

DRAFT

AYLESBEARE PARISH COUNCIL

MINUTES of the Meeting of Aylesbeare Parish Council held at Aylesbeare Village Hall on **Wednesday 1st June 2022** at 7.30pm.

PRESENT

Cllr Nick Warren (Chair)
Cllr Mark Branson (Vice-Chair)
Cllr Jacky Owen
Cllr Anna Thompson
Cllr Kirsty Trude
Cllr Jess Bailey (DCC & EDDC)

ABSENT

Cllr Tracie Cooke

IN ATTENDANCE: Jim Roberts (Clerk and RFO)

Others present: 10 members of the public 3 representatives of Ford Oaks Solar Nature

Ford Oaks Solar Nature (FOSN) Q&A

Representatives of contractors working for the developers held a display of the plans for FOSN project from 4pm to 7pm in the village hall for the public to view. From 7pm they answered questions from the public and Cllrs who raised many issues of concern both with the construction phase and the finished project.

The state and capacity of the roads on the transport route, the drainage and flooding of roads and the land to be used, clean-up of mud on the transport route, shielding of the project with semi-mature trees, wildlife and fencing, sheep grazing around the solar panels, the nearby SSSI, lack of consultation with RSPB, visual impact on Aylesbeare properties, the need for land for food and ongoing funding for the biodiversity elements were all raised.

The meeting was a little disappointed that some of the answers given were that the developers were expecting conditions to be imposed by the Planners and hadn't planned to avoid some of the easily anticipated negative aspects.

8 members of the public left at 8:13

Open Public Forum

A member of public expressed her deep disappointment that there was nothing in Topics about what is happening this weekend for the Platinum Jubilee. She has posted items around the village. An insert could have been put in which the Council noted. A useful lesson for the future.

The Chairman started the meeting at 8:17pm.

1 Apologies for Absence

Cllr Cooke could not attend as she was away on holiday. Council unanimously **RESOLVED** to accept the reason given.

2 Declarations of Interests in Items on the Agenda

No declarations were made.

.....
Chairman
Initials

DRAFT

3 Chairman’s Remarks – Opening Welcome

The Chairman welcomed all to the meeting and raised the following matters:

- He thanked all the people for hanging bunting at the Village Hall at such short notice. He congratulated Cllr Trude on her organisation and hopes everyone can join in with the Platinum Jubilee celebrations.
- The grips around the village haven’t been cleaned out to a good standard. He has chased this with Highways and the contractors will be brought back.
- He had followed up on the telephone kiosk damage for which Amazon have denied responsibility, despite their being a witness.
- He thanked Cllr Thompson for organising the plaque for the Commemorative Oak and wished everyone a joyful and successful celebratory weekend.

4 Minutes of the Parish Council Meeting – 4th May 2022

The minutes were accepted as a true record by the Council and the Chairman was unanimously authorised to sign them on the Council’s behalf.

5 Matters Arising and Urgent Items

5.1 Jurassic Fibre connection to outlying properties. – see Chair’s report.

5.2 Bus stop on the A3052 – The Council asked the clerk to advise that this was unlikely to be successful due to the road conditions. Individual drivers may stop there but the Council cannot see DCC agreeing to an official stop in that location.

5.3 No Parking signs at Withen Lane/Village Way – clerk to action.

6 Report of County and District Councillor.

Cllr Bailey reported the following

- Hidden Oaks (The Half Way Inn) – This planning application will go to the planning Committee on 14th June because it deviates from the Local Plan (possibly because it is in open countryside). Anyone can speak at the meeting but you will need to register so to do. Highways haven’t objected to the application but Cllr Bailey has. Some elements of the project haven’t been completed yet. Planning consent will mean that enforcement can help get things done.
- Rosamondford Farm – Planning will be discussed next Parish Council meeting with full due process. The clerk has advised EDDC Planners that the comments will reach them by the 10th July. Cllr Bailey has heard that Judicial review may look into a previous planning decision at Rosamondford Farm.
- Annual DCC had held a 5 hour annual meeting and now has a new Chair. 100 communities want 20mph zones but that was not discussed. The 3-5 schemes that are chosen will be announced in July. The meeting voted against a proposed ban on neonicotinoids. Cllr Bailey was disappointed as DCC owns a lot of farmland.

7 Play Area

The solicitor’s acting for EDDC have advised that no objections were received to the renewal of the lease and the new one is being drafted.

The old equipment removal will be completed on 26th June and the Council is asking for volunteers to help. The old rubber matting will be given away to avoid disposal fees.

.....
Chairman
Initials

8 Website Revision - Council **RESOLVED** to form a working party of Cllr Warren, Cllr Thompson and the clerk to decide the final format.

9 Platinum Jubilee

Cllr Trude confirmed the plans are in place and the volunteers are organised for each day. Donations are being sought to cover the small costs with any excess going to local causes. Everyone hopes that the weather will permit using the outside space.

10 Footpath 6

Council asked the clerk to write to the PROW officer about the historic closure of the footpath requested by the Parish Council years ago and the dangers highlighted by the Chair’s research.

11 Variation to Licensing Application for Hidden Oaks (Half Way Inn)

Council **RESOLVED** to make no comment on the application.

12 Planning – 22/0990/MFUL Land at Marsh Green Farm EX5 2EU – Ford Oaks Solar Nature Council **RESOLVED** to make the following comment

Aylesbeare Parish Council broadly supports this project because of the need for generation of renewable energy and the need for farms to diversify. Aylesbeare Parish Council also supports the significant level of biodiversity and the amount of land given to wildlife and nature. However, the Council does have significant concerns which it hopes the Planners will address. They are:-

Construction phase

The route planned for the goods to arrive on site follows roads that flood frequently due, in part, to old drains that regularly get damaged. Aylesbeare Parish Council is concerned that road surveys will only address the surface of the route to and from the compound near the airport. The Council believes that a camera survey of the drains should be required before and after the project to ensure that the drains are left in as good or, hopefully, better condition after the construction has finished.

The project will inevitably lead to mud being left on the public highways of the transport route. Aylesbeare Parish Council hopes that the Planners will include a condition that the roads are suitably cleaned immediately after use to avoid this obvious accident risk.

The hard surfaces throughout the project (including the lanes will need drainage that does not rely on percolation as the soil is clay.

The road to be used does have a DCC Highways sign saying “Unsuitable for HGVs”. Aylesbeare Parish Council trusts that the roads will be made suitable for the heavy construction traffic without damage to Devon banks and hedgerows leaving a permanent benefit for the community.

Aylesbeare Parish Council hopes that, should the project go ahead, Highways will take the opportunity to impose a sensible speed limit on Marwood Road which is continually used as a high-speed ‘rat run’ by commuters and delivery drivers.

The Parish Council also hopes that consideration is given to the possibility of a vehicle breakdown during a convoy. This would surely block the road and arrangements for rapid recovery should be made.

Once the construction is complete Aylesbeare Parish Council hopes it will be a condition to restore the area to original conditions wherever possible.

Ongoing

The footpath from which a viewpoint is given in the plans is marked incorrectly on the map – the view in reality will be almost completely of PV panels on the actual path.

.....
Chairman
Initials

DRAFT

The tree shielding that is planned will need planting with semi-mature trees rather than whips as it will take a decade or more before the whips provide an acceptable level of shielding.

The water attenuation will be fundamental to the success of the site in a locality where flooding is common. Footpath 7 towards Aylesbeare, Marwood Road, Marsh Green play area and many other smaller areas flood easily.

The Landscape areas in Aylesbeare have been reduced from earlier (unsubmitted) plans. These areas will be needed as the hedgerows are in 3rd party ownership.

The fencing of the panelled fields will need to allow wildlife passage between the fields.

Aylesbeare Parish Council hopes such fencing is compatible with sheep grazing.

Aylesbeare Parish Council hopes the Planners are satisfied that enough consideration has been given to the SSSI only one field to the east away from the project boundary.

Aylesbeare Parish Council trusts that the Planners will place conditions that, should the PV panels be removed after the 40-year life of the project that the then owners must return the site to agricultural use only.

Aylesbeare Parish Council had hoped that the applicants would give firmer details of the Community Benefit Fund including an approximate amount of funding and specifications of the uses to which it can be put.

Finally, Parish Council is surprised that the RSPB has not been consulted by EDDC on this major project and there are no details of consultation with the gas transmission company as a high-pressure gas main runs directly across the site.

[Cllr Bailey left the meeting at 9:26pm]

13 Finance

13.1 - The Council noted the current balances as follows:

Current Account	£ 14,009.82
Reserve Account	£ 4,848.70
Recreation Fund Account	£ 694.65
Total	£ 19,865.71

13.2 Budget Quarterly Review

This was added to the agenda in error as the first quarter's finances (April-June) cannot be reviewed until July.

13.3 Council **RESOLVED** to make the following payments

13.3.1 - DALC training courses (invoices 3995 & 4025)		£ 36.00
13.3.2 – To J P Roberts (clerk) for		
Pay for May £ 221.16 + Expenses (£23.67)	£ 244.83	
Reimbursement for Platinum Jubilee Plaque		
Paid to Cllr Thompson who paid Handmade Signs (inv 10 May)	£ 75.20	
Reimbursement for Commemorative coins		
Insignia Ltd invoice no 30648	£ 392.40	£ 712.43
13.3.3 - To DCC Pension Fund (clerk's pension for May)		£ 70.01
13.3.4 - To HMRC (clerk's PAYE Income Tax for March)		£ 49.00

14 EDDC Model Code of Conduct

Council unanimously **RESOLVED** to adopt the EDDC Code of Conduct and asked the clerk to amend it as necessary and advise the Monitoring Officer.

.....
Chairman
Initials

DRAFT

15 Clerk’s appraisal and remuneration

15.1 Council **RESOLVED** to implement the NJC 2021-22 Pay Agreement as recommended by DALC and noted the one-off cost of £88.16 and the £6.30 per month ongoing cost.

15.2 Council **RESOLVED** to increase the clerk’s pay to SCP point 8 from 1st June 2022 with a view to possible further increments depending on performance.

16 Date of Next Meeting – Wednesday 6th July 2022.

There being no other business the Chairman closed the meeting at 9:45pm thanking the Cllrs for all their hard work.

Signed
Cllr N. R. Warren, Chairman

Date