WILLAND PARISH COUNCIL

16 Tudor Grove, Cullompton, EX15 1XG
Tel: 07920 014407
Email: clerk@willand-pc.gov.uk

Minutes of the **Meeting of Willand Parish Council** held on **Thursday 8th October 2026 at 7.00 pm, in the Club Room at Willand Village Hall, Gables Rd, Willand.**

Present: Cllr Sycamore, Cllr Scott, Cllr Grantham, Cllr Phare, Cllr Turner, Cllr Glover, Cllr James, Cllr Little, Cllr Fernbank

In Attendance: D Bird, Parish Clerk
Two members of the public

Minutes

0810/01 **Apologies**
It was **noted** that apologies had been received from Cllr Jones and Cllr Hutter.

0810/02 **Declarations of Interest**
Declarations taken in the relevant item.

0810/03 **Public Question Time**
There were two members of the public present, one of whom spoke. He began by expressing his view that Willand Parish Council is an example to others in terms of transparency. He spoke about modular homes and provided an update on the Fir Close modular home - the stalled build and the now extant planning permission. He also raised the significant costs of the Somerlea modular homes development and of those being built elsewhere in the District. He expressed concerns about the quality of the Somerlea development.

0810/04 **Order of Business**
There were no changes to the order of business.

0810/05 It was **resolved** to approve and sign the minutes of the Willand Parish Council Meeting held on the 10th September 2026, Moved by the Chair. Unanimously agreed.

0810/06 **Chair and Clerk's Announcements**

- The Clerk advised that the process of applying for the Christmas lights licence has become more complicated and charges have been introduced by DCC, although they have been waived for this year. The contractor also now must apply for a MEWP (Mobile Elevating Work Platform) Licence and the Clerk is waiting to see if any charges will be passed onto the Council for this. The Clerk is navigating through

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the additional requirements with DCC and the contractor to ensure the lights are erected and switched on as scheduled. The budgetary implications going forward are covered in item 11 as a verbal update.

- The Clerk advised that the second half of the Precept has been received and some of the funds transferred to savings to earn interest until needed.
- The Clerk provided an update on the broken gate latch on the Cemetery gates. The Responsive Repairs and Maintenance Contractor has advised that as it's welded to the gates the options are that either a welder fabricator comes to site, cuts off the latch and re-welds a new longer one in situ or the gates are replaced. The Clerk will obtain a quote from Stoneman Engineering for the welding work.
- The Chair has had a very good response to her recent article in the Willand Magazine. Mostly very positive. She will pass on comments to the relevant groups.
- The Chair provided feedback on the meeting attended with the Clerk, Cllr Little and Cllr Grantham with adjacent parishes and relevant Mid Devon Councillors to consider how this group can work together to influence Plan Mid Devon and achieve common goals and address issues. She also advised that responses to planning applications need to be focussed on planning policy and where objecting this must be on planning grounds. Where development is inevitable the Council should focus on getting the best for the local community. The handout provided was circulated to Councillors prior to the meeting.

0810/07 **County and District Councillor Reports**.

- Apologies received from County Councillor Clist.
- A written report was received from District Councillor Duchesne and circulated prior to the meeting. Apologies received from Cllr Connor. Cllr Glover in her capacity as District Councillor advised that she has been heavily involved in South West Water and environmental issues.

0810/08 **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 30th September 2026. Moved by the Chair, unanimously agreed.
b) It was **resolved** to authorise the payment of invoices as set out in List A of the payments report, and to **ratify the** additional payments made since the previous meeting as set out in List B. Moved by the Chair, unanimously agreed.
c) The Reserves Balances Report up to the 30th September 2026 was **noted**.

0810/09 Cllr Little updated the meeting on the work of the Neighbourhood Plan Implementation Advisory Group - the first draft of the traffic survey has been produced and the final version will be available shortly for completion both in paper and electronic formats. A further meeting of the group is being arranged with pathways and cycleways as one of the items for discussion.

0810/10 Cllr Fernbank gave an update on the work of the Biodiversity Group - it is hoped that the first bug hotel will be on land adjacent to the Chestnut Drive play area, permission is being sought from Mid Devon District Council. The group would also like to plant

some fruit trees in the village. Work is ongoing for the April 2027 Biodiversity event. Group membership is increasing with several local residents joining.

0810/11 The update on budget planning for 2027/2028 was noted. The Clerk advised that in addition to the information set out in the paper there will now be charges for obtaining Christmas Lights licences from DCC that will be factored into the budget plus an amount for a structural test for next year due to the age of the streetlights, for which the Clerk will need to obtain quotes. The Clerk to ask the County Council if they conducted a structural test when they changed over to LED lights.

0810/12 It was **resolved** to approve the annual donation of £60 to the British Legion for a remembrance wreath in the Parish Council's name. Proposed by Cllr Glover, seconded by Cllr Grantham, unanimously agreed.

0810/13 It was **resolved** to re-appoint the existing trustees to Willand United Charities from November 2026 for a further four year term*:* Cllr Little, Cllr Scott, Cllr James and Kate Taylor*.* Proposed by Cllr Sycamore, seconded by Cllr Glover, unanimously agreed.

0810/14 It was **resolved** to re-join the Devon Association of Local Councils (DALC) at a cost of £408.93 including VAT for the remainder of the financial year 2026/27 (full annual cost = £1057.26) and add an appropriate sum into budget planning for 2027/28 to cover annual membership. Proposed by Cllr Little, seconded by Cllr Phare, unanimously agreed.

0810/15 It wa**s resolved** to respond to the Housing Needs Stakeholder Questionnaire sent to the Parish as part of the Plan Mid Devon Process with the following key points: there is a need for more affordable rented housing, including private sector rented housing, for local people and there should be increased building of social housing by MDDC. More bungalows are needed to meet needs and help free up family housing. The building of more assisted living accommodation for an increasingly ageing population. Proposed by Cllr Sycamore, seconded by Cllr Scott, unanimously agreed.

0810/16 It was **resolved** not to respond to The East Cullompton Strategic Design Code and The East Cullompton Phasing & Delivery Strategy. Proposed by Cllr Little, seconded by Cllr Scott, unanimously agreed.

0810/17 The Clerk advised that the deadline for nominating green spaces has been extended to the 7th January 2027. It was **noted** that the local green spaces designated in the made Neighbourhood Plan will be taken into account as part of the Plan Mid Devon process.

0810/18 It was **resolved** to approve the grant application for £3,000 from Accelerate Active Ltd. Proposed by Cllr Glover, seconded by Cllr Grantham - 3 in favour, 6 abstained.

0810/19 It was **resolved** to approve the wording for the petition to reduce the Speed Limit on Uffculme Straight from 60 mph to 40mph for Safety and Community Wellbeing, as set

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out in the accompanying Joint Traffic Group minutes from the meeting held on the 15th September 2026**.** Proposed by Cllr Grantham, seconded by Cllr Turner unanimously agreed.

0810/20 Following the motion proposed by Cllr Little:

a) It was **resolved** that the portions of Halberton, Burlescombe and Sampford Peverell parishes that lie to the east of the M5 together with the first southern section of Burlescombe south of the A38 should be within Willand and Uffculme Parishes as soon as possible.

b) It was **resolved** that the Chairman and Vice-Chairman:

   i. open discussions with Uffculme Parish Council towards agreement about the appropriate boundaries between the two parishes when this occurs

   ii. involve others with relevant interest and expertise in forming a firm proposal

   iii. report back to the Parish Council regularly on the discussions for both information and comment

Proposed by Cllr Little, seconded by Cllr Glover Unanimously agreed.

0810/21 **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: NO APPLICATIONS FOR COMMENT

It was **resolved** to ratify submissions made on the following applications under delegated powers since the last meeting:

i. No observations on application number 26/01193/FULL, Change of use of part of an existing industrial building to an indoor padel and pickleball facility, within Class E(d), comprising six padel courts and one pickleball court, with ancillary reception, bar, shop, lounge, and changing facilities, Western Commodities Ltd Unit 13 South View Estate Willand Cullompton Devon EX15 2QW.
   Moved by the Chair, unanimously agreed.

0810/22 **Mid Devon District Council – Planning Decisions**

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

Reference: 26/00952/TPO
Proposal: Application to reduce and reshape the crown of one Oak tree and one Cherry tree by up to 5m and maintain, and thereafter maintain both trees on a 2-5 yearly basis, protected by Tree Preservation Order 97/00008/TPO
Location: 10 Worcester Crescent Willand Cullompton Devon
DECISION: Split Decision: Approved works - T1, Oak: Crown reduction by up to 1.5m with pruning cuts not exceeding 45mm in diameter. T2, Wild Cherry: Crown reduction by up to 1.5m with pruning cuts not exceeding 45mm in diameter. Refused works - Application to reduce and reshape the

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crown of one Oak tree and one Cherry tree by up to 5m and maintain, and thereafter maintain both trees on a 2-5 yearly basis, protected by Tree Preservation Order 97/00008/TPO.

Reference: 26/00944/HOUSE
Proposal: Erection of single storey rear extension
Location: 14 Campion Court Willand Cullompton Devon
DECISION: Permission Granted

Reference: 26/00842/TPO
Proposal: Application to re-pollard 1 Common Lime tree protected by Tree Preservation Order 97/00012/TPO
Location: Playing Field at NGR 303582 11012 Willand Devon EX15 2PL
DECISION: Consent Granted

Reference: 26/00996/TPO
Proposal: Application for a 1-1.5m lateral reduction to the south-west and north-west aspects of the canopy of 1 Oak tree, and reduction pruning of limbs, protected by Tree Preservation Order 96/00014/TPO
Location: 4 Mulberry Close Willand Cullompton Devon
DECISION: Consent Granted

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0810/23 **Councillor Reports:**

- Cllr Glover advised that DCC have suggested that all current potholes are reported simultaneously so the repair work can be coordinated. She is organising for potholes to be identified, photographed and reported.
- Cllr Grantham advised that the anti-social behaviour at Chestnut Drive has started up again. This has now been reported to the police.
- Cllr Scott advised that there is a water leak in Jaycroft at the allotments end, which he has reported.
- Cllr Fernbank is to join the Neighbourhood Plan Implementation Advisory Group.
- Cllr Sycamore is looking at the potential to increase the number of VAS units in the village and will bring a proposal to Council.

0810/24 The meeting closed at 20.54p.m.