



## WILLAND PARISH COUNCIL

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Minutes of the **Meeting of Willand Parish Council** held on **Thursday 10<sup>th</sup> April 2025 at 7.00 pm, in the Club Room at Willand Village Hall, Gables Rd, Willand.**

**Present:** Cllr Warren, Cllr Grantham, Cllr Little, Cllr Sycamore, Cllr Scott, Cllr Phare, Cllr Jones, Cllr Hutter

**In Attendance:** D Bird, Parish Clerk  
County Councillor Ray Radford

### Minutes

**1004/01 To receive and accept apologies**

It was **resolved** to note apologies from Cllr Leach, Cllr James and Cllr Glover.

**1004/02 Declarations of Interest**

Declarations taken in the relevant item.

**1004/03 Public Question Time**

There were No members of the public present.

**1004/04 Order of Business**

There was no change to the order of business.

**1004/05** It was **resolved** to approve and sign the minutes of the Willand Parish Council Meetings held on the 13<sup>th</sup> March 2025. Cllr Scott proposed, Cllr Little seconded. Unanimously agreed.

**1004/06 Chairman's and Clerk's Announcements**

- The Chair mentioned the sad death of the Mid Devon District Council Chair Frank Letch. He will try and attend the funeral to represent the Parish Council.
- Red Linhay Application – The Chair wrote to Mid Devon Planning regarding the redaction of some of the Parish Council's comments. Other Parishes and individuals also had words or sentences redacted. Mid Devon removed most of the redactions following the Chair's email but some words remain redacted.
- The Chair had a meeting with 2 Sisters on the 25th March. No issues with smells or litter at present.
- Seeding of the new Wildflower area at the Cemetery provisionally booked with the Handyman for the 28<sup>th</sup> – 30<sup>th</sup> April.

- Worcester Crescent – the grass to the front of the play area, left and right of the gate has been added to the Four Seasons grass cutting contract as the local residents who were cutting this voluntarily no longer wish to do so. There is sufficient within the Grounds Maintenance budget added as a contingency to allow for the extra cost of £25 plus VAT per cut.
- Mid-Devon District Council is looking to arrange some planning training for Parish Councillors and Clerks in late June/July either in-person or via Teams. Email circulated. Councillors to advise the Clerk if they are interested.
- VAT reclaim funds and first half year's precept received in the Bank. Transfers made within the Clerk's limit in the Financial Regulations to the instant savings account and an item will be brought to the May meeting to transfer a larger amount to the 95-day notice account.
- Audit documentation for 2024-25 is now with the internal auditor and she has advised that she will report back before the May meeting to enable the AGAR to be approved at that meeting.
- The issue of the moles in the Cemetery was raised in this item. The Handyman is to continue visiting the cemetery regularly to flatten the hills and repel the moles. The Clerk is also going to obtain quotes from local companies to remove the moles.

**1004/07 County and District Councillor Reports.**

- This was Ray Radford's last meeting as County Councillor as he is not standing for election again. The Chair thanked him for his help over the years. After he left the meeting Councillors agreed that a formal letter of thanks be sent.
- No District Councillors were present and no report was received.

**1004/08 Accounts Due for Payment and Receipts to include:**

- a) It was **resolved** to note the Summary of Receipts and Payments and approve the Bank Reconciliation up to the end of the financial year - 31<sup>st</sup> March 2025. Cllr Sycamore proposed, Cllr Little seconded. Unanimously agreed.
- b) It was **resolved** to authorise the payment of invoices received between the 1st April 2025 and 6<sup>th</sup> April 2025, and to **ratify** additional payments made since the previous meeting. Cllr Phare proposed, Cllr Sycamore seconded. Unanimously agreed.
- c) It was **resolved** to note the Reserves Balance Report up to the end of the financial year - 31<sup>st</sup> March 2025. Transfers had been made from the capital and revenue budget underspend to two new earmarked reserves – Legal Expenses and Local Community Project as agreed during budget setting and a separate earmarked reserve created for the £3,000 grant agreed for the school trim trail at the last meeting.

**1004/09** It was **resolved** to approve the addition of Cllr Sycamore as a full signatory on the Lloyds Bank Accounts. Moved by the Chair. Unanimously agreed.

**1004/10** It was **resolved** to approve the Parish Council's updated Risk Register with thanks to the Clerk. Moved by the Chair. Unanimously agreed.

- 1004/11** It was **resolved** to note the indicative Capital Programme for April 2025 – March 2028, with thanks to the Clerk.
- 1004/12** The future of the village planters was discussed and it was **resolved** to continue as is for another year and to purchase the summer bedding plants for the planters at an approximate cost of £150 plus VAT. Cllr Scott proposed, Cllr Phare seconded. Unanimously agreed.
- 1004/13** It was **resolved** to purchase a replacement for the Clerk’s main laptop at a cost of approximately £450 plus VAT, due to age and battery wear. It was also resolved to retain the existing main laptop as a back-up with a limit of £100 to purchase a replacement battery. Moved by the Chair. Unanimously agreed.
- 1004/14** The following Councillors have volunteered to be members of the Neighbourhood Plan Implementation Advisory Committee – Cllr Little, Cllr Scott, Cllr James, Cllr Leach and Cllr Sycamore, to be approved at the May annual meeting.
- 1004/15** Cllr Glover withdrew her motion in respect of the VE day event prior to the meeting.
- 1004/16** **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.
- a) Reference: 25/00473/HOUSE  
Proposal: Erection of single storey detached garage in rear garden  
Location: 38 Chestnut Drive Willand Cullompton Devon EX15 2SJ
- It was **resolved** to object to the application based on local plan policies DM1 – high quality design and DM11 – residential extensions and ancillary development (character, scale and design, overdevelopment of the curtilage, significant adverse impact on occupants of neighbouring properties). If approved, a clear condition should be added to ensure that it is not used as ancillary accommodation. The Parish Council to support the objections being raised by neighbours. It was agreed that the Clerk and Chair finalise and submit a response on this basis. Moved by the Chair. Unanimously agreed.
- i. It was **resolved** to ratify the response to Application Number 25/00344/TPO - Application to reduce crown by 1-2mtrs; remove epicormic growth and dead wood to Oak tree protected by Tree Preservation Order 97/00008/TPO, 6 Blenheim Court – comments made as follows: “The application lacks a clear site location plan and no condition report is provided. This tree is one of a number along the dividing bank between the housing development and Jaycroft. Most of the trees along this lane give it a country lane feel and they are all of a similar age and size. They are a positive contribution to the country lane street scene. No evidence is supplied to justify the reduction of the crown as requested. The Parish Council will support the

views and recommendations of the Mid Devon District Council Tree Officer.”  
Moved by the Chair. Unanimously agreed.

**1004/17 Mid Devon District Council – Planning Decisions**

It was noted that Mid Devon District Council, the determining Authority, has made the following planning decision.

Reference: 24/00039/FULL

Proposal: Erection of 7 affordable dwellings with car parking, landscaping and other minor works following demolition of existing garages

Location: Land at NGR 303611 111116 Somerlea Willand Devon

DECISION: Permission Granted

Reference: 25/00127/TPO

Proposal: Application to remove 1 Oak tree stump (T1) to ground level and reduce and

reshape 1 Oak tree (T2) by 1-1.5m protected by Tree Preservation Order 97/00008/TPO

Location: 7 Mulberry Close Willand Cullompton Devon

DECISION: Consent Granted

Reference: 24/01581/HOUSE

Proposal: Repair works to garden wall

Location: Beaufoy House Willand Old Village Willand Cullompton

DECISION: Permission Granted

Reference: 24/01588/LBC

Proposal: Listed Building Consent for repair works to garden wall

Location: Beaufoy House Willand Old Village Willand Cullompton

DECISION: Listed Building Consent Granted

**1004/18 Councillor Reports:**

- Cllr Jones to liaise with the Clerk re an agenda item for the next meeting on options to address the issue of cat mess on the grass at Mallow Court play area.
- Cllr Jones mentioned that the bin at Mallow Court is not being emptied regularly. The Clerk will contact Mid Devon District Council.
- Cllr Scott advised that the previous Speedwatch co-ordinator had stepped down. Cllr Scott has now taken this on and was asking for volunteers.
- The Chair thanked Cllr Scott for the VAS report, which shows no significant speeding issues in the village.

**1004/19** The meeting closed at 20.14 p.m.