

Hemyock Parish Council

Full Meeting

held at Blackdown Healthy Living & Activity Centre, Hemyock at 7.30pm on 2 October 2024

Present

Councillors P Doble (Chair), A Doble, Povah, Summers and Ward together with Parish & District Councillor Clist and DCC Councillor Radford, Mrs S McGeever (Clerk) and members of the public.

Councillor Doble opened the meeting at 7.30pm.

1. Apologies

Apologies had been received from and Councillors Lawrence, Matthews, Moon and Talbot.

2. Declarations of Interest/Dispensations

- Agenda Item 7 Planning – Councillor Clist is a member of the planning committee of Mid Devon District Council and chooses not to participate in any planning application consultation.
- Agenda Item 8 Longmead – Councillors P Doble and Ward may have a personal interest as both are members of Longmead Management Committee

No declarations of interest were made.

3. Public Participation

Members of the public raised the following points which would be addressed under the appropriate agenda item or dealt with in any other business:

- Cavanna Homes – public access to private roads on the development, safety concerns over the attenuation pond and access to the community land
It was noted that the Parish Council were not responsible for private roads on the estate or the attenuation pond and the process of the Parish Council taking over the community land was ongoing.
- Station Road – hedges and overhanging branches
It was noted that hedges and overhanging branches were the responsibility of the landowner.
- Longmead – proposed changes to the Longmead building and the potential of a café to mitigate losses and put the finances on a more stable footing and implications to existing users. Concerns were expressed how a commercial café would run alongside existing clubs use of the facilities.
- Castle Gate – hedges
- Social Media – Traffic Orders to be on the website and social media
- Longmead environmental area – the current volunteers were looking to step down from the role and asked for the Parish Council's assistance in finding replacements. In addition, the pond was drying out but, at present, the cost of using water from the leat to maintain it was too expensive for the resultant benefit. There was a lack of general support but assistance had come from the Beavers, Scouts and Greendale
- Purple Peril – the structure was in need of maintenance and there was a problem with graffiti and litter.
- Trees overhanging St Margaret's Brook – the trees were depriving the brook of light

The Chairman thanked the current volunteers at the Longmed environmental area for their hard work over the past seven years.

4. To approve the minutes of the meeting on 4 September 2024

PROPOSAL: The council minutes of 4 September 2024 are approved as a true record of the meeting.

PROPOSER: Councillor Ward

SECONDER: Councillor Summers

It was RESOLVED by those who had been present at the meeting that the minutes were a true record of the meeting, and they were duly initialled and signed by the Chairman.

5. Chairman's Announcements

The Chairman advised that he had no announcements to make.

6. Finance

Councillor Summers advised that the Finance Committee would next be meeting in November to consider the budgets and precept.

The External Auditor had signed off the Parish Council's accounts as being in order. The use of Scribe was facilitating the keeping of accounts and budget monitoring.

6.1 To agree income and expenditure and bank reconciliations:

The bank statements were not available when the agenda was prepared and thus the information was provided at the meeting as follows:

INCOME

Account ending 1298	Charge reversal	£ 20.80
Account ending 1311		£ 5.15
Account ending 1324	Pizza van	£ 20.00
	Interest	£774.04
Account ending 1308	Interest	£ 8.92

There was a transfer of £5000 between the deposit account and the current account.

EXPENDITURE – Invoices received 2024/25

Invoices to pay in October:

No	Amount	Payee	Reason
1.	135.00	E Ingledew	Cleaning public conveniences
2.	286.25	I Pike	Village 142.50. Cemetery maintenance £143.75.
3.	657.34	S McGeever	Clerk's wages (Payroll 30/9/24)
4.	6.00	GiffGaff	PC phone paid by S McGeever
5.	18.00	S McGeever	Travel expenses – September
6.	164.40	HMRC	PAYE
7.	64.00	MDDC	Car park rates - October
8.	24.00	BHLAC	Meeting rooms invoices sent out 30/9/24
9.	480.00	J Stevens	Connecting the Culm (reimbursed by DRIP)
10.	504.00	PKF	External audit
11.	881.40	A Brooke	Longmead grass
12.	792.00	Scribe	Accounts package
13.	50.00	CPRE	Membership Direct Debit
14.	52.00	R Taylor	Strimming
15.	1110.00	Benchsurveys	Topographical survey
16.			

The Parish Council's previously approved contribution to Hemyock Day would also be included in the payment schedule.

EDF Energy DD for Public Conveniences

PROPOSAL: The expenditure listed above should be paid.

PROPOSER: Councillor Doble

SECONDER: Councillor Ward

It was RESOLVED to make the payments.

Action: Clerk to set up online payments.

Bank Reconciliations

September statements were not available when agenda was produced – updated information will be brought to the meeting and included in the minutes.

Bank account	Closing balance 31/08/2024	Monies in	Monies out	Closing balance 30/9/24
Unity Trust Bank current 298	3280.84	5020.80	8002.56	299.08
Unity Trust Bank deposit	113026.59	794.04	5000.00	108820.63
Unity Trust Bank GF	742.84	5.15		747.99
Unity Trust Bank P3	1286.42	8.92		1295.34

6.2 To receive an update on the application for bank cards

Since the paperwork was first completed, the forms have been changed and the new forms have been completed and signed and will be forwarded to the bank.

6.3 To receive an update on the change of key contact for Unity Trust Bank and changes for other bank accounts

Unity Trust Bank
United Trust Bank
Nationwide
Cambridge
Skipton
HSBC
Lloyds – Poor Charity

The forms have all been emailed or posted to the banks and responses are awaited.

6.4 To receive information on S106 monies

The possibility of additional funding towards the cost of the trim trail project is ongoing.

6.5 Funding for the Skatepark

At its meeting on 11 July 2024, the Finance Committee had made a recommendation to the Parish Council to put aside £25,000 from the Skatepark.

The Skatepark had put forward a request for a sum of £30,000 so that the sum represented 10% of the proposed costs.

Following discussion Councillor Clist put forward a proposal.

PROPOSAL: The sum of £25,000 be set aside for the Skatepark at this meeting and that the Finance Committee consider the request for an additional £5,000 at their next meeting.

PROPOSER: Councillor Clist

SECONDER: Councillor Ward

It was RESOLVED to set this sum aside with two abstentions.

Action: Clerk to add to the budget.

7. Planning

Councillor Clist did not participate or vote in Item 7. Planning.

7.1 To consider the following applications:-

24/01307/FULL

Proposal: Erection of general agricultural building

Location: Land at NGR 314712 110798 South West of Madford Farm Barn Hemyock

Site Vicinity Grid Ref: 314653 / 110734

Parish: Hemyock 26

PROPOSAL: The Parish Council is content with the application subject to the former application being extinguished as advised by the applicant on the application form.

PROPOSER: Councillor Povah

SECONDER: Councillor A Doble

It was RESOLVED that the Parish Council was consent with the application. Councillor P Doble abstained from the vote and as given above Councillor Clist did not participate in the discussion or vote.

Action: Clerk to submit response

24/01330/HOUSE

Proposal: Erection of replacement conservatory

Location: Cheritons Culmstock Road Hemyock

Site Vicinity Grid Ref: 313095 / 113401

Parish: Hemyock 26

PROPOSAL: The Parish Council is content with the application given that the replacement conservatory occupied the same footprint as the original.

PROPOSER: Councillor Ward

SECONDER: Councillor Summers

It was RESOLVED that the Parish Council was consent with the application. As given above Councillor Clist did not participate in the discussion or vote.

Action: Clerk to submit response

24/01352/FULL

Proposal: Demolition of existing buildings and erection of 4 bungalows, means of access and associated works

Location: Land and Buildings at NGR 313780 113121 (R/o Fairview) High Street Hemyock

Site Vicinity Grid Ref: 313757 / 113123

Parish: Hemyock 26

Councillor P Doble put standing orders down to allow the agent to address the Parish Council.

The application was for four 3-bedroomed detached bungalows. The design was in keeping with surrounding properties and would provide adequate parking and garages. The use of this disused site was in line with MDDC policy.

Councillor P Doble re-instated standing orders.

The Parish Council noted that the applicant was working with Devon County Council regarding concerns over possible archaeological remains and trial trenching would be taking place.

PROPOSAL: The Parish Council is content with the application.

PROPOSER: Councillor Povah

SECONDER: Councillor A Doble

It was RESOLVED that the Parish Council was consent with the application. As given above Councillor Clist did not participate in the discussion or vote.

Action: Clerk to submit response

Other matters:

23/00511/FULL

Eastlands

The decision was made to approve at committee but it is currently in the process of having a legal agreement signed. Residents have made representations to Devon County Council and Mid Devon District Council.

7.2 To receive the following decision notices/appeal decisions:-

24/01086/FULL – APPROVED – 20 September 2024

Proposal: Removal of condition 12 of planning permission 22/01635/FULL (Erection of dwelling and attached garage with associated external landscaping) - No excavation works within 2m

Location: Bailey Lodge Culmstock Road Hemyock Cullompton

24/00932/FULL – APPROVED – 24 September 2024

Proposal: Formation of parking areas; relocation of existing shepherds hut; the siting of one additional shepherds hut and 2 BBQ accommodation huts with associated facilities

Location: Wildside Experience Hemyock Cullompton Devon

7.3 To receive information regarding enforcement issues:

ENF/23/00164/COU – 13 July 2023

Re: Conversion of barn to dwelling

Shuttleton Castle Hill Hemyock

Update requested.

ENF/23/00214/BRE – 30 August 2023

Re: Home office used as living accommodation

Ploversfield Culmstock Road Hemyock

Update requested.

8. Asset Management Reports

The setting up of a Working Group had been covered under Item 5.

8.1 Longmead

The Clerk advised that the review of the constitution, provision of the committee structure and terms of reference was ongoing and related to the Working Group.

LIGHTING

The Longmead Committee were investigating the lighting for the Hemyock Muga to respond to the Parish Council's questions.

GRASS CUTTING

Councillor P Doble advised that the robot mower was still being used on site but was only cutting the pitches themselves.

The Clerk was in the process of organising site visits and obtaining three quotes for a) robot mowers and b) ground contractors to maintain Longmead.

The quotes would be considered by the Finance Committee at its November meeting. In the meantime, the Clerk was asked to get a contractor in to cut the grass in the interim as and when require.

Action: Clerk to bring costings to the Finance Committee

Councillor Povah advised that Mr Thompson had volunteered to trim areas in the village to remove brambles etc.

Action: Clerk to organise the signing of a volunteer form

IMPROVEMENTS TO LONGMEAD PAVILLION

Councillor P Doble put standing orders down to allow for discussion on Longmead.

Longmead was currently not financially viable and had lost £2000 in the last year. The committee were looking at ways to increase revenue.

A proposal for improvements to the facilities for existing users (sports clubs) and to introduce a café. Existing clubs were concerned that they would not be able to prepare match food as if the kitchen was contracted out, the contractor would not wish other people to use the kitchen to Food Hygiene Regulations and allergen concerns.

The Parish Council were responsible for the general maintenance of the building and internal fittings together with the maintenance of the grounds.

The Longmead Committee were responsible for the costs of running of the building and organising its usage obtaining income from resident clubs.

There were two issues

- a) The refurbishment of the building and
- b) The introduction of a commercial café which would need to go out to tender once the works had been completed

The Clerk was awaiting responses from the insurance company and planning on permissions required and potential rates issues.

Action: Bring to next meeting

Councillor Summers advised that the Finance Committee had requested a business plan to understand how the improvements and café would increase revenue and the period to recoup expenditure.

Councillor Povah felt any improvements would need to include materials to absorb sound as the building resonated.

Councillor P Doble re-instated standing orders.

8.2 War memorial

Councillor Povah advised that he had received two quotes and was still awaiting a third.

The two quotes had been included in the agenda for the meeting and the Parish Council considered that best endeavours had been used to obtain three quotes and that a decision should be made at the meeting. Both quotes used the same specification.

PROPOSAL: The Parish Council are in favour of accepting Quote 2 for the sum of £2898.00 to refurbish the War Memorial as outlined in the approved planning application.

PROPOSER: Councillor Povah

SECONDER: Councillor P Doble

It was RESOLVED that the Parish Council would accept Quote 2 for the required works.

Action: Councillor Povah

8.3 Cemetery

Councillor Clist advised that quotes for the fencing to extend the cemetery were still awaited. There was a potential to re-purpose the back fence to extend the existing boundary fence to take in the extension. Councillor Clist was looking to organise a cemetery meeting.

Councillor Clist reported that the hedge by the Cavanna homes was the responsibility of the development's management committee.

8.4 Blackdown Healthy Living and Activities Centre

Councillor P Doble advised that the Blackdown Healthy Living and Activities Centre were looking for funding of £1000 towards the fuel costs for the Food Save Community Larder. The larder had moved 10 tons of food at an estimated value of £36,000. The Community Larder did have a donation box but did not request payment for the goods and did not wish to do so but there were costs involved.

Given the request for funding had not been on the agenda, it was referred to the Finance Committee and the Trustees of the Peter Holway Charity. The BHLAC were asked to provide a figure for the monies raised from the Donation Box.

It was noted that this might be something that could be funded through DCC's Locality Budget.

The Parish Council currently paid for the hire of the room.

The BHLAC were also looking to purchase two wheelchairs and again it was suggested that the DCC's Locality Budget may be a possible avenue of funding.

8.5 The Parish Store

Councillor P Doble advised there was nothing to report.

8.6 The Commons

Councillor Moon had advised that the Clerk that the Commons Management meeting was been postponed to the New Year.

8.7 Public Conveniences

The Clerk was awaiting three quotes for the refurbishment of the toilet affected by the fire.

Action: Clerk

8.8 Car Park

Councillor Povah advised that there was nothing to report and no date had been received for the re-surfacing.

8.9 Village Maintenance

Maintenance continued around the parish.

Councillor Povah was looking into the bench repairs.

Action: Councillor Povah/Clerk

9. Project Reports

9.1 Community Land (Cavanna)

Councillor Matthews had sent in the following report:

1. Topographical survey has now been done for the land – report expected 27/9/24, this would allow the drainage survey to be carried out.
2. Negotiations on access were ongoing.
3. Cavanna in contact with clerk over handover.
4. FFPL grant – too many uncertainties to progress within this grant window.

9.2 Station Road Pavement

Report from Councillor Povah

Progress was being made with Councillor Povah receiving confirmation from the various homeowners that they were happy for the project to proceed. The solicitors have been asked to chase the homeowners solicitors to the paperwork.

9.3 Connecting the Culm/DRIP

The Clerk advised that the

- The Claim form for reimbursement of works done at Shuttleton completed.
- The Form for Flood Work at Longmead had been completed.
- Connecting the Culm were awaiting feedback from the company providing the web cameras.

10. Community Matters

10.1 Garages Youth Project

In the absence of Councillor Matthews, the Clerk advised that Mr Pike had been requested to look at the guttering.

10.2 Hemyock Community Larder

See BHLAC report above.

10.3 Footpaths (P3)

Councillor Povah advised that the bridge on Footpath 19 was in serious need of repair and Devon County Council had been informed and repairs would be carried out.

11. Highways

Road Warden Scheme

Councillor A Doble had completed the online training and Chapter 8 training was being arranged.

20mph applications/speed limits

The Clerk advised that correspondence from residents had referred to the use of speed cameras and the need for a reduction of speed on Cornhill.

Devon County Council had indicated that self-funded 20mph limits may be brought in but no cost information had been received.

Bus routes

The Clerk had requested a meeting with DCC and Dartline to address ongoing issues with buses and parked cars.

12. Police matters

12.1 Crime

ASB at the Public Conveniences had continued and was being monitored.

12.2 Councillor Advocate Scheme

Councillor Clist advised he had nothing to report.

13. MDDC Report

Councillor Clist gave a verbal report on the following topics:

The Culm Garden Village would be going ahead with a total of 5500 houses being built, however, there was likely to be a shortfall in the 5-year land supply by 2100 homes. It was likely the Blackdown Hills National Landscape area would escape large scale development. Lord Best's report addressed housing needs and there was a shortage of affordable housing and social housing.

The scrapping of the Winter Fuel payments meant that MDDC were targeting about 40,000 pensioners that they believed could be eligible for Pension Credit. The Household Support Fund would continue to 31 March 2025.

Modular developments would continue with a view to providing socially rented homes for care leavers.

He had met with Richard Foord MP and Rachel Gilmor MP to discuss the economy employment.

14. DCC report

Councillor Radford had submitted a report and advised that he was meeting with the Neighbourhood Highways Officer and would be able to raise issues such as hedges and potholes. He recommended that the PC write to homeowners and if the problem persisted then DCC could cut down hedges and charge for the service.

Applications for the Locality Budget had been processed and asked that the BHLAC contact him regarding the wheelchairs and he could also consider requests from other organisations in the village.

Cullompton and Tiverton were designated to see population growth with Cullompton growing from 8000 to 18000 and Tiverton from 22400 to 30000 by the year 2030.

15. Public Relations

In the absence of Councillor Talbot, there was no report on Public Relations.

The Clerk advised that work was ongoing to change to a gov.uk website domain and update the website.

16. Clerk Update/Correspondence

Items received had been circulated to the Parish Council and included on the agenda as appropriate.

Neighbourhood Plan

A meeting is being arranged to discuss neighbourhood plans – date to be confirmed.
Attendance recommended.

Skatepark

Members of the committee met on an informal basis to review all documentation to date and look at potential funding (notes circulated). It is hoped Councillor Summers will be the Chair.

Funding applications will be started for the Lottery and Crowd Funding.

Peter Holway Trust

The Annual Return to Charities Commission had been filed.
The Land Agent instructed regarding the rent review for 2025.
A meeting of the Trustees would be called to discuss how to allocate funds.

Mid Devon Corporate Plan

The plan had been approved.

Pavements

A resident has raised the state of the pavements.

Broken rail on the footbridge

Mr Pike was actioning.

Emergency Plan

The Clerk would be meeting with Devon Communities Together to work on the Emergency Plan as Hemyock was a key parish.

17. Matters raised by Councillors/meetings attended

Councillor Clist advised that she was working with MDDC to establish who owns the Shutlake and asked for one minute's silence at the next meeting for Mrs Ann Kelf.

Councillor P Doble confirmed that a birthday card had been sent to a resident who had celebrated their 100th birthday.

Councillor Povah advised he was looking at the ownership surrounding Ransom Strips in the parish with a view to creating an entrance into Longmead.

Councillor Summers raised the issue of additional support for the Clerk and Councillor P Doble advised that Councillor Talbot and the Clerk were looking into the assistance needed.

18. Items for the next agenda

Councillor P Doble asked that Councillors submit their reports in a timely manner for the agenda. Financial decisions could not be taken unless requests and or quotes were received in advance.

Councillor Clist raised the amount of time allocated to the Public Forum at this meeting and asked that comments be capped to the published time.

The Clerk was asked to ensure that a reminder for reports went out a week before the agenda was being prepared for publication.

19. Dates of the next meetings:

The next meetings were as follows:

6 November 2024

20 November 2024 - Finance Committee

4 December 2024

The Chairman closed the meeting at 9.30pm

Signed _____ Date _____
Chairman