

Date: 12th May 2025	Venue & Time: Thurlestone Parish Hall, 19.30 hrs	
<u>Present:</u> Cllr Rosa Lewis (in the Chair) Cllr Gill Stone Cllr Eric Palmer Cllr Mike Hodges Cllr Nigel Hadaway Cllr David Smyth	<u>In Attendance:</u> Helen Leather (Parish Clerk) Parishioners/guests: 13	<u>Apologies:</u> DCC Cllr Louise Wainright SHDC Cllr Mark Long SHDC Cllr Sam Dennis

REPORT IT:

Potholes: Members of the public are requested to report all Highways issues through the Highways Website, enabling faster assessment of problem areas which can then be added to the repair/maintenance schedules. You can report potholes, overgrown vegetation, defective signs/lighting and much more.

<https://www.devon.gov.uk/roads-and-transport/report-a-problem/report-a-pothole/report-a-pothole-form/>

To report: Abandoned Vehicle, Damaged or Full Dog Bin, Damaged/Full Litter Bin, Damaged/Full Recycling Bank, Dead Animal, Dirty Beach, Fly Tipping, Litter/Dog Mess, Planning Breach, Stray Dogs, AND MORE...

<https://www.southhams.gov.uk/report-it>

It takes two minutes to report a problem, please help keep our community beautiful.

1. OPEN FORUM

A MOP spoke about planning application 1182/25/FUL - Erection of farm shop.

Dear Councillors

I am not necessarily against this development, the landscaping in particular looks really lovely. However, this is a significant development with a nebulous business plan that will substantially change our village.

At the heart of the matter what will happen if the retail business fails? What will be the future of the site and building? Will there be applications for events licencing, will we get a permanent, unwanted events venue or tourist destination in our village? I am not attempting to imply there is a hidden agenda here and I am sure the Stidsons are acting in good faith.

I do hope the committee will seek clarification for the contingency of the site if the retail business fails because it seems no market research has been undertaken for the retail business.

The Stidsons say their inspiration is the local neighbourhood plan and cite the figure of 82% of respondents in favour of the idea of a farm shop. The total overall response to the neighbourhood plan questionnaire is 37% of all households, so the figure is 82% of 37%. So, the actual cumulative figure therefore is 30% of all households in the parish in favour of an idea.

Would the committee for instance consider a trial of this idea with temporary buildings, for example shipping containers, and a mobile cafe etc. to establish if there is a market for a farm shop and cafe in our village before full permission is granted?

Finally, there is no detail on signage, presumably they want to advertise the shop's presence. The building contains a large roof light and there seems there is no detail on exterior lighting, so will the committee please keep in mind size and position of signage and our dark sky policy?

A MOP asked whether enough is known about the hedgerows in our parish, or more importantly, what we don't know about them – we have a valuable, historic network of hedges in this parish. And increasingly, they seem to be at risk from either planning applications alter hedgerows and another threat is large vehicles causing undercut of the hedges - we're at risk of losing some of those hedges because they're being undercut by vehicles. So there are two threats to our hedges in the parish and what do we need to know and how do we find out about them so the parish are kept informed and the right decisions are made to protect them.

A MOP asked for a huge thank you to be minuted to the organisers of the VE day celebrations, in particular Gill Stone, Karen Baker, Alison Daley and Carey Ryan-Carter. He noted the huge amount of work and planning over four months that had gone into the event. He hoped the local residents appreciated this help, and thanked those that had volunteered to help.

A MOP had written to the council to say "This is a message of praise for yesterday. It was an outstanding triumph. The marquee worked so well with access to the hall, it was all set up beautifully. The tea was extremely generous, no question of food running out. The band was brilliant, Carey and her dancers were amazing. Then all the hard work in the kitchen, the effort people had made with their outfits. Please could you pass on My thanks to the parish council , the Village hall committee and everybody who worked so hard to make it such a stunning event."

A MOP stated that instead of paying someone to upgrade the parish benches, councillors could ask PM who has undertaken remedial work to them in the past on a voluntary basis. Cllr Lewis thanked him and said because there was no paperwork associated with PM undertaking this work the council had not been aware he was available to do. Cllr's were grateful for the information and would definitely be in touch with PM.

CW spoke about superfast broadband. Since the demise of Connecting Devon & Somerset there has been no news of any other service being provided. However, two residents who had registered with Open Reach to be supplied with fibre to the premises have now been told it will be available by 2026. He encouraged all parishioners to register with Open Reach for the service so that it can be expediated.

A MOP introduced himself and said he and his wife are hopefully going to be taking over Bantham village stores some time before the summer holidays. He said they were very excited about the opportunity of making it a functional village store of local and fresh produce and promoting and helping local businesses and providing local produce.

The new Chairman of the Thurlestone Golf Club introduced himself and informed the meeting that he wanted to rebuild bridges with the community because the golf course is part of the community. He said if anyone has any queries or problems about anything then please let him know. There are going to be some changes and there's a transition going on but he is willing to listen to any concerns and there will be more of an open forum from now on and residents will be kept up to date with any possible changes.

2. ELECTION OF CHAIRMAN

Cllr Hadaway nominated Cllr Lewis to be Chair of the Council, all other councillors seconded this nomination and Cllr Lewis was duly elected to chair and signed the Declaration of Acceptance of Office.

3. ELECTION OF VICE CHAIRMAN

Cllr Hodges nominated Cllr Stone to be Vice Chair of the Council, all other councillors seconded this nomination and Cllr Stone was duly elected to Vice Chair and signed the Declaration of Acceptance of Office.

4. COUNTY COUNCILLOR & DISTRICT COUNCILLOR REPORTS.

The County Councillor and District Councillors had given their apologies so there were no reports.

5. APOLOGIES

DCC Cllr Louise Wainright, SHDC Cllr Mark Long, SHDC Cllr Sam Dennis

6. MINUTES OF PREVIOUS MEETING

The minutes of the meeting held on 7th April 2025 were approved and signed and initialled by the Chair.

7. DECLARATIONS OF INTEREST

None were received.

8. REVIEW & ACCEPTANCE OF KEY POLICIES AND PROCEDURES (See Appendix A)

The key policies and procedures were approved and accepted by the Council. The new versions will be uploaded to the website.

9. APPOINTMENT OF COUNCILLORS TO COMMITTEES/LEAD ROLES – Any changes to note

No Changes were made.

10. CLERK'S REPORT

The clerk reminded the public and Councillors about the Consultations on the South Devon National Landscape Management Plan Review and reminded everyone to complete the survey which can be found at:

<https://www.southdevon-nl.org.uk/management-plan-review-public-survey/>

The next stage of the engagement process on the new management plan at Parish level is to hold online meetings with clusters of parishes. Thurlestone's meeting will be with other parishes around the Avon/Alne Valley by Zoom on 17th July at 6pm.

11. COUNCILLOR REPORTS ON AREAS OF RESPONSIBILITY AND BUSINESS TO BE DISCUSSED:

- a) VE DAY Celebrations – Cllr Stone reported that the celebrations had been wonderful events. 250 people attended the Tea Dance and CRC had choreographed a dance which brought everyone together. All 3 villages came together and it was really good to meet many of the parishioners properly. The VE Bonfire had also been a successful and moving event, and special thanks to Harry Aubrey Fletcher of Bantham Estate for allowing us to use Beacon site on Estates land, plus the help of Manon and the estate contributed to the success of the VE Day bonfire. Thanks also to CRC for her beautiful singing. Over 120 people had attended.

- b) Footpaths update to include Dixons Quay update- Cllr Smyth. The 2025 P3 funding forms have been submitted to DCC. The paths in the parish are in reasonable shape – the footpath at Lower Aunemouth needs new signs and a gate replacing. Path 13 a style needs a new footplate, and at Clanacombe a gate needs repairing as it is very difficult to open. Some strimming work needs to be done on Path 10. Dixons Quay meeting had taken place on 6th March in Exeter. The application was accepted, however consultation with landowners is still ongoing, so the situation is not completely resolved as yet.
- c) Road hotspots, Pot Holes and White Line updates - Cllr Hadaway. Only 1 pothole currently listed on the DCC website as not being repaired. The white lines by the Sloop Inn had been looked at by the Highways Officer from DCC and added to the report of things to be done, but no indication of when. Regarding the blocked gulley in West Buckland – Cllr NH, Cllr NH and JL the lengthsman will look again and see if they can repair themselves.
- d) Two Black litter bins 1 Bantham, 1 Thurlestone – SHDC Cllr Long was not in attendance. The clerk will write and ask if any further information.
- e) An extra dog bin in Bantham (Estate?) – SHDC Cllr Long was not in attendance. The clerk will write and ask if any further information.
- f) Planning for Climate and Nature Meeting– Cllr Hodges reported on the meeting. Led by Phil Baker, Head of Strategic planning for South Hams. An interesting point was that the quotas for house building is highest in the highest cost areas. He stressed that the Neighbourhood plan needs to be looked at in conjunction with the National Planning Policy which was revised in 2024 to make sure they are compatible. TPC already has carbon reduction targets in our strategic planning policy/local plan and you can use this when people come to demolishing buildings to rebuild because of the embodied carbon. It's important to preserve nature and this needs to be considered when we're looking at things like light pollution at a regional level. Interestingly, the notion of beauty has been removed because that was very subjective. It's really important that we have a look at our neighbourhood plan and see whether it really supports carbon and nature as carbon reduction and nature and climate now in the context of the new planning policy. Biodiversity networks and green corridors are very important and in Thurlestone Parish our main green corridor is in fact our hedgerows. Some parishes are logging their hedgerows and noting which ones are strategic, which is something we can do in Thurlestone and ask for volunteers to help in logging hedgerows and trees. Cllr Hodges will plan a course of action and ask for volunteers.

12. PLANNING & ENFORCEMENT (RESPONSE DATES NOTED)

Full details of all applications and Thurlestone Parish responses please visit the South Hams District Council planning portal at

<https://apps.southhams.gov.uk//planningsearchmvc>

- a. **1166/25/VAR - 1 Wingfield, Thurlestone, TQ7 3TE.** Application for variation of conditions 2 (approved plans) & 5 (timber cladding) of planning consent 0158/25/HHO. **TPC Support.**
- b. **1182/25/FUL - Land at SX 680 433, (Court Park Farm), Thurlestone.** Erection of farm shop (Use Class E) & parking to include the provision of a community car park & with associated works. **Site Visit Planned**

- c. **0942/25/HHO - Netherdale House, West Buckland, TQ7 3AQ.** Householder application for demolition of existing garage/store & erection of garage, car port & bat barn.
Application Withdrawn
- d. **3270/24/HHO – 10 Parkfield, Thurlestone.** Amendments and revised plans to original application. **TPC Support.**

SOUTH HAMS DISTRICT COUNCIL DECISIONS:

- **0684/25/CLE - Cowrie House Ilbert Road Thurlestone TQ7 3NY. Approved.**
- **RE: Appeal Reference: APP/K1128/W/25/3360028 – Not Yet Decided**
- **0220/25/LBC - Cob Cottage, Thurlestone, TQ7 3NJ. Approved**
- **0303/25/HHO - West Seacombe, Ilbert Road, Thurlestone, TQ7 3NY. Approved.**
- **0630/25/HHO - 25 Mead Lane, Thurlestone, TQ7 3PB. Approved.**
- **0589/25/VAR – Highfield, 25 Eddystone Road, Thurlestone, TQ7 3NU. Approved.**
- **0499/25/HHO - 5 Whimbrels Edge, Thurlestone, TQ7 3BR. Approved**
- **0673/25/HHO – Albemar, Ilbert Road, Thurlestone. TQ7 3NY. Approved**
- **3270/24/HHO - 10 Parkfield, Thurlestone, TQ7 3NW. Approved**

13. FINANCE & GOVERNANCE Receipts & Payments – Month 2

It was agreed to pay the following payments upon receipt of invoice throughout the financial year:

- PWLB lending facility – loan repayment 3,107.55.
- Clerk's Salary.
- Direct Debits monthly to Pannon Water and EDF for water and electricity to Public Toilets and Landing Site.
- Julian Lee for parish maintenance.
- Subscriptions for SCRIBE accounts on a monthly basis, membership of DALC, NALC and SLCC. Thurlestone Village Hall hire – £12 per session.
- Annual donation to Church £300

It was also agreed to pay for :

- Toilet Roll Holders for Public Conveniences = Mini Jumbo Dispenser BC325W £13.35 each
- Charity and Community Insurance Renewal Quotation - £1500.
- Internal Auditor D O'Brien invoice £190.00
- Hatch Marquee - Hire Payment confirmation of payment for VE event - £3798.42

Governance:

- a. Councillors reviewed the Annual Internal Audit Report (circulated) and noted the actions needed to address any issues raised.
 - i. The clerk will be paid the correct rate for her pay scale as recommended by the National Association of Local Councils.
 - ii. The Fidelity Guarantee was increased to £100,000 in the insurance schedule.
 - iii. An IT policy is being drawn up.
 - iv. S137 will be monitored closely.
- b. Councillors reviewed and approved the Annual Governance Statement
- c. Councillors reviewed and approved the Accounting Statement.
- d. Following approval, the Chair and Clerk signed the Annual Governance Statement and the Chair signed the Accounting Statements
- e. The dates for the Period for the Exercise of Public Rights and date the Notice will be published on the Councils website were noted as 3rd June 2025 – 14th July 2025.

14. NEXT MEETINGS

21st May – Annual Parish Meeting

2nd June 2025

7th July 2025.

15. CLOSE OF MEETING

The meeting closed at 08.55 pm

Signed as a true record:

Print Name: **Date:**

Agenda Items and Updates; where possible please submit to the Clerk one week prior to the meeting to ensure time for inclusion, circulation, and study. If a Council Member is unable to attend a meeting it would be appreciated if they could submit a brief précis of progress on their actions, if applicable, (to the Clerk for distribution) together with their apologies.

Distribution List: Thurlestone Parish Councillors. For Information to: County Cllr L Wainright, South Hams District Council Salcombe & Thurlestone Ward Councillors, Thurlestone Parish Website: <https://www.thurlestoneparish.co.uk/>