

## Minutes of the Committee Meeting of the Woodbury Salterton Residents Association

Meeting held at Trevanin Farm Woodbury Salterton at 7.30pm on 14/05/2019

<p><b>1. Present and Apologies</b></p>	<p>Geoff Jung, Diana Wackerbarth, Richard Cullen, Nigel Edwards, Malcolm Randle, Frank Mulholland, Simon Andrews</p> <p>Minute Secretary Debbie Jung</p> <p>Apologies, Melinda Hunt, Ian Hunt, Tony Arnold, Simon Lukies</p> <p>Malcolm Randle took the chair as Vice chair</p>	
<p><b>2. To Agree the Minutes</b></p>	<p>The minutes of the WSRA meetings held on were the 06/03/2019 agreed and signed.</p>	
<p><b>3. Matters Arising</b></p>	<p>The matters arising from the minutes were:</p> <p><b>Parkhayes Plantation.</b> Still no news on the fence replacement. Nigel Edwards reported he was cutting the surrounds and footpath.</p> <p>Following the comments of a Wild Life expert Patrick Dillon regarding the importance of wild life habitats it was agreed to persevere with the area.</p> <p><b>Book Exchange.</b> There had been no one come forward in offering to paint it. Richard Cullen volunteered saying he and Tony Arnold would agree to take on the task, with paint and materials supplied by the Parish or Association.</p> <p><b>Night Landing sites.</b> Sites had been surveyed by the Air Ambulance team and several sites within the district had been agreed. However, there is no practical site found in Woodbury Salterton. The sites looked at were either too small, overhead power lines, or the approach hazardous. The Secretary was asked to continue looking for a site.</p>	<p>GJ</p> <p>GJ RC TA</p> <p>GJ</p>
<p><b>4. Correspondence</b></p>	<p>The Secretary reported on the correspondence regarding the sale of the Diggers Rest.</p> <p>Following a report in late April the owners of the Public House had put the business and premises up for Sale. The WSRA had registered it as a Community Asset in 2018 to enable the community to purchase it if it was ever available for sale.</p> <p>The regulations on the sale of Community Assets requires the owners to advice the District Council if the property is to be sold which would trigger a 6-month moratorium to allow the community to set up community company and raise funds for the purchase.</p> <p>There are exceptions to comply, including if the premises and business are being sold together. The owners are advised, but nor required by the act to inform the District Council, and therefore they decided not to contact either the District Council or the WSRA of their intension to sell.</p> <p>Then followed a chain of letters and emails, between the owners, the District Council and the Association. The result of this correspondence is that the owners would be happy for the Community to purchase the premises and business but because they wish to use the exception clause,</p>	

	<p>there will be no 6-month moratorium.</p> <p>The secretary reported that several people contacted him regarding the setting up of the Community Group and a Charity who deals with purchasing assets on behalf of communities are keen to assist and give advice.</p> <p>Following a long discussion, the committee agreed that without a 6-month period to allow the setting up of a community group, during which the owners could sell to a third party, it reluctantly agreed not to proceed.</p> <p>The Secretary was asked to send an informative email out to all residents and to thank the residents who came forward.</p>	GJ
<b>5. Bank Account</b>	Simon Lukies was unable to attend the meeting. End of year accounts will be available for the AGM in June	SL
<b>6. Membership Report</b>	<p>Frank Mulholland reported that seeing May is the final month of our financial year there has been little movement on numbers.</p> <p>He will be starting a mail chimp emails to inform residents that memberships are due.</p> <p>It was agreed not to change the fees for the coming year</p>	FM
<b>7. Communication</b>	<p><u>Website</u></p> <p>Malcolm Randle reported that the website front page has been updated</p> <p><u>Facebook Page</u></p> <p>Frank Mulholland and Malcolm Randle had endeavoured to see if the mail chimp emails and notices could be automatically be linked to the Facebook page. The Committee thanked frank and Malcolm for looking into this</p> <p>Unfortunately, this was not possible, and it was agreed that whenever it was considered appropriate Malcolm would add the notice on to the page.</p> <p>Malcolm reported that the page is used by over 45 people, within the village not all are yet members of the Association. It was agreed to write a notice of the work of the association and the membership fees.</p>	MR GJ
<b>8. Update on Council Elections</b>	<p>The Secretary reported that following the Boundary Commission changes Woodbury Salterton moved from the old Raleigh ward and now included in Woodbury Lymptone ward. Following local elections earlier this month Ben Ingham and Geoff Jung were elected to represent the ward as Independent.</p> <p><u>District Council</u></p> <p>The elections resulted with the Conservatives losing overall control, and the Independents in the majority with a total of 31 out of 60. This may have</p>	

	<p>significant changes on Planning and future for the district, but it is too early to tell how this will affect our village.</p> <p><u>Parish Council</u></p> <p>Although there was no Parish Council Election due to not enough people standing our committee member Simon Andrews replaced Woodbury Salterton parish Councillor Ben Jones, and on Monday our Committee member Richard Cullen was successfully co-opted onto the Council.</p> <p>With these changes in representation at Parish and District the Association is now well represented.</p>	
<p><b>9. Village Scene Projects</b></p>	<p>Most matters had been dealt in Matters Arising.</p> <p>Debbie Jung reported that the Scarecrow Event will be on the 9<sup>th</sup> June. The theme this year will be sports or pastime.</p> <p>Help will be required on the day.</p>	GJ
<p><b>10. Conservation and Habitat</b></p>	<p>Diana Wackerbarth reported that the Woodbury Wide Awake project have had several events throughout the Parish including a successful event on "Changing Landscape" held at Woodbury Salterton Church with a presentation by Patrick Dillon.</p> <p>It was reported that the Wild Woodbury group were working on projects for planting wild flowers throughout the Parish. It was agreed that the Association would support any "Green" initiatives in the village or parish</p>	
<p><b>11. Resilience Group</b></p>	<p>The Secretary reported that he will endeavour to complete the task of setting up the resilience group shortly</p>	
<p><b>12. Planning Report</b></p>	<p>The Planning Report had been circulated and the committee noted the report</p> <p>Ref 157 <b>Planning Application</b> 18/1908/FUL Greendale Lane Off Oil Mill Lane Erection of Barn</p> <ul style="list-style-type: none"> <li>• Further Information provided</li> <li>• This Application has now been approved</li> <li>• This Application was approved with further development rights removed</li> </ul> <p>Ref 167 <b>Change of Use 19/0034/COU</b> for a Retrospective change of use to B8 class use (storage and distribution) on the land adjacent to Compound East 6 at Hogsbrook Farm Greendale Business Park.</p> <p>Ref 168 <b>Change of Use 19/0035/COU</b> for a Retrospective change of use to B8 class use (storage and distribution) on Land Adj Compound East 6 at Hogsbrook Farm Greendale Business Park.</p> <ul style="list-style-type: none"> <li>• Both these retrospective applications are on land that is outside the Greendale Employment/Business Park and both sites had previous applications for continuing Industrial use refused.</li> </ul>	

- The refusal notices to the previous applications advised the
- applicant that enforcement action will be served, but just prior to the enforcement
- It should be noted that whilst there is current planning
- applications being considered the Planning Authority are unable to serve an enforcement notice. The Committee agreed to inform the residents and to submit a response.
- These Applications were approved against Local Plan and Village
- Plan Policy due to the length of time used illegally and loss of jobs

Ref 169      **Certificate of lawfulness 19/0132/CPE** for established use as an open storage compound (use class B8) and associated engineering works Compound 33A Greendale Business Park.

- This location has been in use for over 10 years without planning permission
- This Application was approved

Ref 171      **Retrospective 19/0143/FUL** Installation of pre-fabricated freezer storage pods with integral loading bays to part of existing logistics transport operation site. at Unit 31 Greendale Business Park

- The location of the Freezer units are disturbing residents at night
- The unloading and parking of refrigerator trucks are also a noise nuisance
- This application was withdrawn

Ref 172      **Retention 19/0288/FUL** Extension to industrial unit (including change of use from agriculture to Class B8 (storage)) | Unit 10 Hogsbrook Farm Road Hogsbrook Farm.

- Outside the Employment Area for the Business Park
- WSRA response was agreed
- Awaiting to be determined by EDDC

Ref 173      **Planning Application 18/2867/FUL** Regrading and planting works at Compound 62 Greendale Business Park

- This location is at the most South East point closest to the Village
- The area which has been raised (without Planning Approval) to the same level of the Employment Park is proposed to be landscaped and access proposed for access of emergency vehicles.
- A response was submitted
- Awaiting Determination by the Planning Authority.

Ref 174      **Planning Application 19/0411/FUL** Extension and change of use to B8 storage at Unit 50 Greendale Business Park.

- Unit 50 is the unit previously used by Wood Yew Waste which had been used for recycling wood and UPVC. There had been many issues.
- with the processes being carried out, with fires, dust, noise. The company was recently taken by Eddie Stobart and the work is being amalgamated at another site owned by Eddie Stobart.
- The new tenants will use the site for B8 purposes which be more suitable for the location.
- The development will be totally within the approved employment

	<ul style="list-style-type: none"> <li>• boundary of Greendale Business Park</li> <li>• It was agreed to support the application and a response will be</li> </ul> <ul style="list-style-type: none"> <li>• circulated for the committee to approve.</li> <li>• Awaiting to be determined by the Planning Authority</li> </ul> <p>Ref 175.       <b>Listed Planning Application 19/0577/LBC.</b> Listed Building Interior and Exterior changes to 3 School Cottages</p> <p>Ref 176.       <b>Listed Planning Permission 19/0615/FUL</b> Listed Building Interior and Exterior changes to 3 School Cottages</p> <p>Ref 177.       <b>Listed Planning Permission 19/0616/LBC</b> Listed Building to Exterior retaining wall and boundary fence to 3 School Cottage</p> <p>Ref 178.       <b>Planning Application 19/0733/FUL.</b> Side double storey extension to 47 Sages Lea</p> <p>Ref 179.       <b>Variation on a Planning application 19/0837/VAR</b> Changes to interior and conditions at Bridge Farm Stony Lane.</p> <p>Ref 180.       <b>Planning Application 19/2969/CM.</b> DCC application to change of hours for working at Suez</p>	
<b>13. Greendale Liaison Group</b>	<p>Richard Cullen reported he will be attending the Greendale Liaison meeting 4<sup>th</sup> July at 10am at the Greendale Offices.</p> <p>He asked for any issues to be forwarded to him prior to the meeting.</p> <p>Several the committee asked what the large pipe was for which is being constructed on land close to the Cycle Track. Richard offered to make enquires.</p>	<p>RC</p> <p>ALL</p> <p>RC</p>
<b>14. AGM</b>	<p>The AGM will be held on Friday June 21<sup>st</sup> at Woodbury Salterton Village Hall</p> <p>It was agreed to organise it as a wine a cheese event and inviting other organisations from the village and area to have stands.</p> <p>Rather than having reports read out they will be distributed before hand and available on the night and the AGM will be a short 10 minutes with any questions.</p> <p>A circular leaflet and emails will go out advertising the event</p>	<p>GJ DJ</p>
<b>15 Any other Business</b>	There was no further business	
<b>13. Date of Next Meeting</b>	Tuesday 9 <sup>th</sup> July at Trevanin Farm.	
<b>14. Signed</b>		