

LILFORD CUM WIGSTHORPE THORPE ACHURCH PARISH COUNCIL

Minutes of the Meeting held on Tuesday 8th January 2025 at Barnwell Village Hall at 7.30pm

Present: Councillors S Moffat (Vice Chair), J Clarke, T Wright, T Bird

In attendance: Mrs N Phillips (Clerk), 16 x members of public

	Cllr S Moffat opened the meeting in the absence of Cllr G Hopkinson (Chair)					
240.733	To receive and approve apologies for absence Cllr G Hopkinson, Cllr M Healey, Unitary Cllr W Brackenbury					
	Cllr J Clarke chaired the meeting due to Cllr Moffat declaring an interest in planning application NE/24/01223/FUL					
240.734	Public participation session A representative for Lilford residents addressed the council to express residents concerns about planning application NE/24/01223/FUL					
240.735	To receive declarations of interest under the Council's Code of Conduct related to business on the agenda. Cllr Moffat – Item 240.745					
	Item 240.745 discussed at this point in the meeting					
	Cllr S Moffat chaired the meeting from this point onwards					
240.736	To receive and approve for signature the minutes of the meeting held on Tuesday November 12th 2024 Resolved: Signed by the Chair as a true record of the meeting					
240.737	To note any matters arising from the minutes not included on this agenda for report only None					
240.738	To receive a report from North Northamptonshire Unitary Councillors None					
240.739	To note the result of the bi-monthly Cllr Internal Control checks Resolved: Carried out by Cllr Wright					
240.740	To receive and approve the Balance of Accounts/Bank Reconciliation Resolved: Approved					
240.741	To examine and approve the Bank Statements Resolved: Bank balance standing at £8086.53 at December 27 th 2024					
240.742	To approve and authorise payment of the following invoices					
	Payment	Payee	Item	Amount	VAT	Power to Pay
	BAC 7	E M Pell	Village gate installation	£764.45	£127.41	LG&RA 1997 s 30
	100237	N A Phillips	November Expenses	£53.56	£0.00	LGA 1972 s 111
	100237	N A Phillips	December Expenses	£20.01	£0.00	LGA 1972 s 111
	100238	N A Phillips	January Salary	£237.99	£0.00	LGA 1972 s 112
	100239	N A Phillips	February Salary	£237.99	£0.67	LGA 1972 s 112
	DD5	HMRC	Clerk's January Tax	£59.40	£0.00	LGA 1972 s 112
	DD5	HMRC	Clerk's February Tax	£59.40	£0.00	LGA 1972 s 112
	100240	Barnwell Village Hall	Room Hire (May - Mar 25)	£TBC	£0.00	LGA 1972 s 111
	Resolved: all payments authorised. Cheques signed by Cllrs Moffat and Clarke					
240.743	To note hours worked by the Clerk Resolved: To be reviewed at the March meeting – all in order.					

240.744	<p>To note the result of the bi-monthly budget review</p> <p>Resolved: No action required</p>
240.745	<p>To consider and resolve the council's response to planning applications listed below plus any other planning applications advised by North Northamptonshire Council and available on its website between the circulation of this agenda and the meeting.</p> <p>Resolved: NE/24/01223/FUL - Full Planning Permission. Five holiday lets at Former Estate Office Lilford PE8 5SG – objections (see attached)</p> <p>NN/24/00031/WASVOC - DEVELOPMENT: Variation of Condition 2 (Scope of the Permission) and 5 (Permitted Operations) of planning permission ref: NN/21/00057/WASFUL to allow washing to be included within the permitted operations on site at Lilford Lodge Farm, Thrapston Road, Barnwell PE8 5SA – no comments</p>
240.746	<p>To note LWTA PCs response to applications received between meetings</p> <p>None received</p>
240.747	<p>To note planning decisions made by NNC</p> <p>NE/24/00223/FUL – Conversion of former workshop buildings to create three dwellings at Lilford Park, Lilford Hall – permitted.</p>
240.748	<p>To discuss complaints about the advertisement billboard at Thorpe and how this Council wishes to proceed.</p> <p>No response from initial contact with the landowner but NCC Enforcement Team investigating. Clerk to contact the land agent.</p>
240.749	<p>To note any work needed to Council assets inspection and to resolve what action to be taken</p> <p>Resolved: None</p>
240.750	<p>To receive a progress report on remedial work to the Achurch Dew Pond</p> <p>Resolved: No progress made, Clerk to continue to work on this. Council willing to discuss working with Savills to achieve outcome.</p>
240.751	<p>To receive feedback from K Simons as Police Liaison representative</p> <p>None received</p>
240.752	<p>To discuss any matters concerning Highways/Rights of Way and to resolve what action to be taken.</p> <p>Bridge over River Nene footpath from Achurch to Wadenhoe extremely slippery underfoot, gate at Achurch end of bridge in need of repair, some overgrown vegetation on footpath in need of removal.</p> <p>Resolved: Clerk to log with FixMyStreet, and will raise with Kier if able to attend the January 21st drop-in at Thrapston library.</p>
240.753	<p>To receive an update on the installation of the traffic calming measures at Achurch</p> <p>Resolved: Gates for north end of Achurch ordered, Cllr Clarke to take delivery.</p>
240.754	<p>To receive an update on the application of AONB for the Nene Valley</p> <p>Resolved: Nothing to report</p>
240.755	<p>To discuss the first steps to fulfil the Biodiversity Action Plan</p> <p>Resolved: Biodiversity survey ruled out because of costs – Council to continue to lobby the land agent, Savills, to restore the Achurch Dew Pond</p>
240.756	<p>To note progress on obtaining a flood report for Thorpe Waterville</p> <p>Resolved: Correct grant application form received – Clerk to submit.</p>

240.757	<p>To resolve how to remedy the issues concerning the Lilford defibrillator</p> <p>Quote for approximately £1500 to install power to cabinet but there would also be a daily standing charge which could be around £220 per year to pay. Cllr Moffat to liaise with nearby resident who has indicated their willingness to provide a power supply if installation of correct cabling is possible.</p>
240.758	<p>Correspondence: All dealt with as received</p>
240.759	<p>To confirm the date of the next meeting as 11th March 2025 Resolved: Date confirmed.</p>
240.760	<p>To close the meeting The meeting closed at 8.30 pm.</p>

Signed:

Dated:

Whilst some of the Councillors were impressed with the overall quality and design of the proposed holiday lets LWTA PC feels that given the strength of local feeling against this development, it must object to the proposals on the following grounds.

The five holiday lets, when occupied, will potentially materially increase residency of Lilford by approximately 30%, which is of great concern to many residents giving that it is only a hamlet of 30 properties.

Traffic movements – with potentially 14 additional vehicles using the lane into Lilford (based on provided parking spaces), due to the nature of the surrounding area and access roads this may cause considerable issues when taking into account the narrow width of the lane (both into Lilford and in the immediate area), other vehicle movements including, refuse vehicles, delivery vehicles and large agricultural machinery. This is in addition to the additional traffic created by NE/24/00285/FUL: Conversion of former workshop buildings to create three dwellings at Lilford Park Lilford Hall Lilford.

Access points - residents have stated that the access points shown in the application have only recently been created and therefore the vehicle movements used in the emails of 13th January, between S Bennett and L Greenwood perhaps do not accurately reflect actual vehicle movements over a wider time frame. Access to the former greenhouses site was always via Lilford Park and has never been via Lilford village.

Residents are also concerned that the access shown for the Quonset lets is already partially allocated to the recently granted planning permission NE/24/00285/FUL: Conversion of former workshop buildings to create three dwellings at Lilford Park Lilford Hall Lilford, and therefore they feel that the plans may be incorrect.

Conservation of area – due to the historic nature of Lilford Hall and its curtilage LWTA PC feels that there should be consultation with the Conservation Officer before any decision is made to ensure that no historical features are lost due to this development. LWTA PC considers that any development of the site should be sympathetic to the surrounds and support the historical value of Lilford Hall and the village generally. Overwhelmingly those residents present at the Parish Council Meeting of January 14th 2025 expressed the view that these buildings would not be in keeping with the surrounding architecture present in Lilford village.

Therefore, unfortunately, LWTA PC feels it cannot support this application in its current form.