

KENTON PARISH COUNCIL

Minutes of the Parish Council Meeting held in Kenton Victory Hall on Wednesday 12 March 2025 at 7.30pm

Present

Councillors D Blount (Chairman), H Bright, A Bryant, R Calderwood, J Hare, K Savill and S Godwin

Also present

Suzanna Hughes (Clerk), District Cllr Taylor and 3 members of the public

250312.01 Apologies for Absence

- County Cllr Connett

250312.02 Open Forum

There were no comments.

250312.03 Declarations of Interest

Cllr Calderwood declared an interest in item 8.1.

250312.04 Ratification of Minutes

Members received the minutes of the Parish Council meeting held on 12 February 2025. It was agreed unanimously that those minutes are signed by the Chairman as a true and correct record of the meeting.

250312.05 Reports

5.1 Police Report and Community Speedwatch

In the period 1 – 28 February 2025 there were four recorded offences in Kenton:

2 x criminal damage (allotments)

1 x dog acting in a way to cause fear of attack

1 x assault adult on child

5.2 County Councillor's Report

Kenton flood update: Alongside the brook wall and path being repaired, Devon County Council has been working on the 'flood modelling' for the whole catchment to help decide next steps. There's a brief update to the County Council cabinet meeting today which says: "the hydraulic modelling for the catchment is nearing completion. Once complete we will then be in a position to consider what improvement options are deliverable and affordable." So, progress is being made but more to be done and hopefully the funding will be in place to help prevent another flood in the village.

5.3 District Councillor's Report

District Cllr Taylor reported that TDC has agreed its budget for 2025/26. The Teignbridge council tax increase is 2.99% (11p increase per week for a Band D property). The Local Plan is now going out for final public consultation. Minor modifications which have been identified are mainly typographical errors. There are no changes to the allocations and no additional sites have been introduced.

The Chairman advised that he had noticed that two trees have been felled along Brook Path, one on TDC land and one on land for which the Parish Council is responsible. It was unknown who had carried this out.

5.4 **Volunteer Flood Warden & Kenton Flood Prevention Scheme (KFPS)**

No report from the flood warden.

A reply to the request to plant saplings was received from Powderham Estate. Permission has not been given at this stage but it is hoped that a meeting can be arranged to discuss the issues. Andy Bowker volunteered to draft a response for KFPS to consider at their next meeting.

5.5 **Kenton Nature and Green Spaces (KN&GS)**

Cllr Calderwood gave a report on behalf of KN&GS. Members have met with representatives of Our Green Future reference the grant. They reported on the progress at Harmony Meadow. The footpaths have been completed, bird boxes and a hedgehog home have been installed, bulbs have been planted and they have started some hedging. Noticeboards, benches and more bulbs are outstanding and are being progressed. They have met with Jeremy from Exminster and Alison in Starcross for a local nature collaboration. Chris Britton has offered some free shrubs to be planted in the parish garden and the brambles will be cut back. Some snowdrops have been donated and planted and some wildflower pellets have been donated by WBW Solicitors which can be given out to residents.

A concern was raised about the number of plant pots on the pavement outside Rockbears House which are now partially blocking the pavement and are a potential hazard. It was agreed to speak to the resident responsible.

5.6 **Action Reports**

None

250312.06 Finance and Governance

6.1 Members received the invoices for payment and it was agreed unanimously that the payments as listed are approved (attached).

It was agreed to write and thank DCC for their help with project-managing and making a significant financial contribution towards rebuilding Brook Path. It was noted that by working with residents responsible for the wall on the other side of the brook and their insurance companies, a more robust retaining wall repair along the whole corridor on both sides has been achieved. It has also widened/straightened the flood channel (giving better capacity) and provides a new surfaced footway.

6.2 Members received an application for a small grant of £80 from Kenton in Bloom towards the cost their annual insurance premium. A grant of £80 was agreed. Their work in the village, particularly around the Triangle, was very much appreciated.

The Dolphin Inn

7.1 Members noted that, under the Community Right to Bid, the full moratorium period is now in place for a six-month period. This will end at 5pm on Wednesday 30 July 2025. During this period, Dare Utility Services may only sell The Dolphin Inn to Kenton Parish Council, or any other eligible community interest group.

A public meeting was held on 4 March and attended by over 70 people. Quite a few expressed an interest in being involved and a Community Benefit Society meeting was held on 11 March, attended by around 20 people, at which a Chairman, Treasurer and Secretary were appointed. Meetings will be held weekly. The main aim is to get a pub in the village and one of the first tasks will be to approach the owners of The Dolphin Inn to establish whether they would be prepared to sell to the community. The next meeting will be held in the Royal British Legion in Starcross on Tuesday 18 March at 7pm.

250312.08 Planning

8.1 New planning applications/appeals

- 8.1.1 25/00192/LBC – 3 Ford Farm Court, Mamhead Road, Kenton
Removal of flue, replacement of the skylights and replacement of uPVC windows with timber windows

Members agreed to support this application.

8.2 Decisions

- 8.2.1 25/00040/HOU – Hastoe House, 21 Sunnybank, Kenton
Replacement of the failing retaining wall between the property and the public footpath on the west side

Members noted that TDC has granted conditional planning consent.

- 8.2.2 25/00039/CAN – Pirates Retreat, Exeter Hill, Kenton
Removal of 2 mature birch trees

Members noted that TDC has deemed these works acceptable.

- 8.2.3 25/00092/CLDP – Western Cottage, Church Street, Kenton
Certificate of Lawfulness for proposed alteration of rear/courtyard window and door openings, installing a flue to the rear elevation, internal alterations and associated works

Members noted that TDC has certified that the operations described would have been lawful.

- 8.2.4 25/00118/LBC – Middle Court Hall, Mamhead Road, Kenton
Re-slatting of roof slopes

Members noted that TDC has granted conditional Listed Building Consent.

250312.09 VILLAGE MAINTENANCE

- 9.1 Members agreed to renew the maintenance contract with Plant Tech which expires on 31 March. Their prices will be held.
- 9.2 Members noted that the contractor has been asked to remove the pampas grass at the entrance to Brook Path and to remove the brambles encroaching on to the community garden.
- 9.3 Members received a quotation to update the artwork on the information board situated on The Triangle (approximately £500 including fitting). It was noted that the only inaccuracy related to the current location of the school and therefore members agreed that this expenditure was not necessary at this time.

250312.10 Ivy Education Trust

The Chair of the Parents Association informed members that parents have expressed to the Trust their desire, along with the wider community, to be given the opportunity to input their feelings about the style, shape and environmental impact of a new school building. A meeting has been agreed (date is to be confirmed).

There was a discussion about moving and installing pieces of equipment from the old school site. It has been suggested by the Ivy Education Trust that these might be gifted to the Parish Council. This led to a discussion around the longer-term plans and responsibility for the equipment and field.

It was noted that the Ivy Education Trust had undertaken an inspection of the equipment belonging to the Parish Council despite this being carried out annually by the Parish Council. This had been done without informing the Parish Council.

It was agreed that there were several issues which needed to be discussed and clarified with the Ivy Education Trust including the responsibility for the play equipment, the lease between the Trust and Parish Council (which has not yet been amended since the relocation of the school), the duplicated equipment inspection and future public access to the hard court. The Chairman will make contact with Jonathan Lasker from the Trust and invite him to the next Parish Council meeting.

County Cllr Connett is liaising with Highways about the possibility of repositioning the crossing on the A379 to a more suitable and safer location for the relocated school.

The new gate has now been installed and is accessed with a combination lock.

250312.11 Playing Field & Hard Court

The annual ROSPA was received and discussed. The cradle swing had been noted as high risk and therefore the Parish Council has taken it out of action. It was agreed to explore options for repair/replacement. The climbing wall is also deteriorating and will soon be in need of repair/replacement. In the meantime, this will need to be monitored.

250312.12 Highways and Footpaths

Residents are encouraged to report all potholes:

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

It was noted there are a number of potholes on Church Street. Cllr Calderwood will report these.

The Chairman thanked Cllr Calderwood for cutting back the foliage behind bus stop at South Town.

250312.13 Correspondence

None

250312.14 Annual Parish Meeting

It was agreed that this would be held on Wednesday 9 April at 7.00pm before the Parish Council meeting at 7.30pm.

240312.15 Members' items for information or general discussion, for inclusion on future agendas and/or items requiring urgent attention

[Members were reminded that they have not received the statutory notice of this business to be transacted and should therefore recognise that any decision made may be taken to be unlawful if challenged in the future]

None

240312.16 Date of Next Meeting

Annual Parish Meeting – 9 April 2025 at 7.00ppm

Parish Council Meeting – 9 April 2025 at 7.30pm

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Chairman

11 MARCH 2025**Item 7:****Expenditure**

Payment type		Details	Amount
Standing Order	Clerk's salary & disbursements	March	£545.08
Online	Plant Tech	Grass cutting – February	£480
Online	Devon County Council	Brook Path	£35,000
Online	The Play Inspection Company Ltd	Annual Inspection	£162
Online	A Grahns-Doan (KN&GS)	Bulbs etc (from Our Green Futures grant)	£15.43
Online	High Garden Nurseries	Pruning in car park	£75
Online	Powderham Estate	Half yearly allotments rental	£650
Online	Kenton Victory Hall	Additional meetings	£78
Online	Kenton in Bloom	S137 grant towards public liability insurance	£80

Income (9 February – 8 March 2025)

Date received	Received from	Details	Amount
December	Cemetery	Cemetery	£270

Bank Balance at 8 March 2025

Current account	£67,346.69
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