**MINUTES OF A MEETING OF CLYST ST GEORGE**

**PARISH COUNCIL**

**held on 9 March 2022 at 7.30pm in the Parish Hall**

**Present: Chairman: Cllr J Manser**

**Councillors: P. Bragg, A. Marks, G Bowen, S. Piper,**

**J MacDonald, I Stubbs, M. Howe, H Gent**

**Clerk: Mrs. Cathryn Newbery**

**Members of Public - One**

1. **Apologies for Absence**: Cllr Randall Johnson
2. **Approval of Minutes** – Unanimous approval.
3. **Declaration of Interest –** none

**4 Open Forum** – none

**5 Councillor’s Report – Cllr Howe** confirmed there had been two meetings held since the

last Parish Council Meeting, and they are awaiting the allocation to come back for further discussions. They are working on policies to work out where the allocation of land will be. There will be a new town somewhere around the area, with three possible links to the A3052 and A30. There was a little support to development on the edge of Topsham. They have a station there, but there was a problem with the cycle path. The land from the Water Tower to Martins Caravans would be backing on to development already happening on the Topsham side. He said that otherwise, they were trying to defend the countryside. They were trying to think ten years on to the next Local Plan. Cllr Piper enquired on the future of Westpoint. Cllr Howe confirmed that Westpoint was protected.

**Cllr Gent** confirmed his support of a crossing at the bus stop to ensure safety. A

discussion ensued on this and Cllr Gent said he would be continuing in his full support

to us over a crossing.

Cllrs Howe and Gent left the Meeting.

**6. Emails Clerk to Report:**

Email from Exe Estuary with invitation to virtual winter forum and a further email

from them re Launch of the Management Plan 2022 – 2027

Email from Bob Capon with Appeal Decision on Martins of Exeter – appeal dismissed.

Email from Bishops Clyst re EDDC Emerging Local Plan.

Email from David Whelan re Keeping Babies Safe.

Email from Cllr Ian Thomas, EDDC re the Queen’s Platinum Jubilee

Email from EDDC re Update on the Emerging Local Plan and Neighbourhood Plans

February 2022.

Email from David Whelan re Devon HAF Programme 2022 Specification & Grant

information.

Email from EDDC re Planning News

Email re Sustainability Month – Heat Devon

Email from Devon County Council re Non-Smoking Day.

The Clerk confirmed the above emails had been circulated.

**7. Finance Clerk to Report**

The Clerk confirmed the accounts had been circulated. She advised that the

repayment from HM Customs had been received towards the end of February

In the sum of £426.09.

The balance in hand is £5331.33in our current account and £1192.26 in the CIL

account. The payments due are £244.84, for Chic Flower Designs, £45 for renewal of

our 123 account for the website hosting, a further £14.39 for the domain renewal and

the Clerk’s salary.

Just for clarification, the Clerk confirmed she had spoken to Chic Flower Designs, and

the final payment to them will be the April payment.

**Unanimous Vote on Acceptance of the circulated Accounts, and unanimous vote on**

**the payment of accounts as specified.**

**8 SMS Alert System -**

The Clerk reported that there were now sixteen subscribers. Cllr Bowen agreed it could be viable with this number and suggested this be kept open for now. Cllr Manser agreed.

1. **Parking at School** Cllr Bowen confirmed he had emailed a Parish Council in Cornwall who were working with the Police and Crime Officer over this, to enquire the outcome of their concerns. Also, the Neighbourhood Policing Team had been contacted with a response from the PCSO which was not very helpful but suggested Enforcement Officers were contacted if matter became too bad. There were a few parents who appeared to be unresponsive to requests not to cause problems with parking. Suggested that cones be implemented and talks about safety initiative be had. Cllr Marks confirmed that signs indicating illegal parking were to arrive soon. Cllr Bowen said that the main issue was parking on the corner, but in the meantime, we have to work with the school by putting cones out. These need to have authority from the Police and they have to be purchased. The matter would be on the agenda for next month’s meeting.
2. **Queen’s Platinum Jubilee** Cllr Manser confirmed there would be a meeting with the Parish Hall Committee but in the meantime will support celebrations and considered that mugs for the children were one way of supporting the celebrations. He said the Parish Hall Committee and the Church would support this.
3. **Transfer of Land** Cllr Bragg reported that he was still awaiting Probate but thought this would be imminent. He was keen to make a start on the preparation of the groundwork, and a discussion ensued on the type of surface to be utilised, and whether in the meantime the piece of land could be the subject of rental from Cllr Bragg. Cllr Manser thought that grants may be forthcoming, and he would make enquiries with East Devon District Council of this prior to the grant of probate and the criteria of obtaining a grant. This matter to be on the agenda for the next meeting.

1. **Planning**

**22/0318/FUL Oak Tree House, Old Ebford Lane, Ebford.**

Cllr Manser reported that this application was for the erection of a replacement

building, demolishing quite a large house and building a larger house. There had

been one objection received concerned over development of the site. Cllr Manser

did not consider it was over development of the site – Mount Ebford was next door

and this was a Grade 11 listed building. Cllr Bowen read the objection which was

mainly regarding the height of the proposed house. Cllr Piper said he found the

height to be difficult to understand too. A discussion ensued.

**Unanimous Vote** **to object - large building – overlooking properties and heritage.**

**12. Councillors Reports**

**Cllr Marks** reported that he had contacted the Council regarding the dog bins,

filled in the forms required and described the problem with the dog bins in his

call. He had had no response, but the bins were emptied yesterday.

**Cllr Bragg** had nothing to report

**Cllr** **MacDonald** reported that she had contacted our MP Simon Jupp, but he had

confirmed he had no jurisdiction over highways, but he confirmed he supported

lowering the speed limit and she should contact the local County Councillor. She

said that Topsham Speed Watch was proving very successful and suggested

organising a community speed watch. Cllr Manser suggested he would include

this in his report on the Clyst Valley News and await what local response is

received.

**Cllr Stubbs** reported there had been damage to the sign and part had been

taken away. A panel to the fence at Sewards Park had been blown away during

the storms and this would be replaced with the other panels and posts being

strengthened at the same time.

**Cllr Piper** reported that he was pleased to note the pavement had been

improved.

**Cllr Bowen** reported that he was pleased the path widening had commenced. He had enquired whether all the pavement would be widened and had emailed Simon Hart of Hartwood to enquire. He had a reply stating they would return on the 14th March to carry on the work. Cllr Manser confirmed he would contact Helen Selby and ascertain the extent of the works from her.

**Cllr Manser** reported that he and Cllr Bragg had attended the meeting at Bishops  Clyst where it was agreed there was not a lot that could be done about the new town that was proposed. However, we would be raising a number of concerns and there would be a considerable amount of pressure if the new town was to in Sowton locale. He also reported that South West Water were intransigent about the waste water overflowing in Clyst St Mary, and this matter would be a matter of concern at the correct time.

**Member of Public** reported that he had had a question for the District Councillor or how in the scheme of the local plan do they incorporate schools etc. There appeared to be plans for houses but not plans for surgeries, schools etc. Cllr Manser agreed, and considered a list needed to be produced prior to agreeing developments of these proposals. Member of Pubic was concerned that this seemed to be the very last matter that developers undertake and considered it unreasonable. Cllr Bragg said that Cranbrook still had to incorporate all the facilities. Cllr Manser thought that 5000 new homes were required to trigger these facilities. Cllr Piper agreed there did not appear to be any clear statistics provided in any new developments. Cllr Bragg was optimistic that a resume would be available shortly.

**Member of Public** also expressed concern on the parking on the corner by Rose

Cottage.

**Member of Public** queried the Parish Council decision on Planning Application 22/0318/FUL Oak Tree House. He explained that the height was of concern although the size was considered permitted development, and the position too. He considered it was that Planning Officers favoured to knock down and rebuild a property, as building regulations would be tighter.

The meeting closed at 9.20pm

**Date of Next Meeting: Wednesday, 13 April 2022, following the Annual Meeting at**

**7.30pm**