



Okehampton Hamlets Parish Council

To all Members of the Council

You are hereby summoned to a Meeting of the Council to be held at 7.30pm on Tuesday 14th January 2025 at Meldon Village hall, Meldon, Okehampton

Emily Young, Parish Clerk, dated 08/01/2025

AGENDA

Members are reminded that a disclosable pecuniary interest in any item on the agenda should be declared, with the reason, before the item is discussed.

1. Members of the Public – (maximum time limited to 3 minutes per person)

Residents are invited to give their views and question the Parish Council on issues on this agenda, or to raise issues for future consideration at the discretion of the Chairman. Members of the public may not take part in the Parish Council meeting itself. A question shall not require a response at the meeting nor start a debate on the question. The chairman of the meeting may direct that a written or oral response be given.

2. Declarations of Interest -

3. Apologies – Cllr Brian Wood

4. Approval of Minutes of previous meeting held on 3rd December 2024 **plus signing of 5th November 2024 minutes (previously approved)**

5. Matters arising - To ensure the tasks assigned at the previous meeting have been completed – **Clerk** – to arrange collection of free landmark tree, liaise with Men in Sheds ref wildlife boxes. **Cllr Cooper** – Contact army camp and Lloyds bank. **All** – to consider next years' budget prior to next mtg. Consider new salt bin at Soutcott **Cllrs Cooper, Heard and Littlejohns** – fencing repairs.

6. Planning – to consider and agree response to applications listed below together with any others received up to date of this meeting:

6.1.1 Reference 3870/24/HHO – Lower Chichacott Barn, Chichacott – Householder application for proposed garden room.

6.1.2 Reference 3869/24/LBC – Lower Chichacott Barn - Listed building consent for proposed garden room

The following applications arrived during the Christmas period and were responded to via email to meet the deadline (see below). To be ratified at this meeting:

6.2.1 Reference: 3493/23/VPO East of Okehampton Development (Parcels 3 and 4), Okehampton, Devon – Councillors support this application.

6.2.2 0468/24 Consultation Request Letter - Application at East Okement Farm, EX20 1QR - Councillors support this application.
Cllr Cooper declared a pecuniary interest and did not vote.

6.3 Planning decisions –

6.3.1 Ref - 0128/24

Mr D Heard Extension to existing dwelling
8 Meldon Cottages, Meldon, Okehampton, Exeter, EX20 4LU
Grant Conditionally 16/12/2024

6.3.2 Ref - 0468/24

Mr JJ Cooper Replacement agricultural building
East Okement Farm, Okehampton, Devon, EX20 1QR
Prior Approval not required 19/12/2024

6.3.3 Ref - 3858/24/COM – Near Higher Hughslade, Tavistock Road, Okehampton

Proposal Notice of Intent to Install Electronic Communication Apparatus Comprising 6 x New 9m Light Wooden Pole
Status Approved

6.3.4 Ref – 3857/24/COM – Tavistock Road Okehampton

Notice of intent to install electronic communication apparatus comprising 1 x 9m wooden pole (7.2m above ground) –
Approved

6.3.5 Ref – 3785/24/CLP - Beggars Roost Upcott Hill Okehampton EX20 1SQ

Certificate of Lawfulness for proposed removal of a porch, conservatory and timber outhouse to be replaced by a porte-cochere and glass room.
Refused

6.3.6 Ref – 3656/23/FUL - Land At Sx 561 943, Okehampton

Change of use from agricultural land to use ancillary with Manor House Hotel (Retrospective & Resubmission 2045/23/FUL)
Approved

6.3.7 Ref – 3736/24/ARC - Ashbury Hotel Higher Maddaford Southcott Okehampton EX20 4NA

Application for approval of details reserved by condition 3 (SUDS (pre-commencement)) to planning consent 0077/24/FUL
Approved

6.3.8 Ref - 2508/23/HHO – Appeal decision - 11 Watts Drive, EX20 1XT

Appeal dismissed

7. DCC and WDBC – to consider the Councillors written reports/updates.

8. Beating the bounds & VE Day

9. To receive reports from meetings and events attended by Parish Council representatives

10. Finance –

10.1 Accounts for payment –

E Young wages for December	£675.13
E Young travel	£TBC
E Young expenses	£TBC
HMRC	£0.00
Meldon hall hire 14 th Jan 2025	£25.00
Oakland tree services (storm damage work)	£1350.00
Eagle plant hire (StOC work)	£138.06
Mole Avon c/o Phil	£341.67
WesternWeb Annual renewal of web space (with SSL Certificate for secure connection) and content management licence	£96.00
GX Accounts Processing of payroll for the quarter ended 5 Jan 2025	£63.00
White Wood Management	£1659.12
SLCC branch AGM and lunch additional charge	£6.55
Newbridge stone	£TBC

West Country Grounds Maintenance	£673.20
Maria Cooper – volunteers pasties	£120.00

10.2 Credits received –

To note interest earned 09/12/24	£50.90
Aggregate industries	£298.44

10.3 Request for spending – New office printer (Circa£60) or print head (£140 + £45)

10.4 Finance correspondence – Meldon village hall 2025 rates

10.5 RFO report/Bank reconciliation – Cllr Littlejohns to approve (and to sign last months approved RFO)

Period ending 8 January 2025

Prepared by Emily Young, Parish Clerk and Responsible Financial Officer

Date 08/01/2025

To be approved by - Cllr Martin Littlejohns
At the Parish Council meeting on 14 January
2025

Balance per bank statements as at 8 January 2025

	£	£	
Current account (Treasurers)		810.02	Current Account (36901368)
Deposit account (BB Inst online)		64,346.96	Savings Account (38166660)
		65,156.98	

Less: any unrepresented cheques 0 0.00

Add: any unbanked money 0 0

Net bank balances as at 8 January 2025 65,156.98

The net balances reconcile to the Cash Book (receipts and payments account) for the year, as follows:

Cashbook

Opening Balance	66,871.00	(up to
Add: Receipts in the Year	349.34	24/12/24)
Less: Payments in the Year	2,063.36	(Include VAT - up to 10/12/24)
	65,156.98	

Closing balance per cash book (receipts and payments book) as at 8 January 2025 (must equal net bank balances above) 65,156.98 0.00 Difference

10.6 Budget 2025-2026 – to set budget for coming year (see previously circulated sheet)

10.7 Grant applications –

10.7.1 Who let the Dads our Okehampton - £350.00

10.8 Grant form addition(s) (Clerk)

11. Environmental issues

11.1 Granulite quarry

11.2 Odours East of Okehampton – to receive an update

12. Open Spaces

- 12.1** To receive update from Working Group to include footpath Meldon Woods viaduct up to cycle route and A30 fence (also see item 13.3)
- 12.2** To answer questions from White Wood Management on Old Town Park WMP 1783033(email circulated)
- 12.3** To note new TPO Ref: **TPO1110** Date: 13/12/2024 Site: Land at Higher Hilltown, Northlew Road, Okehampton, EX20 1SN

13. Highways

- 13.1** Snow warden \ salt bins – update Cllr Ewen and P Heard
- 13.2** Exeter Road replacement bus shelter
- 13.3** Damaged fence by A30. Reported to Highways England (again 08.01.25) **Ref:** FMS6950731

14. Economic Development Projects

- 14.1 Okehampton BID**– to receive an update
- 14.2 Regeneration project** update

15. Okehampton interchange station

16. Okehampton United Charity converting to Okehampton Foundation (CIO)

17. Heritage watch scheme

18. Community governance review meeting

19. To confirm date of next meeting – Tuesday 4th February 2025 at 7.30pm Meldon village hall

PART TWO

Items which may be taken in the absence of the press and public. The Council is recommended to pass the following resolution:- ‘Resolved that under section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 that the public and press be excluded from the meeting for the following items as they involve the likely disclosure of sensitive and confidential information.’

20. To note current WDBC Enforcement case list and information.

21. Lease of easements Meldon quarry

22. Potential Pathway Link in Parcel 2