

KENTISBEARE PARISH COUNCIL

Notice of a meeting of the Parish Council to be held on Tuesday 11th February 2025 at 7pm in Kentisbeare 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 Public Question Time unless the matter is already an item on the agenda. The meeting will start following public question time.

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

AGENDA

1. Public Question Time.
2. Apologies: Cllr. Mr Nick Allan.
3. Declarations of Interest.
4. Approval of Minutes: of the Parish Council meeting held on 14/01/2025.
5. Matters Arising.

6. **Planning & Planning Correspondence/Information:**
 - 6.1 Applications to be considered by the Parish Council:
 - [24/00560/FULL](#) Conversion and alteration of 5 barns to create 4 'self build' dwellings. Land and Buildings at NGR 306868 108436 (Ford Farm) Fore Street, Kentisbeare.
 - [25/00050/CAT](#) Notification of intention to remove deadwood back to 50mm diameter of 1 Horse Chestnut in a Conservation Area. Village Square, Fore Street, Kentisbeare.
 - [25/00083/FULL](#) Erection of an agricultural calf rearing building. Land and Buildings at NGR 308488 108677 France Farm, Blackborough.
 - 6.2 Results of applications from Mid Devon District Council.
 - [24/01585/CLU](#) Certificate of lawfulness for the existing use of a dwelling in breach of agricultural occupancy condition 2 of Planning Permission EN5449 for a period in excess of 10 years. Orway Crescent Farm, Kentisbeare, EX15 2EX. Refused – the LPA considers that due to a significant gap in occupation of the dwelling between 1-01/11/2018 and 17/12/19 the breach of condition stopped. Accordingly the farmhouse has not been occupied in breach of the agricultural occupancy condition for a continuous period in excess of 10 years.
 - [24/01479/LBC](#) Listed Building Consent for the replacement of roof tiles with natural slate. Lower Kingsford, Kentisbeare, EX15 2AU. Permission Granted.
 - 6.3 For information: MDDC - Committee Notification 24/01248/PNCOU Prior notification for the change of use of 2 agricultural buildings to 4 dwellings under Class Q. Land at NGR 307810 108319 (Lower Moneysland) Kentisbeare.
 - 6.4 Culm Garden Village. (i) Report on meeting with Project Manager and Chairman of the Delivery Board: Cllr. Mrs Ellicott and the Clerk.
 - 6.5 [Blackdown Hills National Landscape Management Plan Consultation.](#)
 - 6.6 [Consultation: Mid Devon Call for Sites 2025.](#)
 - 6.7 Any other Planning Matters.

7. **Highways** - items to report and any other matters.

8. Reports.
 - 8.1 The Clerk. (i) DALC - Report on smaller councils meeting (ii) DALC – Nominations for Royal Garden Party.
 - 8.2 Reports from DCC & MDDC Councillors.
 - 8.3 P3 Footpaths, Parish Paths & Silver Wood.

9. **Blackdown Hills Parishes Network – update regarding membership.**

10. Finance.

10.1 Report & to note the balances.

10.2 To approve payments:

- Chq 2249 £ tbc Clerk – salary and expenses.
- Chq 2250 £ 365.60 Countrywide Grounds Maintenance Ltd. Grass maintenance contract.
- Chq 2251 £ 266.18 M L Thorne. Website and e-newsletter.
- Chq 2252 £ 756.00 T K Play Ltd. Play Area Maintenance.
- Chq 2253 £ 40.00 Allotment Rental.
- Chq 2254 £ 9.97 SMA Services. Payroll Provider.
- Chq 2255 £ tbc Blackdown Hills Parishes Network. Subscription.
- Chq 2256 £ 50.00 Association of Local Council Clerks. Subscription.

10.3 Annual Governance & Accountability Return (AGAR) 2024/25 (i) Internal Auditor 2024/25. (ii) Review of effectiveness of system of internal control and Risk Management Policy.

10.4 Annual Review of Fixed Asset Register.

10.5 Any other financial matters.

11. Kentisbeare Play Area.

11.1 Pump (cycle) Track: Report on recent meeting with contractor - to consider submitting a non-material amendment to the district council and plans for commencement of works.

11.2 Report on recent meeting with Ken White Signs.

11.3 Any other matters.

12. MDDC Resilience.

12.1 Community Risk Register.

12.1 BT digital voice events & mobile phone not spots.

13. Correspondence & Any Consultations. Various generic emails. Clerks and Councils Direct. Email of thanks following recent donations from Churches Housing and Action Team and Citizens Advice Torrridge, North, Mid & West Devon.

Consultations: [Fire service consultation- Automatic Fire Alarms.](#)

14. A Casual Vacancy - to be noted.

15. Items for information, future agenda items, and dates of future meetings. Future meeting dates: 11/03/25.