CHILTON PARISH COUNCIL

Clerk Christine Hargan 4 Northfield Road, Onehouse, Stowmarket, Suffolk IP14 3HF
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Minutes of the Chilton Parish Council Meeting held on 19th October 2026

Present: Councillors (Cllr) Valerie Hart, Tony Foster, Andrew Armitage, Mark Frost and John Steele,

In attendance: Christine Hargan (Clerk), CCllr Philip Faircloth-Mutton (for part of the meeting) and one member of the community

26/1001 **Apologies for absence**
(DCllr) Paul Clover, Cllrs Andy Symons, Alastair Lewin
Absent DCllr Rev'd Margaret Maybury

26/1002 **Declarations of interest**
There were none

26/1003 **Minutes** of the previous meeting
The minutes were amended Suffolk County Council are considering placing Farm Estates land into Trust and agreed as an accurate record of the meeting.

26/1004 **Public Participation session**
District Councillor Maybury's Report

- No report was received

County Councillor Philip Faircloth-Mutton's Report
The Councillors were updated on:

- Fairer funding for Suffolk Children, Norfolk County Council is funded £200 per child per year more than SCC. The Cabinet Minister for Education is lobbying the Government for parity.
- Full council discussed a referendum on asylum seekers, which is proposed to be undertaken on 7 May 2027 the date of forthcoming local elections
- There is cross party consensus to protect National Lifeboat volunteers due to the requirement to assist illegal immigrants
- SCC is requesting an update on available S106 moneys with a view to upgrading the defective Homebase roundabout and also to update the crossing on Nelson Road which is used by Chilton residents.
- Cemetery land an updated purchase price is being sought.
- Horse Pond, A staff member will be communicating the results of the ecology survey
- Village Hall meeting with BDC regarding funding no progress can be made until Philip Isbell's return from holiday after 21 October.
- A question was asked as to why the Government seem to be suggesting that households keep additional stocks of food, water and emergency items. The country is no longer secure in terms of it's food and supply and therefore it makes sense to ensure that households have sufficient resources to maintain well-being in the short term.

26/1005 Planning Applications

a. **DC/26/04183 Construction of new vehicular access**
1 Northern Road, Chilton Industrial Estate

It appears that the access shown is a rear entrance to an engineering company located adjacent to the proposed solar farm. The site already has two existing entrances on Northern Road, and the submitted drawings include highway visibility splays for this additional access.
If the Keepmoat development were to be approved, there would likely be an increased impact on traffic movements entering and exiting the engineering site via Church Field Road. Concerns were also raised regarding pedestrian safety, particularly for those walking to work and to the health centre.
The Clerk is to request clarification from the architect/surveyor, asking the applicant to explain:

- Why this additional access is required,
- The anticipated volume of traffic, and
- The expected proportion of HGV movements, given the proximity to the health centre.

The Clerk is also to request an extension from BDC to allow time for these matters to be properly considered.

b. **DC/26/04284 Perrywood Garden Centre Newton Road Sudbury CO10 0PZ**
A variation for the removal or variation of Conditions 2 (Approved plans and documents) and 21 (Phasing of the development) of DC/23/05872 to enable interim scheme changes.
Resolve no comment.

c. The Parish Council has not been consulted, however there are
Two discharges of conditions both for Chilton Woods:
DC/26/04359 Part discharge of Conditions 18 (Waste Disposal Strategy), 22 (Electric Vehicle Charging) and 41 (External Lighting) for phase 4 only.

d. DC/26/04261 Discharge of Conditions Application for DC/25/05426 - Conditions 4 (A Public Rights of Way (PROW) Demolition and Construction Management Strategy) and 5 (Prow Surface Licence)
No comments were considered necessary on either application

e. Other Planning matters
Winthrop Close Parking of stored vehicles adjacent to the car repair. Clerk has spoken to Cllr Lewin and suggested asking DCllr Parker for help as he has been successful for another PC Clerk to discuss with DCllr Maybury and also to contact Enforcement.

26/1006 **Clerk's Report** The following were discussed:
Clerk is still awaiting confirmation from BDC that they will accept combined dog and litter bins and therefore no bins have been ordered Clerk to request a donation from Cllr Clover's locality Budget when he returns from holiday.

Airfield Memorial It was resolved to approve the wording submitted by the ABCT and to explore costings for an information board to be erected at the site following installation of the memorial
Address suggestions whilst the Latin names for trees or birds have been provided and distributed and are an agenda item for this meeting, an email was received on Saturday 17 October notifying that the District Council have decided on names reflecting the history of the airfield. It was agreed that the names provided were suitable and that the names suggested for Phase 4 could be used for a future phase.
Additional hours to be claimed for October payroll be 4 hours on the NP and 3 hours on Village Hall 1 hour meeting At £15.58 per hour = £109.06

26/1007 Finance

a. **To receive a financial report**
The RFO report was acknowledged and is attached in the appendix
Resolved to accept the report and to undertake the payments listed in the appendix

26/1008 Review any issues raised on **Footpaths** and other CPC owned **assets**
None were raised

26/1009 Review of **Burial Authority** matters
Memorial discussed under correspondence clerk to respond to ABCT
The churchyard plan received did not meet the requirements clerk to contact the surveyor with request to replace the word grave with the plot numbers and also as requested to suggest the addition of plots where deemed appropriate.

26/1010 **Village Hall update**

- Funding Issue Remains Unresolved
- Meeting with Taylor Wimpey – 8 October. Philip Isbell attended unexpectedly and acknowledged that BDC and CPC remain at an impasse regarding funding, with no common ground identified. Taylor Wimpey confirmed that their current intention is to transfer the land on a leasehold basis, despite an earlier agreement in principle for a freehold transfer. Their project manager advised that she had seen no written documentation to support a freehold transfer, noting that BDC had objected to the draft Deed of Variation some months after it was presented.
- Taylor Wimpey plan to submit a planning application for the village centre at the end of January 2027. It is not yet clear whether they intend to sell the approved plans or construct the village centre themselves. Although BDC is responsible for the sports pavilion, CPC has not been party to correspondence regarding the pavilion or sports grounds, despite these facilities being located within the parish and requests to do so. Taylor Wimpey indicated that they may pass the build costs for the Village Hall to BDC once planning permission is granted. Clerk was asked to establish whether it is possible for the architects to meet that timeframe and report back.
- BDC agreed to meet with CPC in an effort to progress matters.
- Clerk to Forward DoV and email trail over to CCllr Faircloth Mutton

26/1011 **Neighbourhood Plan (NP)**
The meeting planned for 30 September was cancelled due to power cut resulting in two people being unable to attend. It was reorganised for Monday October 5th
The Terms of Reference for the Steering Group were discussed and agreed by the Parish Council and would be discussed/formalised with the NP Steering Group at their forthcoming meeting on Tuesday 27th October

26/1012 **Questions to the Chair**
The Planning application North of Church Field Road. The Landscape and Visual report are expected to be submitted this week. Following which Chair will work on the Parish Council's response. The Planning Officer expects that the application will go to the Planning Committee during December.

26/1013 Items for future meetings
Ceremony for airfield memorial,

Time date and place of next meeting

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Signed Date

To be 16th November 2026 7.30pm

The meeting closed at 9.20pm

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Signed Date

Minute	Action	Who	complete
	Pay vendors,	Clerk	✓
24/411 24/709 December 24 January 25	Clerk to explore funding for purchase of land. Enquire about acquisition of the meadow in the most economical way possible. Spoke to Suffolk County Farms who confirmed that it may be possible. Communicated with Suffolk County Farms. To be discussed at CC meeting re land for memorial, Meadow to be discussed with STC as they expressed and interest in the land in the first place Clerk to contact SC Farms request to be included in discussion with STC re acquisition of meadow Write to Matthew, CC Nadia.Cenci@suffolk.gov.uk cc Philip elected member airfield memorial	Clerk Clerk Clerk	Ongoing ✓ ✓
25409	Enquire about a meeting with planning team to clarify how planning decisions and the number of conditions are made and to notify the PC awaiting response from Chair regarding meeting dates.	Clerk	ONGOING
25411	To produce first draft of a newsletter Thanks recorded to Parish Clerk for work on the newsletter image of proposed village hall as headline, Clerk to add information on NP and Village Hall following meetings, draft created, feedback awaited	Clerk	ongoing
26206	Clerk to contact Clerks at Sudbury and Long Melford re comments to various Chilton Woods planning applications to discuss their potential responses and to feed back to Cllrs.	clerk	✓
26405 iii	Accuracy and timing of planning grant letters, organise a meeting with BDC planning to discuss planning matters including why the planning officer had claimed that no comments had been received by CPC when they were listed on the website some weeks prior to the decision being made. Query why on this occasion the works commenced in the days following the grant of application	PC/Clerk	✓✓
26406	Liaise regarding availability for a meeting re Village Hall funding	Chair/PC	
26806	Contact owner of Barn Workshop regarding refurb of noticeboard for installation at Chilton Place	Chair	✓
26809	Contact CCllr Faircloth-Mutton and SCC County Farms re acquisition of land in original map adjacent to the church and possibility of gaining a larger chunk of land.	Clerk	✓
26809	If successful in acquiring land contact DCllr Rev'd Maybury regarding consecration of the land	Clerk	
26810	Contact DDllr Hurren re breaking deadlock Organise meeting between 4 DCllrs	Chair Clerk	
26814	Contact SCC re an update on the Horse Pond	Clerk	
26805	Write to Taylor Wimpey regarding Travellers and security of open areas they are responsible for and also process for clarifying that the land once vacant is certified as fit for public use	Clerk	✓

…… ……

Signed Date

26805	Write to Taylor Wimpey regarding Phase 4 planning consent asking them to clarify the amendments made on the submitted plans for landscape and open areas	Clerk	✓
26806	Write to provider re airfield memorial to suggest wording for the memorial	Clerk	✓
26814	Contact SCC re an update on the Horse Pond SCC are in the process of undertaking a survey and clean up of the pond and will identify species following which volunteers will be organised to maintain the pond	Clerk	✓
26904	Forward information regarding Horse Pond once received	Clerk	
26904	Query cost of land re churchyard extension as the acreage cost seems high for low grade ground	PFM	
26905	Contact BDC regarding Asset of Community Value process – distribute to Cllrs	Clerk	✓
26906	Contact ABCT to agree wording of memorial	Clerk	✓
26906	Consult BDC re combined dog and litter bin and if agreeable to them order one		✓
26906	Request grant funding to assist with purchase of above bin from locality budget	Clerk	
26906	Contact DCllr Hurren re collection and refurb of noticeboard	Chair	
26906	Contact Mason and family of Mrs Chaplin to agree colour of stone for memorial	Clerk	✓
26910	Contact DCllr Maybury to discuss potential meeting to break deadlock with Village Hall funding	Clerk	✓
26910	Organise meeting as above	PFM	In progress
26/1003	Clerk to amend and republish previous minutes	Clerk	✓
26/1005	Contact Architect for further information on DC/26/4183	Clerk	✓
26/1006	Contact ABCT to approve memorial and to enquire about providers of information boards	Clerk	In progress
26/1006	Contact Address Management	Clerk	✓
26/1005	Contact DCllr Maybury and Planning Enforcement re the Planning issue with the Garage at Winthrop Close	Clerk	
26/1009	Contact surveyor to amend the churchyard plan as per original instructions	Clerk	✓
26/1009	Adjust gate catch on front churchyard gate	AA	
26/1011	Amend Terms of Reference for Steering group and distribute prior to meeting on Tuesday 27th. The TOR were also agreed by the NP Steering group at their recent meeting		✓

7 Finance Report October 2026

Payments already made
£7 bank charges
£66 GWVH by standing order

Payments to be made
£432.11 Clerk Salary
£126.47 HMRC
£50.00 LM Groundcare recharging SIDS
£252.00 PKF Littlejohn External Audit remained unpaid from last month
Resolved to pay

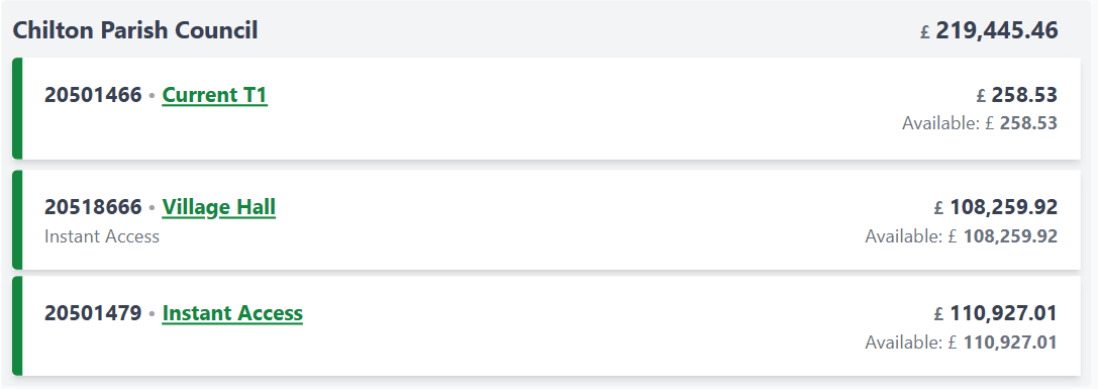
Chilton Parish Council

Bank Reconciliation to Date

	2025 - 26		2026 - 27	
	Budget	**To year end**	**Budget**	**YTD**
Balance Brought Forward from year end accounts			0.00	193,978.49
Income				
Bank Interest	3,500.00	4,206.72	4,000.00	1,986.74
Churchyard	500.00	300.00	500.00	500.00
Grants	15,000.00	547.94	0.00	0.00
Wayleave	9.20	9.20	9.20	9.20
other / refunds	0.00	0.00	0.00	0.00
VAT Repayment	1,000.00	3,595.49	20,000.00	0.00
CIL	0.00	2,289.56	0.00	0.00
Precept	32,022.00	32,022.00	33,478.00	33,478.00
Village Hall	1,200,000.00	0.00	0.00	0.00
Total Income	**£52,031.20**	**42,970.91**	**57,987.20**	**£35,973.94**
Expenditure	ures exclude VAT where paid as it is reclaimed, and is shown as VAT p			
Clerks Salary	7,500.00	7,036.51	4,000.00	4,121.90
Website and Email address development	250.00	252.00	500.00	228.00
Admin Expenses	1,000.00	1,987.54	0.00	682.83
Councillor and Clerk Training	1,000.00	0.00	9.20	33.00
Insurance	500.00	556.22	0.00	548.53
Annual Subs	237.00	318.81	20,000.00	246.51
Audit	450.00	680.00	800.00	245.00
Donations	250.00	0.00	250.00	0.00
Chairman's Allowance	200.00	0.00	200.00	0.00
Dog & Litter Bins	900.00	995.00	1,000.00	540.00
Footpaths	600.00	970.00	1,100.00	0.00
Churchyard / Memorial	7,000.00	740.00	7,000.00	600.00
Airfield Memorial	2,000.00	0.00	200.00	0
Community Maintenance	3,500.00	1,977.96	2,500.00	1,344.37
Neighbourhood Plan	15,000.00	0.00	13,500.00	1,570.88
VAT Paid	2,000.00	3,887.55	20,000.00	303.95
Village Hall	1,300,000.00	7,453.14	107,156.00	0.00
Bank Charges	70.00	73.00	84.00	42.00
CIL	8,000.00	6,578.00	0.00	0.00
election costs	500.00	0.00	1,250.00	0.00
Total Expenditure	**£1,350,957.00**	**£33,505.73**	**£179,549.20**	**£10,506.97**
Totals Income + BF - Expenditure		**9,465.18**	**359,098.40**	**£219,445.46**
Unity Trust Current Account	**31-Mar-26**	**£378.30**	**12-Oct-26**	**£258.53**
Unity Trust Instant Access Deposit	**31-Mar-26**	**£86,390.98**	**12-Oct-26**	**£110,927.01**
Unity Trust VH Deposit Account	**31-Mar-26**	**£107,209.21**	**12-Oct-26**	**£108,259.92**
Total held in bank accounts		**£193,978.49**	**12-Oct-26**	**£219,445.46**

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Signed Date



Payments already made
Standing Order needs to be changed as the bank account is being changed re the above, as there is already one month pre-paid do I just cancel the Standing Order as a meeting is not normally held in December?

Payments to be made
£432.11 Clerk Salary
£126.47 HMRC
£50.00 LM Groundcare recharging SIDS
Income
£ 529.50 interest VH account
£474.49 Interest Deposit Account
A remittance of £9,797.45 CIL has been announced by BDC, but has not yet been received.

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Signed Date