

Present: Cllrs Bright (Chairman), Crang (Vice Chair), Lane, Reygate, Turner, Hodge, Spivey, Sims, Waldron
In attendance: The Clerk, C/Cllr Squires, PCSO Roberts, Mr J Valentin.

Standing Orders suspended.

Open Session: One member of the public was present to put his views forward regarding 1) the proposed Broadlands planning application and 2) the PC's consideration of a Facebook page.

Reports:

i) John Valentin, of AC Archaeology, reported on the recent 'dig' commissioned by the PC, on land off of Dark Lane, in that a very rare and important site had been uncovered. Ditches, flint, tools and pottery relating to early settlements dating back to middle Neolithic times (c.3300 – 2900 BC) had been discovered. Mr Valentin had spoken with Stephen Reed, Devon Archaeological Office, and it was expected that further excavations would now be required prior to a Cemetery being created. Costings for this could reach £100,000 which could be reduced to approximately £30,000 if volunteers were involved and a community based project could be set up. It was noted that funding from, for example, the Mick Aston fund, the Heritage Lottery fund and even DCC could be available. Another option for the PC now is an alternative site for the new Cemetery. Mr Valentin was thanked for his report.

ii) D/Cllr Deed had not submitted a report.

iii) C/Cllr Squires reported that she had visited the Dark Lane wall with Steve Tucker, DCC Highways, who had ascertained that the wall was unsafe and so he would seek a road closure. C/Cllr Squires also reported that the Hulk Lane bridleway work had been completed.

iv) PCSO Roberts advised that one crime had been reported in June concerning criminal damage at the Thorverton Arms. Four telephone calls had been received by the Police in June one of which involved two drunk males entering the Court Barton development. The Speed Watch project is continuing.

Standing Orders resumed.

17/46 Apologies for absence: Cllr Lawson – holiday.

17/47 Declarations of Interest: Cllr Crang declared an interest in planning application ref: 17/01021/HOUSE due to having a relative living next door to this property. Cllr Bright declared an interest in the Holly Tree matter, due to being a member of the PCC, the proposed Broadlands development, due to owning a neighbouring property and being in discussions regarding the water main to his property, and the TMGT letter of support due to being associated with Viridor.

17/48 Confirmation of Minutes of the meeting of Tuesday 13th June 2017 – it was RESOLVED that the minutes were a correct record of the said meeting (Cllrs Spivey and Crang).

17/49 Development:

New Cemetery – an action plan, in flow diagram format, regarding the proposed new Cemetery was circulated for consideration and notes from the recent meeting of the Working Party were read out by Cllr Bright. The full Archaeology Report (circulated) from AC Archaeology was considered, along with Mr Valentin's verbal report from earlier, and Cllr Bright proposed that the PC write to the Planning Department, and Mr Reed of Devon Archaeology, asking for comments on the way forward. This was seconded by Cllr Waldron and RESOLVED. Cllr Bright then proposed that the PC write a letter of thanks to Mr Valentin asking him for any information on grant funding for further excavation work and also for his opinion as to whether the University Archeologically Society would be interested in a community based project. This was seconded by Cllr Waldron and RESOLVED. Cllr Lane proposed that a message be put in the public domain regarding the required further excavation and a possible community project.

This was seconded by Cllr Spivey and RESOLVED. Cllr Crang proposed that a copy of the report be sent to the Church Commissioners, being the land owner, and the tenant Farmer and this was seconded by Cllr Waldron and RESOLVED.

Court Barton – DCH had provided an amendment to the Deed of Variation for PC consideration in connection with the supplemental S106 Agreement for the affordable housing at Court Barton Close. The amendment is to ensure that priority for people with local ties is taken forward in perpetuity. Cllr Crang proposed that the wording be amended to include a four tier approach involving people with local ties, people from adjoining parishes which border in the first instance, then people from Mid Devon and finally people from Devon County. If not accepted by DCH the PC would revert to the three tier approach suggested. This was seconded by Cllr Bright and RESOLVED.

17/50 Planning Applications:

a) 17/00878/MOUT Outline for the erection of up to 16 dwellings with associated access, landscaping and other ancillary development, at land South of Broadlands, Thorverton.

The PC noted the four notices of opposition from residents and also the comments from the earlier public session. Cllr Turner reported several local comments in agreement with the development. It was confirmed that at a PC meeting held on 11/03/2014 the minutes stated that 'MDDC was looking for building land in the parish and that two possible sites had been put forward being the field next to The Glebe and the Broadlands paddock. The PC had responded in that it had 'no view on whether either site was more appropriate for future development'.

Cllr Waldron proposed that the application be objected to on the following grounds: 16 houses being more dwellings than the local plan indicates is acceptable for this size area. No affordable dwellings documented. Road width anomalies. Too few car parking spaces per dwelling. Drainage issues. Adding that any housing should be restricted to two story height, the stated 'unnamed road' does not connect to Dunsford Hill, pedestrian access to the village centre by way of a continuous pavement requires consideration. This was seconded by Cllr Crang and RESOLVED. It was noted that Cllr Bright did not vote on this matter due to his declaration of interest.

b) 17/01021/HOUSE Erection of first floor extension at 20 The Glebe, Thorverton. The PC RESOLVED to submit a response of 'no comment' on this application (Cllrs Turner and Waldron).

c) 17/01016/PNCOU For information only: Change of Use land and buildings at Pitt Farm, Thorverton. Noted.

d) 17/01055/FULL – Erection of garage and change of use of land from agricultural to residential at Rosepark Cottage, Thorverton. Cllr Crang proposed to submit a response of 'no comment' on this application which was seconded by Cllr Hodge and RESOLVED.

Planning decisions:

17/00467/HOUSE - Conversion of barn to annex at Court Barton, Thorverton. Approved.

17/51 Communications:

a) e-mail requesting the name 'Court Barton Close' be changed due to emerging postal issues. The resident has been referred to MDDC.

b) verbal request for a dead Elm Tree situated within the hedge bordering the Rec to be removed. Cllr Sims reported that the tree is currently safe and proposed that this be put on the October agenda for further review. Seconded by Cllr Crang and RESOLVED.

c) various e-mails regarding the proposed development on land South of Broadlands – noted.

d) request from TABSCAP for £4,000 of grant funding, as previously resolved, regarding Hulk Lane. Noted.

e) letter offering to purchase the bank at the Quarry Car Park from the PC. Due to the late arrival of this correspondence Cllr Bright proposed that the matter be postponed until the next meeting which was seconded by Cllr Crang and RESOLVED.

17/52 Parish Priorities – Village Tidy Up Day July 15th 2017: a 9.30am start, meeting at Leigh Gardens, with the Handyman supplying black bags and high viz safety jackets was confirmed. Highways to be chased for litter pickers.

17/53 It was RESOLVED (Cllrs Bright and Crang) that the following matter be taken under Part B due to its sensitive nature. There were no press or public present to be excluded.

17/54 Purchase of a garage: Cllr Bright reported that a resident had offered a garage for sale to the PC. Cllr Waldron proposed that the PC express an interest in the purchase subject to an independent valuation, and to further consideration on funding, and this was seconded by Cllr Spivey but was not carried. Cllr Crang proposed that the resident be thanked for the offer, that an interest be expressed, and that by the next PC meeting various alternative storage option costings be obtained to allow for further consideration. This was seconded by Cllr Reygate and RESOLVED. A Working Party consisting of Cllrs Crang, Turner and Hodge, would source the costings.

17/55 Grant Giving:

a) Cllr Turner, on behalf of the Working Party, recommended that the current maximum grant funding amount of £2,000 be reconsidered and that the policy be amended to include the following wording ‘the PC reserves the right to monitor the award and to ensure that it is spent properly’. It was RESOLVED that the maximum amount should remain at £2,000 and that the above wording should be inserted into the policy document (Cllrs Turner and Spivey).

b) the Working Party confirmed that the application from Thorverton AFC, for funding of upto £2,000 to refurbish the shower block at the Rec, was in order and recommended that a grant be considered. Cllr Crang proposed that £1000 be given towards the project subject to sight of an invoice. This was seconded by Cllr Sims and RESOLVED.

17/56 Handyman/Road Warden report:

a) payment for hours worked of £262.50 gross was RESOLVED (Cllrs Turner and Hodge).

b) duties for July/August were RESOLVED as those left over from last month being to cement the capping stones at Leigh Gardens, cut back the growth behind the Quarry Car Park garages, strim around the Rec play/gym equipment and along the railings by the roadside if not done on 15th July at the village tidy up day. (Cllrs Turner and Hodge).

c) Cllr Bright reported that the PCC had commissioned a tree expert to look at the Holly Trees outside the Church due to the leaves continuously shedding and blocking the leat.

17/57 School Agreement – broken fence: Cllrs Bright and Lane, along with the Handyman, had visited the School to look at the broken fence and to speak with School staff. A plan of the site was circulated and Cllr Bright explained that DCC requirements were to have a 1.8m high fence but that the PC’s responsibility was only to provide stock proof fencing. After discussion Cllr Crang proposed that £500 be donated to the School towards the cost of whatever fencing it decide to put in place. This was seconded by Cllr Turner and RESOLVED.

17/58 Letter of Support for TMGT: Cllr Waldron declared an interest due to being involved with the Viridor application. Cllr Bright declared an interest due to being on the Viridor panel. Cllr Crang, as Vice Chair, took over the meeting. Cllr Spivey circulated a plan of the land that TMGT is proposing to purchase from the Church Commissioners and reported that TMGT is to apply to Viridor, and other funding organisations, for funds. A letter of support from the PC was requested and it was RESOLVED that this should be given (Cllrs Reygate and Sims).

17/59 Financial matters: Cllr Bright took back the Chair from Cllr Crang.

July 2017	Clerk - salary (no tax due)		£ 318.69	
	Clerk - expenses	Refreshments/stationery	£ 9.49	VAT incl.
	Handyman – salary (net of tax)		£ 210.00	
	Handyman – salary HMRC		£ 52.50	
	Handyman – expenses	Strimmer parts	£ 62.02	VAT incl.
	Mrs May	Secure Store rent to 27/09	£ 65.00	VAT n/a
	Matt Askham	New Noticeboard balance	£ 750.00	VAT n/a
	John Valentin	Archaeological Dig	£2,340.00	VAT incl.

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	TABSCAP	Grant Funding Hulk Lane	£4,000.00	VAT n/a
	DALC	Books and Training	£ 64.90	VAT incl.

- 1) It was RESOLVED that the above payments be made (Cllrs Turner and Spivey).
- 2) It was RESOLVED that the abovementioned archaeological dig funding should be deducted from the Cemetery 'ring-fenced' balance (Cllrs Crang and Waldron).
- 3) The recent credits of £787.90 (garage ground rents, allotment, NSC PC, interest) were noted.
- 4) The bank balance as at 01/07/2017 after deduction of ring-fenced funds (below) and before deduction of the July payments (above) was noted as £13,753.87 (ring-fenced funds prior to any adjustments: £30,000 Cemetery, £1,515 defibrillator maintenance, £2,000 play/gym equipment, £47.50 for tools and equipment, £500 for verge work in School Lane).

17/60 Highways:

- Hulk Lane – it was noted that TABSCAP had now requested the previously agreed grant funding of £4,000 towards the new bridleway works which C/Cllr Squires advised earlier in the evening were now completed.
- School Lane – it was noted that the new zig zag lines had been painted but are longer than had been agreed with Steve Tucker (Highways) and, as a result of this, the planned verge work can now not take place. Cllr Sims proposed that the PC request that Highways correct the length of the lines to that agreed with the PC to allow the verge work to happen for safer car parking. This was seconded by Cllr Spivey and RESOLVED.
- Wall in Dark Lane – Cllr Bright referred to the e-mail from C/Cllr Squires (circulated) advising that the wall was now deemed unsafe by Highways and so the Lane is likely to be closed. It was acknowledged that ownership of the wall is still undetermined. Consideration would be required should the wall sit within the Conservation Area which is currently unclear. Cllr Crang proposed that the Handyman take down the dangerous part of the wall to make it safe. Cllr Hodge seconded this which was RESOLVED. Clerk to advise DCC Highways when done and to note that this action does not admit ownership of the wall.
- Replacement lamp posts – no feedback received regarding the shoddy workmanship at the base of the replacement lamp posts around the village.
- Jericho Street – no news regarding the HGV sign(s) for Jericho Street. It was noted that this street had recently been resurfaced.
- Bins – Cllr Bright reported that WPD had requested a quote regarding the two replacement bins, and the fitting of them, in Bullen Street. It was proposed by Cllr Spivey, seconded by Cllr Hodge and RESOLVED, that the Clerk be given delegated authority to source and submit a quote on behalf of the PC.
It was noted that there was, to date, no update regarding the requested and agreed new litter bin at the Bullen Hill bus shelter and the new dog bin in Jericho Street.
- Missing kerb stone and cobbles - Cllr Spivey proposed that a request be made to Highways to replace the missing kerb stone and cobbles outside of the village shop. This was seconded by Cllr Hodge and RESOLVED.

17/61 Due to the time (10.10pm) it was proposed by Cllr Bright, seconded by Cllr Crang and RESOLVED, that the following items be postponed until the next meeting:

17/62 Recreation Ground: Cllr Sims will provide an update at the next meeting.

17/63 Social Media course feedback: Further discussion on this matter will take place at the next meeting.

17/64 Home Choice Seminar: Cllr Lane had attended this event and will report to Council at the next meeting.

17/65 Representative reports: Updates from TMGT, Focus, Memorial Hall, Raddon Group and the School will be received at the next meeting.

17/66 Business at the Chairman's discretion:

1. Footpath 11 had not appeared on the meeting agenda as a path is now visible across the field. Noted.

2. The Clerk had sent Thank You cards, on behalf of the PC, to Mr & Mrs Ayre, for providing a trailer and discarding of debris from the Quarry Car Park, and to Mr & Mrs Fice for filling the trailer for the PC.
3. Cllr Crang requested that the matter of the Court Barton Close attenuation pond be put on the next agenda for discussion and this was agreed.
4. Cllr Sims reported that debris was blocking the stream at the Ford bridge which could be cleared on the village tidy up day.
5. The Chairman reported that, in accordance with Standing Orders, no meeting would be held in August unless a need arose in which case an agenda would be issued.

17/67 Date of the next meeting: September 12th 2017, 7.30pm, Thorverton Memorial Hall.

The meeting closed at 10.16pm