

Minutes of the Meeting of
SALCOMBE TOWN COUNCIL
held in the Library of Cliff House, Salcombe
at 6.30 pm on Wednesday 13th June 2018

COUNCIL MEMBERS PRESENT * - Attendance; A- Absent; N - No Apologies Received

Cllr Mrs N. Turton – Mayor (in the Chair)	*
Cllr. M. Fice	*
Cllr Mrs C. Bricknell	A
Cllr T. Lang	*
Cllr R. Whitfield	*
Cllr Mrs L. Sinnott	A
Cllr K. Baker	*
Cllr P. Lafferty-Holt	*
Cllr M. Long	*

Also in attendance:

Dist. Cllr S. Wright	*
Dist. Cllr Mrs Pearce	*
Cty. Cllr. R Gilbert	*
Gill Claydon (Clerk)	*

Pete Robinson (Cemetery Manager and Project Officer)	*
WPC Jo Pengilly	A
Kristen Bounds Kingsbridge Gazette	*

1. DECLARATIONS OF INTEREST

Members were invited to acknowledge any declarable interests, including the nature and extent of such interests that they may have in any items to be considered at this meeting. Cllr Baker declared an interest in application 1562/18HHO.

2. OPEN FORUM

No members of the public being present this was dispensed with.

County Councillor' Report

Cty Cllr Gilbert congratulated Cllr Mrs Turton on her election as Mayor and looked forward to working together with her as he had with the previous Mayor, Cllr Fice. As mentioned previously he now sat on the cabinet at County and held the portfolio for Economy. In a meeting with Neil Oxtan at County Hall they had discussed the taxi rank position options and was advised that County officers would not support the area outside the fish shop. However the other side of the road closer to the waterside could be accommodated if town council would agree and they had. Now procedurally they had to go through a HATOC meeting and notifications thereafter. What had to be borne in mind was that this would be a taxi rank and technically that did not include private cars for hire. Hackney licensing was different but this licensing could be sorted by District Licensing after the location was permitted. A concern was raised that the other side of the road originally requested for the taxi rank was always full with cars parked in the evening so there was a concern that the taxis could get blocked in. Cty Cllr Gilbert felt that this problem would be self-sorting.

It had been approved at cabinet to review the 20mph limits around Devon, bus lane violations and fine evaders. Prolific fine evaders were usually those with over 3 unpaid tickets and enforcement was proposed to be robust with offenders' cars being taken. This was to go out to consultation but had already received a lot of support.

County were also to review licences/permits for utilities to close, cone and change priority of roads who having received such licence/permit did not turn up to carry out works immediately. Other authorities adopted a rigorous permit sliding scale where applicants paid more for longer time so this incentivised them to carry out works quicker. Working by night and off peak time would be cheaper. This only applied to utilities companies not the general road maintenance contractors on behalf of County.

With regard to highway pavements County, within its review, was considering fining any car or van parked on the pavement so that it would become illegal to park on a pavement. Cllr Lafferty-Holt advised that County should include the span of driveways as well. Cty Cllr Gilbert advised that it was not just about blocking access but the damage caused to pavements by these vehicles. In London if a pedestrian cannot get a pram or a wheelchair along the pavement it should have a ticket and Cty Cllr Gilbert assured those present that he felt such policy was no doubt being relied on to inform Devon County. Cllr Lang noted that Fore Street was narrow and delivery vans parked on the pavement meaning that in order for cars to get through they had to drive up on the pavement on the other side of the road forcing pedestrians into shop doorways. This should also be addressed. Cty Cllr Gilbert wished to know

what Town Council intended to do about A frames but Town Council felt they could not do anything as there was no support from County. Cty Cllr Gilbert advised that the officer at County had been abused in other areas when trying to deal with this problem. Therefore County would now only come down and enforce 'all' A frame problems and highway obstructions in an area and not one case but serious consideration should be given before requesting this.

Cllr Fice asked about penalty charge notices. The previous week a van received a penalty notice whilst parked outside the bakery but having received this they then parked in the same place every single day with the same ticket thereon. What were the enforcement officers doing about this because no further ticket was issued for the additional days. Cty Cllr Gilbert noted, although did not give this as an excuse, that it would not have been the same enforcement officer each day but other should have put more tickets on. He would investigate what had happened.

Cllr Lafferty-Holt noted that at Beadon Cross the road was resurfaced and lines painted but then the anti skid gravel laid on top of the road meant the lines could no longer be seen.

The Mayor raised concern that at the Friends of the RNLI open day 30th May they closed off all the parking on Fore Street in front of the bakers and the entire stretch with cones in order to place their line of coins. This was one of the busiest days of the year and yet there was no parking. The adjacent Union Street was a dead end and could have been used. Cty Cllr Gilbert noted the concern and felt that perhaps a local comment would suffice but would follow this up if town council requested him to formally do so.

Cty Cllr Gilbert left the meeting.

District Councillors' Report

Dist Cllr Wright advised that the cones from Batson were now safely relocated at his house. Cllr Baker advised that someone with a second home had complained to him about the new parking being a waste of time and that it was taking the parking away from residents. Dist Cllr Wright advised that it was due to the trailers left there previously but others present disagreed on this point. He accepted the frustration of spaces being empty most of the time and this was defeating the object and District would have to review this at the end of the year. However he did not accept the concerns as it was people who just wished to park for free and it was these that complained.

He along with an enforcement officer and locality officer had walked around Salcombe primarily looking at rubbish bins. There had been a seagull sack outside the fish shop used by a second home that had been removed and that was resolved. Having spoken to the owners of the fish shop they had an issue with people parking, for long periods outside their shop, but unfortunately District did not have jurisdiction to move these motorists but their enforcement officers would try to speak to delivery drivers. He was however astonished how many businesses and second home owners were dumping household rubbish in public bins. So more bins was not the answer and now they knew who was doing this they would watch and deal with the issue.

On the issue with regard to public toilets and no soap he was aware some people did struggle to get the machine to work. Cllr Lafferty-Holt noted that after Bank Holiday the soap dispenser which he had no issue in working had stopped working so he presumed it was empty. He moved to the other machine which shortly thereafter also stopped. This was not rectified till the following Friday. This was not user error as he was able to do this until they were empty. Cllr Baker also noted complaints from two different families that the 'ladies and disabled facilities' had no hand washing. Cllr Fice had raised this previously so it was still not repaired. Cllr Baker continued and asked what the procedure was going to be for children at North Sands who wanted to use the toilets and was advised they would have to pay 20pence. Dist Cllr Wright stated there was a £600,000 shortfall in budget which they must deal with somehow. Cllr Baker then asked why there was no parking fee at Follaton House and was told that this was included as part of the tenants' lease so there was no charging on site for vulnerable services. Cllr Lafferty-Holt noted that the Whitestrand ladies toilets had nowhere for sanitary products and Dist Cllr Wright responded that he had requested this be dealt with.

With regard to the overgrown shrubbery on the pavement near to Salcombe Ice Cream outlet it was noted there was a South West Water drain and this area was their responsibility but Dist Cllr Wright had requested that it be cleared.

Cllr Lafferty-Holt still awaited a response with regard to the parking machines at Whitestrand as to why fees were higher for an APP user compared to cash users when at places such as Derriford Hospital it was the same price. He was advised that it was the APP company that charged additional and was asked how long this contract had to continue and for District to find a provider who did not charge. The keypad on the Whitestrand parking meter was not a 'querty' layout and all the letters and numbers had faded so it was a struggle to work out and press. With regard to the increase in Electric Vehicle points in car parks it was presumed that at some stage this would be discussed for Salcombe and would cars get charged for the electricity did this make the parking a free place. There was an item coming forward at the next Executive and Dist Cllr Wright was concerned about losing parking space and questioned charging. A company could come along to set up and the electricity sold would cover this set up but he was, as yet, unaware of the parking space cost loss. It would cost in the region of £20,000 to set up. Town Council advised that they expected to be consulted on any proposals. This was a Scrutiny idea and it had been sent

back to Executive at present. Currently two electric pods servicing four cars in were provided at Follaton House and this service was free.

The Mayor raised Whitestrand public bins and lack of second collection. Dist Cllr Wright had not had a direct reply at present but knew there were staff problems that day. He agreed that collection should be a minimum two if not three each day. The Mayor asked why the hit squad had not gone in and Dist Cllr Wright felt they would have if there was a report. The Mayor suggested it should not be for Salcombe Town Council or residents to advise of the issue as there should have been a trigger when a District employee was sick that put this in place. It was further noted that it was District Council employees who complained the following morning because of the additional work generated after the seagulls attacked the rubbish left around.

Dist Cllr Mrs Pearce had investigated the barn at Collaton. This had gone through on prior approval but she had since asked the planning officer why this was so when it was situated in an AONB and on the skyline. There had also been considerable engineering works undertaken which were not mentioned in the application and she was looking into this further.

She continued that funding for Courtney Park was offered from the capital budget at District and it was her assertion town council must, use it or lose it. District Councillors were promoting this project as Courtney Park was a focal point and in need of work and if nothing was requested from District at this point the funding would not be allocated. The Mayor advised that the OSSR meeting needed to take place when Cllr Mrs Bricknell had arrived back from vacation and then this information brought to the next meeting and projects prioritised. Dist Cllr Pearce was concerned the funding was there to be allocated and all Town Council had to say was yes and talks about the whys and wherefores could come later. Cllr Lafferty-Holt questioned a date and whether it was funding was limited amount. Cllr Long noted that Town Council had been historically been promised and waiting for 10 years and that they were not hesitating but considering town needs. After further discussion it was agreed that a holding email could be sent to Rob Sekula to say Salcombe wished to be involved in this open space project.

Cllr Fice noted that Cliff House Gardens was a mess, particularly the hedge on the far side nearest the Harbour which was not cut back well making the path narrower. Various weeds were growing up through other areas and at the Gig Regatta many people attending made comment on its poor state. District Councillors acknowledged this. With regard to planning a couple of decision notices just received had received conditional approval from District but the officers' reports were not on the website. Dist Cllr Mrs Pearce found this information and would pass it to Cllr Fice and look into the concerns raised.

Cllr Fice was also concerned about the Batson Master Plan process as there were some quite significant plans he believed that were well advanced and yet town council were being told they could not know about them and there was no public consultation. These plans were different to what was agreed at a meeting held in Cliff House. Dist Cllr Wright stated he was not aware of any plans apart from what had come out of the meetings and District was exploring these and obtaining costings. Cllr Fice said that it was not his understanding that the plans being worked up were as discussed in the Cliff House meeting and he was considerably concerned by what he was hearing. Dist Cllr Wright gave his categorical undertaking that before moving on there would be a public consultation and Cllr Fice asserted that this should be an open public meeting and not just invitees as before at Cliff House.

Cllr Lang advised he worked in Fore Street all the time and the road sweeper came and swept but it was the smell that remained that was disgusting. Cllr Fice noted this was discussed and raised at the recent meeting with the officers and that therein it was stated that the mechanical road sweeper could wash clean. Another concern was that bits fell out whilst bins were emptied and the bin men did not necessarily clear this up.

Cllr Long also referred to street cleaning and that although the mechanical sweeper came, when it did not break down, it was missing areas where a hand sweeper would have gone and this debris was now building up. It did not pick grit and rubbish up and did not do pavements. Others present were not convinced that Salcombe was receiving the promised five days road sweeper. Dist Cllr Wright requested a list of the specific areas getting dirtier. The weeds had been sprayed but they now needed scraping out of the gutters and pavements as when they were falling down they added to the gathering litter. This also included the footpaths between roads which were a mess and it was generally a mess all over town.

With regard to Cliff House Gardens café the Mayor asked when the opening date was. District Council contractors had been parking and placing cones behind their vans taking up two spaces. Was there a deadline and was a tenant waiting to come in? Dist Cllr Wright advised that there were hold ups with the tenant with regard to the specification of works and that an agreement had not as yet been signed and it was not known when it would open. At Harbour Lights on Devon Road they had widened their driveway and as it sat in the Conservation Area District Councillors were asked to consider these changes.

Police Report

WPc Jo Pengilly – No report.

3. CO OPTION

No applications having been received this was dispensed.

4. MINUTES

The Minutes of the meeting dated 23rd May 2018 were approved and duly signed by the Mayor as a true and correct record. Item 13 councillors reports – not Onslow Road but Knowle Road.

5. PLANNING APPLICATIONS:

The following applications were considered and such observations from town council submitted to District.

- 2435/17/HHO READVERTISEMENT (Revised Plans Received) Householder application for alterations and extension to dwelling Lilleby, Moulton Road, Salcombe TQ8 8LG – Objection as this remained an excessive overdevelopment due to the size of this dominant extension in the valley, together with concern regarding the light impact from the proposed glazing when viewed from South Sands and the estuary. Extending out would present a complete wall of light facing the sensitive AONB areas. The bat and wildlife survey stated works should be carried out at a certain and indicated that trees were to be removed, which would open the view up more and cause light pollution, but there were no landscaping proposals.
- 0453/18/FUL READVERTISEMENT (Additional & Revised Documents & Plans Received) Change of use of open space to designated outdoor seating area Captain Morgans, Normandy Way, Salcombe TQ8 8ET – No objection subject to a condition. Whilst the Design and Access statement mentioned usage between 1st April – 30th September this was not stated in the planning application. A change of use should only be allowed conditional for use during 1st April – 30th September and the table and chairs should be easily removable so that the surface remains undamaged for the area to be safely utilised during winter for other activities.
- 1301/18/HHO Alteration and extension to dwelling Leigh Hill, Fortescue Road, Salcombe TQ8 8AP – No objection. The cladding should be continued or render used to ensure good design. In relation to the flat roofs town council wanted to see a condition that there was no access permitted thereon for future leisure amenity. It was noted that the surveys recommended that there was incorporation of bat boxes but this was not mentioned within the planning application and should be a condition included.
- 1444/18/HHO Householder application for extension to existing terrace and installation of rooflight 3 Rosemount Court, Church Street, Salcombe TQ8 8QB – Objection due to overlooking as the proposed terrace would go right up to the boundary of the property and thus look straight into the adjacent property.
- 1514/18/HHO Householder application for new rear glass canopy and associated works 29 Fore Street, Salcombe TQ8 8ET – Objection due to the impact on the Conservation Area when viewed from various locations and the design was not in keeping with this listed building.
- 1515/18/LBC Listed Building Consent for new rear glass canopy and associated works 29 Fore Street, Salcombe TQ8 8ET – See 1514/18HHO above.

Cllr Baker left the meeting whilst the following application was considered.

- 1562/18/HHO Householder application for proposed extensions and alterations to existing house (resubmission of consent 3515/17/HHO) Aloha, Herbert Road, Salcombe TQ8 8HN – Objection as the design was not conducive with the street scene and neighbouring properties as all other properties nearby had pitched roofs. If approval was considered then there should be a condition that no access should be permitted for leisure use of the flat roofs.
- 1619/18/HHO Householder application for amendments to previous planning approval including revised external staircase arrangement at store room level and some revised external materials Underdeck, Cliff Road, Salcombe TQ8 8JQ – No objection.

TREE PRESERVATION ORDER – SERVING OF ORDER

No. 952 Tree Preservation Order 2018 Trees on land at Westcombe, Lower Batson, Salcombe, TQ8 8NP – Support.

PLANNING CORRESPONDENCE

- Concern was raised in relation to a construction in progress in the South Sands area which appeared to be a dwelling reached through a small access lane. This would be reported to enforcement.

Dist Cllrs Wright and Mrs Pearce

6. EMERGENCY PLAN – GRIT AREAS

The areas currently covered were considered and it was AGREED to enlarge the map area for greater coverage and the Mayor together with Cllr Long and possibly Cllr Baker would include areas they highlighted to return to town council for further discussion.

7. PARK AND RIDE BARRIER

The quotes to repair or alter the height restriction gate locking plate up were tabled and it was AGREED to accept Malborough Forge proposal to weld an additional bar to the locking plate at a cost of £150.

8. SURFACING WORKS

Quotes for works to create and/or enhance areas within the Park and Ride and Jubilee Gardens were considered and it was AGREED to accept South West Highways quote and request the works to be carried out at a cost of £6642.35.

9. HANDYMAN WORKS

It was AGREED as follows:

- a) Remove dilapidated fence at Bonfire Hill Cemetery behind the last bench along the top footpath (leaving any fencing that is in good condition and unaffected just removing broken fence) To be carried out FOC
- b) Reinstall/fix fence post at the entrance to the P&R at a cost of £127.40
- c) DEFERRED Reinstall/fix all fence posts identified around the playground at Jubilee Gardens playground (8 posts £392) to enquire about collars for posts.
- d) DEFERRED Replace sandpit wooden edging posts and seek different solutions and further costings.
- e) Remove benches in Jubilee Gardens and reset £280
- f) Replace post in Redfern woods, free of charge with just cost for post £11.00

10. MORTUARY BUILDING

An overview from the working group with regard to the Quantity Surveyor report was received and AGREED to discuss this and the Council Hall usage at the following meeting.

11. MAYOR'S REPORT

The Mayor attended the Brewery Quay site meeting with Cllr Fice to observe only and also went to the Harbour Hotel Terrace opening. She and the clerk then attended a meeting at the Harbour hotel to discuss the maintenance of the Harbour Hotel parking area at the Bonfire Hill car park. Discussions then took place with regard to supplying a menu and costs for the civic lunch. The Mayor then attended District Council together with Cllrs Long, Mrs Bricknell and the town clerk along with Richard Bagwell Foot Anstey to discuss the Berry and were awaiting more documents and further information to be supplied by District Council.

She had spoken to the vicar regarding Remembrance Sunday as the 100 year anniversary for the end of World War I was this year and he had asked whether there could be something different/additional that could be incorporated into this service. Thoughts and feedback from town councillors at another meeting were requested.

The Coastal Revival Fund in relation to Jubilee Pier was noted and the applicant had requested support for their application form. Town Council already supported this project in principle so would continue to agree to such restoration and email their comments.

12. COUNCILLORS REPORTS

Cllr Lafferty-Holt – Noticed an increase in dog waste around Whitestrand and the boat bays and wondered if this problem could be raised on social media. Cllr Mrs Sinnott would be asked to put something on the town council Facebook page to highlight 'please keep an eye on your dog'. The previous Friday at 1.30p.m. on three occasions seagulls physically attacked people by swooping down and continued even though they did not have food. These were unbelievably aggressive birds and he asked if a bird of prey could be used to scare them or what other alternatives there were.

Cllr Long – He had a request from Alex Whish Tree Officer with regard to an application at Overbecks for crown reduction of a beech for which town council had responded there was not enough information. Hi Line had attended and recommended lesser works which Cllr Long explained and had supported as Tree Warden. He then asked when town council could be requested to spray areas missed. The project officer advised he did not know that there was a plan to return but would seek a response. It was noted that the weed scrubber was broken but would be back soon and hopefully the weeds removed then. It was advised that sections of Beadon, Bonaventure and in other areas there were gaps where weeds still grew. In relation to the lighting on the footpath from Onslow to Ember one of the lights was placed on the main pole over the other of the road. It was reported that it was behind a tree and people crossing to go to the garage felt there was a dark patch but other councillors discounted this comment.

Cllr Whitfield – Was to relinquish his position from Batson Master Plan as he no longer had faith in District Council and felt bullied at meetings so wished Cllr Fice to take this role on as he knew of this plan and could contribute. Cllr Whitfield wanted more transparency. All agreed to Cllr Fice taking this role on and Cllr Whitfield would advise District Council.

Cllr Fice – Attended the Brewery Quay, development management committee meeting at Follaton House with three previous applications heard and all had officers' support and most went through as approved. District Council voted 9 to 2 to reject Brewery Quay and although the planning officer recommended approval she presented the case fairly. He still had concern with regard to lack of understanding of the members for certain areas around the South Hams such as Salcombe. He then attended a meeting at Ivybridge hosted by the Police Commissioners Office with regard to CCTV along with other town's representatives. The police wanted to set up CCTV in all the towns in

Devon with a system akin to Cornwall to monitor and the police be informed before they attended a location. They were offering funding up to 20-30% cost (up to £15000) but no maintenance and £2000 to monitor along with other costs. A hub centre would be monitored but not by police and this would be at Torquay. A town could ask for monitoring to be turned on at a cost of £25 per hr for a special event. The minimum contract was 5 years. This was not felt suitable for Salcombe and there was no funding available to link to the Salcombe system as funding was only provided if towns joined this system. Cllrs Fice and Whitfield would talk to WPC Jo Pengilly and the Harbour Master and request to meet the CCTV company and businesses to contribute.

Cllr Lang – Pedestrians walking from the top of town who did not know the area walked down Newton Hill which was dangerous as motorists had to pick up speed to get up there. He suggested that a sign at the top of the hill to direct people to Cliff House Gardens path would assist going down. He also suggested that as visitors kept getting lost around town perhaps some maps could be placed.

CLERK'S REPORT.

- Having visited The Berry the vegetation placed there was rotting down and the cost to remove the logs from Shadycombe to the Berry had been £350 and if another contractor was to remove the unsightly pile it would cost a further £350. It was agreed to leave the matter as it stood.
- Salcombe Jubilee Pier revival funding application was tabled for consideration as to whether town council would support this application. It was agreed that an email of support would be sent.
- A request was received from a resident at Bonfire Hill for discounted parking to be provided within the Park and Ride for local workers/employees due to inconsiderate parking along Bonfire Hill. A motorist had driven at speed past and not seen the complainant's daughter which had caused concern. Discounted parking was not felt to be something that would cure people parking for free along the road.

13. FINANCE

Bank Balances

Current Account £355.74

Deposit Account £332,626.32

Receipts: None

BANK CHANGES

Councillors APPROVED Internet payments to:

SHDC – Bonfire Hill refuse bin £33.15

SHDC – April and May contract for maintenance £1997.90

Concorde I – Photocopier £14.48

liGo Electronic Ltd – Office Panasonic telephones £44.99

AJM Building Contract Surveying – Mortuary quantity surveyor report £892.00

Softcat plc – Office 365 £30.85

14. NEXT MEETING

The next meeting would be held on Wednesday 27th June 2018 in the Library at Cliff House, Cliff Road, Salcombe at 6.30p.m.

Meeting Closed: 21.25p.m.

..... 27th June 2018.
Town Mayor.