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SEATON REGENERATION PROGRAMME BOARD ACTION POINTS FROM A MEETING HELD AT SEATON TOWN HALL, SEATON ON WEDNESDAY 17 SEPTEMBER 2014

Present:

Councillor Ian Thomas	IT	EDDC
Anya Oliver	AO	DWT
Councillor Heather Sanham	HS	Seaton Town Council
Councillor Keith Lawes	KL	Axmouth Parish Council
Councillor Andrew Moulding	ATM	DCC
Councillor Peter Burrows	PB	EDDC
Councillor Graham Godbeer	GG	EDDC
Councillor Stephanie Jones	SJ	EDDC
Gavin Spiller	GS	Principal Planning Officer
John Steer	JS	Tesco
Alison Hayward	AH	Regeneration & Economy Manager, EDDC
Jenny Nunn	JN	Seaton Tramway
Lesley Garlick	LG	DCC
Chris Lane	CL	EDDC
Richard Cohen	RC	Deputy Chief Executive, EDDC
Charlie Plowden	CP	Countryside Manager
Carol Austin	CA	PR & Communications Officer, EDDC
Edward Willis Fleming	EWf	The Sidmouth Design Company
Doug Smith	DS	Seaton Visitors Centre Trust
Karin Frewin	KF	Marketing & Events Coordinator

Apologies:

Ros Mills	RM	DCC
Nigel Harrison	NH	Economic Development Manager, EDDC

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Harry Barton	HB	Devon Wildlife Trust
Ian Carvell	IC	Tesco
Neil Baker	NB	Tesco
Chris Drake	CD	Seaton Town Clerk
Terry Dinham	TD	TDP Property Development Ltd

The meeting started at 9.15am and finished at 11.15am.

Item	Notes/Decisions	Action
1.Introduction	Welcome and introductions.	
2.Notes of meeting held on 29 May 2014	The notes of the meeting held on 29 May 2014 were agreed as a true record with the addition of the words "and in the future" to the paragraph on <u>Parking</u> minute 9 Any Other Business.	Noted
3. Matters Arising	<p><u>Presentation by Bovis Homes</u> (Minute 3 refers) IT requested that any details of arrangements for heavy loads through Axmouth be sent to him and KL.</p> <p><u>Any other business</u> - (minute 9 refers)</p> <p><u>Parking</u> JN asked if there had been any progress on the request that Tesco be approached to see if they would provide assistance to the Tramway by allowing 4 hours free parking for visitors when work on Seaton Jurassic reduced the available number of parking spaces,. The Tramway could provide Tesco with the registration numbers of cars using their car park.</p> <p>ACTION JN and JS to liaise on this issue.</p> <p><u>Hotel site</u> No further information had been received by the Planning Authority following a pre-application discussion with [REDACTED].</p>	JN/JS
4. Progress on delivery of Stop Line Way	LG reported on progress on delivery of the Stop Line Way, which was a cycleway proposed to run from Burnham on Sea to Seaton. Devon County Council's priority was to provide the section from Seaton to	Noted

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	<p>Colyford, but land negotiations, particularly between the The Saltings and Colyford, were proving tricky. Work would not start until next year on this section due to these difficult negotiations with land owners. LG emphasised that everything that could be done was being done to progress the work.</p> <p>LG confirmed that signage around the Fishermans Gap section of the cycleway could be improved and that maintenance of the section between the town and The Saltings could be undertaken to ease access.</p>	LG
5. Seaton Jurassic Update	<p>AO reported on progress made on Seaton Jurassic. Kier, the nominated contractors, were now on site and would be starting the work to build Seaton Jurassic. The budget had to be increased due to construction industry prices. EDDC had underwritten the funding gap on the understanding that the partners would raise the funds to meet this gap. It was hoped to be able to open some parts of the Centre next summer, including the cafe. There will be a media event on Friday 26 September to celebrate the start of works on site.</p> <p>AH reported that the preconstruction agreement with Kier was in place and that there were also a number of legal agreements between EDDC and the DWT. This had resulted in a lot of hard work for the Regeneration, Estates and Legal Teams.</p> <p>Work on the new entrance was due to start on 29 September and be completed by the 29 October. The old entrance to the car park would be closed on 23 October (assuming the new one is open). AH would look into the access for tramway staff as the parking places they were currently using would be no longer available. She would also check if there would be pedestrian access from Harbour Road to the Tramway during the building works.</p> <p>Although it was not proposed that the hoardings would go along the full length of the site frontage with the Underfleet car park there would be provision for signage along the hoardings for the Tramway and also for the TIC. AH also reported that notice had been served on the two travellers caravans on the Underfleet and that notice would be served on the third caravan that had more recently appeared on site.</p>	Noted

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	<p>Members discussed the issue of overspill car parking which would be on a site beneath the Jubilee Lodge development. IT expressed a view that it would be helpful if members of the Regeneration Board expressed a positive view on the need for additional car parking in Seaton, particularly as the town would get busier when Seaton Jurassic opened. It was agreed this would be included in the media release following the Board. The view of the Regeneration Board was that they recognised the importance of car parking to Seaton.</p> <p>The possibility of having a viewing platform for the public to view progress on building work on Seaton Jurassic was raised. In response to a question from DS, AH confirmed that it was the intention to house the TIC in the Seaton Jurassic building. AO confirmed that the DWT Board were fully on board with developments at Seaton Jurassic.</p>	
<p>6. Fosseway Court, Seaton</p>	<p>GS reported on progress on the Fosseway Court, Seaton planning application. The owner and freeholder of the two blocks of flats had submitted a planning application to repair and improve them, which would be funded by the provision of a third block. This would be going to the DMC in October for debate. GS reported that the planning service was concerned over both the bulk and height of the blocks.</p> <p>It was noted that informal public consultation was that anything done to improve the blocks would be an improvement to Seaton seafront. The proposed new scheme would enhance the seafront.</p> <p>GS reported that the owner had said there would be no profit from the scheme and had refused to agree to any “overage” or S106 contribution. There was the possibility of development of the Moridonum for a shop or cafe as part of the scheme. RC considered that there should be continuing negotiations with the developer so that EDDC would get some form of benefit from this proposed development.</p>	<p>Noted</p>
<p>7. Work of Town Development Team</p>	<p>Members noted KF’s report on the work of the Town Development Team which had been circulated to members earlier in the week. There had been a significant amount of marketing undertaken for Seaton in the period. There had been good</p>	<p>Noted</p>

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	<p>coverage in the local, regional and national media and through social media.</p> <p>KF circulated the new branding for Seaton to members of the Regeneration Board. This branding was to promote the town itself. Seaton businesses who did not have their own website were able to sell their products through the MyHighStreet section of. http://shopping.seatondevon.org/ website.</p> <p>CP reported that rebranding of the Axe Valley Wetlands was also under consideration to reflect its location adjacent to Seaton.</p>	
<p>8. Seaton Workshops project</p>	<p>AH reported that conditional planning permission had been given for both the Seaton Workshop sites by DMC. Property Services had now put the construction of both the schemes out to tender and prices were expected to be returned in early October. Once the prices were known a report would be made to Cabinet on the financial viability of the schemes. The recent research into office and business accommodation needs across the District would inform this report.</p> <p>With regard to the existing Riverside Workshops, it was noted that in the future it was likely the site could be more suitable for housing development. The importance of retaining existing tenants to EDDC was emphasised. Space could be offered in any new industrial units to existing tenants at Riverside Workshops.</p>	<p>Noted</p>
<p>9. Seaton Seafront Enhancement and Consultation</p>	<p>HS distributed an update on progress on Seaton seafront enhancement and consultation. It was hoped that [REDACTED] would co-ordinate a meeting between civil engineers, planners, conservation officers and highways officers, to take place at the end of September or beginning of October to discuss the seafront enhancement scheme.</p> <p>ACTION GS to pick up the issue of seafront enhancement work with HS and [REDACTED].</p>	<p>Noted</p> <p>GS/HS</p>
<p>10. Seaton Design Statement</p>	<p>HS reported that the Seaton Design Statement(SDS) could be used to inform planning design but she acknowledged that it did not meet with current national standards. The SDS divided the town into different zones. Seaton town Council were looking into undertaking a Neighbourhood Plan, which carried more weight with planning authorities.</p>	<p>Noted</p>

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	<p>Members noted that there was a seminar at EDDC this month on Neighbourhood Plans and also that a Neighbourhood Plans Officer had just been appointed to help Town/Parish Councils with their Neighbourhood Plans.</p>	
<p>11. Communications</p>	<p>CA reported that the event on Friday 26 September to celebrate the start of works on site for Seaton Jurassic would be a good opportunity for wider media coverage. She would also provide a press update on the Stop Line Way, work of the Town Development Team, Seaton workshops project and seafront enhancement works.</p> <p>The recent press coverage of the proposed wave sculpture at Fishermans Gap was discussed.</p> <p>Members discussed the possible provision of an information day for residents of Seaton to keep them informed about progress on various projects throughout the town. The importance of providing this information day in Seaton was emphasised.</p> <p>ACTION CA to obtain a circulation list of all Regeneration Board members with their social media addresses.</p>	<p>Noted</p> <p>CA</p>
<p>12. Any other business</p>	<p><u>Play Area</u></p> <p>HS reported that work on the play area was progressing to create a bespoke area to be included in Seaton Jurassic.</p> <p>Members were reminded of the confidential nature of items discussed at the Regeneration Programme Board.</p>	<p>Noted</p>
<p>13. Date and time of next meetings</p>	<p>It was noted that the next meeting would be held on, Thursday 4 December 2014 at 9.15am in the Enterprise Suite at Seaton Town Hall.</p>	<p>All</p>