghan seemed to think not. Due to the economic downturn developers were not in a

position to provide the requested 60%, they have said that they cannot afford to do it. They have now been told to provide 55%. Mr Horton commented that employment that had previously been on this site had been moved on, namely Burts crisps which was one of the towns biggest employer.

Minutes: The minutes of the last meeting and the Annual Parish Meeting were confirmed and signed. Copies thereof being given to the Councillors prior to the meeting. All in favour.

Matters Arising:Church Wall: The faculty has not yet been signed and they are running out of time now as Devon Highways will not allow works to be carried out during the peak season. The works will now be postponed until September. There was also a problem about birds nesting in the wall, this can result in a £5,000 fine if you disturb them.

Car Park Light: This is ongoing. We are waiting for Western Power to contact us with a start date once they have liaised with the team who are undertaking the trenching works. Once we have a date we will notify the car park users and make arrangements to have the area concerned cleared of vehicles.

Parking in Lower Street: We today met with Devon Highways, we have asked as agreed at a former meeting to put double yellow lines down both sides of Lower Street as far as No. 1.

Casual Vacancy: Following the resignations of Mrs Doyle and Mrs Lawrence, we notified SHDC returning officer and asked how many councillors as a Parish we should have. We were told 9 and to advertise the vacancy officially we would need to advertise it on our noticeboards. Interested parties were requested to ask SHDC for an election. In the event that 10 or more did this an election would be held. However, should this not be the case the Parish Council could then advertise the vacancy again asking for applications to be sent to the Clerk. We have duly done this and the deadline for applications is the 28<sup>th</sup> May. However, since Mr Daintys' resignation we now have 2 vacancies the deadline for the 2<sup>nd</sup> vacancy application will be in June.

Chairmans Report: The Chairman reported the following:- there had been concerns over the sighting of a new window at Wayside off Lower Street. It was feared that this may be a breach of planning. We have asked South Hams to comment. The grass cutting of the footpath for West Alvington to Kingsbridge had been discussed the Chairman had consequently met with Devon Highways and South West Highways. SHDC still cut a section but the reason for this was unknown. Complaints had been received about the amount of cars parking in Lower Street and

parking. It was felt that if emergency vehicles needed access to the properties in Lower Street or Longfields this would at times be virtually impossible.

SHDC car parks department had met regarding enforcing the restrictions on car parking on double yellow lines. A meeting was held with Mr M. Hill to discuss his latest planning application. SHDC is in the process of writing to all the owners of empty properties with the aim of producing some additional “affordable” rentals. Some small grants are being made available. According to the Ministry of Transport reports traffic on A roads has dropped by 2% in the last year. Council car allowances have now increased for 2010/11 – not that this affects us. Government sick notes have been amended, they will now be known as Fit notes! A removal notice was issued to one red car parked in the Town Park car park, it was untaxed. A meeting was held with Devon Highways Mr Adam Keay and Chris Watkins, we discussed the bus stop and the thoughts to extend it by 3.5m. This would be discussed with the Council. The double yellow lines in Lower Street were discussed and the parking around the Community College in Westville. Cars are parking on the junctions and it is becoming increasingly dangerous. We should write to the school and ask them what they intend to do regarding the provision of parking if the approval for the double yellow lines is implemented as there are fears that the extra cars would then use the Town Park car park. They need to provide parking for at least a minimum of 45 cars. We would be happy to support this if the College provides adequate parking. We will give a conditional “yes”.

Financial Report: The Clerk reported the following balances:

|                                  |         |
|----------------------------------|---------|
| Lloyds TSB - Current account     | 3133:13 |
| Lloyds TSB - Savings account     | 112:37  |
| Lloyds TSB - Parish Plan account | 969:29  |
| Abbey National – P3 account      | 378:83  |

Cheques to be drawn:

|  |   |
|--|---|
| Village Hall                               | 10:00   |
| South Hams Newspapers – Advert             | 58:52   |
| Community First – Annual Insurance Premium | 290:32  |
| DALC – Annual Membership                   | 108:23  |
| Mr S. Wright – Parish Council expenses     |  |

The asset register was read to the Council, explaining what the Council owns and how much the items are worth at present. All were in favour that this was correct.

Bus Stop: This was discussed further, and the idea of extending it was proposed. It was felt that this would in turn lose a further parking space. It was agreed that the bus needs room to be able to get into the designated stop to enable passengers to disembark safely. We need to see what time the buses run and stop in the Village. Mr Clarke felt that if the parishioners who parked there were to cooperate with the proposed changes of perhaps a restricted parking scheme so that cars could park there during certain periods, with clear signage, but be removed when the buses are running, we should give them the benefit of the doubt. If this doesn't work we could go for the option of double yellow lines which will be completely enforceable. This was proposed by Mr A Clarke and seconded by Mr D Horton, all in favour.

Local Development Plan: The Chairman explained that this was being looked at with a fresh approach, Mrs S. Howells, Mr A. Clarke and Mr S. Wright had recently revisited the four sites again. The Chairman felt that as a result of recent remarks made by members of SHDC Parishes will be invited to review their Local Development Plans in 2016. We should therefore plan have a four year period of consultation and planning to prepare for the possible LDP review so enabling West Alvington to put forward a cast iron workable scheme. The Councillors present decided that at this time we should remain where we are at present. This was proposed by Mr. B. Toms, seconded by Mr A. Clarke, all in favour. Mr J Stevenson again offered his services to help in any way he could. There was another initiative proposed, a by pass for the Village. This is something that could be thought about for the future.

Grass cutting & appointment of contractor: Following the advert in the Gazette we had received 6 enquiries and schedules were sent out. However, we only had two quotes received. The Chairman met with the candidates and showed them the areas that needed regular cutting. The Parish Council discussed the two quotations and decided to accept the tender from Mr Craig Brock a local youngster who has started his own business. It was agreed that we should request a reference and a copy of his insurance certificate. All the Councillors were in favour and Mr Brock will be notified of his appointment.

Planning Applications: The procedure was changed slightly this evening with the plans for A.A. Horton & Son re: the erection of an agricultural building to be sited at Gerston. Mr D. Horton was asked to leave the room whilst the Councillors discussed his application and viewed the plans. Other plans on view were Mr M. Hills' for erection of stables at Langworthys Barn, West Alvington, and Mr R. Helmer who is submitting plans for the erection of an additional farm dwelling at Woolston Court, Woolston, West Alvington (these plans have not yet been received by the Parish

Council but were available on the SHDC web-site.)

A.O.B: Mr A. Clarke reported that the car park at Town Park was being used for illicit goings on. Recently a bottle with a hole cut in it and liquid inside, believed to be a cannabis pipe was found in the car park. We had a spell of cars parking there that were not taxed but the Chairman is quite “hot” on this and they do not stay there for long! Mr Stevenson commented that in Bristol repeat offenders were issued with really sticky stickers put on their windscreens on the drivers side, these proved very difficult to remove! Ms A. Quinton commented that the in the woods youths were building bonfires she felt that this could escalate into a serious situation. She believed that the same group of youths were riding bikes through the woods and skiving of school. We will have a word with the Community Beat Manager and ask if they can monitor the situation. The Chairman reported that we had had a request about looking in to getting another gate to go into the playing field from the shed next to the Village Hall so that when items are needed they do not have to be carried all the way round to the field. It was agreed to get a price for the work. The other item that needed some looking into was the old steps that used to lead into the playing field from Lower Street (opposite nos. 2 & 3) the previous residents in these properties objected to the cleaning up of this area because they did not want anyone looking into their upstairs windows. Since then the houses have changed hands and now would be the ideal time to clean the area up and smarten it up. We could then fence it off to prevent fly tipping, there has been a case lately of paint etc, being thrown in there.

It was suggested that we could have a work party, alternatively we could look into getting a price for the work to be completed. We will pursue a price and take it from there.

There being no further business the meeting closed at 9.35pm. The next meeting was confirmed as Wednesday 21<sup>st</sup> July 2010.

Signed..... Dated.....