

DRAFT VERSION
Bere Ferrers Parish Council

At a meeting of the Plans & Highways Committee meeting held in the Council Chambers on Tuesday 9th March 2024.

Present

Cllr. R. Maycock	Chair of the Committee
Cllr. P. Crozier	Cllr. B. Lamb
Cllr. P. Archer	Cllr. E. Wager

In Attendance: Cllr. M. Patterson

649. Apologies

Cllrs. C. Shaw and Maciejowska sent their apologies. The Council accepted their apologies.

650. Declaration of Matters of Interest

There was no declarations.

651. Notifications of items for information at the discretion of the Chair. No action can be taken on these items at this meeting.

Cllr. Archer reported bad pot holes on Chapel Street. Cllr. Archer was advised that all pot holes need to be reported to Devon Highways, via their Report a Problem website page.

Cllr. Wager highlighted the issue vans were having when driving out of the Doctor's surgery, if cars were parked in non-parking space on the corner spot outside the Social Club. Therefore suggests the yellow lines be repainted and a discussion be held on installing a concrete post on that particular area. To be discussed at the next F & G.P meeting.

652. Matters arising from minutes at the meeting held on 5th & 19th March 2024

The minutes were approved and adopted at the Council meeting held on 26th March 2024.

There were no matters arising from the minutes held on 5th March 2024.

Matters Arising from the meeting held on 19th March 2024

<u>Minute 616</u>	Planning application, 2435/23/FUL Land at SX 453 669, Burrington Homes, is schedule to be discussed at a West Devon Committee meeting on Tuesday 16 th April 2024. Cllr. Lamb, representing the Parish Council, will attend the meeting. Cllr. Crozier will attend the meeting, as a member of the public.
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653. To deal with Planning applications for comment. Interested parties are invited to comment on applications they have an interest in before a decision is made, at the discretion of the Chair.

<u>0050/24/FUL</u>	Mr Partheepan S, 11 Fore Street, Bere Alston, PL20 7AA Proposed front elevation.
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It was discussed how it was good to see the owners were looking to invest in the shop.

Comment:	Support. The Council welcome the investment in the village.
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<u>0925/24/FUL</u>	Land at Sx 456 639, Bere Ferrers Application for creation of a new machinery barn and access track.
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Comment:	The Council support the application.
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654. Take note of any Planning Applications noted after consideration by the Borough

4283/23/HHO M Strong & G Sutton, 2 Long Orchard, Bere Alston, PL20 7AS
Householder application to replace potting shed by extension to garage.
Decision: Conditional Approval

3349/23/FUL Mr and Mrs C Cox, Five Acres, Woolacombe Road, Bere Alston, PL20 7EA
Demolition of two agricultural outbuildings & erection of new dwelling.
Decision: Refusal

0342/24/NMM S Wolstenholme, Thornfield, 51 Fore Street, Bere Alston, PL20 7AB
Non-Material Minor Amendment to planning consent 1492/23/HHO
Decision: Conditional Approval

655. Enforcement cases to be taken into Part Two

Cllr. Maycock proposed going into Part 2, seconded by Cllr. Archer.

Enforcement cases were discussed under Part 2.

Cllr. Maycock proposed going into Part 2, seconded by Cllr. Archer.

656. Update from Devon Highways

There were no updates.

657. Correspondence

1. Email from the Specialist (Estates) Asset Department, West Devon Borough Council regarding the proposed transfer of land at pilgrim drive, Bere Alston for car parking:

I write further to the initial email regarding this matter by Caroline Metcalf, (Parish Clerk to Bere Ferrers Parish Council) in April of last year on behalf of West Devon Borough Council. I understand the village are severely lacking in car parking and have requested use of the Council's unused land at Pilgrim Drive, Bere Alston for additional car parking spaces. As outlined by my colleague, Guy Pedrick, WDPC are not able to facilitate the generation of car parking for residents but I have discussed this matter with my Housing colleagues who, given the nature of the site, deem it unfeasible for additional housing. We therefore propose to transfer the asset to you for a nominal sum of one pound subject to an overage clause and for BFPC to cover the Council's legal fees. This would therefore mean it would be BFPC's responsibility to gain planning consent for change of use of the land, liaise directly with Live West to gain formal access to the site over their land from the public highway, ascertain whether there are any physical or legal impediments or restrictions affecting the site and conduct their own due diligence to satisfy themselves with the proposed transfer. West Devon Borough Council are therefore provisionally supportive of this proposed asset transfer and I write to gain your support further to draft Heads of Terms for your approval. Once we are at this point, we will need to advertise our intention dispose of public open space.

After discussion it was agreed to add this item to the next F & G.P Agenda for further discussion.

2. The Clerk has received a letter from a resident in Bere Ferrers, who is concerned about the pot holes directly outside their property. The owner is unable to log the issue on the Devon County Council website, therefore the Clerk has done so, on their behalf. The Clerk has received a response saying it had been passed to their Contractor for either further investigation or to be repaired.

658. Questions from any members of the public

Three members of the public were present at the meeting to discuss the dangerous and irresponsible parking on the crossroads of Woolacombe Cross. Residents are unable to entry and exit their properties safely and feel it will also affect agricultural vehicles, which will be unable to pass the parked cars. Certain drivers/dog walkers are also showing abusive behaviour towards some residents.

After discussions, Cllr. Lamb suggested the Clerk contact the Devon Highways Officer to ask if yellow lines could be installed along this stretch of the road.

It was also discussed that any drivers/dog walkers being abusive towards residents take photos/videos, if safe to do so and report to the Police.

The Chair thanked the members of the public and Committee members for attending the meeting and closed the meeting at 7.49 pm.

Signed by the Chair of the Committee.

Signed this date 7th May 2024