

Sheepwash Parish Council

Parish Council Meeting

held in the Village Hall

Wednesday 3rd July 2024 at 7.00pm

Minutes

Present: Cllr Ansell (Chairperson), Cllr Moys, Cllr Fairall, Cllr Crossley, Cllr Hutching, Cllr Etherington, Selina Woollacott (Clerk), 14 members of the public.

1) Apologies for Absence: Cllr Ritson.

2) Co-opt Parish Councillor

Cllr Ansell welcomed Sarah Etherington to the Council as the new Parish Councillor. An informal interview process took place, and three candidates were interviewed. All Parish Councillors voted and the Chairperson's deciding vote was not needed. Cllr Etherington signed the Declaration of Acceptance and was given the Declaration of Interest to complete. Clerk will be booking Cllr Etherington onto DALC new Councillor training.

3) Declarations of Interest

In accordance with the Code of Conduct, members are required to declare any personal or disclosable pecuniary interests, including the nature and extent of such interests they may have, in items to be considered at this meeting. Members are also reminded that any change to their Declaration of Interests must be notified to the Monitoring Officer at Torridge District Council within 28 days of the change. None.

4) Public Discussion

To allow any questions, reports by members of the public on any matters relating to the agenda of this meeting, or any matters the public would like the Council to consider on a future agenda. The period of time designated for public participation shall not exceed 15 minutes.

A reminder that members of the public can speak when invited to when council is in committee.

MOP, the hedge as you go down West Road on the left-hand side is very grown out and pushing vehicles out to the other side of the road. It needs cutting back for safety reasons. Clerk will report.

MOP2, asked why is North Road going to be closed? This is South West Water working on the drains currently doing work in East Street.

Clerk read out the following from a MOP who was unable to attend the meeting.

I had a conversation with the landowner of the section 106 site today. I asked about the deed of variation. Her solicitor is now at work again after a long illness. She acknowledges that the footpath on the other side of the road opposite the hall site is now no longer of interest to the Parish Council. That used to be the cause of the time limit of 15 years to construct a water tight building. That now no longer exists.

In summary:

The landowner has no time limits on the construction of the hall itself.

The Deed of Variation is progressing slowly.

Her intention is that the landlocked aspects of the 106 land will be changed to allow access from the road and via the Shearings footpath.

She wants us to have the village hall site.

This raised a few questions from MOP some which could not be answered as the person was not present, others may be answered later in the meeting.

5) **Minutes**

The Minutes of the meetings held on 15th May 2024 have been circulated by email: both sets of minutes to be approved for accuracy and signed by the Chairperson. All Councillors agreed the minutes were an accurate record of the meetings. Cllr Ansell signed the minutes.

6) **County & District Councillors' reports** No Report.

7) **PCSO report** No Report.

8) **Clerk's Report**

AGAR form and end of year accounts. The Annual Governance and Accountability Return (AGAR) form has been sent off to the External Auditing company. All the end of year accounts are on the website.

Asset checking. I have started the Asset checking this evening. The Play equipment has monthly checks by Councillors and annual check from a play equipment inspection company and Cllr Ritson is dealing with the minor issues raised. I will raise any issues I find at the September meeting.

Half Moon sign. At the last meeting it was raised that the Half Moon tourist sign at Highampton had been removed. It was said that I or the Parish Council may be able to help find out why and get the sign or a new sign reinstated. I have been in contact with the landlord who has already been in contact with Highways.

Dog waste bin, East Street. From the photo I have seen a new dog waste bin has been installed in East Street.

9) **Chair's Report**

Cllr Ansell gave the following report. The Parish Councillors decided to review the Clerk's salary. This was discussed before the meeting and it was agreed to increase the Clerk's salary with immediate effect from level 9, £13.06 per hour, to level 11, £13.50 per hour. We are aware that the 2024 pay scales will be sent out in October/November and it is likely that there will be a per hour increase then. This is a way to show our thanks for the guidance we get from the Clerk and all the work that she does for us.

10) **Community Hall, Section 106**

The following report was given by Cllr Ansell, Cllr Crossley and Cllr Fairall. We have been waiting for the draft Deed of Variation and were told we would be able to see it and comment even though the Deed of Variation is between TDC and the landowner. Comments on the draft D of V have been made and sent to the Planning Officers and District Councillors. It is not clear that the ransom strips have been removed, the plan showing pedestrian access is not clear, and we need it to be clearly stated that we have free and unfettered access to the site from West Road, not a right of way controlled by the current landowners. The Planning Officer sent all of our comments to the landowner's solicitor a week ago. It is a legal requirement that TDC and the landowner deliver the Section 106 and one of the reasons the planning was granted for the development was because of the 106 agreement.

MOP asked, the agriculture access via Luke's Farm is that still ongoing? Is it now access to utilities? Yes this is still ongoing.

MOP2, why would it be access across the ransom strips and not giving the strips as part of the site? We do not know.

MOP3, what was the date for the watertight building to be completed by? This now isn't stated in the draft D of V it now states an entrance and gateway on West Road will constitute commencement.

Sir Geoffrey Cox was on the case and then the election was called, and parliament was dissolved. Now that he has been re-elected his office have been in touch with us, and they are up to date with the current situation.

11) **Moving the 30mph signs on North Street**

At the last meeting a MOP asked if the 30mph signs on North Street could be moved making the road up to the footpath 30mph. I first checked to make sure it wasn't part of the planning conditions for the

new properties on North Street, it was not. I asked Highways what the process is. It is possible to request that the speed limit is moved, via the HATOC process (Highway and Traffic orders committee), where proposals are considered on an annual basis. There are significant costs associated with this, and costs would have to be covered by the Parish Council if the request is made. I asked for more information on the cost. Realistically it would be many thousands, as costs would include the work required on site to relocate the signs, and also to alter the TRO (Traffic Regulation Order) which is the legal basis behind the speed limit – this involves advertisement and consultation etc so is a lengthy process.

A discussion as to why it would cost so much and what else could be done took place between the MOP and Councillors. The Parish Council decided to put up 20s plenty signs as the Council is not currently in the position to commit funds to the process of moving the 30mph area.

MOP asked if the Parish Council will have to pay when the West Road 30mph signs are moved? No as that was part of the planning conditions for Luke's Farm.

12) 20mph campaign stickers update

Cllr Crossley has different size 20s plenty signs and stickers. The Parish Council has set £100 aside for stickers, so far £66 spent. If anyone would like a poster of sticker see Cllr Crossley. More can be ordered.

13) Play Equipment maintenance

As Cllr Ritson was not present, Clerk read out the following. The park equipment is still under consideration from Outdoor Play. Their boss wants to come and inspect the timbers before I glue stuff together to avoid splinters. I have not glued anything yet to avoid the risk of this making our guarantee void.

Cllr Etherington explained that the Jubilee Park is well used by the children in the Parish. There have been a few issues about what the children are allowed to do in the park. The Parish Council, as the owners and caretakers of the park, will be drawing up Terms of Use (set of park rules), so everyone is clear what the area can be used for. For example, no overnight camping, no dogs, no raves, no games after dark. Councillors agreed to Cllr Etherington drafting a set of rules, Councillors to send her any suggested and then the rules will be discussed and adopted at a future meeting.

MOP, two of the three benches in the park need work doing on them. Cllr Ritson is aware of this.

14) PLANNING:

14a) Planning Applications.

1/0370/2024/FUL Construction of agricultural building Land at Grid Reference 247858 107490, Sheepwash. Council commented No Objection.

1/0519/2024/FUL Erection of balcony 8 Lime Court, South Street, Sheepwash. Council commented No Objection.

The above was read out to the meeting.

14b) Planning Decisions None.

14c) Planning Appeal.

1/0581/2023/FUL Appeal reference APP/W1145/W/24/3342744, Conversion of outbuilding to 1no. holiday let Outbuilding, Clinton House, North Street, Sheepwash. If you wish to make comments, or modify/withdraw your previous representation, you can do so on the Planning Inspectorate website at <https://www.gov.uk/government/organisations/planning-inspectorate> or by emailing west2@planninginspectorate.gov.uk All representations must be received by 16th July 2024.

The Parish Council have submitted the comments to the appeal that were submitted to the planning application.

15) FINANCE:
15a) as at 25th June 2024:

Main Account £5,597.61
Saving Account £18,240.63
Expenditure:

Date	£	Detail	Transfer
28.05.2024	845.09	Insurance Came and Company	Bacs
28.05.2024	102.00	Devon Garden Solutions. Weed Killing	Bacs
05.06.2024	22.44	M Ritson. Fuel, grass seeds	Bacs
20.06.2024	391.80	Clerk Salary Mar - May	Bacs
20.06.2024	42.00	Buckland Accounts. End of year accounts.	Bacs
20.06.2024	66.00	H Crossley. 20s plenty stickers.	Bacs
Total	1,469.33		

Income:

Date	£	Detail
Total	0.00	

The above was read out. No questions.

15b) Financial Regulation policy

The policy was sent to all Councillors prior to the meeting. It was created by the National Association of Local Councils (NALC) and made available to all Clerks via the Devon Association (DALC). I had to amend parts of the policy using the guidelines for it to fit the size of Sheepwash Parish Council. All Councillors agreed to adopt the policy. The electronic version will be put on the website. Clerk and Cllr Ansell signed the paper copy.

16) Items for Information Items emailed out to Councillors.

All emails to Councillors have been about items on the agenda.

17) Items to be included in the agenda for the next meeting

The next meeting will be held in September 2024 unless a meeting is needed before.

Next meeting will be the 11th September 2024, and will include the asset review update.

MOP, still a hole in the road on East Street. Near the gate. Clerk reported this when it was reported to her. Clerk to check why it has not been filled.

Meeting Closed 7.43pm

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