

CULMSTOCK PARISH COUNCIL

Website: www.culmstock-pc.org.uk

Chairman: Lizzie Jones. Email: lizzie@culmstock-pc.org.uk Parish Clerk Email: clerk@culmstock-pc.org.uk

Notice of a Meeting of the Parish Council to be held on Wednesday 14th October 2026 at 7pm in Culmstock Village Hall. Members of the Public are welcome to attend and may address the Council at the start of the meeting. To ensure that the meeting runs as smoothly as possible, anyone wishing to speak, should endeavour to notify the Clerk by noon on the day of the meeting. At the discretion of the Chairman, the democratic period is limited to 15 minutes, and individuals may be limited to 3 minutes. No decision can be taken on issues raised within the democratic period unless the matter is already an item on the agenda. Following the democratic period public participation is only permitted by special invitation of the Chairman.

To Members of the Council: You are hereby summonsed to the above meeting for the purpose of transacting the following business.

1. **Democratic Period.**
2. **Apologies.**
3. **Declarations of Interest.**
4. **Approval of Minutes:** of the Parish Council meeting held on 02/09/2026.
5. **Matters Arising.**

6. **Planning and Planning Correspondence/Information.**
 - 6.1 Applications to be considered:
 - [26/00712/MFUL](#) Change of use of land to mixed use garden/agricultural and use for occasional wedding events including erection of temporary marquees and associated ancillary infrastructure. Woodhayne Barton, Silver Street, Culmstock, EX15 3JG.
 - [26/01224/FULL](#) Erection of one dwelling and associated works. Land at NGR 310194 114178 Hunters Way, Culmstock, EX15 3HJ.
 - [25/01648/FULL](#) Beacon View Farm, Nicholashayne, TA21 9QY. Condition 4 - Landscaping scheme. Consultation Request for discharge of conditions.
 - 6.2 East Devon District Council Appeal notifications re: Dunkeswell Raceway Ltd - 25/0384/VAR, 25/0383/VAR, 25/0944/VAR.
 - 6.3 Results from Mid Devon District Council.
 - [26/01153/CAT](#) Notification of intention to remove one Goat Willow tree (T5) to ground level Within a Conservation Area. Vennwoods, Millmoor, Culmstock, EX15 3HA. No objection.
 - Results regarding applications in respect of Spiceland, Uffculme:
 - Listed Building Consent for works to facilitate connection of ground mounted solar array and permission for installation with associated plant shed and cable run.
 - [26/01001/FULL](#) - Permitted with conditions to discharge. -[26/01002/LBC](#) - Permission granted.
 - [26/00979/LBC](#) Listed Building Consent for repair and maintenance of the Linhay/Cartshed to include installation of temporary propping; removal of thatch and eastern softwood post; prepare bearings; installation of new oak beams and reinstate thatched roof covering to match existing.
 - 6.4 **Neighbourhood Plan.**
 - 6.4.1 Report to the Parish Council following recent group meeting(s).
 - 6.4.2 To discuss and agree appointment of a consultant partnering the Neighbourhood Plan group following quotations received (Item 9.6 refers) and to agree for the Neighbourhood Plan group to have authority to commission specific works directly from the consultant up to an agreed amount.
 - 6.4.3 Vision ICT Ltd - website page(s) and email address(es) for the Neighbourhood Plan group (item 9.6 refers).
 - 6.4.4 Any other matters relating to the Neighbourhood Plan/process.
 - 6.5 Devon Communities Together: Blackdown Cluster Draft Housing Needs Survey report received for review and comment.
 - 6.6 Mid-Devon District Council – Housing and Economic Needs Assessment Questionnaire.
 - 6.7 Plan Mid Devon – Local Green Space consultation.
 - 6.8 Any other Planning Matters.

7. Reports.

- 7.1 The Chairman/Vice-Chairman.
- 7.2 The Clerk. (i) Report following Devon Associations of Local Councils AGM & Conference.
- 7.3 P3/Footpaths, access and common land.
- 7.4 Blackdown Hills Parish Network.
- 7.5 Culmstock Cemetery.
- 7.6 Highways. (i) Communication with Hemyock Parish Council regarding possible concerns to raise with the Transport Secretary
- 7.7 Any other reports including reports from DCC & MDDC Councillors.
- 7.8 Culm River Against Pollution.

8. Culmstock Play Area and Pavilion.

- 8.1 Report following damage on site.
- 8.2 Thunderbox throughout the winter period.
- 8.3 Any other matters.

9. Finance.

- 9.1 Finance report & to note the balances: To note the bank balance as at 30/09/26 - £54,837.71.
Direct Debits taken: Lloyds Bank service charge 15/09 - £4.25, Nest 08/09 - £148.97.
- 9.2 To resolve to make payments.
 - 1. £ 27.62 SMA Services. Payroll provider.
 - 2. £ TBC Parish warden - salary & expenses.
 - 3. £ TBC Clerk - salary & expenses.
 - 4. £ 966.47 Countrywide Grounds Maintenance Ltd. Grounds Maintenance Contract.
 - 5. £ 170.00 Bubbles Exterior Cleaning. Thunderbox cleaning (June).
 - 6. TBC M Delamain. Repairs carried out at the play area.
 - 7. £ 188.93 MDC Exports Ltd. Bags for dog bag dispensers.
 - 8. £ 492.00 AET Flood Defence Ltd. Aqua sacs.
 - 9. £ 1223.61 HMRC. Quarterly PAYE/NL.
- 9.3 To note that the following payment has been made under delegation:
£ 378.00 PKL Littlejohn LLP. External Audit fee.
- 9.4 External Auditor's Report and Notification of Conclusion of Audit 2025/26.
- 9.5 Request from Churches Housing Action Team (CHAT) for financial support.
- 9.6 Neighbourhood Planning, estimates received for specialist services in respect of the Neighbourhood Development Planning Process (item 6.4.2 refers):
(i) To agree on instructing a consultant; quotations received from Polden Planning & Devon Communities Together. (ii) Costs received from Vision ICT regarding additional website work.
- 9.7 Poppy Appeal - to agree for a donation to The Royal British Legion.
- 9.8 Any other financial matters.

10. Correspondence & Any Consultations.

MDDC Local Plan Viability Assessment - Stakeholder Providers Survey.
[Devon and Somerset Fire and Rescue Service](#) - Fire and rescue service consultation live, 5-year plan.

11. Items for information, future agenda items, and future meeting dates.