

**UGBOROUGH PARISH COUNCIL MEETING**  
**Monday 14<sup>th</sup> November 2022 at 7.30pm**  
**Ugborough Village Hall**

**To all members of the Council**

You are hereby summoned to attend a meeting of Ugborough Parish Council to be held in the Main Hall, Ugborough Village Hall at 7.30pm on Monday 14<sup>th</sup> November



Sally Smale, Clerk to the Council

Friday 4<sup>th</sup> November 2022

**Questions from the Public** – *After which the public may not speak. Ten minutes designated for public participation, with a member of public speaking for not more than 5 minutes (Standing Orders 3a,3b)*

**Reports from District & County Councillors**

**AGENDA**

**22.139 To accept apologies for absence**

**22.140 To note declarations of interest and consider granting dispensation requests**

**22.141 To confirm the Minutes of the Meetings held on the 5<sup>th</sup> October 2022, as previously circulated**

**22.142 Planning**

**1. To consider the following planning applications:**

- a) [3623/19/FUL](#) Taylor Wimpey READVERTISEMENT (Revised plans received) Full planning application for the development of 104 residential dwellings with associated access, parking, landscaping, locally equipped play area and infrastructure Application re-advertised - within consultation/publicity period. Land off Godwell Lane Ivybridge
- b) [3078/22/FUL](#) Readfern - A R Property Consultancy Limited The erection of two, three bedroomed houses with associated gardens & parking. Plot South of Coach House Inn at SX 683 577 Wrangaton
- c) [3566/22/VAR](#) Application for variation of condition 2 (approved drawings) of planning consent 57/1640/11/F Hollies. Wrangaton. TQ10 9HB
- d) [3235/22/FUL](#) Use of existing farm stables to farm office & formation of new building within stable courtyard to display & showcase farm produce. Fowlescombe Farm, Ugborough. PL21 0HW
- e) [3076/22/HHO](#) Householder application for proposed first floor extension. 2 Erme Bridge Cottages. PL21 9NN
- f) [3410/22/HHO](#) Mr & Mrs B McIntyre Householder application for side extension to provide kitchen & improvement to existing utility boot room, office & hall layout West Cannamore Avonwick TQ10 9HA
- g) [3447/22/FUL](#) Mr Alex and Rachel Stephens. Application for construction of replacement dwelling in place of a barn with Class Q approval under planning reference 3557/21/PDM Venn Farm Ugborough PL21 0PE

- h) [3316/22/FUL](#) Mr Alan Knight - Ivybridge Rugby Football Club Extension to provide additional changing rooms & new stand Ivybridge Rugby Football Club Filham PL21 0LR
- i) [0421/22](#) A secure dog walking and exercise field including provision of off-road parking, 2m security fence and the provision of a shelter. Mr & Mrs Mabin Hazelmere Farm, Bittaford, Ivybridge, Devon, PL21 0ER
- j) [0424/22](#) Temporary retention of small timber buildings and a container. Mr Damien Pemberton Land On The Eastern Side Of Ugborough Road, North Of The A38, Bittaford,
- k) [0430/22](#) Retrospective planning permission for the laying of an area of hardstanding and track Mr & Mrs Raymont Land At Ruby Rose Farm, Wrangaton, South Brent, TQ10 9HJ
- l) [2687/22/FUL](#) Mr Frederick Nurse Provision of an agricultural storage/livestock building. Field South of Kitterford Cross at SX 690 561 Ugborough
- m) **To consider the Ivybridge proposal for cycling and walking routes**
- n) **To consider the request to meet with a group proposing the development of a live/work enterprise.**

## 2. To note planning decisions made by SHDC:

- a) **1534/22/ARC** Lutterburn Farm Lutterburn Street Ugborough Devon PL21 0NG  
Application for approval of details reserved by conditions 4a, 12 15 and 19 of planning application 3460/17/OPA

### **Discharge of condition Approved**

- b) **2529/22/FUL** Lower Bowcombe Farm Ugborough PL21 0HN Mr & Mrs S Haye  
Proposed conversion of small barn into ancillary use to Farmhouse

### **Conditional Approval**

- c) **2530/22/LBC** Lower Bowcombe Farm Ugborough PL21 0HN Mr & Mrs S Hayes  
Listed Building consent for proposed conversion of small barn into ancillary use to Farmhouse

### **Conditional Approval**

- d) **2760/22/FUL** Wadadli Lodge Bittaford PL21 0DS Mr Peter Duffy Change of use of existing holiday let to dwelling

### **Conditional Approval**

- e) **3070/22/AGR** Witchcombe Barn Ugborough PL21 0HR Mr & Mrs J Short Application to determine if prior approval is required for a proposed agricultural building for storage of fodder measuring 9.14m x 7.32m x 4.17m height to ridge

### **Prior Approval Details required**

## 3. To receive an update on Ugborough West development

### 22.143 Finance

#### 1. To approve payments:

Description	Net	VAT	Gross
DCC Pension Fund	169.09		169.09
J&MJ Widdicombe 1913 (From reserves)	48.00	8.00	40.00
Sutcliffe Play 6665	1,167.24	194.54	972.70
Salary	480.54		480.54
Modbury Parish Council	93.00		93.00
Clerk Expenses	86.83		86.83
Cllr Expenses (From P3 reserve)	27.00		27.00
Cutting Crew 1215	30.00	5.00	25.00
Cutting Crew 1213	30.00	5.00	25.00
Cutting Crew 1212	134.40	22.40	112.00

**2. To note receipts:**

Martin and Sons	300.00
Allwood of Totnes	300.00

**3. To receive the financial statement:**

<b>TRANSACTIONS</b>	
Lloyds Current Account to 4.11.2022	£38,697.91
Less uncleared payments	£2,097.01
Plus uncleared receipts	£0.00
Less Transfers not on Bank Statement	£0.00
Total	£36,600.90
Plus: Santander Acc cash book (to 5th Sept.)	£30,651.85
<b>Total Funds</b>	<b>£67,252.75</b>

<b>Total uncommitted funds</b>	<b>£29,979.30</b>
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<b>RESERVES</b>	
P.3 grant	£1,265.91
Open space sport & recreation	£7,850.00
TAP: Commuinity Education	£366.00
Dementia Awareness	£150.00
Community Highway equipment	£96.69
Community Lengthsman	£221.00
Post office disabled access	£377.58
Coronavirus support	£446.27
Burial ground	£1,500.00
Climate Emergency Reserve	£5,000.00
Community Projects & Support*	£20,000.00
<b>Total</b>	<b>£37,273.45</b>

4. To agree the on-going payment of the clerk's salary and pension fund on the first working day of each month
5. To consider grant funding £250 towards the Ugborough Parish Newsletter
6. To consider payment of up to £22.00 for land registry documents relating to the village hall boundary
7. To agree the donation of £50 to the Church for the Christmas lights and up to £50 for any other Christmas requirements in the parish.

\*Community Projects: New Pre School building, Amenity green space (Ugborough village), Bittaford play park equipment and surfaces, Conduit repair and maintenance, Tidying village centres and planters, Grant towards community use of redundant WC buildings, Walking leaflets, 20mph speed limit.

**22.144 Climate Emergency**

- a) To consider establishing a working group comprising Councillors and members of the public to create an action plan to reduce Ugborough's carbon footprint
- b) To consider the communication from Modbury Parish Council inviting neighbouring parishes to join forces to lobby SWW regarding water pollution in the area.
- c) To receive a report regarding the establishment of the Moorhaven [Local Energy Club](#) and consider if the Council would support with the set-up fees. [Here is an example in Wales.](#)

**22.145 [Parish Emergency Plan](#)**

To consider the proposal for the next step in formulating an appropriate plan for the parish.

**22.146 Asset Management**

- a) To agree the use and maintenance of the land under the viaduct in Bittaford
- b) To note the decision of SHDC on the designation of the field alongside the Bittaford Play Park as an asset of community value

- c) To consider the latest inspection report for the Bittaford Play Park, receive an update on the park and agree any action
- d) To consider the proposal to decorate Bittaford bus shelter with folk art flowers in recognition of the Ukrainians living in Moorhaven and surrounding areas.
- e) To agree a date and venue for the annual defibrillator training

#### **22.147 Highways & Rights of Way**

- a) To consider relocating the VAS camera to Beacon View
- b) To note the meeting with DCC on Tuesday 10<sup>th</sup> January at 10am to discuss the implementation of a 20mph speed limit in Ugborough
- c) To consider the P3 Risk Assessment for adoption by Council

#### **22.148 Community Engagement**

To consider establishing a UPC Facebook Page

#### **22.149 Community Use of School Field:**

To receive an update from the school field working group

#### **22.150 To note correspondence received:**

- a) Dartmoor National Park Authority. 4 November 2022. [DARTMOOR COMMONS ACT 'Minded-to-Make' Amendments](#) to Byelaws following Consultation in 2021
- b) [South Hams garden waste subscriptions](#) are now live

#### **22.151 To receive reports on any meetings attended**