



Bampton Town Council

DRAFT MINUTES

These minutes will be agreed at the Council meeting due to be held on 6th July and might be subject to slight amendment.

The Minutes of a meeting of Bampton Town Council held in the LARC building on Monday 1st June 2026 at 7.00 pm.

Present: Cllr's S Fouracres (Chair), B Boyles, R Brooker, L Bull, N Bull, R Grabke, R Jackson, D Manning and R White.

In attendance: District Cllr's C Adcock, M Stratton, six members of the public and the Clerk, Mrs J Larcombe.

20/06/26. Apologies and Acceptance for Absence. Apologies were received from County Cllr S Lodge.

21/06/26. Declarations Of Interest. Cllr Manning declared a personal interest in item 30/06/26 as Chair of Bampton Allotment Association.

22/06/26. Public Discussion. A member of the public spoke about the benefit of Bampton Town Council joining Devon County Council's Road Warden Scheme. He and another member of the public volunteered to become Road Wardens and undertake the training if BTC joined the scheme. Their offer was accepted. The Clerk will find out about joining the scheme.

The Council was thanked for publicising the 'Celebrate Bampton Outdoors' event, which is being held on Saturday 6th June. Cllr Fouracres will put posters on the notice boards. Some volunteers came forward at the Bampton Community Arts & Heritage Event which was held on March 28th. An idea for a Bampton Wellbeing leaflet was explained.

Bampton in Bloom has asked for the council help to tidy up Bampton for the Hidden Gardens weekend. Vegetation needs to be cleared from the leat, pavements weeded and hedges trimmed back. Four Seasons Tree Services Ltd have been to clear the leat on the 19th June and it is hoped a group of volunteers will meet the following day to do some more work. The pavements are the responsibility of DCC. Cllr Bull suggested putting out an appeal to those people who have the time and capacity to help.

23/06/26. Chairman's Report (for information only). Cllr Fouracres had given his report at the Annual Parish Meeting which had preceded this meeting.

24/06/26. Reports

a) County Councillor. A written report had been circulated by email prior to the meeting.

b) District Councillor. A written report was circulated by email prior to the meeting. Cllr Adcock reported the housing development in School Close is due to be finished and handed over to MDDC week commencing 19th July. The properties will then be offered to local people through Home Choice, the service for letting council and housing association properties for rent. An open day will be arranged for councillors and members of the public. The project has overrun by three

months due to the wet weather during the winter. Cllr White questioned whether there was a penalty clause and felt there should have been one. Cllr Boyles reported that when the contractors have been washing down after concreting water containing concrete has washed down into the drains and there is now a blocked drain by 5 School Close. Cllr Stratton will look into this.

Three members of the public left the meeting

25/06/26. To approve the minutes of the Annual Meeting held on the 5th May 2026 as an accurate record of the meeting. The minutes were approved as an accurate record of the meeting and they were signed by the Chair.

26/06/26. Report from the Charter Fair Committee meeting on 1st June 2026. Cllr White reported the committee had spent time discussing ideas for entertainment to draw in the crowds on Fair day. Other than this, arrangements are well in hand.

A member of the public returned to the meeting.

27/06/26. Open Spaces Report:

a) Report from the Open Spaces Committee Meeting held on 19th May 2026.

Hollett Garden: the volunteers have done a lot of work and the garden is now looking neat and tidy. They will soon be going to Cove Garden Nursery to purchase some new plants.

At the Millenium Green Orchard the inside of the South Molton Road hedge against the path has been trimmed back to make it easier to use the path.

No update has been received on plans for the Motte and Bailey.

b) To receive an update on the installation of the new play equipment. The new equipment has been installed and work has started on laying the surfacing. The shelter has been repaired and repainted. Cllr Boyles and Cllr Brooker have painted the framework of the swings that have been retained.

It is planned to officially open the play area at 4pm on Friday 12th June. There will be a free ice cream for all the children that want one. Mrs Newman, Headteacher of Bampton C of E Primary School will be asked to cut the ribbon.

c) To receive an update on the marking of two disabled parking bays in the Station Road Car Park. A container and equipment for the installation of the play area is now using the space where one of the bays will be marked out so this will be delayed until the installation is complete and the space cleared.

28/06/26. Planning

a) Planning applications - Mid Devon District Council has asked for observations from the Town Council on the following planning application:

26/00689/PIP Permission in Principle for the erection of up to 4 dwellings Land at NGR 295408 122291, South Molton Road, Bampton.

Councillors noted this development would be outside of the settlement boundary. The Chair allowed the applicant to speak and he noted the housing around where he is seeking approval to build 4 dwellings and said Bampton is in decline. The Council has deplored the loss of commercial premises. There are 15 trees around the site and MDDC has put TPO's on these. Comment: support in principle.

26/00647/TPO Application to reduce the western branch of 1 Horse Chestnut tree (T004) by approximately 1.5-2m, protected by Tree Preservation Order

94/00003/TPO. Location: Bampton C of E Primary School, School Close, Bampton. Comment: support.

26/00618/House Erection of open sided porch to main house and erection of access steps in existing bank. Location: Middle Rill Barn, Shillingford. Comment: no objections.

26/00773/Full Change of Use from agricultural land to public cemetery to include realigning existing hedge. Land at NGR 300760 124478 (St Petrock's Churchyard), Shillingford. Comment: no objections.

26/00723/House Erection of two storey linked extension and alterations. Mount Lodge, Bampton. This application was received on the day of the meeting. Making a response was delegated to the Clerk because it will be five weeks before the next meeting. Councillors were asked to email their thoughts to the Clerk.

b) Planning Decisions. The following decisions made by MDDC were noted.

26/004011/LBC Listed Building Consent for replacement of lime render to front elevation. Location: 10 Brook Street, Bampton. Decision: approved.

26/00460/NMA Non-material amendment for 25/00888/House to allow change in construction materials and removal of 2 smaller roof lanterns. Location: Lower Farm Bowdens Lane Shillingford, Tiverton. Decision: conditional approval.

26/00461/House Construction of open carport. Location: Shires, Old Tiverton Road, Bampton. Decision: conditional approval.

c) Mid Devon Local Plan. Mid Devon District Council has launched work on a new Local Plan, which will guide how the district develops over the next 20 years. The plan will identify land for new homes, jobs, infrastructure and community facilities, while also considering environmental protection and the response to climate change. The Scoping Consultation is now open and closes at 5pm on Friday 10th July 2026. Councillors were asked to look individually. This will be discussed at the July meeting.

d) Any other planning matters. None.

29/06/26. FINANCE:

a) Payments to be approved. It was resolved to make the following payments:

LARC	Hire of room for Council meeting	£24.00
Four Seasons Tree Services Ltd	Monthly grass cutting contract	£879.98

b) To note Direct Debits & fees paid in May. Noted

Unity Trust Bank	Monthly service fee	£7.00
Lloyds	Monthly charge for corporate card	£3.00
EDF Energy	Monthly DD for electricity for toilets	£77.35
MDDC	Business rates for old lockup	£36.00
MDDC	Business rates for Charter Fair	£61.00
ICO	Data fee	£47.00
EDF Energy	Electricity for pump house	£18.94
SSE	Electricity for office	£150.66

c) Payments made since the last meeting. Noted.

EWJ Tanner	Rent for office	£350.00
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Landscape Supply Co	Litter pickers for Bampton Litter Picker Group	£124.02
Four Seasons Tree Services	March and April grass cutting	£1683.97
HMRC	PAYE	£274.80

d) Receipts since the last meeting: £40 – Charter Fair, £487.00 – car park.

e) Renewal of annual insurance. The insurance has been renewed with Clear Councils (formerly BHIB). The cost was £1,485.58.

f) To receive the Internal Auditor Report. To be presented at the next meeting.

g) To approve the Annual Governance Statement. It was resolved to approve.

h) To approve the Annual Accounting Statement. It was resolved to approve.

Cllr L Bull left the meeting.

30/06/26. MDDC Transfer of Assets. It was agreed to ask for the transfer of allotment land in Bampton owned by MDDC to Bampton Town Council. MDDC will not exist when the new unitary authority is formed and transferring ownership to BTC would protect its use as allotments.

31/06/26. Clerks Report. Nothing further to report.

32/06/26. Date of the next Council meeting. 6th July 2026 at 7.00pm in the LARC building.

The meeting closed at 8.10pm

Signed:
Chair

Date: