

Christow Parish Council

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

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Minutes of the meeting of Christow Parish Council held on Tuesday 7th January 2025 at 7.30pm in the Bowden Room, Teign Valley Community Hall, Christow.

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

Also Present: Mrs C Retallick (Clerk), and 4 members of the public

Cllr Archer welcomed everyone to the meeting.

Minutes of Council meeting	ACTION
1) Apologies and acceptance for Absence	
None received	
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>	
<p>A parishioner spoke regarding her planning application at Fox view, she noted that there is an appeal going forward at the moments; however, they have submitted another application in the meantime which is on the agenda this evening – she provided the councillors present with a drawing giving more information related to their application.</p> <p>Another member of the public spoke about salting and gritting of the roads within the parish. He mentioned the weather forecast from several weeks ago – his wife needed to travel, and he used the grit from the bins on Foxhole Hill, since then he has spoken to DCC and their policy for gritting roads and found out that Foxhole hill is not on the gritting route. He was told that the parish has a snow warden and historically the parish had equipment for gritting which is now no longer useable. He is concerned that lots of people are affected then the roads are slippery and planning local volunteers and salting could improve the situation. He offered to be one of the volunteers. The clerk informed the meeting that she had contacted DCC but the gritters were not able to be rediverted. The MOP suggested crowd funding to raise funds for new equipment.</p>	
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>Report from PCSO Wilson</u> - In the period, 1st December 2024 to 31st December 2024, there were 0 recorded offences in the Christow area, and there were 4 none offence reports made to the Police.</p> <p>None offence reports are those received through the 101 system, or through email systems that result in a log/ occurrence being recorded but are not a crime. They can also be 999 calls that do not involve a criminal offence.</p> <p>The Neighbourhood Team want to wish all our communities best wishes for 2025.</p> <p><u>Report from Lengthsman - .</u> Following Storm Darragh, it was safe that all of the leaves will be out of the trees and so cleared both the car park and the basketball court. The grass was strimmed around the grit bit at the Commons Road junction. All of the drains were cleared, buddle's, checked and manholes exposed, and all were flowing well, there were obviously lots of debris and leaves on the gullies, particularly at both top and bottom of Commons Hill.</p>	
5) Minutes – to approve and sign the Minutes of the meeting held on the 3 rd December 2024	
Signed as a true record of that meeting.	
6) Chairmans Business – Information only	

Nothing to report.	
7) Clerks Report - Update on matters arising from the last meeting for information	
<ul style="list-style-type: none"> Landmark tree ready for collection from 6th January No candidate has applied for the vacancy of councillor therefore the PC can co opt when a suitable candidate comes forward. I have chased the quotation for the disabled swing again with TMOP. 	
8) To set the precept for 2025-2026. - Decision	
Defer to the Part II meeting.	
9) Community Shop - Update	
<p>The lease was signed on 18th December 2024, the PC have an original copy of the lease and the CLT have retained a copy for their own reference.</p> <p>The Shop committee and CLT have sent this statement</p> <p>We would like to formally thank the Christow Parish Council for working with us to complete the lease for the area of the carpark used for the shop and the toilet blocks. After a successful initial two months of trading, we look forward to the continued service and value that the shop will bring to the village and the Teign Valley. Once the PC have instructed the cleaning company regarding their notice period, we will be happy to support the PC to publicise the future plans for the toilet block as agreed in the lease and to formalise the handover date. Please let us know if, for example, you would like us to prepare and put up some ‘notice of closure’ signs on the toilet doors. I have also attached a condition survey of the toilet block and relevant parts of the car park, which Oli Kightley completed just before Christmas. We hope it will serve as a useful record and reference for both parties in case any problems arise in the future.</p> <p>Cllr Archer noted that he has provided a key for the disabled unit allowing cleaning companies access to quote – The ladies toilets will be closed once the PC has given notice to SHS Limited, then the disabled toilet let will be available for everybody to use.</p>	
10) Planning:	
<p>a) 0475/24 Part retrospective change of use of an existing contractor’s yard with workshop/store to a contractor’s yard/barn for the maintenance, storage and repair of agricultural machinery and storage/cutting of granite at Clarks Yard, Bridford, Exeter, EX6 7QE - Support local business giving local employment and using locally sourced stone.</p> <p>b) 0484/24 Proposal: Retrospective alterations and extension to dwelling with upgrading and re-roofing together with provision of disability footway (amended plans) at Foxview, Christow, Exeter, Devon, EX6 7QB. Support reflection on community support for the new planning application</p> <p><u>Grant of Conditional Planning Permission –</u></p> <p>0393/24 Demolition and rebuilding of outward leaning cob wall, new drainage and floor slab to curtilage listed outbuilding. Installation of new windows, screen and doors and additional 16 PV Panels, Pitt Farm Dry Lane, Christow, Exeter, EX6 7PH</p>	
11) FINANCE:	
<p>: Expenditure: Clerk's salary for December = £ 619.38</p> <p>HMRC = £ 250.60</p> <p>HP Instant Ink, December = £ 5.49</p> <p>E Fairs - Invoice no 309 = £ 113.17</p> <p>E Fairs Invoice no. 311 = £ 695.40</p> <p>SHS Ltd = £ 359.24</p> <p>Rhino Play – equipment repairs = £ 2717.40</p>	

	Unity subscription	= £ 11.00	
DD's:	SSE	= £ 245.24	
	SSE	= £ 77.87	
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. Cllr G Read proposed to make payments and accept the statement, and this was seconded by Cllr R Slack			
12) MEETINGS ATTENDED: to receive reports from councillors who have attended meetings on behalf of this council or actions from the previous meetings			
None attended			
The next Council meeting is Tuesday 4th February 2025 at 7.30pm in the Bowden Room at TVCH.			
There being no other business the meeting closed at 20.13 pm			

Signed.....

Date.....

Position.....