

# EAST ANSTEY PARISH COUNCIL

The minutes of a meeting of the Parish Council held on Wednesday  
11<sup>th</sup> December 2024 at East Anstey Primary School at 7.30pm

**Present:** Cllr's Mrs H Warne (Chair), Ms J Gannon and R Milton (also District Councillor)  
**In attendance:** Mrs J Larcombe, Clerk.

In the absence of the Chair and Vice-chair it was agreed that Cllr Mrs Warne would chair the meeting.

**43/12/24. To receive apologies.** Apologies were accepted from Cllr R Gibson.

**44/12/24. Disclosure of interests in items on the agenda.** Cllr Milton declared an interest as District Councillor for the Ward.

**45/12/24. To agree the minutes of the Parish Council Meeting held on 16th September 2024 as an accurate record of the meeting.** With the removal of Cllr Ms J Gannon as an attendee the minutes were agreed as an accurate record of the meeting and they were duly signed by the Chair of the meeting.

**46/12/24. Matters arising from the minutes, not included on the agenda.** None.

**47/12/24. Public Questions.** No members of the public present.

## **48/12/24. Planning**

**a) To make a recommendation on any planning applications received by the council before the meeting.** No applications received.

**b) Notice of Appeal Reference: APP/X1118/APP/X1118/W/24/3353078**  
(Planning application 77168) Site Address: Land opposite Froude Arms, East Anstey, EX16 9JP. Proposal: Outline application for the erection of 2 no Dwellinghouses with some matters reserved (appearance, landscaping, layout and scale). Site Address: Land opposite Froude Arms, East Anstey, EX16 9JP. Proposal: Outline application for the erection of 2no Dwellinghouses with some matters reserved (appearance, landscaping, layout and scale).

It was noted that the applicant had received pre-application advice which led the applicant to believe the application would be approved but the decision made by the planning officer was refusal. North Devon and Torridge District Councils had not met their housing target after the pre-application advice had been given but met the target before a decision was made on the application. Housing targets have been increased since the new Government was elected in July.

It is believed that an enforcement notice has been issued at Maybank Farm regarding the siting of the mobile home without planning approval.

**c) To note any decisions made on planning applications by NDC.**

**78968** Retrospective application for change of use from former public house and associated manager's accommodation to 2 no. dwellings at Jubilee Inn, West

Anstey. Decision: conditional approval granted.

Following councillor disappointment at the loss of the Jubilee Inn as a pub it was reported that another local pub is closing. This time it is the Black Cock at Molland which is closing after New Years Eve.

**d) To receive any update on plans for affordable housing at Care Blackerton.** The planning approvals have lapsed due to time. The process would need to be restarted.

**e) To note the outcome of a complaint to NDC regarding the licencing of a three day music event in September.** A full response to the complaint was eventually received on 21<sup>st</sup> October. Local residents who had made complaints received an earlier response and the Clerk had had to ask why the Parish Council had not received one at the same time.

NDC's Lead Environmental Officer admitted that the organisers failed to meet the requirements as set out in a pre-event meeting where they had given assurances that the noise would be controlled. As a result of the widespread and high volume of complaints, the Environmental Protection Team are satisfied that a statutory nuisance had occurred contrary to Section 79(g) of the Environmental Protection Act 1990. Therefore, the legislation requires that the local authority 'shall' serve an abatement notice to prevent a recurrence of the same. They are currently investigating the details and terms of that notice and the appropriate persons responsible for the land and any nuisance. The above circumstances has also raised concerns in relation to the event organiser and their ability to hold similar events within the North Devon District Council area. As a result any future application would be given the highest level of scrutiny and require comprehensive evidence of any plans or mitigation before agreement could be reached.

**f) Any other planning matters.** No other planning matters.

**49/12/24. Highways: Any highways issues.** Councillors reported that there are potholes everywhere. The road is flooding at Lower Woodburn. It was suggested that photos should be attached when reporting on DCC's online reporting page.

#### **50/12/24. Reports**

**a) District Cllr.** Cllr Milton reported that NDC are discussing the new local plan. The increase to the employers national insurance contribution from 1<sup>st</sup> April 2025 will add £400,000 to the budget. The new baler for recycling is nearly ready to use but it will increase NDC's insurance cost by £75,000.

**b) County Cllr.** No report.

#### **51/12/24. Finance:**

**a) To approve invoices for payment.** It was resolved to make the following payments: Mr D Passmore - £210.00 grass cutting (Payment ref: 2425/17)  
It was agreed the Clerk should receive the 2024-25 nationally awarded pay increase which is backdated to 1<sup>st</sup> April 2024.

Mrs J Larcombe – £309.06 salary for October, November & December plus backpay and expenses (Payment ref: 2425/18)

HM Revenue & Customs - £39.06 (Payment ref: 2425/19)

Since the last meeting a payment of £210.00 has been made for grass cutting

(Payment ref: 2425/16).

Bank charges: 30.09.24 - £18.00; 31.10.24 - £5.40; 30.11.24 - £6.00.

Internal transfers have been made between the Current Account and the Instant Access Account to return the balance to £500.00.

**b) To note any receipts since the last meeting and the bank balance.** Since the last meeting there have been the following receipts:

West Anstey Horse Show – a donation of £150.00

NDC - £3,575.00, the second half of the precept.

Bank interest - £71.28

The Current Account balance is £500.00 and the Instant Access Account is £13,389.18.

**c) Bank reconciliation 30.11.24.** The bank reconciliation was noted.

**d) To discuss and agree the budget for 2025-26.** Councillors discussed the draft budget prepared by the Clerk and it was agreed.

**e) To agree the precept to submit to NDC for 2025-26.** It was agreed to request a precept of £7,150.00. This is the same as the amount requested for 2024-25.

#### **52/12/24. Play Area**

**a) Any issues arising from playground inspections.** It was noted the Village Green was nice and tidy.

**b) To agree who will carry out inspections until the next meeting.** Cllr Mrs Warne will continue with the inspections.

**c) To note the grant award from the Batsworthy Wind Farm Community Grant Fund for funding for new play equipment, discuss quotes and agree which to accept.** The Parish Council has received confirmation that it has been awarded a grant of £30,000. Cllr Mrs Warne has signed a form accepting the grant and has provided a copy of a recent bank statement and the money should have been paid into the account 14 days later. The grant has still not been received. The Clerk will contact Devon Community Foundation to find out why it hasn't been paid. As the quotes used are now out of date the Clerk will ask for revised quotes.

**53/12/24. Community Governance Review North Devon District Parishes – first stage.** NDC have commenced a review of Community Governance arrangements for the North Devon District area. This review includes parish boundary changes, Parish/Town ward changes, changes to the numbers of Councillors on a Parish/Town Council, grouping or meeting of councils, creation of a parish council or change of a parish council to a parish meeting. There is an opportunity for Parish/Town Councils to feed into this process. The first stage was the presentation to the Parishes at the Parish Forum in November 2024. A review of all the North Devon District Parishes will be taking place after the Devon County Council elections in May 2025.

**54/12/24. Parish Council vacancies update.** There has not been any interest from anyone. When Cllr Milton is asked what the Parish Council is doing, he suggests they come to a meeting to see. Councillors will promote where they can.

**55/12/24. Correspondence.** The following correspondence was noted:  
Ministry of Housing, Communities and Local Government: Consultation on enabling remote attendance and proxy voting at Local Authority meetings.  
Closing date 19<sup>th</sup> December 2024.

**56/12/24. Date of the next meeting.** 12<sup>th</sup> February 2025 (Subject to receipt of Batsworthy grant).

Signed:  
Chair

Date: