

Minutes of the Meeting of Caldecott Parish Council held on Thursday 10th September 2026 at 7.30 pm in the Village Hall.

Present 2026/53	Cllr A MacDermott (Chair), L McCole, K Lawrie and D Young, County Cllr A Brown and three members of the public.
Apologies 2026/54	Cllrs P Clark and B Hook - approved Mrs Medwell (Clerk).
Declarations 2026/55	Cllr Young declared an interest in Planning Application 2026/0942/OUT There were no changes to the Members' Register of Interests.
Minutes 2026/56	The minutes of the meeting held on 9 th July 2026 were approved as a true record of the meeting and duly signed by the Chair. Proposed Cllr McCole Seconded Cllr Lawrie
Matters Arising 2026/57	There were no matters arising not otherwise covered on the agenda.
Open Forum 2026/58	No additional matters were raised during the public representation period.
Highways and Rights of Way 2026/59	Update – Cllr Cllr Clark had continued correspondence with Cllr Oliver Hemsley, RCC Cabinet Member for Environment and Transport, and an update was provided in her absence. The most recent general inspection of the bridge had been undertaken in February 2026. A more detailed inspection was due to be undertaken and a programme for this was being prepared. The Council again discussed concerns regarding the UCC school bus drop-off arrangements on Main Road, particularly with the number of pupils using the service expected to increase from five to eleven. RCC's School Transport Team had reviewed the road layout and visibility, and a Highways Inspector was expected to visit the site and provide professional advice. Cllr McCole will follow up with the relevant RCC contact to establish when the inspection will take place and request an update. It was noted that air quality assessments had been undertaken during the previous year and RCC had provided the Council with a link to the relevant report. The Rutland Transport Plan was reported to be nearing completion, with consultation expected shortly. There had been no further update regarding ownership and maintenance responsibility for the overgrown public right of way between Mill Lane and Burgess Row. Community Speedwatch – Work to progress the Community Speedwatch scheme was ongoing. Cllr McCole will follow up with the relevant RCC contact.
Parish Assets 2026/60	Routine Inspection – Cllr Hook had provided an update prior to the meeting following his routine inspection of parish assets. No significant issues were reported. Play Area: The Chair reported that the play area remained in good order. A number of climbing holds had been tightened and no further issues with parking outside the play area had been observed.

LM

LM

The Council discussed persistent bird fouling around the swings. It was agreed that suitable plastic bird spikes or cable guides should be fitted to the relevant sections of the equipment. Cllr Lawrie will purchase the necessary materials. KL

Allotments The Council considered a request from allotment tenants for reimbursement of £168 for materials used to repair the allotment fencing. The Council **agreed** to reimburse the cost subject to appropriate receipts being provided.

The Council considered a report of a bonfire at the allotments. It was noted that allotment agreements do not permit fires and that, particularly in view of the recent dry conditions and wildfire risk, tenants would be reminded of this requirement.

**Planning
2026/61**

2026/0942/OUT – Erection of Self Build, Land Adjacent to 5 The Green, Caldecott

The Council considered the revised application and submitted a full response to RCC. It noted the reduction in scale and additional supporting information and continued to object, as the proposal would result in residential development within designated Important Open Space and could harm the openness and character of the paddock and The Green. Concern also remains regarding the impact on the setting of the Grade II listed farmhouse. The Council asked the Local Planning Authority to give careful consideration to these matters and to neighbouring residential amenity.

2026/0867/FUL – Demolition of existing buildings (Sui Generis) and erection of 2 dwellings (C3) with associated hard standing and landscaping, Meadow Farm, The Green, Caldecott, Rutland

The Council considered the revised application and submitted a full response to RCC. It continues to have significant concerns regarding highway safety. The proposed two dwellings would generate regular residential, visitor, delivery and servicing traffic along an approximately 50-metre, single-width access with no dedicated pedestrian provision and limited visibility. The reduction from three to two dwellings does not address these fundamental constraints or provide a safe passing arrangement.

The Council is not satisfied that the applicant has demonstrated that the additional residential traffic can be accommodated safely, particularly given existing parking and activity around The Green, village hall and public house. The proposed construction traffic and servicing arrangements also require further clarification.

The Council also requests clarification of the description and legal status of the pedestrian route beyond The Green, as this may affect the assessment of accessibility and highway safety.

In conclusion, the Council considered that the application has not overcome the previous highway objection. The restricted access, limited visibility, lack of pedestrian provision and potential for vehicle conflict create an unacceptable highway-safety risk. The Council therefore requested refusal of the application, contrary to Policies SP5 and SP15 of the adopted development plan and paragraphs 115 and 116 of the National Planning Policy Framework.

Signed (Chair) Dated

Finance
2026/62

a) The payments and financial information circulated prior to the meeting were considered and approved:

Payee	Details	Total Amount	VAT Element	Legal Authority
Curtis Website	Annual Fee	£275.00		LGA 1972 s.111
Moore	External Audit	£48.00	£8.00	LGA 1972 s.111
S Morphy	Mowing	£480.00		OSA 1906 s.15

b) Bank Reconciliation

Current Account	£1,034.28
Savings Account	£10,261.80
Total Reserve	£11,296.08

The Bank Reconciliation was also considered and approved.
Proposed Cllr McCole. Seconded Cllr Lawrie

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

Correspondence
2026/63

Remembrance

Cllr Lawrie advised that ten Tommy-style lamp-post signs and ten large poppies had been purchased for the village through her family business for the Remembrance period.
Cllr Lawrie will confirm arrangements for displaying the Remembrance flag, including who will be responsible for raising it and whether the flag is an appropriate size for the village flagpole. Assistance will be provided with putting out the signs and poppies if required.

KL

County Councillor Update

County Cllr Brown provided an update from Rutland County Council. He advised that implementation work relating to Local Government Reorganisation had been paused pending a Government review and that County Council elections were now expected to proceed in May 2027 under the existing arrangements.
Cllr Brown also updated the Council on the Rutland Sea Dragon project. He advised that the original specimen was no longer expected to be displayed at Rutland County Museum because of the conservation requirements and associated costs, and that alternative options for interpretation were being considered.

Next Meeting
2026/64

The next meeting of Caldecott Parish Council will be held on Thursday 12th November 2026 in the Village Hall.

The meeting closed at 7.54 pm

Signed (Chair) Dated

