



CHERITON BISHOP PARISH COUNCIL

Clerk: Jane Clark. Tillerton Barn, Tedburn St Mary, Exeter EX6 6ER.

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Chair: Cllr P. O'Neil

Minutes of the meeting of Cheriton Bishop Parish Council held on Monday 10th November, 2025 at 7.00 pm at the Spalding Hall.

Present: Chair Cllr P. O'Neil, Vice Chair Cllr R. Marshal, Cllr C Royle, Cllr A. Fry. No members of the public were present.
Attending. Clerk. Jane Clark.

1. To receive and accept apologies. MDDC Cllr Chenore.

2. To receive Declarations of Interest. None.

3. Public Discussion: None.

4. Planning

25/01379/FULL - Change of use of 7 holiday lets to residential dwellings
Horselake Farm Cheriton Bishop Exeter

Following a discussion the council resolved unanimously by a show of hands to support the application.

5. To consider the draft minutes of the October Parish Council meeting as a correct record.

The council resolved to approve the minutes of the October meeting unanimously by a show of hands and the minutes were signed by the Chair.

6. To receive reports from MDDC Councillors. Nothing received.

7. To receive a report from Devon County Council (DCC). Nothing to report.

8. To discuss a potential Community Infrastructure Levy on the new location for the proposed farm shop by Woodleigh Junction. The Chair advised the council that a CIL of £75,000 is currently applied to the application for a farm shop close to Woodleigh Junction and that this seems excessive and may be prohibitive to the development. The council resolved that the Chair contact Teignbridge District council to clarify. **CHAIR TO ACTION**

9. To consider the parish council's priorities for 2026-2027. Clerk was asked to distribute the previous list of priorities and put an item on the agenda for the December meeting in order to consider priorities going forward. **CLERK TO ACTION**

10. To consider the financial position and future spend of the council and discuss impact on the Precept request for 2026-2027. The Chair presented recommendations for reserves and



financial planning for 2026-2027. Cllr Marshall agreed to speak to the existing mowing contractors with a view to developing a specification for future work and requesting quotes for future work.

CLERK TO ACTION. CLLR MARSHALL TO ACTION.

The Chair discussed the council's current financial position and it was agreed that the parish council will consider this and report back at the December meeting with a view to agreeing the precept request. **CLERK TO ACTION**

11. Repairs & Maintenance – to consider any repairs and maintenance needed for PC assets.

Clerk to forward Chair's letter regarding the Village Gateway signs to DCC Highways.

CLERK TO ACTION

12. To receive and approve the bank reconciliation as at 31st October, 2025. The council resolved to approve the bank reconciliation unanimously by a show of hands. Clerk to use the Instant Access bank account for the Newsletter financial activity. **CLERK TO ACTION**

13. Accounts - to approve the following payments. The council resolved to approve the payments unanimously by a show of hands.

	Service	AMOUNT	VAT	TOTAL
Mrs Jane Clark	Clerk's salary	£392.62	No	£392.62
HMRC	Clerk's PAYE	£91.60	No	£91.60
Spalding Hall	Storage and collation of newsletter	£53.00	No	£53.00
Spalding Hall	Hall hire	£15.00	No	£15.00
Clarity Copiers	Black and colour pages for newsletter	£42.55	£8.51	£51.06
Lawrence Wilson	For mowing services	£70.00	No	£70.00
YPO	Paper supplies for village newsletter	221.15	44.23	£265.38

14. To receive reports from Councillors: for information only. Cllr Royle pointed out that Tedburn St Mary Parish Council are consulting with their parish regarding bus services and asked if the Cheriton Bishop could do anything about looking into the problems facing bus users in the village. Clerk to send details of the 'Transport Poverty' webinar. **CLERK TO ACTION.**

The Chair Cllr O'Neill reported that he has spoken to South West Water regarding the level of disruption from the recent road closure between Cheriton Bishop and Whiddon Down.

Cllr O'Neill told the council he has received several complaints about mud on Church Lane and in response he has written to the Bunny Homes.

15. To receive report from clerk: for information only. The clerk reported that she has a meeting organised in order to complete the updated ACV request for the Old Thatch. Clerk to look at other ACVs that apply and inform councillors of the date of expiration.



CLERK TO ACTION

Dates of next three meetings (second Monday of the month) at Spalding Hall 12th January, 2026, 9th February 2026 and 9th March 2026.