

## INWARDLEIGH PARISH COUNCIL

### Minutes for the Meeting held on Tuesday 19<sup>th</sup> March 2019, in the Side Room of the Folly Gate Parish Hall.

**1. Present:** Councillors: Ian Dennis (Chairman), David Sykes, Tim White, Parish Clerk.

**Apologies:** Cllrs, Patsy Ions, Terry Kempster, Phillip Piddington, Carol Timms, Mike Davies (WDBC), Tony Leech (WDBC).

**2. Declarations of interest for Items on the Agenda:** None

**3. Public Participation:** Two members of the public were present. Objections and concerns were raised regarding the outline application for 5 new properties (1421/18/OPA) Land North of Brandize Cottage Folly Gate EX20 3AQ. It was pointed out that there are several mature trees along the roadside boundary, Cllr Tony Leech advised that Tree Preservation Orders could be put on some of the trees, if it was felt that they would be at risk due to this development.

**4. Minutes of the Last Meeting:** There was a small correction to make to the minutes, it was agreed that this would be made and the minutes would be signed at the next meeting.

#### **5. Matters Arising:**

Council Tax relief scheme – Cllr Tony Leech advised that from 1 April 2019 the current scheme would be changing to a simpler grading system based on income. There will be a sliding scale of discount dependent on household income. With no discount for those with savings over £6,000.

War Memorial: The upgrade is not yet complete.

Register of electors – the clerk has not received a list from WDBC. The clerk will contact the electoral services department and request a copy.

Key safe box – There were several questions that the insurance company had raised. It was agreed, that this matter should be deferred to the following meeting, so that it could be discussed when Cllr Timms was present.

#### **6. Planning:**

1421/18/OPA

Outline application (with all matters reserved) for 5no. new properties (2 affordable, 2 open market, 1 self-build)

Land North of Brandize Cottage Folly Gate EX20 3AQ. The Councillors voted against this application. The site is outside the settlement boundary and would be an undesirable ribbon development. Two affordable houses were proposed, but it was pointed out that a number of affordable houses have already been built in the parish. Cllr Sykes to write a letter of objection.

3408/18/PDM Northwood Farm Goldburn Cross Okehampton EX20 1RW

Notification for prior approval for a proposed change of use of agricultural building to a dwelling house (Class C3) and for associated operational development (Class Q(a)&(b)). Approved. Conditions 1. Accord with plans 2. Recommendations of ecology report 3. Barn to south to be used for dry storage only.

4147/17/FUL Folly Gate Garage Folly Gate Inwardleigh EX20 3AH Demolition of bungalow, garage complex and outbuildings and erection of 11no. dwellings and associated site works. No decision to date.

3441/17/OPA Proposed development site at SX573976 Folly Gate READVERTISEMENT (Revised Plans Received) Outline application with some matters reserved for the construction of 23 dwellings, associated car parking, access and estate road, private amenity space and public open space. REFUSED permission for the following reason(s): 1. The proposed development, by reason of

the number of new dwellings, both alone and in combination with other extant consents, would result in a scale of development too great for the village which has limited facilities yet the scheme is unable to make the required contributions to infrastructure. As such the proposal is contrary to the emerging Plymouth and South West Devon Joint Local Plan policies SPT1: Delivering Sustainable Development, DEL1: Approach to Development Delivery and Viability, Planning Obligations and the Community Infrastructure Levy, TTV1: Prioritising Growth Through a Hierarchy of Sustainable Settlements, DEV32: Meeting the community infrastructure needs of new homes and the guidance of the National Planning Policy Framework. 2. The proposed development intrudes into the open countryside and infills between two distinctive built areas of the village detrimentally altering its character. As such the proposal is contrary to West Devon Borough Council Local Plan Review (2005) policy NE10: Development in the Countryside, and the emerging Plymouth and South West Devon Joint Local Plan policies TTV31: Development in the Countryside and TTV1: Prioritising Growth Through a Hierarchy of Sustainable Settlements and the guidance of the National Planning Policy Framework 2019.

#### 0494/19/FUL

Proposed use of unused paddock as campsite for campervans and tents (amendment to previous consent 1960/18/FUL)

Old Rectory Inwardleigh EX20 3AN. The Cllrs voted to remain neutral. No decision to date.

#### 0246/19/FUL

Installation of surface water drainage system to serve proposed residential development at Folly Gate Garage (ref: 4147/17/FUL)

Land to West of Folly Gate Garage Road from Lamerton Cross to Folly Gate Cross Folly Gate Devon EX20 3AH. No comments to be submitted by the parish council. No decision to date.

Applications received since the publication of the Agenda: None

### **7. Finance:**

#### Received

Interest reserve a/c	0.46
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#### Paid since last meeting

Clerk's salary	489.06
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Clerk's expenses	27.70
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#### Accounts to be paid

Clerk's salary	489.06
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Clerk's expenses	66.86
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#### Account balances as at

19.03.19

Current a/c	3695.67
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Reserve a/c	1416.49
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**8. Matters brought forward by Direction of the Chairman:** There have been several complaints regarding the wear and damage to the Devon bank at 3 Ways Inwardleigh. The land owner would like to install a bollard to prevent vehicles causing further erosion. The clerk to write to Devon Highways and advise that a bollard will be installed, if no response is received within 14 days.

**9. Matters brought forward by Councillors:** A large amount of carriageway risings have been left on the lane by Stocken Park. The clerk to contact Devon Highways to get this removed.

**10. Other Matters**

Elections 2<sup>nd</sup> May – the clerk handed out nomination forms to the Councillors. It was agreed that all completed forms should be delivered to the clerk by 29th March 2019. The clerk to deliver (by hand) to West Devon Borough Council offices the completed forms. The clerk to check the number of Councillors required for Inwardleigh and Folly Gate.

**11. Date of Next Meeting:** Wednesday 22<sup>nd</sup> May 2019 at 7.30pm.

The meeting closed at 10.10pm.

Signed..... Chairman

Date.....

