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MINUTES OF DEVAUDEN COMMUNITY COUNCIL MONDAY 21 AUGUST 2006 AT ITTON VILLAGE HALL

COUNCILLORS PRESENT C Knight, J Williams (Chair), K Reece, E Hall, CC Greenland, A Cooke, N Knowland

APOLOGIES: PC A Mason, M Powell, A Duffield,

IN ATTENDANCE: C Martin (Clerk), David Luca, Jane Lucas, Angie James, Robert Morgan, Joyce Morgan, B Holland, G Jones, JB Jones, J Howell, R Howell.

1) OPEN SESSION

David Lucas stated that he wanted to discuss the mobile home and paddock at Devauden Court (refs DC2006/00576 and DC2006/00299). He stated that he wanted to raise the point that the mobile home and hard standing were put in place before the planning consents. He said he believed that the applicant would just carry on riding roughshod over the planning regulations. Jane Lucas said that these 2 retrospective applications were suggesting that the stud farm already exists. Cllr Williams stated that DCC had no problem in principle with the stud farm so approving applications for the mobile home and paddock was not contrary to the original decision on the stud farm. Cllr Knight said that there were already about 30 horses being kept at the site and one was lost last year so that they installed the mobile home to have someone on site. Jane Lucas said that these two applications were only posted very close to the mobile home so it was not obvious that plans had been submitted. In light of this Mrs Lucas requested that DCC look at the plans again to make further comment. County Cllr Greenland said he had the commitment of the planning committee to look at all applications from this applicant at this location to be considered as a whole. All these applications will be looked at together. He also said that under planning law the notice has to be either posted by the location or the closest residents have to be informed. MCC try to do both as far as is possible. Cllr Greenland also stated that it is planning law that retrospective applications have to be looked at as if they were ordinary applications. The Cllrs agreed that it would be possible to write to MCC expressing that a large number of residents have on 3 occasions voiced their strong objections to the stud farm development including the siting of a caravan and creation of a paddock. They have also expressed their concerns regarding the procedures adopted by MCC especially the lack of prior notification in the area. We trust that you will take this into account when making your decision.

Ms J Howell asked what would happen after the 3 years that the caravan had been approved for in DCC's recommendation. Cllr Williams stated that future applications would be looked at the time but having approved a caravan did not automatically mean that a further development would be approved.

The members of the public left the meeting.

2) CONFIRMATION OF MINUTES

Minutes from meeting of 31 July 2006 were agreed and signed by JW and CM.

3) MATTERS ARISING

- 3.1 Although referred to in the minutes of 31 July as Court Y Mawr Farm KR requested that it be noted that the property is known as Ty Mawr.
- 3.2 CM wrote to Fire and Rescue Service to report that plates missing from fire hydrant posts on R82 from Devauden Court to Newchurch. Response received to state that they are investigating.
- 3.3 Highways form dated – 5.7.06 – response received from Brian Cleary to state that the white lines at Itton Common will be added to the maintenance programme. The request for priorities to be altered will be added to the list of requests to be considered for the next financial year.
- 3.4 Planning seminar attended by KR. Copies of guidance were distributed to all councillors.
- 3.5 Allotments - JW will secure payment from Mr and Mrs Massie by the next meeting.
- 3.6 Court Y Mawr Farm (DC/2006/00542) – letter from Evans & Ellis solicitors dated 8 August 2006, retracting letter reported on at last meeting that stated that the offer of alternative accommodation made to Mr & Mrs D Methuen has not been accepted. File.

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4) FINANCE

Balances 20/8/06 Current; £ 876.77 No Notice: £ 4319.25

4.1 Agreed for payment:

Clerks salary and expenses £ 211.59 cheque no. 101059, signed by JW and EH.

4.2 Wales audit office have not received cheque no 101044, for £141. Cheque was posted in March but has not been banked. HSBC confirmed that it had not been cashed and it would cost £10 to stop the cheque. CM instructed to stop the cheque and cheque number 101060 approved for £141 to replace cheque 101044.

5) CORRESPONDENCE

- 5.1 MCC – Cabinet agenda 16 August. File 2 months
- 5.2 NAW – Beecham review of local service delivery – discussion events. File
- 5.3 Local Agenda 21 grants. No action.
- 5.4 NAW – Commissioner for older people in Wales draft regulations Passed to JW for review.
- 5.5 MCC – Monmouthshire road safety strategy – 3 year road safety and traffic management forward programme 2006/7 – 2008/9. JW to feedback at next meeting.
- 5.6 Monmouthshire Community Safety Partnership – Community Safety strategy 2005-2008. File.
- 5.7 Adjudication Panel for Wales – Annual report 2005-2006. File.
- 5.8 Welsh Federation of Housing Associations – Enabling rural housing a pilot project. Seminar 13 October. No one can attend – no action.
- 5.9 Letter from Paul Ebrey regarding planning application DC/2006/00542 – agreed that CM should respond to Mr Ebrey to state that a) applicant was not contacted as the plans did not arrive with the clerk in sufficient time. This is not unusual and happens in many cases. b) Ken Reece did not say that Dorland Cottage was a listed building but that he had seen it featured in a magazine as an example of a property worth saving. c) the plan is now before MCC.

6) PLANNING

- 6.1 Lists of planning applications - none received
- 6.2 Planning committee agenda 8 and 22 August. File 2 months.
- 6.3 Planning applications – delegated decisions and enforcement cases - none received.
- 6.4 Approval of Planning permission – Ty Fedw Devauden, Chepstow –use of redundant barn for B1 (light industrial/office) and B2 (storage and distribution). File.
- 6.5 DC/2006/00792 – Removal of existing conservatory, erection of new lounge and porch, Tor y Myndd Farm, Devauden, Chepstow, Monmouthshire NP16 6NU. No objections – recommend approval.
- 6.6 E6840/A 06/1199550 – Appeal re Erection of Agricultural Building and Provision of Hard surfaced area/access track, Land West of Cwrt y gaer, Wolvesnewton. File and await decision.

7) COUNTY COUNCILLORS REPORT

Nothing to report.

8) ONE VOICE WALES (OVW)

No correspondence

9) WARD REPORTS

EH reported that she had read the first ministers report and there was nothing specific to report.

Dates for next meetings; 25 Sep, 30 Oct, 27 Nov, 18 Dec.

Meeting closed 9.10pm

Next Meeting: Monday 25 Sep Devauden Village Hall 7.30pm.

Signed _____