

BALSHAM PARISH COUNCIL
Minutes of the Annual Parish Council meeting held on
Monday 18th May, 2026 at 8 pm
in Balsham Pavilion (Green Room)

Present: Kim Pearson, , Jennie Tipler, Heather Pierce and Lynda Henderson.

Also in attendance: Geoff Harvey, Henry Batchelor

Public: 3

Clerk: Tracy Coston

1. **Election of Chair and Vice-Chair:** Kim Pearson and James Kiddy
- **update on PC responsibilities** – to be discussed at the next meeting
2. **Apologies for absence:** James Kiddy, Steve Wilcox and Jerry Wade.
3. **Councillors are required to review the agenda, and to declare any pecuniary interest in any item:** None
4. **Russell Moore, Cambridgeshire Acre Housing Enabler** to discuss a housing needs survey.
Cambridgeshire Acre are a charity supporting rural communities across Cambridgeshire.
Affordable Housing: The housing is for rent or sale. Social housing rent is 50/60% of market rent Affordable rent 80% or less than market rent.
Due to an aging population there are a lack of suitable housing for seniors.
A housing needs survey needs to be carried out before a rural exception site can be developed. The properties are prioritised for local people in perpetuity.
RCCE would work with the PC on all aspects of the project. The houses/properties are developed and owned by the Housing Association.
Cambridgeshire Acre work with 7 different Housing Associations and SCDC.
The PC need to look for land before the housing needs survey. Housing Association's may agree to pay for a survey.
Andrew Dutton (Land interest in Fox Road): Andrew Dutton explained that in the second phase of the development he hoped to put plans in for 20 houses and 14 affordable homes. A conversation has been had with Hastoe and they were interested with financing a housing needs survey.
Affordable Housing have to have solar panels and some have heat pumps.
Only staircase up to 80% but if SCDC decide to become the developer the Right to Buy option is available when lived for 10 years or more and only 5% discount.
RCCE explained that in smaller villages there was normally a 25% return rate and 20% larger villages.
The PC thanked Russell Moore for attending.
5. **Public Participation (15 mins):**
A member of the public asked if the PC would put up some signs in the play area to state that 'No Ball Games' are allowed in the play area. The Clerk will organise.
6. **Minutes of the Parish Council Meeting held on 20th April, 2026:** The previously circulated minutes were approved and signed by the Chair.

7. Report from District and County Councillor:

Written report:

Local elections: Geoff Harvey, District Councillor was elected for another term. In 2 years' time the local government reorganisation will take place and the District and County Councils will merge. Central Government is coming back with a proposal. Local elections will take place in May 2027 to elect a Shadow Authority.

The Cambridge Growth Company consultation is live.

Forest City: The proposals are for a development the size of Bristol. Henry Batchelor and Geoff Harvey have had a meeting with Stephen Kelly, Head of Planning at SCDC to discuss and the PC have been invited to a meeting at SCDC to discuss the proposals.

Pippa Heylings had a meeting concerning Burwell Power Station with NICO. At the moment there is enough solar in Zone 6 that covers this area and more solar farms are not required.

8. Matters arising from the minutes:

a) Refurbishment of the old map board cases Rosie Green Wood: Steve Thurgood has mended the frame and the PC are still waiting for E & E Plumridge to print the new information sheet.

b) Pump track project: Kate Martin, Gen Blackwell and the Clerk have created a questionnaire which will be put online, on the website and will be sent out in the middle in the Balsham Review for a cost of £ 50.00.

c) Quote for paving slabs around the map boards in the High Street: Rob Ellam to send a quote.

d) Co-option procedure for Parish Council vacancies: The Clerk is waiting to hear back from two people who are interested in being co-opted onto the PC.

9. Solar Farm

a) Approval/changes to the Terms of Reference to the Kingsway Alliance of Parish Councils: The Terms of Reference have been updated.

b) Updates from Kingsway Solar Farm action group: Kathy Day sent a report updating the PC

Kingsway has still not formally submitted its Development Consent Order (DCO) application. The expected submission dates in March and April 2026 have both slipped, with Kingsway now indicating that submission may happen later in the first half of 2026, potentially in June, although no confirmed date has been provided. This continuing delay means the project has not yet entered the formal Planning Inspectorate process.

10. Planning:

a) For Discussion:

Proposal: Installation of 18 solar panels to roof, storage battery, TV aerial and an air source heat pump at rear of dwelling.

Site address: 4 Dotterell Hall Barns Cambridge Road Balsham

Reference: 26/01667/HFUL

Public Access Link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/26/01667/HFUL>

PC Decision: No objections

Proposal: Tree 1 - Magnolia Grandiflora - Fell and removal entire

Tree 2 - Yew, Taxus Baccata - Crown reduction by 2.5 metres

Site address: 45 High Street Balsham Cambridgeshire

Reference: 26/0426/TTCA

Public Access link: <https://applications.greatercambridgeplanning.org/online-applications/PLAN/26/0426/TTCA>

PC Decision: No objections

b) Decisions

Proposal: Part single, part two storey rear and side extension. Juliet balcony to rear elevation.

Site address: 6 Queens Close Balsham Cambridgeshire

Reference: 26/00902/HFUL

SCDC Decision: Application approved

11. Allotment update

a) Update on vacant allotments: There are 2 full sized allotments and 4 half plots vacant. Some of vacant plots are being trimmed by volunteers. Plot holders will receive letters regarding overgrown plots after the allotment committee inspected the allotments. The PC discussed the overgrown hedge which is compromising a path on the allotments and agreed to cut back in September. The PC thanked Mark Channells for carrying out work to the entrance to the allotments from the Hawthorns and the track off Woodhall Lane. The Covid 19 tree hasn't been planted as it has been too dry on Wolly's triangle.

b) Removal of bamboo: To be removed by the Contractor.

c) Community Orchard update – volunteers: Thank you to Jennie Tipler, Mark Channells and Lynda Henderson for their work at the community orchard. The paths are going to be cut by the contractor this week.

d) Additional taps at the allotment and community orchard: The PC assessed the quotes for the additional taps at the community orchard and Princes Close allotments. The quote from Chris Hall was £ 5508.00 and Falcon £ 2,980.00. The PC approved the quote from Falcon Tree.

12. Recreation Ground/Pavilion

a) Replacement fascia/downpipes/guttering: Priceright Roofing will carry out the work later in May,

b) Cricket Club update: The PC assessed the quotes for the refurbishment of the showers in the pavilion and agreed the quote from A Randall for £ 2,520.00

13. Highway Matters:

a) Email regarding 20mph application: A resident was concerned that the PC had applied for a 20mph for the whole of Balsham, but it will be communicated back that it is from School Lane to the Prince Memorial.

14. Correspondence:

a) Diocese: An unsatisfactory response has been received about why the Diocese do not believe it is their responsibility to cut the hedge near the Rectory. A response will be sent from the PC.

- 15. Finance:-** Receipts and payments up to 11/05/2026 and any invoices/receipts received up until 18/08/2026 will be considered at the meeting.

a)

Receipts		
SCDC	Precept (1 st instalment)	£ 39,000.00
Total Receipts		£ 39,000.00
Payments		
T Coston Salary (May)	£ 1,512.55(Gross) Tax/Ni £ 129.96 Exp: £ 167.45 Pension £ 83.19	£ 1,431.90
M McCall	£ 405.00(Gross) £ 81.00 (Tax) £ 16.30 (Ex)	£ 340.30
S Housden	Cleaner – Gross	£ 210.00
Santander	Bank charges	£ 4.99
EE	Sim for pavilion	£ 29.38
Kompan Ltd	Part for play area	£ 149.04
Rob Ellam	Allotment post	£ 227.00
SCDC	Additional bin collection	£ 72.28
Tracy Coston	Reimburse for defibrillator pads	£ 74.20
HMRC	Tax/Ni	£ 1,078.07
Alex Smith	Install hose, install rec bin	£ 113.99
Viking	Stationery	£ 41.13
Kleen	Bus shelter window cleaning	£ 30.00
Steve Thurgood	Refurbishment of Rosie Green map board	£ 50.00
Herts & Cambs Ground Maintenance	INV 4341/4354	£ 1,470.00
LIAS	Internal Auditor	£ 295.00
Environment Agency	Drainage	£ 24.22
TOTAL		£ 5,641.50

Bank Balances as at 11/05/2026

<i>Community A/C:</i>	£ 1,871.05
<i>H.I. Account:</i>	£ 138,045.47
<i>3 month notice account (Lloyds)</i>	£ 43,871.51
Total	£ 183,788.03

b) Consider subscription to Council Wise Training: The PC agreed to join Councilwise.

c) Approval of Statement of Assurance, Annual Internal Audit Report, Annual Governance Statement and Accounting Statement 2025/26: The PC approved all the documents and gave positive answers to questions 1-9 on the Statement of Assurance questions. Assertion 10 is in progress.

16. Area Report: Nothing to report.

17. Date of Next Meeting: The next PC meeting will take place on Monday 8th June, 2026.
(2nd Monday)

The meeting closed at 9.30 pm.

Signed

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Date

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