

GAYTON PARISH COUNCIL

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Minutes of the Parish Council Meeting

Thursday 29th January 2026, held in the Village Hall, 7.30 pm.

Present: **Mr A Anderson Chairman**
 Mr R Clarke
 Mr L Hollin
 Mrs A Goddard
 Mr R Goddard

0 members of the public

1. APOLOGIES RECEIVED AND APPROVED – Cllrs C Hamilton, Cllr Tarbun - WNC

2. DECLARATIONS OF INTERESTS – To receive declarations made under the Council’s Code of Conduct related to business on the agenda – Cllr R Goddard declared an interest in payment for VAS machine

3. PUBLIC VOICE - WNC REPORT SUMMARY FROM CLLR TARBUN

- *Budget proposes a 4.99% increase in Council Tax and an extra 33% increase on green waste bins.*
- *Proposal to charge for parking in the market towns of Towcester, Daventry and eventually in Brackley.*
- *Consultation currently underway for the update to the Local Plan which will be valid until 2043. From my initial research it appears that Gayton may be receiving any more housing in this scheme. Towcester and Pattishall are due to receive more houses. Another 1400 for Towcester and 59 for Pattishall.*
- *A lot of our work has been based on requests from residents in Towcester and Pattishall. Please remember to use us for any issues you may have. We can usually help things progress and have contacts at WNC to get good responses.*

4. MINUTES OF THE PREVIOUS MEETING – the minutes of the last meeting – 20.11.25. had been received and were approved for signature.

5. CLERK’S REPORT

- WNC Local Plan consultation sent out to councillors
- Information about Local Area Partnership Grants had been circulated. Cllr Clarke said the council should apply for this grant for the work being done doing with the Gayton

Signed-----

Date-----

Neighbourhood Development Plan (GNDP) as it would probably qualify. **Clerk** to respond.

6. PLAY AREA –

- Any issues arising from 2 weekly inspections – Cllr Anderson reported no issues.
- Annual Inspection due – Council confirmed order, **Clerk** to submit request.
- Defibrillators – Cllr Anderson reported that all the defibs in the village had all been checked and were in order, having taken over from Martin Cheesman and Les Tanner.

7. SPINNEY

- Any issues arising from 2 weekly inspections – Cllr Anderson – no issues. Clerk to invite Sue Simmonds and Glenyss Woodcock to next meeting.
- Update from Working Group if available – the issue of dogs being exercised in the spinney was discussed. It was agreed that a notice would be displayed requesting that dog waste is removed for children's health and dogs are kept on leads.

8. GRASS CUTTING ARRANGEMENTS FOR 2026.

Council confirmed grass cutting contractor for 2026 as Sim's Mowing, proposed by Cllr Clarke and seconded by Cllr A Goddard. **Clerk** will inform contractor.

9. NOTABLE CORRESPONDENCE - IN AND CIRCULATED including NCALC – Updates

10. UPDATE ON PROPOSED SOLAR FARM APPLICATION – Cllr Clarke reported that the application will go to Statutory Committee. Date unknown but probably April /May 2026. Annesco have the option on the land in 2026.

11. UPDATE ON WESTGATE HOUSE POSITION – Cllr Hollin said that security measures had been set up but there was nothing official to report.

12. PLANNING – see register below – no comments from Council on these applications
A discussion took place and it was agreed that the Council should ensure they are vigilant when applications are submitted – possibly arranging site meetings for contentious applications.

13. UPDATE ON LATEST STAGE OF NEIGHBOURHOOD PLAN from Cllr Clarke:
– the main organisations (School, Church and the Estate) in the Village are to be consulted to help to furnish the plans. Inevitably some houses will be built – to be done in phases. It is preferable for the village to offer sites rather than have them imposed upon it by WNC. Cllr R Goddard requested that a map showing where possible sites will be to be circulated to councillors.

14. FINANCE - The following payments were agreed – Total of £8333.28:

Details	Ref	Gross £p	Net £p	VAT
Barbara Osborne – payroll services Oct-Dec	30	73.50	-	-
Bank charges – 3 months	DD	12.75		

Signed-----

Date-----

Mobile – 3 months Nov Dec Jan	DD	28.53	-	-
Bank charges 3 months at 4.25	DD	12.75		
V Hartley–Salary Oct – Dec	31	1536.80	-	-
HMRC – Tax for Oct - Dec	32	53.68	-	-
Simms Mowing Grass cutting – 2 cuts – Oct and Nov	33	768.00	640.00 -	128.00
N Power – supplies Oct - Dec	34	1066.48	1015.70	50.78
Colin Ellis – arboriculture works in spinney	35	1320.00	1100.00	220.00
Texprep – printing Gayton News	36	210.60	-	210.60
Electrex installations – VAS machine for Back Lane	37	3238.80	2699.00	539.80
UK2 – Domain Registration of Gayton-northants.co.uk	38	11.39	11.39	-

- **Bank Reconciliation**

Bal at 21.1.26 - £49409.36

Calculated Bank bal at 29.1.26 after above payments £41076.08

15. Internal Control report from Cllr Goddard – to be completed for quarter – October – December 2025.

16. AGREEMENT OF BUDGET FOR 2026/27 – Agreement and Resolution to apply for Precept for 2026/27 –

The council agreed a budget of £34500 (same as in 2025) further to the circulation of a draft budget by the Clerk and resolved to apply for the precept from WNC for £34500 for the year 2026/27. Chairman and Clerk signed request to WNC.

17. STREET LIGHTING

- Reports of any faults
- To note correspondence on lighting

18. HIGHWAYS and RIGHTS OF WAY – Site visit by Helen Howard from WNC

Highways on 3rd February at 10 am – discussion to include:

- **Blisworth Road pavement** to Brittain Cottages.
- **Baker Street** – cars are blocking the pavement for pedestrians and people using buggies/mobility scooters. Cllr Anderson will endeavour to find out who it is and speak to them.
- **Dean's Row** – where road is sinking above sewage pipe – this is probably an Anglian Water issue. The contour is so great a resident has recently fallen from his mobility scooter as a result. **Clerk** to report
- Fly tipping in **Wright's Lane** – **Clerk** to check if it is still there

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- **Potholes at the top of Blisworth Road** – **Clerk** to report
- Cllr R Goddard reported that he will source a solar panel for the VAS machine

19. COUNCILLORS' COMMENTS, including items for a future agenda

It was agreed that the **Clerk** would obtain information on bus shelters and this item would go on the next agenda.

20. DATE AND TIME OF NEXT MEETING – Thursday March 26th

Addendum - Planning Register at 22nd January 2026

Reference No.▶	Location▶	Proposal / Description▶	Valid Date▶	Decision Issue Date▶	Decision▶
2026/0230/FULL	1 Park Lane, Gayton, NN7 3HB	Demolition of the existing side extension and construction of a two-storey side extension	06/01/2026		Pending
2026/0047/COND	Land at Hillcrest Farm 17 Bugbrooke Road Gayton NN7 3EU	Discharge of Conditions 5 (External Lighting), 6 (Construction of Estate Road) and 11 (Management Plan) of Planning Permission 2025/2978/S73. (Variation of conditions 1 (Plans) and 2 (Materials Schedule) amendments to each plot and changes to materials schedule to application 2024/0554/RM (Reserved Matters Application pursuant to WNS/2021/1998/OUT) (Demolition of existing agricultural buildings and use of land for residential development of seven dwellings) to provide details of layout, scale, appearance and landscaping).	18/12/2025		Pending
2026/0049/COND	Land at Hillcrest Farm Bugbrooke Road Gayton NN7 3EU	Discharge of Conditions 10 (Access Construction Details) and 13 (Details of Surface Water Drainage) of Planning Permission WNS/2021/1998/OUT (Outline application (Access only) for demolition of existing agricultural buildings and use of land for residential development of up to eight dwellings).	18/12/2025		Pending
2025/4824/RM	The Paddocks Baker Street Gayton NN7 3EZ	Reserved matters (access, appearance, landscaping, layout and scale) for two dwellings pursuant to outline approval 2024/4192/OUT	05/12/2025		Pending
2025/5208/COND	Anchor Farm Banbury Lane Rothersthorpe NN7 3JF	Discharge of condition 7 [CEMP] and 11 [Control of Lighting (bats)] for planning permission 2024/1671/FULL (Change of use and extension to a redundant traditional barn to create 1 no. dwelling and erection of an outbuilding)	04/12/2025		Pending
2025/5028/FULL	Court House 20 Baker Street Gayton NN7 3EZ	Single storey side extension	21/11/2025		Pending

Signed-----

Date-----