

Christow Parish Council

Clerk: Mrs C Retallick, Bagtor Barton, Isington, Newton Abbot, TQ13 9RT.

Tel: 01364 661532

Email: clerk@christowparishcouncil.gov.uk

Minutes of the meeting of Christow Parish Council held on Tuesday 2nd April 2024 at 7.30pm in the Bowden Room, Teign Valley Community Hall, Christow.

Present: Cllr T Archer Cllr AJ Orme Cllr H Tucker Cllr J Orme
 Cllr A Cook Cllr G Read

Also Present: Mrs C Retallick (Clerk) and 2 members of the public

Cllr Archer welcomed everyone to the meeting.

Minutes of Council meeting	ACTION
1) Apologies and acceptance for Absence	
Received from Cllrs Purser & Cllr Swaine TDC Councillors. Cllrs Fidock & Slack	
2) Public Discussion – To allow any questions, reports by members of the public on any matters relating to the agenda of this meeting. <i>(The period of time designated for public participation shall not exceed 5 minutes).</i>	
MOP addressed the meeting about the proposal of improving the BMX track, had already forwarded his proposals prior to the meeting which had been circulated. The Chairman advised that he would suspend SO later in the meeting giving him the ability to answer any queries the councillor may have.	
3) Declarations of Interest: In accordance with the Code of Conduct.	
None were declared	
4) County, District Councillor's, DNPA Ranger/Representative, Forestry Commission Officer, Police and Lengthsman - to receive reports.	
<p><u>Cllr S Purser TDC</u> reports that with Easter and purdah for the police and crime commissioner upcoming election I have no significant items to report on concerning the Teign valley.</p> <p><u>PC David Hawkins</u> reports that in the period, 1st March 2024 to 09:00 on the 30th of March 2024, there were 0 recorded offences in the Christow area, and there was 1 none offence reports made to the Police.</p> <p>None offence reports are those received through the 101-phone system, or through email systems that result in a log/ occurrence being recorded. They can also include some 999 calls such as road traffic incidents where no actual offence is recorded.</p> <p><u>Cllr J Brook DCC</u> – limited report – The budget was accepted at DCC there is still a worry of how residents will afford the tax increase. Cllr Brook discussed the road network with Meg Booth in particular 2 green lanes and she confirmed that some minor lanes/roads would not be improved, the lack of maintenance on these roads will cause increased journeys by several miles, it is a concern for rural communities, and the situation will not be improved due to the increased rain fall which is causing so many other problems.</p> <p>80% of DCC’s budget is used on Childrens and Adult services leaving 20% for the rest of the departments.</p> <p>Locality Budget is available but will be limited, to project which support community groups that are benefiting the whole community.</p>	
5) Minutes – to approve and sign the Minutes of the meeting held on the 5 th of March 2024	
Signed as a true record of that meeting.	
6) Chairmans Business – Information only	
St Basil Church held their service here last Sunday with an Easter egg hunt in the field. Cllr Archer reported that visitors used the track for parking, and it was well managed.	
7) Clerks Report - Update on matters arising from the last meeting for information	
<ul style="list-style-type: none"> • Road Closure on Foxhole Hill in May for work on telephone poles info on website. • Teignbridge Local Plan - Submission for Public Examination has been 	

<p>published.</p> <ul style="list-style-type: none"> Christow Show donation is 5% of £4391.06 = £219.55, transferred to our account Jetta Drain are booked for 9th April 2024 to investigate the drain in the road. TDC and the housing association are discussing how best to set out a map of the direction of the project so the CPC and the CLT members and can understand the direction we are going in and the next steps while not being unrealistic about timescales. <p>TDC have spoken with Dean Kinsella, the new Head of Planning at DNPA to ask if they would still support a formal pre-app once we know position and depth of the drains. As you know this is critical to layout and viability. Last summer Alex Gandy indicated support, subject to discussion with his colleagues, but some time has passed, and Alex has now left DNPA. TDC have Dan Janota's informal comments from 2022 but it would help give confidence going forward if we had pre-application advice. DNPA has not been doing pre-apps in recent past due to staff capacity and so they are following this up to understand the best way forward.</p>	
<p>8) Allotment Committee – request from the committee to review its structure discussion and decision</p>	
<p>Cllr Tucker attended an Allotment Committee meeting on 7th March, the committee asked if the Parish Council would consider changing the structure of the group to become a working party as this would make administration easier, all plots are taken with 1 person on the waiting list.</p> <p>Cllr Archer asked the meeting is the committee could be dissolved and become a working party This was agreed with all in favour.</p>	<p>Committee resolved to become a working party all agreed.</p>
<p>9) Request to use the field by Christow School – discussion and decision</p>	
<p>Approved the request.</p>	
<p>10) BMX track – Request from parishioner to make improvement – discussion and decision.</p>	
<p>SO suspended - The proposal has already been circulated the applicant gave more information about how the process would be achieved. No new materials will be introduced. The Volunteers would use a mini digger to carry out most of the work, and a member of the team is a builder by trade. They are not seeking cists from the Parish Council just the permission to do the work.</p> <p>Currently there are 2 tabletops with a gentle slope landing. Cllr Archer asked what would happen to the scrapings? It was explained that it would be used within the site and to fill in existing holes and ditches.</p> <p>Cllr Read enquired about insurance cover, also once the site was back in use it would probably need to be added to the annual site inspections by Rospa.</p> <p>The contractors would be covered by their own insurance. There is one or two branches be cut back.</p> <p>Cllr AJ Orme asked how long it would take to do? The volunteer suggested a weekend of work would probably finish, and if it ran over, they would put up signs to keep public out. The Councillor suggested that the area would need to be fenced off during the time of works.</p> <p>SO resumed – Cllr Cook proposed that we accept the volunteers plan with the assurance that the contractors were covered by insurance with a risk assessment carried out this was seconded with all in favour.</p>	<p>Approved with the assurance that the contractors were covered by insurance with a risk assessment carried out</p>
<p>11) Shop in Christow – Update and to agree a location for a shipping container to be used as temporary shop.</p>	
<p>Cllr Tucker reported that the committee has now formally formed. Their main focus is the position of a temporary portacabin, the suggested location would be between the toilet block and the bus shelter. The proposed location would not be taking out car parking spaces. Cllr Tucker explained this site was agreed after taking into account lots of issues. The community survey recorded the need for convenient parking and residents from other villages have shown interest to use a community</p>	<p>PC approved the site between the toilet block and bus shelter for</p>

shop in Christow. The portacabin would still need planning permission. Other sites were discussed but this proposed site was agreed to be the best due to its visibility from the road and the committee felt that with the shop next to the recreation field this may encourage more visitors to the site and shop. Cllr Cook asked how long would the planning process take? Cllr Tucker explained that a shipping container 10x32ft has already been sourced, which will be clad. Cllr Archer presented this proposal and ask the councillors for their thoughts. A vote was taken with 3 in favour and 3 abstained. The chairman used a casting vote which meant the proposal was supported.	temporary shop portacabin.
12) Reports from Cemetery Inspection and Allotment inspections – discussion and decision.	
Cemetery – no problems seen, and the grass had been cut recently. Allotments are looking better, and all the plots are being used. The vacant plots in the cemetery extension area do need tidying up and cleared. Ther is one person on waiting list for an allotment. An enquiry had been made to use a shed form the vacant plots this was approved for the wooden shed and the metal shed was earmarked for the allotment community. Regarding the Cemetery extension area, the saplings do need removing and quotes should be sought for this. For planning advice, the clerk and Cllr AJ Orme will action this.	Quotes to clear Cemetery extension area. Cllr AJ Orme and Clerk get planning advice.
13) Annual Parish Meeting – Final arrangements for the meeting	
A representative from SWW will be the first item on the agenda, clerk will invite local organisations for reports to be either presented or provided for recorded. Refreshments will be tea coffee and biscuits.	Clerk to arrange
14) Insurance Review – Discuss insurance cover	
Carry forward to May meeting	May Agenda
15) Planning	
<u>Grant of Planning permission</u> <ul style="list-style-type: none"> 0029/24 Demolition of existing conservatory and alterations to existing property including new window fenestrations, canopy and timber cladding, Prestercot Butts Lane, Christow, Exeter, Devon, EX6 7NN <u>Refusal of Planning permission</u> <ul style="list-style-type: none"> 0007/24 Demolition of existing outbuilding and construction of replacement outbuilding, Oaklands, Wet Lane, Christow, EX6 7NQ 0546/23 Retrospective extension to dwelling with upgrading and re-roofing together with provision of disability footway, Foxview, Christow, Exeter, Devon, EX6 7QB 	
16) FINANCE	
Expenditure: Clerk's salary for March = £ 577.13 HMRC = £ 219.20 HP Instant Ink, March = £ 5.49 SHS Ltd = £ 332.64 SW Grounds Maintenance = £ 204.00 Viking Direct – stationery = £ 111.74 Source for Business £313.58 x 2 lots of £156.79. 1 st April/Oct = £ 156.79 Teign Valley Heating & Plumbing – attended toilet block = £ 96.00 C Retallick – working from home allowance 23/24 = £ 312.00 DALC Subs = £ 359.07 DD's: Pennon water Services = £ 29.00 Bank Reconciliation and Statement: The Chairman has checked invoices and bank statement against the reconciliation statement. Reconciliation and bank statement circulated to all councillors prior to the meeting. The cheques were approved and the statements were accepted Proposed by Cllr J Orme and seconded by Cllr G Reed.	
17) MEETINGS ATTENDED: to receive reports from councillors who have attended meetings on behave of this council or actions from the previous meetings	
None attended.	

The next Council meeting is Tuesday 7th May 2024, at 7.30pm in the Bowden Room at TVCH.

There being no other business the meeting closed at 21.15pm

Signed.....

Date.....

Position.....

Part II
Parish Award proposal