

# EXMOUTH TOWN COUNCIL

## Community Organisation Liaison Panel (COLP)

Notes of the meeting held at 10am on 19<sup>th</sup> June 2023 in the Town Hall Chamber

### Present

Councillor David Poor	DP	Exmouth Town Council (Chair)
Councillor Pauline Stott	PS	Exmouth Town Council
Councillor Graham Deasy	GD	Exmouth Town Council
Councillor Brian Bailey	BB	Exmouth Town Council
Councillor Aurora Bailey	AB	Exmouth Town Council
Councillor Andrew Woodward	AW	Exmouth Town Council
Councillor Mark Williamson	MM	Exmouth Town Council
Lisa Bowman	LB	Exmouth Town Council (Officer)
Geoff Skinner	GS	Exmouth Community Association
Andrew Gordon-Raby	AGR	East Devon District Council (Streetscene)
Adrian Toole	AT	Transition Exmouth
Tony Siddall	TS	Churches Together
Dave Radford	DR	Exmouth Civic Society
Ian Cann	IC	Exmouth Civic Society
Lisa Greenway	LG	Exmouth Town Council (Note-taker)

### Apologies

Rev Simon Atkinson	SA	Churches Together
Tom Wood	TW	East Devon District Council (Streetscene)
Keith Bungay	KB	Exmouth Community Association

### 1. To elect a chair and a vice chair

LB requested nominations for the election of the chair. AT proposed DP, seconded by PS, that he be re-elected as chair of this working party. No further nominations were received. Members were asked to vote, and DP was duly recommended as chair.

LB requested nominations for the election of vice chair, GD proposed PS, seconded by DR. No further nominations were received, and PS was duly recommended as vice chair.

### 2. Welcome and apologies

LB suggested that all members introduce themselves and once completed DP welcomed members to the meeting and apologies were noted.

### 3. To agree the notes of the previous meeting held on the 20<sup>th</sup> February 2023

Members approved the accuracy of the previous notes from the 20<sup>th</sup> of February 2023.

### 4. Matters arising from the previous meeting

LB updated members that the van lifers at the lorry park have been given notice to move by the 30<sup>th</sup> of June 2023. LB was concerned as a telephone complaint had already been received about a campervan being lived in at Alexandra Terrace which may be connected to the van lifers. LB will liaise with DCC to find out what their position would

be if displacement becomes an issue. BB confirmed that he received an email from EDDC last week, sent by a van lifer to request that they stay at the lorry park on a permanent basis for a nominal fee per year, BB queried if EDDC would allow this.

LB thought this would be unlikely as the car parking order in place does not allow permanent parking on that site, EDDC would need to apply for planning permission but will put the question to the Carpark Services Manager, Richard Easthope during the Exmouth Transport Partnership meeting tomorrow. LB will email members with feedback after the ETP meeting.

**5. To agree a request from The Avenues Residents Association (TARA) to join the panel and to agree that a recommendation is made to Full Council that the Terms of Reference are updated accordingly**

DP has received a request from TARA to join the working party as they have an interest in planning matters which could benefit the group.

MW provided members with some historical background information and advised that in 2008 when COLP was established, community and resident groups were not included. MW was in favour for a TARA spokesperson to join, PS confirmed that this has been brought up several times but was concerned that they would only be representing a small area of the town which had the potential to disenfranchise the rest of Exmouth's resident groups.

GS reminded members that historically an ECA representative was a member of the WP who also sat on the TARA committee, this enabled them to have a direct link to what was going on within the WP. GS confirmed that they currently have a TARA representative on the ECA committee and would be happy for them to attend on their behalf. GD was against TARA joining as did not see the benefit of having a single geographical interest group within the WP and advised members that any issues TARA had could be directed to the 6 ward councillors.

DP confirmed that previously the WP approached resident's associations to ask them if they would like to join, the only interest was expressed by TARA. DP stated that TARA have experience in planning matters which would be useful as we head into the Local and Neighbourhood Development Plan and agrees with GS's suggestion.

LB updated members that the Terms of Reference state that 2 members from each community organisation group can join so there is scope for a second representative from ECA to attend the WP. LB stated that if the WP agreed that TARA joins, we would have to proactively reach out to all resident associations again so a compromise would be a better solution.

Members discussed the request further and DP asked members to vote, it was decided that the ECA representative who is also on the TARA committee could attend future meetings on behalf of ECA. LB confirmed that the Terms of Reference do not need to be changed due to the decision made.

**6. To note the outcome of planning application number [22/2120/MFUL](#) (Churchill Retirement Living, Jewson Ltd, Fore Street, Exmouth, EX8 1HX)**

LB recommended that members listen to the planning meeting recording which is available on YouTube and was attended by Exmouth representatives who spoke against the application. LB confirmed that the meeting was insightful as various objections were grounded on policies within the Neighbourhood or Local Plan and the planning solicitor at EDDC went through each potential rejection to see if they were relevant.

LB confirmed that multiple objections were ground down to 2-3 as it was felt that some of them did not have strength, for example SG argued that the development was inappropriate as Exmouth needed 1-2 bedroomed starter homes for young people which the developer had misconstrued by saying that 1–2-bedroom retirement homes came under the Neighbourhood Plan policy. LB updated members that the application was refused but will probably go down the appeal route.

LB confirmed that when the housing needs assessment was made there was a clear identified need for smaller housing units for elderly people, LB was concerned that it may mainly attract people from other areas that wish to retire to Exmouth and not Exmouth residents which would free up properties for younger people to move into.

LB advised that although the Neighbourhood Plan identified that we need 1-2 bedroomed accommodation it does not state that they are needed for young people even though that was the intention. LB stated that when we refresh the policies within the Neighbourhood Plan, we need to tighten up the ambiguities within the policies.

IC was aggrieved by LB's comment's as he and others had spent hours on the Neighbourhood Plan and was surprised that the policies were not tight enough as advice was taken from EDDC planning and the Neighbourhood Plan Officer. LB assured IC that there was no inherent criticism of the Neighbourhood Plan Steering Group but the crucial policies regarding housing types need to be tighter as policies are not being used in the way they were intended.

PS queried which figures were being used to calculate the housing need as the ones used in the original Local Plan would be 5 years old when we had less residential homes in Exmouth. LB confirmed that the figures are up to date, the data comes from the recent assessment work for the emerging Local Plan and from the work on the Greater Exeter Strategic Plan.

## **7. Update on the Developing Local Plan**

LB and RB attended a seminar last week where an update on the Emerging Local Plan was provided. LB confirmed that there is still a lot of work going on in the background regarding housing numbers and EDDC now has a need to allocate housing requirement by neighbourhood area, the methodology used to date state that they need to build 18-20 thousand houses across the district over the lifetime of the next plan, this has fallen from 946 houses per year to 910 due to fluctuating circumstances.

LB confirmed that in the NPG and NPPF there is a requirement for district councils/local planning authorities to allocate housing on a neighbourhood plan area basis and within East Devon the whole of Exmouth is a designated area. There is a requirement for EDDC to allocate housing to the designated neighbourhood areas and Exmouth is a tier 1 settlement due to the network facilities but as explained in the meeting this does not mean that most of the housing is allocated to the higher tiers.

LB will find out how many houses will be allocated to the Exmouth area but assumes the methodology will produce a figure approaching 1000, there is an option to base the refresh of our Neighbourhood Plan on planning specifically for that number of houses.

LB confirmed that this did not happen last time as the 5 year land supply could be met due to the number of houses in the pipeline meaning that we did not have to allocate land for development. LB was concerned that if time, money, and resources were spent refreshing the Neighbourhood Plan to accommodate the housing it would need to go through referendum and based on the community's unpopularity of all the development sites that have come forward so far it may not be taken forward.

LB stated that we did not need to refresh the plan and find development sites for the housing need given the uncertainty that it would be taken forward but asked members for their thoughts.

PS queried if Goodmores was expanded to accommodate the additional housing requirement for Exmouth could the boundary be moved. LB confirmed that ETC can request a boundary review as Goodmore residents would most likely consider themselves as Exmouth residents, but they come under Woodbury and Lymptone parish who would receive the Council Tax element. LB explained that Goodmore residents are more likely to use Exmouth surgeries, schools and transport facilities so a boundary review could be requested on those grounds, but the difficulty is that Lymptone and Woodbury parish would need to agree. LB confirmed that Broadclyst requested a boundary review based on the Cranbrook development, but it was rejected by the adjoining parishes. LB made members aware that if a boundary review was requested and accepted our parish boundary would increase and we may have to accommodate more housing.

BB thanked LB for precise update and made members aware that Torbay Council who are an adjoining authority with EDDC are seeking to adopt land from them to make up their housing supply. LB confirmed that this is called a Duty to Cooperate which means that when we are doing our Emerging Local Plan if an adjoining local planning authority area is struggling to meet their housing need requirement there is a duty to cooperate to try and help them out and this has happened in Torbay.

MW was keen to focus on who we were building the houses for and tighten up the policies within the Neighbourhood Plan with help from EDDC by providing robust statistical demographic evidence of the need for starter homes. LB advised that we could start work on updating the Neighbourhood Plan with specific housing requirements, but we would need the evidence base to demonstrate what types of houses we need. LB stated that we could find consultants to start the work so that we are ready to refresh with tightened policies based on evidence. LB will investigate if ACOM and the locality teams have any resources available.

Members discussed the lack of affordable housing, IC updated members that it was announced this morning that the ratio between annual income and house prices is now at the highest point since 1840 and although we requested 40% of affordable housing this was reduced to 25%.

AB queried what plans have been made to refresh the Neighbourhood Plan, LB confirmed that it is complex and must be compliant with the new Local Plan so timing is crucial for prep work as we do not know what the new Emerging Local Plan will look like. LB will reconvene a meeting of the Neighbourhood Plan Steering Group to see what

research and background work should be started but was keen to hear members views. GS queried which methodology was used to work out the housing need, LB confirmed that the standard methodology is used. AT updated members that Transition Exmouth have not given a view on this matter. DP urged community groups to provide an input and give ideas of ways forward.

Members discussed various developments around Exmouth and the provisions that developers need to make available for surgeries, schools, and commercial land. TS queried who would be responsible for building schools and doctor's surgeries. LB confirmed that developers provide the land, DCC are responsible for the building of schools and the NHS would be responsible for doctor's surgeries.

## **8. Street Scene update**

AGR confirmed that the Imperial Rec. bollards are currently being fitted and hopes that by the end of the week the gates will be fitted and the heras fencing removed. AB was impressed with the teams cleaning and litter picking and requested more BBQ bins on the seafront, AGR will investigate where they can be fitted and order some more.

DR thanked Street Scene for completing the bollards as has had travellers and tents being put up which has caused a lack of security for the Sea Scouts. IC mentioned that the last bit of exmouth fort on the beach has disappeared, AGR will investigate this further. IC had recently been on the Maer which looks good but was concerned that it may be a possible fire hazard, IC also queried if there was an update on the trees that died behind Queens Drive and the failed trees at the estuary car park. LB confirmed that EA were responsible for the trees at the estuary so will speak to CJ to see if an update is available.

PS raised concerns over the overgrown cycle path and the overgrown pathway at Rivermead, AGR confirmed that the cycle path belongs to DCC, and the pathway belongs to the National Trust.

## **9. Update from Town Council working parties and outside body representatives**

### **Festival & Events WP**

LB confirmed that plans for the festival are progressing with ticketed events for a silent disco in the Manor Gardens and a screening of Jurassic Park in the rugby club grounds.

### **Flooding & Land Drainage WP**

LB updated members that the WP has been engaging with SWW around the water quality concerns where SWW agreed to conduct dye testing last week which councillors attended to find out where the outfall pipe was on the Maer. LB stated that the test was inconclusive as there was insufficient water to push the dye through, GD attended the test and although disappointing it provided the chance to engage with SWW and ESCAPE.

LB raised concerns regarding the confusing alert/warning systems and the different factors that impact on the quality of water, the Surfers Against Sewerage APP that is widely used does not differentiate between warnings put in place by EA or SWW. LB urged members to read the meeting notes that are available on the ETC website.

AT advised that Exmouth has been awarded the blue flag and wondered how this related to water quality, LB confirmed that the blue flag status covers a whole range of criteria not just about water quality but will share the information with members.

### **Climate and Ecological Emergency WP**

BB asked if there was any progress on the ECO hub, LB stated the background work to date on the ECO Hub was discussed at last week's Full Council meeting. LB confirmed that a draft business plan was drawn up with projected bill costs of 1.2 million, but EDDC were requesting that the heads of terms for the transfer of the toilet be signed before funding sources or planning permission had been put in place. The WP decided that it was too much of a risk to sign the heads of terms at this point and it was decided at Full Council that ETC would write to EDDC to ask for the public toilet block scope for an eco-hub be considered outside the framework of the public toilet review and that they partner with us.

AT thanked members who helped circulate the Call of Nature survey.

### **Hospital League of Friends**

TS updated members that the 2 wards at Exmouth hospital that the Hospital League of Friends helped fund have now been completed. TS raised concerns over dementia care as the group have been helping to fund Admiral nurses, originally there were 3 part time nurses, one left 6 months ago, the second has just been offered another job as funding is not always guaranteed even though the Hospital League of Friends have committed to funding of 12.5K per year.

TS has been pushing to get funding from RBL and has been successful, they have agreed to fund more Admiral nurses, but they would be based in the Plymouth area. TS expressed concern that doctors' surgeries are struggling and is worried with Exmouth expanding that the infrastructure is not in place.

### **WEB Health & Well-Being Board**

DP advised that the board is focusing on the mental health of young people and getting better connections with schools. DP confirmed that Rolle and Claremont surgeries are merging which will hopefully provide more resources for health but there is a risk that there are not enough doctors.

DP stated that the chair of the WEB board has sent out a plea for more money to employ Admiral nurses as they are not funded by the NHS and rely on grants and contributions, DP urged the community organisations to let TS know of any funding sources that may be available to them.

TS wanted to expand on the school connection and advised that some years ago the board realised the majority of members were senior and wanted to get young people involved to find out what they thought about their illnesses and problems. TS confirmed that they recruited 2 young people from the college to join the board and it was successful, they now have a representative from each junior school in the area who talk to peers about issues that affect them.

PS queried where the children would go for health issues now that the Withercombe Village clinic has closed, LB will investigate. TS confirmed that the building has been taken over by a firm called Ness who provide dementia daycare for a fee and another centre called the Rainbow Club will be opening soon at Devon Country Life.

### **Active Travel**

AT advised members that an Active Travel Day will take place on the 16<sup>th</sup> of July at Sideshore.

### **Exmouth Mental Health Carers Group**

IC confirmed that the group meet between 2.30pm and 4.30pm on the first Thursday of every month at St John's Court.

### **Beach Wheelchairs**

PS updated members that a resident from a residential home who had been bedbound for 8 years went onto the beach last week in one of the wheelchairs and he thoroughly enjoyed it. PS was pleased that lots of residential homes are now using the beach wheelchair facilities although this means that more volunteers are required.

## **10. Any other business**

GS wondered if anything would be done about the shared footpath on beach through the next round of Levelling Up, LB confirmed that the Town Council is not eligible to apply for Levelling Up this would have to go through EDDC.

## **11. Next meeting**

17<sup>th</sup> July 2023

The meeting concluded at 12:05pm