

AGENDA

Chair: Kevin Smith

- 25/132 Present
- 25/133 Apologies received from
- 25/134 Declaration of interest on agenda items
- 25/135 Dispensation requests regarding Code of Conduct
- 25/136 Public open session (maximum 10 minutes)
- 25/137 To confirm the draft minutes of the Exminster Parish Council meeting held on 17 February 2025 are an accurate record
- 25/138 Clerks report
- 25/139 To note receipt of the monthly Police report
- 25/140 To note the minutes of the Staffing Committee meeting held on 26 February 2025

FINANCE MATTERS

- 25/141 RFO's report
- 25/142 Payments for approval
- 25/143 To agree to pay invoices received up to and including 24 March 2025 by 28 March 2025 to assist with year end preparation. All payments to be reported at the Parish Council meeting on 22 April 2025.
- 25/144 To note that the Assets List has been reviewed for publication on the Parish Council website
- 25/145 Draft accounts for February 2025
 - 1. Budget Comparison Report
 - 2. Balance Sheet

PLANNING MATTERS

- 25/146 Planning applications
 - 1. [25/00360/NPA | Application for Prior Approval under Part 14 Class J of Schedule 2 of the GPDO 2015 for the installation of solar PV equipment on roof | Exminster Golf Centre Exminster Hill Exminster Devon EX6 8GA](#)
 - 2. [25/00388/TPO | T1-Leylandii- Crown lift to 3 meters and clear under growth around tree. | Mansion House Devington Park Exminster Devon EX6 8UJ](#)
 - 3. [25/00274/HOU | Single storey rear extension | Bryher Aboveway Exminster Devon EX6 8DT](#)
- 25/147 Planning decisions
 - 1. [25/00304/CLDP | Certificate of Lawfulness for proposed hip to gable conversion of loft with dormer | Sunraye Exminster Devon EX6 8AT – APPROVED](#)

2. [15/00708/COND42 | Partial discharge of conditions 11 \(Landscape and ecology management strategy\), 12 \(ecological management plan\) & 13 \(bat and bird boxes\) for parcel 16b on planning permission 15/00708/MAJ for outline residential development, mixed use local centre \(Use Classes A1, A2, A3, A4, A5, D1, B1\), education facilities and sport and recreation, land for community buildings \(Use Class D2\), open space, Suitable Alternative Natural Green Spaces \(SANGS\), Sustainable Urban Drainage Systems works, new access and highways infrastructure including a bridge and related works \(approval sought for access\) | Land At South West Exeter NGR 291652 89142 Markham Lane Shillingford Abbot – ISSUED](#)
3. [19/01779/AMD2 | Non-material amendment \(change the external entrance doors to Blocks B & C from glazed to composite and one window panel to front elevation removed on Block C\) to planning permission 19/01779/MAJ for reserved matter details \(layout, scale, landscaping and appearance\) related to Parcel 8b for 193 dwellings, including associated infrastructure and open space, pursuant to the outline element of hybrid planning permission 15/00708/MAJ \(dated 2nd November 2018\) | Land At South West Exeter NGR 292377 88776 Matford – APPROVED](#)
4. [25/00069/HOU | Demolition of existing single storey extension and roof terrace and construction of new single storey side/rear wrap around extension | Sunraye Exminster Devon EX6 8AT – APPROVED](#)
5. [24/00985/COND1 | Discharge of condition 16 \(acoustic assessment\) on planning permission 24/00985/MAJ for reserved matters details \(layout, scale, landscaping and appearance\) related to parcel 16a for 94 dwellings, including associated infrastructure and open space, pursuant to the outline element of hybrid planning permission 15/00708/MAJ | Land At South West Exeter NGR 292209 89124 Matford - ISSUED](#)

25/148 To agree that a representative from Exminster Parish Council attend the Devon County Council Development Management Committee meeting on Wednesday 16 April to speak on behalf of both Exminster and Kenn Parish Council in respect of the Lower Brenton landfill application ref : DCC/4337/2023 – Cllr Goodey

SOUTH WEST EXETER DEVELOPMENT

25/149 Update on matters

NEIGHBOURHOOD DEVELOPMENT PLAN

25/150 To approve a quotation to provide support for the writing of remaining policies and, also, a full review of the draft ENDP 2020-2040 Pre-Submission at a day rate of £650 plus VAT if applicable (Work expected to take no more than 5 days).

25/151 Councillors reports – for information only

25/152 Public open session (maximum 10 minutes)

25/153 It is proposed that in accordance with section 1(2) of the Public Bodies (Admission to Meetings) Act of 1960, the Press and Public will be excluded from items 25/172 (part II) having due regard to the confidential nature of the business to be transacted

PART II

25/154 To consider and agree the Ground Maintenance contract

Date of next meeting Tuesday 22 April 2025