MINUTES OF SPARKWELL PARISH COUNCIL MEETING

Held on 10th April 2018 at Sparkwell Parish Hall

**Present** : Chairman Cllr Julian Taylor (Vice Chairman)

Cllrs – Small, Lee, Ashley, Pearson-Bunt,

Dawn Johnson (Clerk)

**In attendance** : Cllr John Hart (DCC) Cllr Blackler (SHDC),Cllr Keith Baldry (SHDC), Elaine Budd (Wolf Minerals) Neal Hiscocks (Senate Properties), Ian Russell (Design & Development), Neil Edwards (Westcountry Housing)

x5 members of the public, Ivybridge Town Council Clerk

**Apologies for Absence**: Cllr Robin May, Cllr Graham Milford, Tamsyn Dingley (Police)

**33/18 Police Business**

Apologies have been received but a report had been supplied and been circulated to Parish, District and County Councillors before the meeting (attached). The Clerk read out the report.

Cllr Taylor said that the Holly Berry Road issue should be discussed later on in the meeting.

**34/18 District Councillors Business**

Cllr Blackler reported:

1. The new Data Protection regulations and its implication will soon become law. The Parish Council will have to appoint a Protection Officer, which cannot be the Clerk. 25th May is the start date. *(The Clerk reported that she is attending training on the 19th April)*
2. The SHDC lottery will soon begin to offset costs and make donations to charities
3. Persons registering as homeless will be given 56 days grace before being offered accommodation. They should take early advice.
4. In the last 12 months officers have dealt with 336 cases.
5. In future recycling bottles do not have to be sorted as they are going to mixed glass centres but if there are clear glass skips please use them accordingly.
6. Pre-application for planning issues will cost £30 for a 30-minute meeting with a planning officer but this does not give a Council decision only guidance to an applicant.
7. Former Lee Mill Inn. The enforcement officer dealing is away at the moment.

Cllr Baldry reported:

1. The changes to Data Protection are important and Parishes need to sort this out as there are serious implications. He is aware that there are Companies who can provide the service.

**35/18 County Councillors Business**

Cllr Hart reported:

1. At the Public meeting at Lee Mill on 23rd March he promised to get 2 more speed monitors set up on the main road, but this has not yet happened. Monitors in New Park Road showed there was a reduction in speed and was within the tolerance.
2. Devon County Council are trying to clear up from storm damage and are running behind with everything. 600 potholes per day are reported and 250 per day are being repaired. More teams are being put on but it will take a while to catch up. £4.5M was offered from Government which they have. They have the money for repairs, but capacity is a problem; they will catch up.
3. He attended a meeting which is for Devon & Somerset - two counties, districts national parks and health authorities - to work together as one combined authority. There is no cost at the moment, but they are looking to take powers from national Government. A training and skills bid has been put in and if successful this is exactly what is needed in the area. We have a high employment rate, but not high production and upskilling is needed to increase production.
4. DCC is ticking over financially. A report is being published on DCC salaries over £100,000. This is misleading as it includes Head Teachers over whom DCC they have no control. There are only 6 or 7 in the direct employ of DCC and that is among 4500 staff.

Cllr Ashley asked whether the skills funding included further education. Cllr Hart confirmed that it includes colleges (including City College Plymouth) and universities. The bid also includes a nuclear centre in Somerset for Hinckley Point.

Cllr Baldry left the meeting at 7.20pm

A member of the public said that he had received a letter from DCC regarding the proposed development Challonsleigh. He had not previously heard anything about this and has only 30 days to respond. He has major concerns on traffic.

Cllr Taylor said that there had not yet been a public meeting and the PC will ask for consultation. The PC also had doubts about the traffic situation,

There was discussion about there being two applications in with equal amounts of HGVs, which could mean 200/300 per day. There are concerns about the roundabout and school buses.

Cllr Ashley said that the PC has made it clear that it has a number of grave concerns with traffic being at the heart.

It was questioned why the development at Challonsleigh was proposing that more trucks should go up to the roundabout and concerns were expressed for those who attend Dame Hannah’s. Cllr Taylor agreed.

Another concern was over Asbestos, and questions asked about what surveys have been conducted to ensure no airborne asbestos or seepage. Cllr Taylor said that although he had not seen the full application he believed that it would be asbestos sheets being taken in and there would be no dust or fibre. Disposal of asbestos is licenced and covered by very strict laws. A site visit had been arranged but MD cancelled and hasn’t yet re-arranged. Cllr Ashley said that we must push for another date and for a public meeting to answer all the questions. The PC will object to the amount of traffic that will be a result.

Cllr Hart explained that DCC would be the body to approve as it is commercial application.

The Ivybridge Town Council Clerk asked whether Cllr Hart can find out what Devon Highways views are?

***Action*** *- Cllr Hart will check with Highways.*

Other concerns were expressed about New Park Road and the need for some infrastructure fixes on the sewerage system. This person’s house has been flooded from water from fields. Cllr Lee sought clarification on whether it was sewerage or water drainage and it was confirmed that it was run off water that causes the problem but that it ended up with sewerage in the house.

If building goes ahead there will be more traffic and the road cannot take it, the road is crumbling. Cllr Taylor said the main basis of objection is on traffic.

Discussion then took place around there being lots more cars since the houses were built and there is no off-road parking. Parking permits might be the answer to stop car sharers parking in the road. Cllr Taylor referred to the Police having also raised the issues.

New Park Road planning has still not been submitted to SHDC.

Cllr Taylor encouraged the public to send letters of objection once the planning applications are submitted on both Challonsleigh and New Park Road.

Cllr Ashley assured everyone that the PC is very strongly with the residents on both of the planning applications.

Cllr Lee said that she believed drainage different and that there was money available for drainage

***Action*** *- Cllr Hart will check.*

Cllr Hart explained that another problem with vehicles parked on New Park Road is that gullies cannot be cleared properly.

The PCSO report requested yellow lines but this would result in less parking for the community. With residents parking, people do not get a right to park and it could result in disputes. Previous development was designed for one car per household and the Cavannah development road is narrow. Cllr Hart said that he does not have an answer.

Ivybridge Town Council Clerk referred to changes to permitted development and the register of brown sites saying that the Marquis Caravan site is in the local plan and on the register. Would that be more likely to get developed? If this were to be developed, then they could link New Park Road and Plymouth Road.

The Woollen Mills site had previously been discussed; there was anticipation of hotel there but never materialised. There is a lot of parking space, but they are now cooperating with nursery for parking.

It was asked whether the lorries from Langage Farm could be redirected from New Park Road? Cllr Hart believed there is a weight restriction along New Park Road subject to access. Cllr Taylor believes that original planning was that no HGVs would go down New Park Road.

The PC encouraged people to come forward and join the Council as we have vacancies for Lee Mill.

x5 members of the public, the Ivybridge Town Council Clerk, Cllrs Hart and Baldry left the meeting at 7.52pm.

**36/18 Open Forum:**

* 1. Neal Hiscocks, Ian Russell and Neil Edwards addressed the meeting regarding land at Seaton Orchard

They had last visited the PC in July last year to share the principles of the scheme. The scheme has now evolved, and they took on board comments particularly on parking. They circulated old and new plans to show the changes made. There are still 20 units, 1, 2, 3, and 4 beds; 13 open market and 7 affordable units. The main changes are on the orientation of units as you enter the site which is only now accessed on the north end of the site. They have thinned the road up to the junction (so it is not wide enough to park on) for parking concerns and each unit as 2/3 spaces and visitor parking. All roads are surveyed by windows looking out so deemed safe. There are no overlooking concerns on this scheme. It is in excess of national space standards and is a roomy site.

They would like the support of the PC and are happy to make changes but believe they dealt with everything that was raised in the last meeting. They have held off making the application until they were able to present again to the PC.

The time scale between acceptance and building is 20 weeks expected before approval then probably Spring of 2019 for starting - 14/16 month build project.

Westcountry Housing do not always have such a good development scheme and have worked alongside Senate from the beginning throughout the process. They believe they have a scheme which has quality affordable homes with a representative mix of units. From their point of view, they must address the need for affordable housing in the area and for people in the community. Previous affordable housing was not allocated to people in Sparkwell. Under the s106 agreement it is anticipated that the primary parish will be Sparkwell and they will endeavour to allocate to people in the primary parish but there will also be the need for a secondary parish allocation.

Cllr Pearson-Bunt wanted to explore the rules as there had been a previous bad experience 20 years ago when there was a housing swap of troubled families with very loose links to the area. It was explained that Westcountry rules and the systems have changed considerably since that time. Devon Home Choice means everyone applies to one register rather than individual registers and the need to move from one area does not usurp the rules in the s106. If there are any problems with tenancies, there is a 12-month tenancy trial and the tenancy can be ended.

3 units were for shared ownership and 4 for renting and will have right to acquire – the difference between this and the right to buy is that no significant discount is applied, and they do not in fact sell any properties.

Cllr Lee asked about the price tag for a 3 bed to gauge how affordable it is? Neil Edwards answered that an income of around £20 to £25K would be affordable. Debt and inability to raise a deposit is what stops people not their earnings.

Cllr Lee also asked about drainage and it was confirmed that flood risk assessments been carried out. They have to provide a green field run off or better and the new scheme will improve current situation.

Cllr Pearson-Bunt said there are concerns about drainage and sewerage in that area. Neal Hiscocks said that he has worked with SWW and that the main sewer is at the bottom of the site. He has been advised that there is more than capable capacity to take the site.

It is believed that they were problems with the school site, but this was a different run.

Cllr Lee said that it was worth monitoring the site as it was not a standard location. There was sludge and debris as well as water runoff. The developer would check with the pipes with cctv beforehand.

Cllr Taylor said that he was impressed with the changes that have been made and that the designs of the properties were good.

Cllr Ashley said that the last research for demand was carried out in 2013 and a lot has happened since then. He asked whether there is new evidence of demand? Westcountry data comes from Devon Home Choice register and an Agency which captures demand for shared ownership, help to buy product or intermediate sale. They will review the need.

Cllr Lee asked about traffic? It is believed it will mean potentially 30 cars. When the application goes in, Devon Highways will have to comment but they have carried out traffic assessment and it falls within capacity. There will always be peaks at school and work times but as there are only 30 cars then the percentage would be deemed as negligible.

The official application will be submitted next week, and the PC will have plenty of time to discuss and we will raise any questions if necessary.

Cllr Blacker and Messrs Hiscocks, Russell and Edwards left the meeting at 8.35pm

* 1. Wolf Update – Elaine Budd (EB) handed out a prepared report (attached).

Cllr Pearson-Bunt said that the blasting noise on Ledgate Lane is as bad as it has ever been. EB explained that it could have been nosier of late as recent blasts have been carried out at the original level. Blasts are alternated on the site, as you go deeper the distance for air over pressure is greater and that is what causes the effect. EB is starting to see a pattern from the feedback with the location, level and boundary in the pit.

Traffic issues – there are still a few problems with people not reading the existing signage and perhaps the signs are not entirely clear. Cllr Pearson-Bunt said that budget might be the problem with Highways so if Wolf offered to pay, then Highways might be more inclined to agree.

Cllr Small asked whether there are any lorries that use Ledgate Lane as he had experienced one today. EB said it was not their lorries. Cllr Taylor said they are raising the level of the farmland at the top and that is why there are lorries going along.

EB left at 8.55pm

* 1. Lee Mill Development – this has already been discussed under County Councillors Business.

**37/18 Declarations of Interest**

None

**38/18 Approval of Minutes**

The minutes of the Meeting held on 20th March 2018 were approved by all present and signed by the Chairman.

**39/18 Planning**

1. Woodside had made an application to remove a cage and replace with a two-storey extension. Cllr Ashley said that he had an interest as he was a volunteer but explained that the existing cage is for dogs and the new facility will improve the accommodation for rescues and strays.

 All in favour of recommending this development.

1. Application to convert old shippen (cowshed) to a residential dwelling (Sparkwell).

 An inspection of the site is needed.

**40/18 Road & Snow Warden**

Cllr Peacham was not at the meeting to report but Cllr Taylor said snow warden scheme had worked very well in the two lots of bad weather

**41/18 Chairman’s Business**

1. Cllr Ashley raised the issue of Boringdon Camp and the two-year trial closure. Historic England and Environment Agency insisted that during the two-year trial the lower entrance point be cleared of shrubbery and a new entry and exit point be re-opened, but none of this has happened. It has been established that the farmer has been managing the ground as he sees fit and has used weed killer to destroy all the bracken prior to the flailing. This has also caused damage to wildlife. With the help of other dog walkers they have contacted Historic England, the District Council and DCC.

The two-year trial now needs to be evaluated and there are many arguments as to why it should be opened, the land is poorly used and not to original T&Cs of the agreement. There is a site meeting next week with SHDC, Historic England and Cllr Ashley representing the Parish (although the site is within Shaugh Prior) attending. There are many complaints including from Woodside who are unable to use the site and it is a big loss to dog walkers.

**42/18 Correspondence**

1. Re: Alleged Unauthorised Breach of Conditions at 1 San Frey, Pretoria Cottages, Smithaleigh. Notice from SHDC that the variations to the approved plans under application 1625/17/HHO are not considered significant or unduly harmful to local amenity. It is therefore considered not expedient, in the public interest, to pursue this matter further through any formal action.

**43/18 Finance**

1. The Clerk provided the budget analysis and bank reconciliation for March 2018.
2. Risk Assessment – approved.
3. Statement of Assets as at 31st March 2018 – Signed by the Chair

The Clerk reported that accounts are currently with an independent technician for audit preparation. Audit may need to be delayed.

**44/18 Payments and Receipts**

1. Sparkwell Parish Hall & Playground Trust – room hire £48.00
2. P Honeywell – Lee Mill bus shelter cleaning £230.00
3. Mark Isted – Chainsaw training provider (TAP funding) £900.00
4. Clerk Salary - £243.58
5. Payroll4Business - £10

**45/18**

Cllr Small said that he had been approached by parents concerned at the speed of traffic on Birchland Road and whether the word “Children” could be written on the road. There was a short discussion on the process for this.

***Action*** *– Cllr Taylor will raise with Devon Highways.*

**46/18 Date of next meeting**

The next meeting will be held on 8th May 2018 at Sparkwell Parish Hall commencing at 7pm.

Meeting closed at 9.30pm

This is a true and accurate record of the meeting

Signed ……………………………………………………………….

Name ……………………………………………………………….. Date ………………………………………………………..

**SPARKWELL PARISH POLICE CRIME REPORT**

**March 2018**

**Crimes;** 14 (Sparkwell, Langage & Lee Mill)

1. 10/3/18 Owner/Person in charge of a dog dangerously out of control @ The Miners Arms - a young child was bitten. A Voluntary Dog Order has been agreed to by both parties that the dog will be muzzled when in public. Community Justice/VCO.
2. 13/03/18 Burglary in Plympton – No witnesses / CCTV / forensics / suspects. Filed NFA.
3. Between 24/02-10/3 Criminal Damage to property at Livery yard in Lutton - No witnesses / CCTV / forensics / suspects. Filed NFA.
4. 12-13 March Theft from Motor Vehicle – Fuel siphoned from Artic Lorry - No witnesses / CCTV / forensics / suspects. Filed NFA.
5. 1-2 March Burglary @ Target Travel in Langage. No witnesses / negative CCTV / forensics / suspects. Filed NFA.
6. 8/3/18 Theft by employee @ Target Travel in Langage. Suspect identified by company investigation and sacked as a result. No requirement for police investigation as dealt with within company.
7. 21/3/18 Theft from Motor Vehicle at Langage. Number plates stolen. Filed NFA as no witnesses / CCTV / forensics / suspects.
8. 27/3/18 Bomb Hoax @ EE in Langage. Believe offender is out of Force area so crime sits with another Force for local enqs. Not perceived as real. Filed NFA.
9. 30/3/18 Drive whilst unfit through drink/drugs on A38 nr Deep Lane. Suspect involved in RTC and blew over legal limit. Interviewed and admitted the offence but awaiting charging decision.
10. 19/3/18 DV Common Assault. Victim does not wish to pursue complaint. Safeguarding and support in place. Filed NFA.
11. 4-11 March Theft from Motor Vehicle @ Tesco Lee Mill. Theft of Tamar Bridge Tag. No witnesses / CCTV / forensics / suspects. Filed NFA.
12. 17/3/18 Public Order @ Lee Mill Ind Est. Under Investigation.
13. 19/3/18 Theft/Shoplifting @Tesco Lee Mill. No witnesses / CCTV / forensics / suspects. Filed NFA.
14. 23/3/18 Criminal Damage to Motor Vehicle @ A38 Devon Expressway. Pellet shot towards vehicle from flyover. No witnesses / CCTV / forensics / suspects. Filed NFA.

**Information;**

1. **Parking issues New Park Road / Holly Berry Road in Lee Mill**. On Monday 26th March I received a complaint of a vehicle obstruction at the entrance to Holly Berry Road. I attended the location and observed that two vehicles were parked adjacent to each other, thus causing an obstruction – one vehicle was parked partly on the pavement. Enqs with residents identified the offending vehicle, which was the second vehicle to park, however the vehicle was not registered locally. I monitored the vehicles for 2 hours before leaving a note for the R/K to contact me. The following day I attended an address where the R/K was and issued them with a traffic ticket for ‘unnecessary obstruction’. This was due to the fact that on Monday the waste collection for black bins was due to be collected in Holly Berry Road and the lorry could not get past the two vehicles.

On New Park Road the car sharers often park just prior to the cottages on the left side, which makes driving into this street a blind bend as you cannot see past/through the vehicles.

I am aware that parking in these two streets is popular for car sharers, however those drivers are causing issues for the residents, and waste Lorries and/or emergency services would not be able to pass. I will support a decision for double yellow lines on the entrance to Holly Berry Road and New Park Road and would ask that this situation is looked into further and I will support any action taken.

**Tamsyn.dingley@devonandcornwall.pnn.police.uk** **OR 0759501119**

**Update for Sparkwell Parish Council**

10th April 2018

**Noise and Vibration Management Plan**

You are probably concerned that to date there appears to be little physical progress and this is justified as much of the progress to date has been made on contractual and design elements, which details cannot be shared for privacy issues. We cannot elaborate any further, but these elements are close to being finalised.

Progress continues to be made with preparations to support the implementation of the Noise and Vibration Management Plan. The Innova Project Management Team have recently visited site with the selected scaffolding provider to finalise arrangements. The erection of scaffolding and fixed crane will be the first visible indication that physical works have commenced. Hatch continues to progress the modelling and development of design options to reduce the identified vibration within certain roof elements. As soon as physical works commence, I will let you know.

**Traffic Issue**

We have had another issue with a non-speaking driver blindly following an old satellite navigation system through Hemerdon (09/04/2018). Further to the previous issue in March we put in place a Response Plan and agreed a route on site to enable the vehicle to turn and drive back through Hemerdon, without having to reverse. This plan was carried out with no adverse issues. I am now in contact with South Hams District Council and Plymouth City Council to request a wider review of incoming signage from all directions.

**Google Maps**

**February**

7,292 people found Wolf on Google

235 asked for directions – up 20% from January 2018

15 people called Wolf

95 visited the web site

**March**

8,334 people found Wolf on Google

356 asked for directions – up 42% from February 2018

31 people called Wolf

108 visited the web site

**Community Involvement**

The first Community Day took place on 8th April to prepare the Children’s Play Area for the new equipment and help provide an external facelift to the Parish Hall. The Parish Hall Committee Chair asked me to provide a general update as follows:

The turnout was very good. All the rubber matting was removed from the Children’s Play Area and placed in the skip provided by Wolf. Some of the matting is being made use of by Dartmoor Zoo and other local residents. The skip will be picked up on Thursday so if anyone can make use of the rubber matting they can help themselves before that date (if there is any left!). The swings were sanded down in preparation for painting; one pole was corroded, and I have today sourced a replacement from Wolf’s Contractor (Ogdens) which they have donated.

The Parish Hall front doors were sanded, washed and painted. Painting will be completed over the next week or so, and we are currently working with a graphic designer to produce suggestions for a sign. A wi-fi connection has been installed although cabling into the Hall is not satisfactory and so the supplier has been asked to return to put right. Discussions are taking place regarding installation of trough planters along the front of the building. A plan is currently being put in place to identify other key improvements with a timeline. Wolf has assigned a budget to support these improvements.

**STEM Support Projects**

MVV Devonport has agreed to allow me to visit their education facility and I have asked that I tag onto an existing School Visit, so I can see how the interaction works in practice. I am currently awaiting a date. As soon as that visit has taken place, I will be meeting with Cllr. Ashley and a City College Plymouth representative to explore future partnership opportunities.

I have met with a local film company and have today received a quotation for the production of a VR 360° degree educational film to be produced capturing the process from drilling through to despatch. I am also working on a new company web site which will include a range of information sheets and downloadable educational resources.

**Heritage Project – Book with Chris Robinson**

Great progress is being made with many community members becoming involved and Chapter 1 has been drafted. Chris will provide an update in the next newsletter.

Other support is being provided in the Cornwood and Shaugh Prior Parishes.

**Elaine Budd, Community Relations Manager**