Minutes of the Meeting of Caldecott Parish Council held on Thursday 13th March 2025 at 7.30 pm in the Village Hall.

Present 2025/13

Cllrs A Parker (Acting Chair), L McCole and B Hook, Mrs Medwell (Clerk) and 4 members of the public.

Apologies 2025/14

Cllr A MacDermott – approved
RCC Cllr A Brown
The Council noted the resignation of Cllr W Kendrick and will circulate a note to residents advising of the casual vacancy. **AP**

Declarations 2025/15

There were no declarations of interest in items on the agenda.
There were no changes to the Members' Register of Interests.

Minutes 2025/16

The minutes of the Parish Council meeting held on 21st January 2025 were approved as a true record of the meeting and duly signed by the Chair.

Proposed Cllr McCole Seconded Cllr Hook

Matters Arising 2025/17

It was noted that a letter had been sent to Meadow Farm requesting that the unemptied green bins, which were blocking the footpath, were removed.

2025/18 Open Forum

The Council was informed about additional bins located at 22 Main Street which were also blocking the footpath. The Clerk will write to the occupants asking that these are removed. **JM**

Concerns were raised again about the volume and size of HGVs passing through the village and inquiry made about the any update regarding the proposed bypass. The Council explained that there is a long and well-documented history of demand for a relief road for Caldecott, and although RCC had previously allocated funding for the project, it was shelved due to financial constraints. The Council acknowledged the need to review this matter, especially considering increased vehicle movements and the planned expansion of Corby. The Council highlighted the importance of continuing to advocate to the Member of Parliament and RCC for addressing this issue and securing funds to conduct the required feasibility study.

Highways and Rights of Way 2025/19

Cllr Parker advised that she had formally reported multiple highway concerns, including the deterioration of the traffic calming surface to RCC, via Fixmystreet.

It was noted that the drains opposite the pub had been cleaned.

Parish Assets 2025/20

a) Routine Inspection of Assets
Cllr McCole had reviewed the parish assets at advised that all were in order.

b) Play Area
There was nothing to report under this item.

c) Allotments
Cllr Parker had put up the sign for the allotment gates stating 'Caldecott Parish Council. No public access. Authorised personnel only'. There are currently two vacant plots which will be advertised locally. **AP**

d) Garage Plot Tenancy

The Council approved the final draft of the garage plot tenancy agreement. This will now be sent out to the tenants. **JM**

Proposed Cllr Hook Seconded Cllr McCole All in favour

Planning 2025/21

a) 2025/0116/FUL Formation of new entrance driveway to existing dwelling Fairchild Lodge

The Council had no objection to this application.

b) 2025/0202/FUL Meadow Farm, The Green Demolition of existing buildings and erection of three new dwellings

Caldecott Parish Council submitted the following objection as per its objection to the previous application on this site.

i) Access - The Council has concerns regarding the narrow access to the site and the validity of the road width measurements which may not accommodate larger vehicles. It also has concerns with increased traffic turning in and out of the development, particularly as this area is frequented by children.

ii) Parking overflow - The Council has concerns regarding parking overflow from the development onto the adjoining Village Green. Problems occur when The Green becomes congested with parked cars, as clearance is required for a Primary School bus to drop off and turn around.

iii) Visual impact - The Council feels that the imposing height of the proposed properties is out of keeping in relation to the existing houses and that they appear to overlook Burgess Row. There has also been no effort to utilise the existing stone building or materials. It also has concerns with the demolition of the existing stone building forming a boundary to the gardens of Burgess Row and the nature of any replacement boundary.

iv) Ecology - The Council feels this development will have a negative impact on wildlife, particularly bats which are present there.

In response to the revised access statement, the Parish Council would like to point out that the farmyard has not been fully operational for a number of years, in which time traffic problems in Caldecott - due to the volume and size of vehicles passing through the village - have become far worse. Due to the nature of the village with houses close to the road and narrow pavements, we believe access from construction traffic onto the main road would prove dangerous to both residents and drivers.

The Parish Council suggests that a long-awaited bypass is much needed in order to provide suitable construction and ongoing access for a housing development in this area. The Parish Council would also like to highlight the importance of the public footpath crossing the adjoining grassland. This route forms an important nature walk for residents and part of the only circular route which is not on the busy main road.

c) 2025/0264/FUL 11 Uppingham Road Conversion and extension of two storey annex converted from existing annexe to provide ancillary accommodation for a carer. Removal of existing timber garage and formation of dedicated parking area.

The Council had no objection to this application.

Policy Review 2025/22

To approve Risk Assessment

The Risk Assessment had been circulated to all councillors prior to the meeting. It was noted that all tenancy agreements had now been reviewed and updated. The Risk Assessment was then duly approved.

Proposed Cllr Hook Seconded Cllr McCole All in favour.

Finance 2025/23

a) To approve Payments

The following payments were presented for approval and unanimously agreed.

Payee	Details	Total Amount	VAT Element	Legal Authority
J Oakley	Hedge Cutting	£180.00	£30.00	OSA 1906 s.15
Amazon	Office Supplies	£41. 16	£4.59	LGA 1972 s.111

b) Bank Reconciliation

Lloyds Account £6,021.28

The Bank Reconciliation was unanimously approved and then duly signed by the Chair.

All matters pertaining to finance are displayed on the website on www.caldecott-pc.gov.uk

Correspondence 2025/24

There was no further correspondence to consider.

Business and Date of Next Meeting 2025/25

Annual Village Meeting and Annual Parish Council Meeting.

The next meeting of Caldecott Parish Council will be held on Thursday 8th May 2025 in the Village Hall.

The meeting closed at 8.43 pm.

Signed…… Dated……