



WILLAND PARISH COUNCIL

MINUTES OF THE MEETING OF WILLAND PARISH COUNCIL HELD ON THURSDAY 13 JANUARY 2022 AT WILLAND VILLAGE HALL, AT 7PM

Present: Councillors Glover, Grantham, Little, Major, Phare, Sellick, Tobin, Warren, Wilcox

In attendance: MDDC Councillor Evans, Clerk B Bodkin and Mr Nick Bartlett (applicant for co-option).

After introducing Nick Bartlett, Councillor Warren moved from the Chair that Mr Bartlett be co-opted on to the Parish Council. Councillors voted unanimously in favour, the Chair welcomed Mr Bartlett who signed the Declaration of Acceptance of Office and joined the meeting.

1. Apologies had been received from Councillor Mastrolacasa, MDDC Councillor Chesterton and County Councillor Radford.

2. Declarations of Interest from Members would be made at the appropriate agenda item.

3. Items brought forward from the Chair

The Chair reminded councillors that when taking action or making enquiries they must ensure it is evident as to whether it is in their capacity as a Parish Councillor or on a personal basis.

4. There were no public questions on any of the agenda items.

5. The minutes of the meeting held on Thursday 9 December 2021 were agreed by all present and signed by the Chair.

6. Reports from District and County Councillors

a) District Councillor Reports

i) Councillor Evans would be attending a 2 Sisters Liaison meeting with the Site Manager and would report back; he had not received any related correspondence recently. Under Planning, he confirmed that the S106 money arising from the 125 houses planned adjacent to Meadow Park would be brought forward in accordance with the rules; both he and Councillor Radford were asking for written confirmation from Simon Niles that the money for Willand Primary School would be brought forward following verbal negotiation. Councillor Evans provided an overview of the two MDDC budgets for 2022/23: General Fund budget and HRA (Housing Revenue Account). He provided an update on Housing including Post Hill and modular housing, clarifying that modular homes are not for the homeless, asylum seekers or emergency accommodation: they are social houses for those on the social housing list. He added that "voids" were less than 1% (34 voids) across the District, noting that some were "held" voids for various reasons. He advised that £500 had been pledged by Exe Valley Rotary for Willand Food Pantry.

In response to a question, Councillor Evans confirmed that only rent from houses owned by the District Council goes into the HRA which is then used to build new houses, with Council Tax only generating 12p in the pound for HRA.

ii) Councillor Warren

Councillor Warren also referred to the MDDC budget. Then he gave an overview following the 3 weekly bin collections trial, noting that food waste tonnage had increased in the trial area. It was noted that residents could contact a Recycling Officer to resolve problems such as needing extra bins, etc. If the scheme is approved the Council is looking to run a campaign in the Summer to bring awareness of the changes to Mid Devon residents, ahead of the implementation of the changes to customers during the Autumn. Councillor Evans provided more information to questions asked by Parish Councillors on this subject.

b) **County Councillor Radford** had submitted a written report. Agreed for any Councillors' questions to be emailed to the Clerk to forward to Councillor Radford or to be raised directly with him.

7. For information and discussion

a) It was noted there were 4 crimes reported and recorded on the Devon and Cornwall Police Crime Map in Willand in November 2021.

b) VAS report and Highways Working Group update: data for December had been circulated and shared with Community Speed Watch which would soon be going live. The camera had recorded 4000 vehicles in a day in one direction. Noted that Silver Street is an approved area for the VAS and DCC had not yet approved any other sites apart from the bottom end of Uffculme Straight. Although extra poles could be installed and the VAS be moved to a new site, Councillor Tobin noted the risk to equipment and users during this process. Agreed Clerk to check the business case to support the initial purchase of the VAS as expenditure on a second camera would need to be justified, which had included a speed analysis by DCC. **ACTION: Clerk**

Councillor Major reported that Uffculme Parish Council had been in touch with Willand Parish Council for advice to improve road safety in and around the village but they had no plans to use Speed Watch. Councillor Glover reported from her attendance at the Devon Highways Conference that Elaine Hartley (Devon & Cornwall Speed Watch Co-ordinator) had set up an accessible account to view all of the speed data for Devon.

c) BMX track:

i) Councillor Grantham confirmed the track was reopened on advice from MDDC. He proposed that a simple sign be placed at each end, relating to the BMX track only and all agreed that the Clerk should place an order for 2 signs. **ACTION: Clerk**

ii) Councillor Wilcox provided an update re BMX track/multipurpose skate area project linked with S106 funding. The contractor who had designed the original track would revisit the site later in January before resubmitting a quote. As 3 quotes would be required in total it was agreed the Clerk would ask the Uffculme and Cullompton clerks which contractors they had used. It was agreed that Councillor Wilcox would consult with local BMX champions in the village. **ACTION: Councillor Wilcox & Clerk**

d) Councillor Phare reported for the Cemetery Working Group. It was hoped that planting of the Cemetery extension hedge will start in February. Provision of a new, non-wooden bench was discussed. It was agreed to plant the hedge first and leave the second bench in storage for now. Councillor Little noted that an enquiry had been received to install a memorial bench which the Clerk had acknowledged pending further discussion.

e) Worcester Crescent hedge: it was noted that planting would take place in February, linked with the Cemetery hedge planting.

f) Chestnut Play Area update: an email dated 12.1.22 from S Densham, MDDC, had been circulated to Members who discussed the options available as presented by MDDC. Councillor Evans guaranteed that Willand Parish Council would receive the full allocation of £35,000 on request if they decided to take on this play area. Councillor Evans stated that MDDC would spend up to £35,000 on refurbishment, and no more, prior to any take over by the Parish Council. He also stated that the play area would face closure by MDDC due to the budget situation. Councillor Phare put forward a proposal that the Parish Council should take the play area on under a 25-year lease, to request the £35,000 from MDDC and for the Parish Council to undertake the refurbishment work; Councillor Bartlett seconded the proposal. There was no alternative proposal. Councillor Grantham added an addendum, as the equipment supplier he had approached indicated a cost of £42,500 for the whole surface to be done; Councillors recognised that although it may mean less money to spend on equipment, there would be an option to add more equipment in future. Councillors voted in favour, with 2 abstentions. Agreed that the Clerk would write to S Densham, MDDC (copy to all Ward Councillors) on this basis, including a request to go ahead and remove the item of equipment that MDDC considers unsafe and to ask for an assurance that the play area would be pressure-washed, in line with an assurance given by Councillor Evans that these actions would be taken.

ACTION: Clerk

20.11 hours: Councillor Evans left the meeting.

g) Neighbourhood Plan update: Councillor Little had circulated a report including a timeline leading to the production of a first draft plan by Summer 2022. Three Open Meetings would be held on particular topics, with the first being on Traffic – to be advertised in the Willand Magazine and on social media, in order to attract people and secure evidence. A display would be held at the village Jubilee Event. Referendum scheduled for May 2023. The Chair thanked the NPG.

Noted Jubilee meeting on 19 January is open to all Councillors; the Clerk advised that Janine Stedman from the Co-op would be attending. The Chair and members acknowledged Janine's continued support in her Community Liaison role and Shane's as Store Manager for supporting the Christmas lights funding application.

h) Update on Planning Enforcement re The Elms: Councillor Warren noted an updated application had been received and that interim agreements were in place.

i) PSPO signage update: Councillor Warren reported that the handyman had completed the work and that MDDC were dealing with the removal of some old signs still in situ.

j) Re: 21/01754/MARM - 125 dwellings adjacent to Meadow Park: Councillors Glover and Grantham were invited to provide an update following their attendance at MDDC Planning Committee on 5.1.22 when the Reserved Matters application was considered. Councillor Glover had asked a public question. Councillor Grantham was unable to get an answer to his question on when the S106 money would be advanced, on the basis that the "Construction of the entrance is not a temporary measure." Councillor Warren noted that 3 members of the Planning Committee had voted for the application and 2 had voted against it; he would be submitting a detailed written response regarding the questions which were not answered.

k) Update re new hedge for allotments road bank along Silver Street: it was agreed that Councillor Phare would forward information and costs to Councillor Tobin who would bring forward a proposal.

ACTION: Councillors Phare & Tobin

8. Finance

- a) Payment Authorisation of payment of invoices received since 9 December 2021 had been circulated and was approved by Parish Councillors present and signed by Councillor Warren. It was agreed that the authorisation of the related invoices by initialling should be signed solely by Councillor Warren, due to not passing papers between councillors for COVID safety reasons. **ACTION: Councillor Warren & Clerk**
- b) Income received in December 2021 had been circulated. No further discussion.
- c) Income and Expenditure report as at end of December 2021 was noted.
- d) Agree revised budget and precept for 2022-2023

Revised figures which had been agreed at the Finance & Administration Committee meeting on 16 December had been circulated by the Clerk. Councillor Phare proposed that the revised budget for 2022/23 be adopted, seconded by Councillor Tobin. Due to the rolling allotment costs showing a projected carry-forward of £1000 in hand, Councillor Wilcox proposed that the Allotments expenditure budget for 2022/23 be reduced from £2500 to £2190, seconded by Councillor Little. 7 Councillors voted in favour of approving the amendment. 2 Councillors voted in favour of the proposal to leave the Allotment Expenditure budget at £2500. Clerk to submit Precept calculation to MDDC. **ACTION: Clerk**

9. Meeting dates

Thursday 10 February 2022 – Full Council meeting

Thursday 10 March 2022 – Full Council meeting preceded by Annual Parish meeting at an agreed start time of 7pm. Village organisations would be invited to submit reports although there would not be an expectation that any would attend in the current circumstances. **ACTION: Councillor Warren & Clerk**

Thursday 17 March 2022 – Finance and Administration Committee meeting

Thursday 14 April 2022 – Full Council meeting

Thursday 12 May 2022 – Full Council meeting

Thursday 9 June 2022 – Full Council meeting

Thursday 16 June 2022 – Finance and Administration Committee meeting

Working Groups – to note any scheduled dates

10. Councillors Roundtable: to receive any further information from Councillors and to highlight future agenda items.

- a) Councillor Wilcox had raised the question of what could be done to support parishioners who are dog owners, with PSPOs now in place. It was agreed to include an item on the February Full Council Meeting agenda to discuss. **ACTION: Clerk**
- b) Councillor Major raised the issue of Gigaclear and it was agreed to discuss further under agenda item 11A(iv).

11. Communications

A) To consider

- i) Planning Application 20/02128/FULL – Pleasant Streams, Uffculme: to note the response from Angharad Williams dated 21.12.21

It was noted that Chair was monitoring Enforcement. Councillor Grantham proposed that the Parish Council write again to ask the question which had not been answered, seconded by Councillor Major. 6 Councillors voted in favour and the remainder abstained. Agreed that Councillor Grantham and the Clerk would draft a reply.

ACTION: Councillor Grantham & Clerk

ii) To consider Parish Review consultation response, per MDDC email dated 16.12.21 (circulated on 20.12.21) and draft response circulated 23.12.21
Councillor Grantham proposed that the draft response be submitted, seconded by Councillor Phare. Councillor Sellick proposed adding an amendment in para 5.1 of the draft response, after “communities” to add “(as per Guidance on Community Governance Reviews)”. Councillor Grantham confirmed to the Chair that he approved of the suggested amendment and 9 voted in favour. Councillor Sellick to email the exact wording to the Chair and Clerk for clarity. Clerk to submit response to MDDC.

ACTION: Clerk

iii) To consider Citizens Advice letter dated 7.12.21 asking for a donation.
Councillor Little proposed donating the same amount as last year, seconded by Councillor Wilcox and all voted in favour.

ACTION: Clerk

iv) Airband: to note email 15.12.21 from Community Liaison Executive
Councillor Warren outlined the background to Councillors and proposed a 15-minute slot for Airband to talk to the Parish Council. It was agreed to invite Airband to attend the Full Council meeting in February 2022. It was noted that a meeting could also be arranged with Gigaclear if of benefit to the whole village and not to individuals.

ACTION: Clerk

B) Communications received since 4 December and forwarded to Councillors by email:

i) Current Planning Applications

a) 21/02521/MARM

Proposal: Variation of condition 2 of planning permission 19/00364/MARM to allow substitute plans - Reserved Matters application, pursuant to Outline application 15/01332/MOUT, for employment development of up to 5,256m² of B1, 2,651m² of B2 and 4,919m² of B8 units together with internal access roads, parking and associated infrastructure - 21/00192/NMA Non Material Amendment granted 01.03.21

Location: Land at NGR 303681 111677 (North Of Mid Devon Business Park) Muxbeare Lane

Response submitted 22.12.21: Willand Parish Council offers no objection provided that no trees the subject of a Tree Protection Order are subjected to work or damage / removal.

b) 21/02413/FULL

Proposal: Variation of Condition 2 of Planning Permission 19/00444/FULL - Conversion of outbuildings to 2 dwellings (Revised Scheme) - to allow amendments to the elevations in accordance with the attached plans

Location: The Elms Willand Old Village Willand

Response due by 19 January 2022 (extension granted)

Response agreed: Willand Parish Council offers no observation other than to say they are extremely disappointed that the original approval has not been complied with and it has taken so long to resolve.

ACTION: Clerk

c) 21/02547/FULL

Proposal: Construction of yard area

Location: Land at NGR 303571 111566 Tiverton Business Park Muxbeare Lane

Response due by 25 January 2022

Response agreed: Willand Parish Council has no observations.

ACTION: Clerk

d) 21/02543/TPO

Proposal: Application to remove 1 Turkey Oak, 5 Sycamore, 1 Cherry, 1 Holly and 70 Ash trees and reduce limb of 1 Oak by 2m protected by Tree Preservation Order 74/00015/TPO and remove 6 Ash and 4 Sycamore trees protected by Tree Preservation Order 73/00012/TPO

Location: Land at Meadow Park Willand Devon

Response due by 26 January 2022

Response agreed: Willand Parish Council offers no objection.

ACTION: Clerk

ii) Planning Decisions notified for information

a) 21/02085/TPO

Proposal: Application to reduce the lateral spread by 1m and remove new growth from bottom of crown by 1m of Oak tree protected by Tree Preservation Order 02/00005/TPO

Location: Orchard Lodge North Jaycroft Willand

Decision: permission granted

iii) Newsletters and other correspondence

3 Mid Devon Press Releases

7 NALC bulletins and events newsletters

4 DALC newsletters

7 Mid Devon meeting notifications

4 Rural Services Network bulletins

6 Devon Communities Together bulletins

3 SLCC news bulletins

5 Devon County Council Coronavirus Updates

1 Neighbourhood Planning Newsletters/Events - Locality

1 Devon CPRE newsletters

1 National Highways notices

1 Devon Fire & Rescue Service consultation

2 Information Commissioner's Office newsletter

1 South West Water Road Notice

4 Devon Highways Traffic Notice

1 Peninsula Transport newsletter

1 Devon Climate Emergency newsletter

1 Hospiscare Newsletter

2 MDDC Planning Admin Weekly updates

1 A J Gallagher Insurance newsletter

C) Communications not referred to Councillors

17 emails offering various seminars, equipment and services

21.36 hours: there being no further business the meeting closed.

13 JANUARY 2022 PAYMENT SHEET			
PAYMENTS TO	INVOICE FOR	AMOUNT	BUDGET
Barclaycard	Stamps	15.18	Magazine
	Printer cartridges	86.15	Office/Admin
	Printer paper	2.85	Office/Admin
	Mobile phone	6.00	Office/Admin
G Taylor	Mileage claim Apr-Nov 2021	24.00	Magazine
Countrywide Grounds Maintenance	Verge cutting - November	858.00	General grnd maint
Countrywide Grounds Maintenance	Hedge - Orchard Way (Nov)	309.60	Play area grnd maint
DALC	Training fees: 2 courses	84.00	Office/Admin
Source for Business (S.W.Water)	Water charges Sep - Dec 2021	14.51	Cemetery
Source for Business (S.W.Water)	Water charges Sep - Dec 2021	52.60	Allotments
Quarfox Services	BMX safety fence	101.69	Play area equip
HMRC	PAYE (Quarterly payment)	490.20	Salaries
Quarfox Services	PSPO signs install	99.77	Village projects
Mid Devon Mobility	Donation	100.00	Donations
CHAT	Donation	100.00	Donations
Willand Village Hall	Helpline calls: Oct - Jan 2021	15.06	Village projects
	Total of all payments	2359.61	
RECEIPTS IN DECEMBER 2021	Magazine advertising	136.50	
	Cemetery	1402.00	
	Allotments (pump/hose users)	70.00	
	Xmas lights donations	1000.00	
TOTAL INCOME		2608.50	