

Combe Raleigh Parish Meeting
Minutes of the Parish Meeting held on 20 August 2025

Present:

Mr T Dezell – Chair
Cllr C Brown (EDDC)

Mrs S Sexton – Vice Chair

Mrs J Wardle – Clerk

Together with 21 local government electors of the Parish:

Mr J Palmer	Mr C Padget	Mr J Brabrook	Mrs V Brabrook	Mr A Joules
Mrs M Joules	Mrs K Churchill	Mr B Churchill	Mr R Sexton	Mr M Moran
Mrs V Moran	Mr C Kemp	Mr M Horne	Mrs C Kemp	Mrs R Mapleston
Mrs G Compton	Mr D Rosewell	Mr I Downs	Mrs E Downs	Mrs H Trim
Mr J Twaddle				

24/2026 Apologies for Absence

Cllr C Connor (DCC)	Cllr Y Levine (EDDC)	Mrs G Jackson	Mr D Jackson	Mrs Å Bylander
Mrs C Lazarus	Mrs C Padget	L Plummer	Mr B Trim	

25/2026 Minutes of the Annual Parish Meeting held on 13 May 2025

a) Minutes of the Meeting held on 13 May 2025, which had previously been circulated, were proposed by C Padget and seconded by A Joules to be an accurate record of the Meeting. They were approved by those present.

26/2026 Matters arising from the Minutes

a) Annual Governance and Accountability Return (AGAR) – the external auditor’s notification of Exempt status was noted.

27/2026 County Councillor and District Councillors’ reports

a) The Devon County Councillor’s report had been circulated before the meeting – there were no questions.

28/2026 Environmental and health issues

- a) The Chair explained that the vehicle “abandoned’ near Combe Woods since 7 May 2025 is taxed until end March 2026. As the MOT expired 27 June 2025, if the insurance is valid, it can only be driven to an MOT Garage. It has been reported to the police by various people, and an Incident Number is held. The Vice Chair had obtained further advice from the Police: as the vehicle is on private property and blocking a gateway, the landowner can contact the DVLA and insurer to report the obstruction.
- b) Potholes on the Dunkeswell/Langford Road – these have been reported by various individuals. The response from Highways is that there is an underlying issue of water runoff from a natural watercourse that is causing the issues with the surface deterioration. This will be addressed at the same time as the resurfacing. An ongoing issue where reports to Highways from members of the public are closed before confirming that the area has been identified for future patching is now thought to be resolved. The Chair commented that Highways issues should be reported by individuals rather than the Parish Meeting although the latter will add comments to assist as much as possible.
- c) Verge cutting - it is assumed that the verges on the lane into Honiton have been cut by Highways, so thank you to them.
- d) Wasp’s nest – in the hedgerow by Fiddlers Cottage was treated by EDDC (without charge) as it was deemed a public nuisance after several people were stung. In normal circumstances a wasp’s nest is the responsibility of the land/business owner.

- e) Reported fire - in the vicinity of Barn Close Kennels and Hill Farm, with the boundary hedge and fence were destroyed. The Fire Brigade were called. The Fire Officer in charge of suppressing the fire on 4 July 2025 is writing a report of his findings and will be presenting the report to the EDDC Environment Agency.
- f) Eastern Vaccination Service / Public Health Devon are offering free NHS Health Checks to local communities. NHS Health Check is a free assessment of overall health and can help identify whether there is increased risk of developing certain conditions, such as: Heart disease, Diabetes, Kidney disease and Stroke. The Clerk will circulate details of dates and locations for this service.

29/2026 Planning and Consultations

- a) Raddishayes Farm Planning App 25/1313/AGR - agricultural building incorporating a slurry store – the Chair provided some details of the application and the applicant advised that the proposed building was required to be compliant with Environment Agency legislation. A site visit by the Planning sub-committee will be arranged. It was proposed by E Downs, seconded by D Rosewell, and agreed unanimously that the meeting support the application in principle subject to the findings of the site visit. (After-meeting note: The Chair and B Churchill visited the site on 22 August 2025. They agreed to the application noting that it is not more than 400 metres from the nearest house excluding the farmhouse as stated on the application. The Clerk will advise Planning of the meeting’s support for the application noting the distance.)
- b) Shapcombe Farm App 25/1354/FUL- general purpose agricultural building – this application whilst having a Combe Raleigh address is in Luppitt. The meeting noted the application but had no comments.

30/2026 Financial Report

- a) The Financial Report correct to 13 August 2025 shows a balance of £20,065.38.
Resolution: to approve the Financial Report. Proposed by S Sexton; seconded by J Palmer; and approved by those present.
- b) **Resolution: to approve retrospective payment to J Wardle for refreshments for the Annual Parish Meeting of £54.20.** Proposed by A Joules; seconded by R Sexton; and approved by those present.
- c) **Resolution: to approve retrospective payment to Community First Insurance of £122.72.** Proposed by A Joules; seconded by J Twaddle; and approved by those present.
- d) A monthly service charge of £4.25 on the Lloyds Bank Community Account was noted.

31/2026 Powers of the Parish Meeting

- a) The Chair reminded the meeting of the existing statutory functions, powers and rights of notification or consultation of a Parish Meeting:
 - **Allotments:** may hold and administer allotments for cultivation
 - **Burials:** may provide burial grounds and may contribute towards the cost of burial facilities provided by others.
 - **Cemeteries and crematoria:** may adopt byelaws made by a district or unitary council.
 - **Charities:** may appoint trustees to parochial charities.
 - **Closed churchyards:** liability to maintain a closed Church of England churchyard may be transferred to a parish meeting.
 - **Land:** has no general power of acquisition but may acquire land to exercise its allotments or burial powers.
 - **Lighting:** may light roads and other public places in the parish.
 - **Rights of Way:** is entitled to be notified of a proposal to declare unnecessary highway to be not maintainable at public expense; a public path creation order or extinguishment order; a stop up or diversion order.
 - **Village Greens:** may prosecute a person who damages or encroaches upon a village green.
 - **War Memorials:** may maintain, repair or protect any war memorial.

The Chair then summarized the additional powers, under an Order under Section 109 of the Local Government Act 1972, that were authorised by East Devon District Council on 6 August 2025:

- **Clocks - Parish Councils Act 1957 s.2** - may provide, maintain and light such public clocks.
- **Road widening - Highways Act 1980 s.s.30,72** – these powers are subject to the general law and may require consultation with other bodies.
- **Roadside seats and shelters - Parish Councils Act 1957, s.1**
- **Certain traffic signs and other notices - Road Traffic Regulation Act 1984, s.72**
- **Plant trees and shrubs and to maintain roadside verges - Highways Act 1980, s.96**
- **Newsletter to provide information in relation to matters affecting local government - Local Government Act 1972 (LGA 1972), s.142**
- **Acquire and provide buildings for public meetings and assemblies - LGA 1972, s.133**
- **Allowing a contribution by way of a grant or loan towards the expenses incurred by a voluntary organisation in providing any recreational facilities - Local Government (Miscellaneous Provisions) Act 1976 s.19**

b) The Chair advised that s137 ('the power of last resort') and s111 (the power to do anything required to discharge functions) were not agreed as it was obvious that EDDC weren't comfortable giving those two powers as a Parish Meeting does not have the same level of governance and controls as a Parish Council. EDDC agreed an amendment to defer powers s137 and s111 for further discussion. The Chair commented that, personally, he does not believe that a case can be made to obtain s137 and s111 as the governance is not in place and the Parish Meeting can function without them. However, there is probably a case to be made for additional powers under s112 (to appoint and pay a Clerk) and s140 (to pay insurance premiums).

c) The Chair asked for questions and suggestions for how to spend the accumulated funds to the benefit of the village. It was proposed that an open meeting (not a formal Parish Meeting) should be held to encourage more parishioners to come along and make suggestions which could then be voted on at a Parish Meeting. Cllr Brown offered to ask EDDC Cllrs Ledger and Hughes if they would attend to provide advice and answer any queries.

32/2026 Questions, items for the next meeting agenda, and general village information

a) Blackdown Hills Parish Network - there was no interest in borrowing a thermal imaging camera to detect property heat loss.

33/2026 There being no other business the Meeting closed at 1950.

Tony Dezell - Chair