

**Minutes of a meeting of Luppitt Parish Council held in the Village Hall
on Tuesday, 1 September 2026 at 8 pm**

Present: Cllrs Michele Turner (Chair), Eric Clapp, Charles Murray, Brian Pulman, Andrew Tucker, Susan Tucker, Colin Brown (EDDC)

In attendance: Rosalind Buxton (Parish Clerk)

Apologies: Cllrs Martin Summers, Paul Prettejohn, Yehudi Levine (EDDC), Cathy Connor (DCC)

1.1 Receive apologies for absence

Apologies were received as above.

1.2 Minutes of previous meeting

The Minutes of the meeting held on Tuesday, 4 August 2026, were unanimously agreed and signed as a correct record of that meeting (proposed by Cllr Murray and seconded by Cllr Susan Tucker).

1.3 Declaration of Interest

There were no declarations of interest.

2.0 PLANNING

2.1 Applications (for comment, support or objection)

2.1.1 226/1484/FUL – Corydon, Luppitt, EX14 4RT – construction of single storey rear and side extensions

The Parish Council has no objection to this planning application.

2.1.2 National Planning Policy Framework (NPPF)

An email from Ed Freeman at EDDC giving details of the new NPPF was discussed. There is a major change in that plan-making policies are expressly separated from policies used to determine planning applications. Very limited weight may be given to existing development plan policies which are materially inconsistent with new decision-making policies. This change of emphasis may well have an impact on EDDC's Local Plan and Neighbourhood Plans. The Parish Council feels strongly that Luppitt, which is in an area of National Landscapes, should be protected from unnecessary development.

2.1.3 Campsites

The clerk will follow up with the Enforcement Officer.

2.2 Decisions

2.2.1 26/1204/LBC – Shelves Cottage, Luppitt, EX14 4SN – approval with conditions

2.3 REPORTS

2.3.1 Ward Councillors

2.3.2 Cllr Levine had sent a document drawing attention to the drastic changes in the framework underlying planning applications which will be introduced on 31st October at East Devon District Council.

2.3.3 Cllr Brown advised that North Devon will be taking the lead on Local Government reorganisation affecting Devon County which includes Luppitt. East Devon District Council will cease to exist on 31 March 2028.

2.3.4 County Councillor

Cllr Connor had sent her monthly report for August which the clerk had forwarded to Parish Councillors. Cllr Connor confirmed that the Government has now agreed the official names of the four new unitary authorities as Exeter Council, Torbay and South Devon Council, Greater Plymouth Council and Devon Council which incorporates most of Mid-Devon.

3.0 HIGHWAYS AND TRAFFIC**3.1 Parish Highways programme** – update on Items to Report as follows:

- The clerk has reported damage caused by an articulated lorry to Ford Bridge. Highways have commented that it will be repaired but not immediately.
- The Parish Council was pleased to see that some repairs have been made to the dangerous state of the road between Jack's House and Luppitt Common.
- Although some repairs have been made between Barn Cross and Beacon, there are still areas needing attention. The clerk will continue to follow up as TRIP Community Transport have deemed this stretch of road unsuitable for their vehicles which, as a result, disadvantages vulnerable residents who rely on this form of transport.
- The clerk was asked to report to Highways that there are several road signs that have been left on the verge in various places following the recent repairs that have been carried out.
- Highways' verge cutter has badly damaged the grit bin past Moorlands Lane. The clerk will report this.

3.2 Parish Maintenance**3.2.1 Road Warden Scheme**

Devon Association of Local Councils (DALC) understands from members that the availability of appropriate insurance to cover those taking part in the Road Warden Scheme may be preventing councils from signing up to the scheme. The clerk had established with the Parish Council's insurers in 2018, when the Parish Council originally joined the Road Warden Scheme, that appropriate insurance was in place. However, times have changed and the clerk will check the current situation with insurers as this was the principal concern that Cllr Summers had raised. The clerk will also complete DALC's survey.

3.2.2 Overhanging Tree**3.2.3 Estimate for Drainage Work**

Both these items are ongoing.

4.0 FOOTPATHS AND BRIDLEWAYS

The clerk has received no reply from the P3 team at Devon County Council regarding the pedestrian gate or the cutting of bracken (poisonous to cattle) on Footpath 14. The clerk will follow up.

5.0 ENVIRONMENT/COMMUNITY FACILITIES

There were no items.

6.0 FINANCE AND ADMINISTRATION

The following payments were authorised at the meeting. The clerk updated the figures as follows:

6.1	Receipts	None	£
	Account balances at last statement	P3 balance	199.48
	As per bank reconciliation end August	Luppitt Parish Council	7,587.11
6.2	Payments by online banking, card or cheque for approval and signing	No payments this month	

6.3 Code of Conduct

The clerk will go through the latest version and advise accordingly.

6.4 NALC Pay Awards 1 April 2026-31 March 2027

NALC has negotiated a 3.3% rise for staff which is backdated to 1 April 2026. The clerk advised that she was happy that this increase should not be backdated but should take effect from 1 April 2027. The pay award and the implementation date were agreed unanimously.

6.5 Banking Arrangements

The Co-Operative Bank is being taken over by the Coventry Building Society with effect from 1 January 2027 and this seems to be delaying the implementation of any new instructions to the bank. The clerk will continue to monitor the situation.

6.6 Correspondence

The internal auditor had written to thank the Parish Council for the voucher.

7.0 CHAIRMAN'S DISCRETION

There were no items.

8.0 QUESTIONS FROM THE PUBLIC

There were no questions and the meeting closed at 9 pm.

Dates for next meetings to be held in Luppitt Village Hall at 8 pm:

Tuesday, 6 October 2026

Tuesday, 3 November 2026

Tuesday, 1 December 2026