Tiffield & Caldecote Parish Council

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From: Mr Andy Tennet, Clerk to Tiffield Parish Council to all Parish Councillors 11/11/2026**:**

MINUTES OF THE MEETING OF TIFFIELD & CALDECOTE PARISH COUNCIL

held in The School Hall on Mon 09/11/2026 at 7.30pm

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Present: Cllr M Nicholls (Chair of the Council). Cllr J Beasley. Cllr P Chaplin. Cllr P Holdridge. Cllr Taylor. Cllr Tapley.

Mr A Tennet (Clerk to the Council), Mr M Williams

	Standing Items	Action
2611.01	The Chair read out the Opening Statement - In accordance with the Openness of Local Government Regulations 2014, this meeting may be recorded, filmed, broadcast or otherwise transmitted by any member of the public or press who may be present, without prior reference to the Parish Council. The Chairman shall ensure that such action does not interfere with the conduct or business of the meeting.	
2611.02	Apologies for absence - Cllr B German (holiday) & Cllr G Wincott (work) – approved by all present	
2611.03	Declarations of interest related to business on the agenda for this meeting – none made	
2611.04	Matters arising from the previous minutes not included on the agenda for this meeting – Mr Tennet presented the actions arising from the last meeting all of which had been discharged other than – Cllr Chaplin to circulate photos of the blocked drain and all to report the matter on Street Doctor	Cllr Chaplin to action

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2611.05	To receive and approve the minutes of the meeting held on 12/10/2026 – These were proposed as accurate by Cllr Holdridge and this was seconded by Cllr Tapley. There were no objections and as such the minutes were signed as accurate by the Chair.	
2611.06	Public participation session – Mr Tennet provided an update from Cllr Tarbun. There were no matters raised.	
2611.07	Finance report – Mr Tennet presented his report as attached at Appendix A. There were no matters arising. Bank balances presented at the meeting are as follows: Unity Trust Current Account - £1577.17, Unity Trust Instant Access Account -£30040.98, Lloyds Bank Pocket Park Account - £2035.62, Total held by the Parish Council - £33653.77	
2611.08	Correspondence List – Mr Tennet took the meeting through the correspondence since the last meeting. There were no matters arising.	
2611.09	Planning applications - none	
2611.10	Panattoni, IM Properties and Bell Plantation developments – a summary of an online meeting held between Cllr Nichols, Mr Tennet and representatives from Panattoni had been circulated previously was discussed. It is unlikely that any developments will be starting till early 2027.	
2611.11	Tiffield 100 club draw – the following numbers were generated – 23, 32 and 42	Cllr Chaplin to inform any winners
	Business items	**Action**
2611.12	To consider making a response to the WNC Reg 19 Local Plan consultation – Cllr Nichols asked for comments regarding her suggested response to the Local Plan as previously circulated. After a brief discussion it was agreed by all to submit Cllr Nichols proposed response to the Local Plan.	Cllr Nichols to submit the response or send to the Clerk for him to submit.

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2611.13	Village Festival 2027 – Cllr Holdridge explained that he would like to see more detail that the festival was going to go ahead and a forecast as to funding and costs. Cllr Taylor raised the question of what sort on numbers might be expected to attend as this would impact on the planning for the event (number of toilets required etc). Mr Tennet reminded the meeting that he needed to know what funds might be requested from the Parish Council by the December meeting.	Mr Tennet to add the village festival to the December agenda and invite Ms Leggett to attend
2611.14	Flood Defences for properties backing onto Claydon Field – Mr Tennet produced two revised quotes for the work to be completed. There was a brief discussion as to whether he should wait until Panattoni decide if they will conduct this work, or if an application should be made for funding from the Lottery. I was agreed that an application for lottery funding should be made.	Mr Tennet to make an application for lottery funding for this scheme.
2611.15	Parish Council meetings – Day of the week. After some discussion it was agreed that an email would be sent to Cllrs Tarbun & Tolley (Ward Councillors), offering a quarterly Parish Council meeting on a Tuesday to avoid the clash with Towcester Town Council and therefore to allow them to attend.	Mr Tennet to email Cllrs Tarbun & Tolley with this offer
2611.16	TCPC 24 - Equality, Diversity, Harassment and Inclusion Policy review and adoption – Mr Tennet had previously circulated the revised policy to reflect current legislation. Cllr Beasley proposed that the revised agenda be approved and adopted and this was seconded by Cllr Chaplin. Cllr Nichols asked if there was any training available in respect of the new legislation	Mr Tennet to contact NCALC to ask if there is any training available in respect of the new legislation.
2611.17	Internal review – Cllr Holdridge took the meeting through the 6-month internal review report which he and Cllr German had conducted. He raised the issue of the 20p anomaly with HMRC but stated that the parish council were aware of it and would monitor it. Cllr Chaplin proposed that the report be accepted and this was seconded by Cllr Tapley. There were no objections.	
2611.18	Roadside vegetation High Street South and Donkey Lane – Mr Tennet reported that he had received two complaints of overhanging vegetation. One was in High Street South just north of the village green, where a bush was now growing into the road and scratching high sided vehicles as they passed. He had reported the matter via Street Doctor and WNC had responded that they were trying to establish who the landowner was. It is known that the land is owned by the Fossett family, whose last known address was in South Korea. Cllr Nichols proposed	Mr Tennet to notify WNC as to who the owner of the land is.

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	that until all reasonable steps had been taken to contact them, then the parish council was not authorised to take any action. This will need further consideration. Mr Tennet also discussed the encroaching vegetation at the bottom of Tiffield/Donkey Lane. This is outside of the parish but he had also contacted IM Properties in this regard who responded that it is not their responsibility. As such, he had reported the matter via Street Doctor only for WNC to report that the vegetation has not grown out sufficiently to warrant any action. Cllr Beasley also raised the issue of two other locations in the village where hedgerows needed cutting back. One was in High Street South and the other at the bottom of Eastcote Road at its junction with High Street North.	Mr Tennet to write to Towcester Town Council asking for their support in this matter. Mr Tennet to contact both households and ask if they could trim the hedges back.
2611.19	Urgent Matters (for report only) Mr Tennet reported that following the cutting back of the large willow on the opposite side of the stream on the village green, a large amount of debris had fallen into the stream and was now blocking its flow. Cllr Tapley asked if Mr Stockwin might be contacted to see if he could clear this and other areas of the stream. Cllr Tapley asked if WNC Highways could be asked to come a do a road sweep of the village following all the autumn leaf fall and a drain clearance. Cllr Nichols asked if there had been any update in respect of the emergency Plan template. Cllr Beasley informed the meeting that he had received correspondence regarding the Poors Allotment charity fund. The fund was to be moved to another type of account which offered protection from the Financial Regulations Authority. As the key point of contact he had signed the approval for this to happen. Cllr Holdridge asked if a further request could be made for ‘wildlife’ warning signs alongside Tiffield/Donkey Lane due to the number of deer now in the area and walking into the road.	Mr Tennet to forward Mr Stockwin’s contact details to Cllr Tapley Mr Tennet to contact WNC Highways in respect of these matters Mr Tennet to chase this up with Ms Hepplewhite. Mr Tennet to contact WNC Highways to see if such signs could be erected at this location and as to why there is traffic monitoring at St Johns.

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	Cllr Beasley asked if anyone knew why there appeared to be traffic monitoring wires across the road at St Johns. The Parish Council had not been informed of this. Cllr Tapley produced two quotes that he has had for work to be completed on the gates along the Pocket Park. On behalf of Cllr German (absent), the Clerk asked why such gates were needed. Cllrs Tapley and Chaplin informed the meeting that the gates were to prevent motorcycles and horse riders from using the path as this is a wildlife corridor. Cllr Nichols thanked all present for all their hard work in making the bonfire and fireworks evening such a success. Cllr Nichols reported that she had had lots of very positive feedback regarding the event. Mr Tennet commented that as the finances had yet to be settled, a fuller discussion was scheduled for the December meeting.	Mr Tennet to add the repairs of the gates to the December agenda Mr Tennet to add the bonfire & fireworks evening to the December agenda.
	With no other business the meeting closed at 8.30pm	

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I certify that this is a true and accurate record of the transactions of Tiffield Parish Council in the above meeting:

Signed:_____Date: _____

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