

CHERITON FITZPAINE PARISH COUNCIL

To all members of the Council, you are hereby summoned to attend the next Meeting of the above-named Parish Council to be held at **Cheriton Fitzpaine Parish Hall, Committee Room on 19th August 2025, commencing at 7.30pm** for the purpose of considering and resolving upon the business to be transacted at the meeting as set out below.

Denise Kingdon

Denise Kingdon - Clerk to the Parish Council - cfitzparishclerk@outlook.com - 01363 866602

AGENDA

Public Participation: Members of the public are invited to give their views and ask questions on issues on this agenda or to raise issues for future consideration by the Parish Council. Limited to 15 minutes.

Formal Business: (Members of the public may not take part in the formal business of the Parish Council except under special circumstances).

1. Present.

2. Apologies.

3. Minutes.

To sign (if approved) the minutes of the July Meeting.

4. Declarations of Interest.

5 Actions from July meeting.

5.1 Jacks Acre Quote – Posts.

5.2 Speed Watch.

5.3 Village Tidy up.

5.4 Sunken Graves.

6. District Councillor/County Councillor Report.

6.1 District Report.

6.2 County Councillor Report.

7. Roads and Footpaths.

7.1 Fly tipping.

7.2 Village Parking.

8. Finance.

8.1 Presentation of current bank statement.

8.2 To agree wage increase for Clerk. - The National Joint Council for Local Government Services has reached agreement on the pay award for 25/26, the new hourly rate for SCP7 is £13.69ph, this is an increase of £0.43ph.

8.3 Accounts to settle.

8.3.1 CFPD - £23.00 – Hall Hire July.

8.3.2 Mike Smith - £660.00.

8.3.3 D Kingdon (Clerks Wages - £689.08, Office Charge - £10.00, (£689.08, less £137.80 PAYE) - £561.28.

8.3.4 Insurance – Bonfire and Fireworks - £98.00.

8.3.5 Earth Anchors – Cemetery Notice Board - £344.34.

8.3.6 Signomatic – Drive Slowly signs - £532.07.

8.3.7 HMRC – PAYE - £137.80.

8.3.8 Village Tidyup - £148.38 (Tools and Food)

9. Planning

9.1 New applications:

9.1.1 Ref No: 25/00841/FULL

Proposal: Retention of two holiday units, including a hot tub shelter

12.08.25

Location: Land at NGR 289584 107690 West Farleigh, Cadeleigh

Site Vicinity Grid Ref: 289584 / 107690

Parish: Cheriton Fitzpaine 12.

9.1.2 Ref No: 25/01086/CAT

Proposal: Notification of intention to remove 1 Apple tree within the Conservation Area

Location: Primrose Cottage Cheriton Fitzpaine Crediton

Site Vicinity Grid Ref: 287104 / 106176

Parish: Cheriton Fitzpaine 12.

9.1.3 Ref No: 25/01088/HOUSE

Proposal: Installation of air source heat pump

Location: 1 The Old Almshouses Cheriton Fitzpaine Crediton

Site Vicinity Grid Ref: 287108 / 106229

Parish: Cheriton Fitzpaine 12.

9.1.4 Ref No: 25/00988/LBC

Proposal: Listed Building Consent for the installation of air source heat pump, hot water tank, radiators and associated works

Location: 1 The Old Almshouses Cheriton Fitzpaine Crediton

Site Vicinity Grid Ref: 287108 / 106229

Parish: Cheriton Fitzpaine 12.

9.2 Determined applications:

9.2.1 Ref No: 25/00791/FULL

Proposal: Erection of 2 holiday lets and associated works following part demolition of existing agricultural building

Location: Perry Farm Cheriton Fitzpaine Crediton Devon

Site Vicinity Grid Ref: 286744/105448

Mid devon district council hereby grants full planning permission for the above development.

9.2.2 Ref No: 25/00770/FULL

Proposal: Variation of condition 2 of planning permission 22/02381/FULL (Erection of 4 dwellings following demolition of agricultural buildings, utilising the Class Q fallback position (22/00752/PNCOU)) to allow substitute plans relating to height, massing and orientation

Location: Land and Buildings at NGR 288062 108199 (Court Place Farm) Cheriton Fitzpaine Devon

Site Vicinity Grid Ref: 288050/108197

Mid devon district council hereby refuses full planning permission for the above development.

9.2.3 Ref No: 25/00635/FULL

Proposal: Siting of 1 additional pitch, comprising of 1 mobile home, additional parking and associated works for the use of gypsy and traveller family

Location: Springfields Voysey Hill Cheriton Fitzpaine Devon

Site Vicinity Grid Ref: 287564/106810

Mid devon district council hereby grants full planning permission for the above development.

9.2.4 Ref No: 25/00635/FULL

Proposal: Siting of 1 additional pitch, comprising of 1 mobile home, additional parking and associated works for the use of gypsy and traveller family

Location: Springfields Voysey Hill Cheriton Fitzpaine Devon

Site Vicinity Grid Ref: 287564/106810

Mid devon district council hereby grants full planning permission for the above development.

9.2.5 Ref No 25/00675/FULL

Proposal: Erection of dwelling and formation of vehicle access

Location: Land at NGR 287371 106317 Cheriton Fitzpaine Devon

Site Vicinity Grid Ref: 287482/106363

Mid devon district council hereby grants full planning permission for the above development.

9.3 Planning Information

9.3.1 Ref No: 25/01072/PNAG

Proposal: Prior Notification for the erection of an extension to an agricultural building Location: Land and Buildings at NGR 289908 106741 Wolland Farm Cheriton Fitzpaine Site Vicinity Grid Ref: 289908 / 106709
Parish: Cheriton Fitzpaine 12.

9.3.2 Ref No: 25/00941/PNAG

Proposal: Prior Notification for the erection of extension to an agricultural building
Location: Land and Buildings at NGR 289400 109021 North Combe Farm Cadeleigh
The above application has now been withdrawn.

9.3.3 25/01079/PNCOU

Proposal: Prior notification for the change of use of agricultural building to dwelling under Class Q

Location: Building at NGR 285517 105936 Holly Water Road Cheriton Fitzpaine

Site Vicinity Grid Ref: 285547 / 105882

Parish: Stockleigh English 46

These types of applications are not determined in line with Local Plan Policy but through an assessment based on the conditions and limitations of the permitted development rights as set out with the Town and Country Planning (General Permitted Development) Order 2015 (as amended).

10. Correspondence.

10.1 Councillor Resignation.

Matters of immediate concern or for inclusion in the September agenda.

Date of the next Meeting

19.08.2025.