

**HATHERLEIGH TOWN COUNCIL**  
**MINUTES OF MEETING HELD TUESDAY 5TH MARCH 2019**  
**7pm IN THE COMMUNITY CENTRE**

**Present:** Cllr.Tyson in the chair, Cllrs. Laycock, Kimber, Newman, Back, Trenaman, Dist.Cllr, Kimber, the Clerk. 18 members of the public

**Apologies:** None

**Declarations**

**of interest:** Cllr.Tyson - employee of WDBC

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**PUBLIC SESSION**

- a) Amanda Hamley - market plans do not meet planning policy. The market must be saved.
- b) Janet Ford - (indoor market trader statement) indoor building is not suitable - no provision for market café. Parking is not adequate. People come from all over Devon for our unique market.
- c) Diana Tigwell - the market should be saved. Potential economic hub. Open sided building not suitable.
- d) Mandy Julian - farming background - we must support the life of the community.
- e) Sally Vergette - Hath.Market CIC had support response from 30 surrounding parishes. Reinstate cattle market. Not enough parking. Size of market not large enough. Their market vision would bring more jobs. How can the new plan be sustainable.
- f) Rupert Brandon-King - supported the planning application, more houses would mean more money spent in Hatherleigh. New people to support town events.
- g) Cindy Squire - it would be difficult to move the carnival. More parking space required.
- h) Barbara Greenhill - no objection to new housing, but there is provision for this throughout Devon. At this present time, people did not know that the market was open. Hatherleigh is one of the only proper markets left.
- i) Sharon Mason - she would lose her income if there was no market café.
- j) Cllr.Tyson read an email from Mr.C.Dumpleton expressing support for Hatherleigh Market CIC.

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325.. Planning matters: - to consider application no 1794/18/FUL revised plans/description redevelopment of former Hatherleigh Cattle Market comprising 102 residential units, fur and feathers auction facility/pavilion. A1/A2/A3 commercial units, market square, associated infrastructure and energy compounds, pumping station and car parking.

Cllr.Tyson made the following points:-

- roads will be double width
- market building site was 270sqm and now is 370sqm
- fur feathers building was 137sqm and is now 147sqm
- number of pitches 80
- houses now 102 to include 21 bungalows - was 123
- WDBC are aware of the adoption of the road between site entrance and Bridge Street
- Sec.106 contributions will change slightly

Cllr.Trenaman still had concerns about the application in particular the area around the abattoir  
Cllr.Laycock reiterated that stacked parking would not work. School still had capacity.

After much further general discussion on the application a vote was taken:-

- 4 councillors supported the application
- 2 councillors were against the application
- 1 councillor abstained

When replying to WDBC the Council would make the following additional comments:-

- concerns regarding stacked parking remain. Human behaviour is such that this will result in the use of roads for parking
- the market building should have sides to be wind and waterproof and fit for purposes for many community uses. KWH have stated a desire to see the continued operation of the pannier market. Provision of a fit for purpose building is a pre-requisite if that stated desire is to be achieved
- continued operation of the current market is essential. Cessation risks a potentially catastrophic loss of traders and customers and must be avoided

The Council very much hope that we can continue working with KWH to address and future finer points/concerns over the operational nature of the market layout.

326. ACV application by C.Dumpleton to WDBC - full discussion took place on this matter and it was agreed that the following response be sent to WDBC *"the Hatherleigh market site is a large area with many buildings. Since the closure of the cattle and sheep auctions in April 2018 many of the buildings were closed off and have not been used. The Tuesday pannier market and fur and feather auctions have been operating inside only one of the buildings and using the surrounding vicinity for outside stalls and car parking - an area agreed with by Kingswood Homes. This building has its limitations for other community uses due to its internal sheep pens being fixed in situ. The development proposal submitted by KWH incorporates a more usable open plan provision for a community building and can continue to be used by the market/auction. This open plan design will benefit other community groups and see their return (ie the childrens float judging at carnival). As HTC have stated previously we are not aware that any part of the property is on the open market. Therefore, the idea of listing the area currently used for the Tuesday pannier market/auction as a community asset is compatible with the area that KWH propose is devoted to the pannier market. If this is the case that the whole area is to be subject to the ACV application, the Town Council are concerned about the viability of the KWH application and the sustainability of the site"*

327. Andrea Fortune, Kingswood Homes email - Cllr.Tyson read out full email (many public had left by this time). If the ACV is not withdrawn the market will temporarily close in 7 days until a new market manager can be found. The response from the Council would be *"the Town Council cannot stress strongly enough that we do not want the market to close. The Town council also state that we have no ability to stop Mr.C.Dumpleton moving forward with his market ACV application. For your information a copy of the Town Council's response to this application is included in this email"*

There being no further business, the Chairman thanked those present for their attendance and closed the meeting at 9pm