

TEIGNGRACE PARISH COUNCIL

MINUTES OF THE FULL MEETING 5th NOVEMBER 2024

Present: P. Adams, R. Coombes, W. Coombes, A. Gale, R. Page, J. Penfold
S. Adams, S. Andrews, J. Coombes, A. Curtis, K. Discombe, T. Eveleigh, J. Sheppard

Apologies: Cllr. D. Rollason

39/24 HEATHFIELD RAIL LINK ASSOCIATION:

Mike Cooke of HRLA did not turn up.

40/24 MINUTES:

Minutes of the Full Meeting held on 3rd September 2024 having been circulated, were agreed, and signed.

Proposed by J. Penfold, seconded by A. Gale.

41/24 MATTERS ARISING:

Stover Park Advisory Group: Site Meetings, 13/11/2024.

Teigngrace Parish Charity: W. Coombes has distributed the Minutes of the Meeting held on 20th September. {05/11/2024}

Stover Canal Trust: R. Coombes has distributed the Minutes of the Trust Meeting held on 3rd September and the Management Meeting held on 15th October 2024.

At Ventiford Basin they have agreed to remove the small pipe, block off feeder and disguise with boarding. {05/11/2024}

Ley Green Flood Relief Scheme: Sibelco have undertaken to clear out the Flood Relief Ditches. This has not been done yet. S. Adams to chase again. {01/07/2024}

4 Drawer Filing Cabinet: Lockable 4 Drawer Filing Cabinet required for Parish Council and Teigngrace Environmental Trust Documents. To be stored in the School Room. P. Adams had a spare one. {03/09/2024}

Templar Way Cycle Route: There will be more HGV traffic when the tip opens. B. Thorne to speak to Estelle regarding parking and visibility at the Canal Bridge at MT Tums. {03/09/2024}

Hedge Trimming Ley Green: The lack of cutting in previous years has now almost reduced the road to half the width. B. Thorne to contact Bovis Homes regarding the Gypsy / Traveller site, but all the other landowners along there will need to arrange to have their sections of hedge cut. {03/09/2024}

42/24 FINANCE:

Balance as of 01/10/2024 is £27,121.36.

Precept received on 27/09/2024 of £1000.00.

Cheque 000210 raised for £473.91. A. Gale. Parish Council Insurance. Zurich.

Cheque 000211 raised for £264.00. P. Adams. Defibtech Lifeline AED Battery.

2025 Precept to be decided at the January Full Meeting.

Proposed R. Coombes, Seconded R. Page.

43/24

PLANNING:

Ref: 24/01663/LBC

Location: TEIGNGRACE - Ley Green Farm, Teigngrace

Proposal: Replacement roofs on the rear elevation

Applicant: Mr Alastair Endersby

Web Link:

<https://publicaccess.teignbridge.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SLB35HPZMGT00>

No objections.

[6 For, 0 Against]

Ref: 24/01593/CLDE

Location: TEIGNGRACE - Teignbridge Level Crossing, M T Storage Proposal: Certificate of lawfulness for existing use of buildings and yard for storage and use of three mobile homes for residential use

Applicant: Mr M Palmer

Web Link:

<https://publicaccess.teignbridge.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SKMS7PPZLRE00>

In order to qualify for a Certificate of Lawfulness for the use stated the applicant must prove that the use commenced more than ten years ago and has been continuous for the last ten years.

The issue of the decision is based purely on evidence and law. Other planning matters cannot be considered. I would be grateful to receive any information you can provide within 15 working days of receipt.

The Parish Council have no issues with the claim for Lawful Development for Storage however the Residential claim appears to be tenuous. It does not appear to be completely clear that they have been in continuous use in their current location for 10 years.

[6 For, 0 Against]

44/24

TEIGNGRACE ENVIRONMENTAL TRUST:

Santander Balance: 02/08/2024 £111.63.

Santander Balance: 02/09/2024 £111.73.

Santander Balance: 02/10/2024 £111.83.

CAF Holding: 30/09/2024, 44,200.1256 Shares @ 103.120p. Value of £45,579.17.

The Annual Return for Teigngrace Environmental Trust is due on 5 February 2025. P. Adams to submit.

Proposed R. Page, Seconded A. Gale.

[6 For, 0 Against].

A.O.B.:

Gambling Act 2005 – Review of Statement of Principles:

This is the Teignbridge District Council's consultation paper on the review of its 'statement of principles' as required under the Gambling Act 2005. The licensing authority welcomes comments from the police, the fire service, licence holders, businesses, residents, and their representatives.

The document sets out a draft statement of principles, which will guide the licensing authority when considering licence applications under the Gambling Act 2005.

The aim of the Act is to protect the public, especially children and vulnerable adults by trying to keep gambling crime free, ensure gambling is fair and open allowing people to enjoy gambling responsibly.

A copy of our [draft statement of principles](#) can now be viewed and where you can see the changes proposed and provide feedback.

Feedback must be received by Noon on Friday 15 November 2024 at the latest. {05/11/2024}

Devon Wildlife Trust: I am writing from the Saving Devon's Treescapes project in the hope your parish/town may like to be involved in receiving a free Landmark Tree.

One of our free tree offers is that of one Landmark Tree to every parish in Devon. This is a tree (around 1.2m – 2m) to be planted in a community space that can act as a focal point and be enjoyed by everyone. For example, some of the parishes that received trees in previous years linked the planting to the Queen's Platinum Jubilee, the Queen's Green Canopy, or King Charles III's coronation. While there may be no obvious national event on the horizon, and equally as worthwhile, you may decide to have your landmark tree commemorate a local event or person.

This year we will have 65 trees available and would like to offer these first to parishes in West Devon and Teignbridge districts.

We do not own any Community Land. {05/11/2024}

Teignbridge Consultation on the Future of Public Toilet Provision: I am writing to you about a matter scheduled for discussion at Full Council on October 29th, regarding the financial challenges currently facing Teignbridge District Council. At the meeting Elected Members will be briefed on these challenges and potential future steps to achieving a balanced budget.

As part of these measures, officers are seeking permission to begin a public consultation on the potential cessation of management of toilet provision. This consultation would involve listening to the public, as well as our colleagues in Town and Parish Councils, and would aim to gather full feedback on the proposed changes.

Teigngrace Parish Council are opposed to any reduction in provision. {05/11/2024}

Teigngrace Highway Issues: Parking in road near Sibelco Car Park, Old Exeter Road
Teignbridge Gate White Lines not visible.

P. Adams to write to S. Riddell D.C.C. {05/11/2024}

Meeting closed 20:29.

PLEASE NOTE THE NEXT PLANNING MEETING WILL BE ON 3rd DECEMBER 2024; THE NEXT FULL MEETING WILL BE ON 7th JANUARY 2025.