**Minutes of the meeting of Silverton Parish Council**

**held Monday 9th January 2017**

Present: Cllrs J Barrett (Chairman), G Barrett, A Lawson, F Derbyshire, O Kennard, P Dixon, A Hill, J Roach and S Roach

**Minute 112641 Apologies**

Apologies were received from District Cllr B Deed & County Cllr J Berry

**Minute 112642** **To consider applications for co-option as a Parish Councillor**

None

**Minute 112643 Meeting open to members of the public – 15 minutes**

Mr Jim Wise addressed the meeting and asked the Council to consider favourably his application re Babylon.

Mr Sam Kilworth informed the meeting he was concerned regarding the Parish Council’s attitude towards planning applications. He said he felt they were biased towards over development and was attempting to keep the village living in the past.

Mr David Wright informed the meeting he had submitted new plans in relation to the rebuilding of 19 Exeter Road which were to be considered by the Parish Council this evening. He said that prior to submitting the original plans he had discussed the proposal with neighbouring owners who had felt the application as submitted was acceptable but the roof was too high. Amendments have been made accordingly with the roof being lowered circa 2 feet. Mr Wright stated that the building will be lower than those adjacent to the property. One comment made had been that the neighbours favoured concrete slates but he had used natural slates as it was felt these were more in keeping with the area. Mr Wright said he had tried hard to design a family home in keeping with the character of Silverton.

**Minute 112644 To approve Minutes of meeting held on 5th December 2016**

Cllr Lawson proposed the Minutes of the Meeting held on 5.1.2016 be accepted as a correct record. Cllr Dixon seconded the proposal. A vote was taken with 7 in favour and 2 abstentions

**Minute 112645 Matters arising from the Minutes of 5.12.2016**

Minute 112636(b)(v) (Removal of concrete slab from top of slide) The Contractor had not as yet carried out this work but would be doing so within the next few days .

Minute 112636(b)(iv) The Chairman confirmed the benches were being delivered on the 16th January 2017.

**Minute 112646 Discussion with Police Representatives, District Councillors J Roach and B Deed**

District Cllr J Roach reported she had attended the meeting at MDDC on the 5th December and raised various points relating to grass cutting. She said that the issue of long grass did not seem to be high on the agenda as it was reported that people liked to see wild flowers growing in the verges and areas of grass. It was agreed to write direct to Cllr Hartley at DCC forwarding a copy of the Parish Council’s original request for the grass to be asset transferred to it.

The Chairman confirmed that PCSO Anna Roberts would be returning from maternity leave on the 3rd January 2017

**Minute 112647 Planning**

*Cllr J Roach took no part in the discussions as she is a District Councillor for the Ward and wishes to remain independent of the Parish Council so as to be able to represent the parishioners.*

 (a) *Applications*

* 16/01821/FULL – Land and buildings at Roosters, Babylon, Silverton – retention of change of use of agricultural buildings to Business Use

Cllr Lawson proposed the Parish Council recommended approval of the above application. Cllr Hill seconded the proposal. A vote was taken with 8 in favour and 1 abstention

* 16/01862/FULL – St Mary’s Church, Church Road, Silverton – installation of telecommunications equipment comprising 4 antennas located behind replica louvres, internal cabinets within the Church tower, external meter pillar to match church stone and ancillary development

Cllr S Roach proposed the Parish Council recommended approval of the above application. Cllr Derbyshire seconded the proposal. A vote was taken with 8 in favour and 1 abstention.

* 16/01927/FULL & 16/01928/LBC – The Three Tuns, Exeter Road, Silverton – conversion of Inn to 2 dwellings and rebuilding of boundary wall following removal of a block of five letting rooms and storage and lavatory buildings (revised scheme)

Cllr S Roach proposed that the information and plans provided were confusing and not at all clear and the Parish Council should revert to MDDC asking for further clarification. Cllr Dixon seconded the proposal. A vote was taken with 8 in favour and 1 abstention

* 16/01939/HOUSE – Householder Application – River Vale, Silverton – Erection of two storey rear extension and single storey front extension

Cllr Lawson proposed the Parish Council recommend approval of the above application. Cllr Hill seconded the proposal. A vote was taken with 8 in favour and 1 abstention

* 16/01978/HOUSE – Householder Application – 24 Silverdale, Silverton – Erection of single storey extension

Cllr G Barrett proposed the Parish Council recommended approval of the above application. Cllr Hill seconded the proposal. A vote was taken with 8 in favour and 1 abstention

Cllr J Barrett and Cllr G Barrett declared a personal interest and signed the Declaration of Interest Book prior to discussion on the following application.

* 16/01984/FULL – Erection of a dwelling following demolition of existing bungalow – 19 Exeter Road, Silverton

The Chairman read out an email received from Mr and Mrs Higman setting out their concerns/observations relating to the application.

Cllr Kennard stated she had only one concern in that Mr Wright indicated he had lowered the roof by 500 mm whereas the email states the proposed property is higher than the neighbouring property. Has the roof been lowered by 2.4m since?

Cllr Kennard proposed the meeting be opened to the public to permit Mr Wright to address the Parish Council. Cllr Hill seconded the proposal – a vote was taken which was unanimous. Mr Wright indicated to the meeting that he did not know where the figure of 2.4m had arisen as there was no such dimension on the drawing. The Chairman thanked him for his input and the meeting was closed to the public

Cllr Hill stated that with regard to tile versus concrete roofs, natural slates weathers much better and in his opinion is more aesthetically pleasing.

After discussion Cllr Kennard proposed the Parish Council recommended approval of the above application. Cllr Hill seconded the proposal A vote was taken with 6 in favour and 3 abstentions

16/01492/HOUSE - 8 Livinghayes Road, Silverton – retention of garden decking

Cllr Lawson proposed that the Parish Council recommend approval of the above application but suggest that the owners screen the area of garden overlooking neighbouring properties in order to provide some privacy. Cllr Dixon seconded the proposal. A vote was taken with 8 in favour and 1 abstention

16/01985/FULL: - retention of change of use of land for car sales – land and buildings at Speedway Garage, Thorverton

Cllr Derbyshire proposed the Parish Council recommend approval of the above application. Cllr Lawson seconded the proposal. A vote was taken with 7 in favour and 2 abstentions

 (b) *Approvals/Refusals (received from MDDC)*

(c) *Any other planning matters*

12/01426/FULL – Barns at Livinghayes Farmhouse, Livingshayes Road, Silverton – notification of discharge of certain conditions

**Minute 112648** **Finances**

(a) *Monthly invoices*

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
| **Chq No** | ***Payee*** | ***Amount*** | ***Income*** | ***Amount*** |
| 002254 | Mrs S Woodland | Clerk’s wages (£550.48) + expenses (£0.00) |  |  |
| 002248 | Mr D L Marsden | £250.00 (contractor) |  |  |
| 002256 | Mr A Campbell | £175.00 (honorarium – clock winding) |  |  |
| 002257 | Silverton PCC | £1,500.000 (grant re churchyard grass cutting) |  |  |
| 002258 | Silverton PCC | £250.00 (donation to Parish Newsletter) |  |  |
| 002259 | Mrs G Barrett | £56.98 (Christmas Tree Lights) |  |  |
| 002260 | N Blackhouse | £36.00 (Christmas Tree) |  |  |

The Clerk reported there were two further invoices to be paid but she was awaiting a new cheque book from NatWest and for the Neighbourhood Plan Grant to be received which was expected within the next few days. It was agreed the invoices relating to P A Weston of £700.00 (NP Consultant) and the annual payment due to Spartan Website Design of £240.00 be paid during January.

(b) *Other Financial matters*

(i) To note MDDC Play Area Safety Report for December

 The December Play Area Safety Report carried out by MDDC was noted. It was agreed the Clerk would cancel the annual ROSPA inspection as MDDC had now taken over this role. The Chairman would ask Chris Burley to look at the missing bolts on the litter bin when he carries out repairs to the rope swing

 (ii) Report by Cllr Hill on meeting with Devon Air Ambulance with regard to possible Night Landing Site in village

 Cllr Hill reported that the DAA had been given funds from central government to assist with the cost of night landing sites. The Chairman and Cllr Hill had met with the representative of DAA who confirmed the Charity were quite keen to utilise the football field as a night landing site . The requirements in order for the field to be able to be used was the provision of a 30 foot pole on top of which are mounted 2 LED floodlights. The pole would be situate adjacent to the centre spot next to the fencing of the BMX Park which DAA state is the best point for lighting. It was envisaged that the mains supply from the street would connect to an electric meter which would be housed in the tennis house together with a mobile phone receiver/controller. Cllr Hill had spoken to Western Power and he was waiting to have a site meeting with them in order to get a quote for the work required at the tennis house. He said he understood Western Power do give a discount for this type of project. Cllr Hill informed the meeting that unfortunately at present he does not know what level of funds need to be raised. Some maintenance/repair work will be needed to the tennis hut and the ivy will also need to be removed but this could be carried out by Councillors themselves.

 (iii) Consider purchase of additional Christmas Tree Lights (currently being sold half price)

 Cllr G Barrett put forward the suggestion that the Parish Council purchase additional lights which could possibly be placed this year around the apple tree in the Little Rec and on the Old Fire Station in addition to the Christmas Tree. It was agreed this would be discussed at the Budget Meeting

 (iv) Fourth Quarter payment due to HMRC

 It was noted a payment of £571.24 was due

**Minute 112649 Update on Neighbourhood Plan**

Cllr Kennard reported that at a meeting today the possibility of a CLT (Community Land Trust) community led project was discussed. This project enables parishioners to builds affordable houses for their own communities. Any such project would need a committee and she suggested that the Parish Council arrange an evening consultation and ask a representative from CLT to attend and talk to the community to gauge the response from the parish. Cllr Kennard confirmed any affordable houses built would remain affordable with the community having control of the project as it is not part of the Devon Housing List neither is it part of the Neighbourhood Plan but would compliment the Plan. Cllr Kennard confirmed it is anticipated the Neighbourhood Plan would be finalised by the end of the Summer 2017

It was agreed to discuss further at the February meeting.

**Minute 112650 Matters brought forward by the Chairman**

Correspondence received:

The Chairman confirmed Chunky Monkey would be looking at the possible wood rot on the bench in Little Rec when they deliver the benches for the Recreation Field on the 16th January.

It was noted there was graffiti on the BMX equipment and our Contractor was going to paint over this with anti-graffiti paint.

EDF would be disconnecting the electricity supply to the Old Fire Station on Thursday 12th January 2017.

Cllr J Roach queried the disappearance of the little bin from The Bury. The Chairman stated he had removed the litter bin as MDDC had received complaints and our Contractor had also complained regarding the amount of rotting flowers that had been placed in it. Cllr Roach pointed out that the Parish Council had previously come to an arrangement with the Contractor to dispose of any flowers in the bin. The Chairman stated that the Contractor was painting the bin after which he would ensure it as replaced.

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