TEIGNGRACE PARISH COUNCIL

MINUTES OF THE FULL MEETING 7th JULY 2026

Present: P. Adams, W. Coombes, A. Gale, R. Page, J. Penfold
A full room of Parishioners

Apologies: Cllr S. Morgan, Cllr B. Thorne, R. Coombes

28/26 MINUTES:

Minutes of the Full Meeting held on 5th May 2026 and the Planning Meeting held on 2nd June 2026 having been circulated, were agreed, and signed.
Proposed A. Gale, Seconded by W. Coombes.

29/26 MATTERS ARISING:

Stover Canal Trust: R. Coombes has distributed the Minutes of the Management Meeting held on 12th May 2026. {07/07/2026}

Templer Way Flood Damage: W. Coombes and P. Adams attended the meeting at Sibelco on 09/06/2026. Further reinforcement works are due to be completed by the final meeting scheduled for 11/08/2026, which will include repairs to the Railway Line Embankment and the Stover Canal Towpath. Devon County Council will be reinstating the Cycle Path by back filling with earth.
We will discuss the disused SWW pumping station, which is falling into the river Teign and the plans for removing debris from the river with Sibelco at the August meeting.
{07/07/2026}

Coach House Works: Bowles / Pétanque 'Piste', Paving Slabs require replacement and scrap timber and corrugated iron require removal.
P. Adams has received a quote from Phased Project Management Ltd. Further quotes will be obtained. {09/09/2025}

Defibrillator Kiosk. R. Coombes will investigate the availability of signage to replace the 'Telephone' signs on the Kiosk with Defibrillator. A. Gale is contacting suppliers. {06/05/2025}

PCSO: Date was arranged, but PCSO was called to an incident. PCSO to arrange another date. {05/05/2026}

Road Warden Scheme: S. Adams to review during Spring 2027, as it appears that you cannot work on a national speed limit road under this scheme. {05/05/2026}

D.C.C. A382 Road Closure, Phase 2:
Clare Breckin from D.C.C. reported back from our last meeting as follows: *"Just following up from our meeting of 2nd June.*
White lining
I see Jason has been in touch with you, once we have the details, we'll instruct Tom to get the liners to overmark the old lines from the new roundabout to the A382 junction.
Closure point
We've thought about these options alongside the conversations we've had with others locally. We left with three options in preference order;
1. Leave it as it is now. There's a benefit in many ways to leaving the status quo, however we need to give as many people as possible the best access we can, this option unnecessarily blocks off access between Kingsteignton and Newton Abbot.

2. Closure at the Teigngrace junction (Teignbridge Gate). After leaving you we considered this further, one of the discussions we've had with the school is about trying to minimise the amount of time that it takes to get children to school, some of which have long journeys already. This option would prevent the school using the back entrance to give access to pupils from Newton Abbot/Torbay/Totnes.
3. Closure at Ventiford, we discussed with you the issues with HGVs getting to a dead end not being able to turn around. Again, having thought about this a bit further, we think this is workable. Once a closure is in place and mapping systems have updated, fewer vehicles will be routed off the A38 towards Teigngrace. On top of signage on the A38, using traffic management and further signage we think we could stop any remaining HGVs shortly after Imerys. We've successfully modelled using the Imerys entrance with its set back gate as a point for HGVs to turn if required.
We will make contact with Sibelco to establish when their forestry works using much larger vehicles will finish and make sure that they are aware of the plans.
Communications
Leaflets – can you let us know how many leaflets/posters you'd like? We'll aim to drop them to you by the 1st full week of July.
Traffic Team
I've updated the traffic team that we will be re-marking the white lines which is usually their responsibility. In terms of progressing any future 30 limit, the route remains via Cllr Sally Morgan and Cllr Dan Thomas, it sounds like it would be worth picking that up again with them.
Rixy Park
Good news on this front, the permission has been resolved. M Group will get the temporary roundabout in in the next few weeks.
One final question for the PC. We can either close the road with large concrete blocks placed on timbers, or we can install a steel field gate across the road. Which would be preferred locally?
The benefit of the concrete blocks is that it's more secure, less likely to be removed by unauthorised persons, but could still be moved in an emergency by someone with a telehandler.
The gate option would allow a bit more flexibility and we could give the PC a key for emergencies, but we do see locks on gates forced/cut open."

P. Adams had a 'Drive Through' with Jason from D.C.C. to show him the missing White Lining and Labelling through the village.

A confirmation sent post leaflet drop from Clare Breckin D.C.C.:
"A road closure is a legal instrument and applies to all traffic. The purpose of a gate with a code would be solely to allow emergency access. The code/key could be kept with the Parish Council for that purpose. I hope that provides a clarity.
I know you spoke to my colleague Michael whilst I was on leave about the causeway, we have traffic lights ready to deploy as required, we'll be monitoring the situation once the road opens"

The Parish Council does not feel that it is appropriate for them to hold a code/key for a gate, so concrete blocks will be used for the road closure, there will be a route through for pedestrians/cyclists.

Post Parish Council meeting response from Clare Breckin, confirms that an additional Defibrillator will be provided for Ley Green. P. Adams to liaise with M-Group.
Proposed closure date is 10/08/2026.

The Parish Council have a formalised Flood Access plan with Stover School.

Those who were still dissatisfied with the current plan were directed to write to Clare Breckin at Devon County Council. {07/07/2026}

30/26 FINANCE:

Balance as of 30/06/2026 is £19,256.60

Precept Received: 12/05/2026 £1050.00
BACS Payment Savills: 14/05/2026 £500.00
BACS Payment DALC: 14/05/2026 £116.29
Service Charge: 31/05/2026 £1.87
Service Charge: 30/06/2026 £7.00

VAT Reclaim has been submitted for £2515.90

Proposed R. Page, Seconded J. Penfold

31/26 PLANNING:

Ref: 26/00712/HOU
Location: TEIGNGRACE - Ventiford House, Teigngrace
Proposal: Replacement of existing garage with garage and office building
Applicant: Mr J Scott

Grant of Conditional Planning Permission

Ref:23/02139/MAJ
Location: TEIGNGRACE - Stover School, School Road
Proposal: Demolition of temporary classrooms and replacement with permanent teaching buildings, construction of new multi-purpose sports hall with associated car parking, alterations to the main house annexe building and clock house and landscape enhancements including the demolition of structures within the school grounds
Applicant: Mr P Jenkins Stover School Association

Discharge of Condition 6.
Please note that conditions 8 and 11 remain outstanding on discharge of condition application 23/02139/COND1, the file will therefore remain open.

Ref: 26/00785/FUL
Location: TEIGNGRACE - Site Located To North Of Greycoat Lane Teigngrace, Devon
Proposal: General purpose agricultural building
Applicant: Mr A Gale AW & AR Gale

Grant of Conditional Planning Permission

Ref: 26/00786/FUL
Location: TEIGNGRACE - Site Located To North Of Greycoat Lane Teigngrace, Devon
Proposal: General purpose agricultural building
Applicant: Mr A Gale AW & AR Gale

Grant of Conditional Planning Permission

32/26 TEIGNGRACE ENVIRONMENTAL TRUST:

Santander Balance: 02/06/2026 £113.72
Santander Balance: 02/07/2026 £113.79

CAF
Fund Value: 05/04/2026 £48,129.52
Income: 15/12/2025 £671.75
Income: 15/06/2026 £722.01

IFSL Bank Details Form signed. P. Adams to submit.

Proposed R. Page, Seconded, J. Penfold.
[5 For, 0 Against].

33/26 A.O.B.:

20's Plenty: 13/07/2026 19:00. We are holding a meeting on Zoom focused on the benefits of reducing speed limits in residential areas to 20mph.
We have solid data which demonstrates how this one change, if applied county-wide, can save lives, improve quality of life for residents and bring economic benefits. P. Adams to attend.
Martin Wrigley MP has replied, *"I am sorry to hear you are still trying to get a 30mph speed restriction through the village. If you would like me to write to Devon County Council, I would be happy to do that for you."* P. Adams to confirm. {07/07/2026}

It was suggested at the meeting that the Parish Council should have a Communication Officer. Joe Elliott kindly volunteered. P. Adams to provide him with Agendas, Minutes and other Communications. {07/07/2026}

Teigngrace Parish Council Contact Details: clerk@teigngracepc.org

Meeting closed 21:16.

PLEASE NOTE THE NEXT PLANNING MEETING WILL BE ON 4th AUGUST 2026; THE NEXT FULL MEETING WILL BE ON 1st SEPTEMBER 2026.