



WILLAND PARISH COUNCIL

16 Tudor Grove, Cullompton, EX15 1XG

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You are hereby invited to attend a **Meeting of Willand Parish Council**, which will be held on **Thursday 14th December 2023 at 7.00 pm, in the Club Room at Willand Village Hall, Gables Rd, Willand.**

Members of the public are advised to submit questions to the Parish Clerk prior to the meeting.

The purpose of the meeting is to transact the following business.

Debbie Bird
Parish Clerk

6 December 2023

Please note that: -

- Members of the Press & Public are invited to attend under the Public Bodies (Admission to Meetings) Act 1960.
- Under the Openness of Local Government Bodies Regulations 2014, any members of the public or press are allowed to take photographs, film and audio record the proceedings and report on all public sections of the meeting.
- Under the Local Government Act (LGA) 1972 Sch 12 10(2)(b), Willand Parish Council is unable to make any decision on matters not listed within the agenda.
- Willand Parish Council will always attempt to record meetings.

AGENDA

- 1. To receive any apologies from Councillors and record approval of reasons for absence (please make any apologies known to the Parish Clerk)**
- 2. Declarations of Interest - To receive declarations of personal interest and disclosable pecuniary interests (DPI's) in respect of items on this agenda**

- 3. Public Question Time - To receive questions from members of the public relevant to the work of the council** (A maximum of 30 minutes is allowed for this item; verbal questions should not exceed 3 minutes)
- 4. Order of Business - At the discretion of the Chairman, to adjust, as necessary, the order of agenda items to accommodate visiting members, officers or members of the public.**
- 5. Parish Council Minutes - To approve and sign the minutes of the Willand Parish Council Meeting held on Thursday 9th November 2023, as a correct record.**
- 6. Chairman's and Clerk's Announcements - To receive any announcements which the Chairman and Clerk may wish to make.** (For information only)
- 7. To receive reports from County and District Councillors.** (For information only)
- 8. To receive an update from the Neighbourhood Planning Group.** (Report to be issued prior to the meeting)
- 9. To consider the recommendations of the Mid-Devon Tree Officer and quotes received in respect of work to the Ash Tree on the boundary of the South View Play Area and 31 South View Close.**
- 10. Accounts Due for Payment and Receipts to include:**
 - a) To examine and agree the Summary of Receipts and Payments for 2023-2024, up to 30th November 2023, and to receive the bank reconciliation.**
 - b) To authorise payment of invoices received between 7th November 2023 and 6th December 2023 and to minute ratification of additional payments made since the previous meeting.**
 - c) To examine and agree the Reserves Balance Report for 2023-2024, up to 30th November 2023.**
(The financial information will be issued prior to the meeting)
- 11. To receive a verbal update on Budget Planning and Precept setting for 2024/2025 following the 7th December Extraordinary Meeting.**
- 12. To review the Emergency Plan and make any necessary amendments.** (Clerk to circulate plan)
- 13. To note the Full Council meeting dates for 2024 and set the date for the Annual Parish Meeting** (Clerk to circulate list of dates)

14. Mid Devon District Council – Planning Applications [MDDC Planning Public Access Portal](#)

Mid Devon District Council, the determining Authority, has asked for comments from this Parish Council on the following planning applications:

Reference: 23/01798/FULL

Proposal: Variation of Condition 9 to allow alternative feedstock types and quantity and Condition 20 to allow the anaerobic digester plant to produce and export 1.1 megawatts of renewable energy of planning permission 17/01142/FULL

Location: Land at NGR 299621 112764 (Red Linhay) Crown Hill Halberton

Reference: 23/01739/FULL

Proposal: Erection of a dwelling

Location: Silverstones, Silver Street Willand Cullompton Devon EX15 2RG

Reference: 23/01838/MFUL

Proposal: Installation of ground mounted solar PV panels to generate up to 5MW, comprising photovoltaic panels and associated infrastructure and works (Site Area 6.30ha)

Location: Land at NGR 300681 107829 (East of Wells Park) Cullompton Devon

a) To **Minute Ratification** of the following planning application submissions agreed since the November Full Council meeting:

- i. Application Number 23/01713/HOUSE - erection of a single storey extension to the rear and conservatory to the side at 3 Hillcrest, Willand Old Village – No objection.
- ii. Application Number 23/01734/TPO - Application to fell 1 Ash tree (T1) protected by Tree Preservation Order No. 97/00008/TPO due to Ash Die Back, Barnwell Jaycroft Willand – The Parish Council will support the view of the MDDC Tree Officer.
- iii. Application Number 23/01692/PIP - Permission in Principle for the erection of up to 7 dwellings, Land at NGR 303897 111470 (Culm Valley Garage) Willand – Submission as per document circulated and agreed (Clerk to circulate copy with agenda)

15. Mid Devon District Council – Planning Decisions

It was **resolved** to note Mid Devon District Council, the determining Authority, has made the following planning decisions.

Reference: 23/01268/NMA

Proposal: Non-Material Amendment for 21/01754/MARM to allow the removal 1m soil bund and fence and replace with 3m timber acoustic fence

Location: Land at NGR 303288 110467 Adj Meadow Park Silver Street

DECISION: Permission Granted

Reference: 23/01505/FULL
Proposal: Creation of charging zone, erection of EV chargers, erection of canopy, substation enclosure and associated forecourt works
Location: Willand Service Station Willand Cullompton Devon
DECISION: Permission Granted

Reference: 23/01708/PNHH
Proposal: Prior Notification for the erection of an extension extending 5.9m to the rear, maximum height of 2.80m and eaves height of 2.80m works
Location: 46 Somerlea Willand Cullompton Devon
DECISION: Householder Development Acceptance

Reference: 23/01622/TPO
Proposal: Application to crown reduce by 3.5m and reshape 1 Ash tree protected by Tree Preservation Order 94/00009/TPO
Location: 1 Harpitt Close Willand Cullompton Devon
DECISION: Refusal

Reference: 23/01635/TPO
Proposal: Application to reduce side of 2 Sycamore trees (T1&T2) by 2.5-3m and 1 Hornbeam tree (T3) by 2.5-3m back to boundary fence, protected by Tree Preservation Order 74/00015/TPO
Location: Land at NGR 303424 110527 (Adj. 20 Sycamore Close) Meadow Park Willand
DECISION: Permission Granted

16. Correspondence and Matters to Note – To receive Council correspondence and matters to note. (A list of the correspondence and matters to note will be issued prior to the meeting.)

17. Councillor Reports – At the discretion of the Chairman, to receive reports from Parish Councillors – strictly for information only.

18. Close