

UGBOROUGH PARISH COUNCIL MEETING
Wednesday 4th December 2019 at 7pm

Questions from the Public - None

SHDC Cllr Holway reported on the Plymouth schools admissions consultation; SHDC heating & insulation grants; the Climate Change Working Group Meeting on the 5 December; and the review of planning application [3460/17/OPA](#) at Lutterburn Street, Ugborough. Locality funding of £1300 was available.

SHDC Cllr Abbott expressed local concerns on the Peaking Gas Generation Plant application at Ermington Road Ivybridge Ref [3354/19/FUL](#). SHDC had completed its inquiry into the leisure centres.

DCC Cllr Hosking reported that:

- The new proposals had been released for the flood alleviation works at Ware Farm, below Lutterburn Street, and the Clerk would circulate the plans. Works were programmed for early February
- DCC was carrying out an assessment of Workhouse Brook. Councillors requested that any works should not be undertaken at the same time as the Lutterburn Street drainage works.
- Cheston Farm Bridge drainage works had been undertaken, although Cllr Beable advised that there was still some flooding
- Excessive October rain had resulted in many more potholes. As a result, scheduled highway work had not gone forward
- TAP had been replaced by 'Doing What Matters', and Cllr Hosking detailed the three Community Grant Funds
- The Libraries Unlimited summer reading challenge had proved successful, resulting in a 4% increase in library book loans
- Amendments to parking restrictions at the Green Lane, Wrangaton junction could now proceed as the duplicated National Cycle Network route 2 along the A3121 had been removed.

DRAFT MINUTES

Present: Cllrs Beable (Chair), Cooper, Fletcher, Hart, Holway, Hosking, Johns, Nelson, Slater & Smallridge; SHDC Cllr Abbott

19.152 Apologies for absence were accepted from Cllr Fairclough-Kay & DNPA C Pannell

19.153 To note declarations of interest and consider granting dispensation requests None

19.154 The Minutes of the Meetings held on the 6th November 2019, as previously circulated, were confirmed and signed by the Chairman

19.155 Planning

Planning Application recommendations

1. Provision of extension to existing stable building at Land at Magnolia Barn, Ludbrook Ref [3696/19/FUL](#) **Neutral, subject to the number of stables being restricted to the land area in applicant's ownership, in accordance with British Horse Society Standards; and a restriction to personal use, with no commercial use beyond the applicant's own bloodstock**

2. Readvertisement (Revised Plans Received) Hybrid application for the erection of up to 200 dwellings, comprising the following: Phase 1 - detailed application for the erection of 94 dwellings (C3), formation of access with Exeter Road (B2131), new spine road, internal roads and footpaths, surface water infiltration ponds, landscaping, ground and utilities works and associated infrastructure; and Phase 2 - outline application for up to 106 dwellings (C3) with all matters reserved except for access; strategic landscaping, surface water drainage works, highway works and diversions and associated infrastructure at Land At SX 651 560, Filham Ref [3703/18/OPA](#) **Object. • Land should be reserved for access onto the A38. • Contravention of Policy UG4 in the Ugborough Neighbourhood Development Plan. • Unacceptable traffic generation through Bittaford, Wrangaton & Ivybridge. • Excessive residential development without adequate infrastructure or employment provision.**

If SHDC are minded to approve the application, provision should be made for: • Earmarking land for a new access from Exeter Road onto the A38 • Retention of existing trees and hedgerows • S106 contribution towards a new pedestrian crossing in Wrangaton • Extension of the 30mph speed limit in Bittaford • Traffic calming in Bittaford & Wrangaton • Contribution towards a new preschool premises for Ugborough

3. Readvertisement (Revised plan received) Proposed conversion of garage to dependant residential unit at Ludd Farm, Ugborough Ref [2873/19/FUL](#) **Support, subject to the dwelling being ancillary to the main residence**

4. Readvertisement (Revised plans received and amended description) Application for approval of reserved matters (landscaping and appearance) following outline approval 1534/19/VAR (Outline application with some matters reserved for 2no. new dwellings) at Kosy Cottage, 1 Filham Cottages, Filham Ref [2988/19/ARM](#) **No comment**

5. Householder application for proposed extension to existing bedroom at first floor level at 2 Church Row, Donkey Lane, Ugborough Ref [3415/19/HHO](#) **Neutral**
6. Application for approval of reserved matters for details of scale, layout, appearance of the proposed building and landscaping of site in connection with residential development for 36no. dwellings and flexible commercial/community floorspace and discharge of and/or compliance with conditions 1,7,9-12, 14, 16-21 following outline approval 1317/16/OPA at Land adjacent to Siding Cross, Wrangaton Ref [3717/19/ARM](#) **The commercial/community facility should have 6 parking spaces. Inadequate parking provision, having regard to the Ugborough Neighbourhood Development Plan UG12 to ‘provide at least two parking spaces of sufficient size per unit plus additional visitors parking’. Clarification requested on the commercial/community facility.**
7. Erection of Skystream 3.7, 2.4Kw Wind Turbine on 13.7m tower at Haydens Farm, Wrangaton Ref [3217/19/FUL](#) **Neutral. Prefer solar panels, which would be less intrusive from Dartmoor**
8. Outline application with all matters reserved for single new dwelling at Land to rear of 24 Lutterburn Street Ugborough Ref [3744/19/OPA](#) **Neutral, provided all buildings are outside Flood Zone 3. Remove permitted development rights**
9. Erection of single storey extension, enlarged entrance porch and alterations to dwelling at Hillcrest, Ugborough Road, Bittaford Ref [0540/19](#) **Neutral**

Resolved to ratify Planning Applications considered at the Meeting held on the 6.11.19

10. Proposed installation of a Peaking Gas Generation Plant with associated development to include vehicular access and security fencing at Land at Ermington Road Ivybridge [3354/19/FUL](#) **Neutral, subject to a condition requiring the planting of mature trees (10 years plus) along the boundary of the site to progressively screen the generators in future years. This would provide landscape improvement and some carbon sequestration to offset a little of the mains gas used to power the generators.**
11. Demolition of stable block and erection of replacement barn at Cheston Farm, Wrangaton Ref [0496/19](#) **Support**
12. Householder application for two storey extension over existing dwelling and conversion of garage at Wynric, Ware Hill, Ugborough Ref [2468/19/HHO](#) **Support amended plans**

Planning decisions Noted

13. **Agreement** that hedgerow may be removed at Land at Coarsewell, Ugborough Ref 3010/19/HRN
14. Proposed works: T1: Beech - Crown height reduction by 1.5m and lateral reduction by 1.5m on all sides, crown raise to approx. 2m from ground level, crown thin by 20%. T2: Pittisporum -Crown height reduction by 1.5m and lateral reduction by 0.5m on North, East and West sides. Reasons - To reduce shading of properties and avoid damage to neighbouring property's roof. At 6 Lutterburn Street, Ugborough, Ref 3282/19/TCA **No objections raised**

15. Developments, Ugborough West None

19.156 Finance

1. Resolved to approve payments and receipts:

Cheque	Description	Gross
BACS	S Woodman – November pay	587.37
BACS	S Woodman – Gross expenses: £74.65 office, £60.75 travel	135.40
BACS	Archer Safety signs (reimburse Clerk)	381.62
BACS	Xconnect (reimburse Clerk)	82.08
BACS	Ugborough Village Hall	60.75
BACS	Cutting Crew	194.40
BACS	Devon Wildlife Management – Moles, Bittaford playpark	116.00
Receipts		
BGC	Johns - White burial	1010.00

2. Resolved to approve the Financial Statement

Earmarked Reserves

Lloyds Current Account to 15.11.19	16195.35	P.3 grant	826.07
<i>Less</i> payments & unrepresented cheques	1093.92	Open space sport & recreation	5850.00
<i>Plus</i> uncleared receipts	1010.00	TAP: Community Education	366.00
<i>Less</i> Transfers not on Bank Statement	0.00	Dementia Awareness	150.00
Total	16111.43	Capital projects	2805.00
<i>Plus</i> : Santander Acc cash book	30493.27	Community Highway equipment	197.90
Total	46604.70	Total	10194.97

Total uncommitted funds £36409.73

Finance Correspondence

3. Resolved to pay the Data Protection fee by Direct Debit £35
4. Resolved to reimburse J King £62.67 for Bittaford community planting (*Chq 2077*)

5. Resolved to grant Citizens Advice South Hams £150 (*Chq 2078*)

19.157 Correspondence received

1. Cllr Smallridge was confirmed as the Parish Council representative in the Four Rivers Dementia Alliance
2. SHDC: Recommendation that the Council Tax Support Grant be withdrawn over the next two years - Noted
3. Local Electricity Bill – details would be circulated to Councillors
4. Plymouth & South West Devon Supplementary Planning Document and Statement of Community Involvement – [Consultation](#) to 6.1.20 – details would be circulated to Councillors
5. SHDC: Pocket Park funding – applications by 31.12.19. Funding would be requested to resurface the Donkey Lane Play park
6. SHDC: Donkey Lane Play park – S106 funds could be used towards a climbing frame, and the Clerk would ask how to claim the funds
7. Wrangaton bus shelter proposals – A traditional masonry bus shelter with pitched roof would be preferred, similar to the bus shelter adjacent to the Horse & Groom, Bittaford. DNPA should be consulted.

19.158 Asset Management

1. Burial ground – No hedge trimming
2. Phone box, Wrangaton – The defibrillator unit had been stolen, then restored to the phone box. The Clerk would ask for the unit to be checked once the electrician had completed its installation.
3. Bittaford playground – No report
4. Bench, Hillhead – Cllr Johns confirmed installation over Christmas

19.159 Highways & Rights of Way

1. Seldons Close pavement – DCC had confirmed ownership and responsibility for maintenance
2. Advisory speed limits, Ugborough – Six signs had been ordered, including an additional sign for Parsonage Lane
3. Wrangaton bus stop waste bin – it had been suggested to relocate the bin on the Church Lawn, and a consultation would be undertaken through the Newsletter

19.160 Parish Map – Resolved to pay £85 for framing the original copy The map would be displayed in Bittaford, Moorhaven & Ugborough. A map launch event was planned for March, with the aim to encourage walking. It was hoped the pubs would sponsor the printing of leaflets, and an application for SHDC Locality Funding would be discussed at the January Meeting

19.161 Resolved to move the Parish Council Meeting dates to 8 January & the March Meeting to 26 February

19.162 Public participation at Parish Council Meetings – Standing Order 3 noted:

- f The period of time designated for public participation at a meeting in accordance with standing order 3(e) above shall not exceed 10 minutes unless directed by the chairman of the meeting.
- g Subject to standing order 3(f) above, a member of the public shall not speak for more than 5 minutes.

19.163 Climate Emergency Declaration – Cllr Hart would circulate proposals for discussion at the January Meeting

19.164 Public toilets – The Clerk would research the provision of portaloos. The solicitors had submitted their bill, which the Clerk had contested, and a response was awaited.

19.165 Travellers at Hillhead – Cllr Hosking would push for a response from DCC. The Home Office was undertaking a consultation on making trespass by travellers a criminal offence

19.166 Reports on Meetings attended

1. Cllr Nelson attended the DNP Forum, which detailed a new rural crime initiative and the findings of the Glover Report. A request to change the status of Wrangaton to a settlement should be made through Parish Representative Cathie Pannell.
2. Cllrs Beable & Holway attended the Community Resilience Forum, which discussed climate change and Emergency Plans
3. Cllr Holway attended: A tree planting session at the school; & the Rural Policing Seminar, which concentrated on theft
4. Cllr Johns confirmed arrangements for the Christmas Tree, and Richard Prowse was thanked for his generosity

19.167 Correspondence available at the Meeting - Noted

1. Clerks & Councils Direct, November 2019

Meeting ended 10.20pm

Date of next Meeting 8.1.20

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