

OVER KELLET PARISH COUNCIL

Minutes of the Meeting of the Parish Council, held at the Over Kellet Village Hall on Tuesday, 11th November 2025 at 7.15pm

Present: Councillor Graham Agnew – Chairman
Councillors David Burns, Josie Candlin, and Liz Moody.
Derek Whiteway (Parish Clerk)

In attendance: 20 members of the public attended for items 25/077 to 25/082. 8 members of the public attended for the remainder of the meeting.

25/077 Apologies For Absence

Apologies were received from Councillor Derek Johnson and City Councillor James Sommerville.

25/078 Minutes of the Meeting of the Parish Council held on Tuesday, 14th October 2025

Resolved: That the minutes of the Meeting of the Parish Council, held on Tuesday, 14th October 2025 be approved and signed without further amendment.

Matters Arising from the Minutes

- 1) **25/067(3) - Oakmere Site – Public Open Spaces.** The Chairman had written twice to Oakmere asking for an update on progress with the planned public spaces. A response was awaited.
- 2) **25/069 – Act of Remembrance.** The Act of Remembrance on Sunday, 9th November had gone smoothly and had been well attended by around 60 people.
- 3) **25/073(1) Traffic Issues.** Councillors gave feedback from the open meeting at Whittington Village Hall on Thursday 30th October 2025 at 7.00pm. A main message was that, to make any headway, members of the public must complain about highways conditions and report any traffic incidents.

25/079 Declarations of Interest

Councillors Agnew and Candlin reported an interest in item 25/083 by virtue of their being members of the Over Kellet View Editorial Board. The Clerk ruled that this interest should not preclude the Councillors from contributing to the discussion on this item, or from voting.

25/080 Co-option of a Parish Councillor.

The Clerk reported that Over Kellet resident Mr Cliff Davies had expressed an interest in being co-opted to one of the vacant Councillor positions. The Clerk had received no other expressions of interest.

Resolved: It was proposed by the Chairman, seconded by Councillor Moody and carried unanimously that Mr Cliff Davies be co-opted as a Parish Councillor.

25/081 Public Participation.

No new matters were raised.

25/082 New Planning Consultations

- 1) The following new planning applications were considered. It was resolved to respond as set out against each individual case.

Application No:	Description
25/01109/FUL	Erection of 37 dwellings with associated development including internal access roads and drainage infrastructure. Land North East Of Old Hall Farm, Kirkby Lonsdale Road, Over Kellet. It was noted that the application now had a revised consultation expiry date of 29th November. The Chairman introduced the item and the Parish Council's main areas of interest/concern with the application. There had already been a large number of comments submitted by residents to both the City Council and Parish Council. The floor was opened to contributions from members of the public, which included concerns about issues including: a) road safety (along Capernwray Road as well as through the village); b) drainage and flooding in the locality; c) construction management practices on the current site, including congestion and hazards from wagons entering the site; d) the developer's previous statements about the extent of any further development; e) Over Kellet's status as a sustainable settlement; f) The designation of the site in the DPD as agricultural/green space. g) Issues over the provision of footpaths in accordance with planning conditions. In conclusion, Councillors encouraged residents to submit further individual objections. The Parish Council agreed to develop its own response seeking refusal of planning permission and would plan to attend and speak at the Planning Regulatory Committee if appropriate. Resolved: That the Parish Council objects to the application and will submit a response seeking refusal of planning permission.
25/01184/AD	Agricultural determination of the erection of an agricultural storage building. Pastordale Farm, Kellet Lane, Over Kellet. The Clerk reported that the application had now been marked as 'invalid' and was not currently open for consultation.

2) Planning Authority Decisions

The Clerk presented an update report, which was accepted and noted by Councillors.

Resolved: That the Clerk's report is noted

3) Other Planning Matters

25/039 - Redwell Inn –Hidden Hills Glamping Pods.

A response had now been received from the City Council's Environmental Health office, providing contact details for both United Utilities and the Environment Agency. The City Council had no knowledge regarding fresh water supply or drainage/sewerage arrangements for the site.

Councillors agreed that there were questions to be answered regarding arrangements at the over the site, the main issues being over waste water and sewerage. Before committing to any course of action, it was concluded that the Parish Council must establish which authorities/organisations needed to be contacted for information and support.

25/083 Over Kellet View.

The Over Kellet View Management Board had submitted a letter requesting additional funding of £500 for the current financial year. Request for additional funding. Email attached. The main factors were increased printing charges and an expanding distribution. Following discussion, Councillors agreed to grant the additional funding, to be met from General Account balances.

Resolved: It was proposed by Councillor Moody, seconded by Councillor Burns and agreed unanimously, that an additional grant of £500 be made to the Over Kellet View Management Board.

25/084 Parish Council Projects.

Cleaning of the War Memorial had been carried out by Kenneth Fraser of Lancaster on 22nd October. Councillor Candlin reported that the Council-owned bench at Moorclose Lane was rotten. Councillors agreed to include this in the list of projects for consideration.

The Clerk reported that, due to other priorities for the Parish Council over the past month, there were no further developments to report.

25/085 Consultations

None

25/086 Update Reports:

Clerk's Report:

1. Christmas Tree Arrangements

The Clerk is to request that Aggregate Industries again donate a Christmas Tree. Councillors agreed that the date requested for delivery should be Saturday, 6th December and that arrangements would be made to erect the tree that weekend. The tree would remain in place and illuminated until Saturday, 3rd January 2026.

2. Lizzi Collinge MP Surgery

The area's MP, Lizzi Collinge is arranging to hold a surgery in Over Kellet Village Hall on 24th January 2026 from 2pm -3.30pm.

Members' Reports:

3. LALC.

The next LALC Local Area Committee meeting is scheduled for 12th January 2026.

4. Quarries.

It was noted that Aggregate Industries had recently rebranded under the name Holcim (the business's parent company).

5. Allotments.

No update. The Allotment Association's AGM is to be held in January

6. Village Hall.

No update

7. Lengthsman.

No update

8. Biodiversity and Environment.

The Chairman advised that Councillor Johnson had reported seeing more swifts in the area over this summer.

9. Other Matters.

None raised

City and County Councillors' Reports:

10. County Council

None received

11. City Councillor

None received

25/087 Finance

The Clerk introduced the regular finance report.

The Clerk had advised Councillors that the projected General Account surplus in the current year could be used to fund an additional payment to Over Kellet View, if desired. (see minute 25/083).

The Clerk also recommended that, given projected cash flows for the remainder of 2025/26, the sum of £4,000 be transferred from the Current Account into the Instant Access Account.

Resolved: It was proposed by Councillor Candlin, seconded by Councillor Agnew and agreed unanimously that the report be accepted and that the sum of £4,000 be transferred from the Council's Current account to the Instant Access Account.

25/088 Payment of Accounts

Payee & Detail	£
Over Kellet Village Hall – Hire of hall on 14/10/25	14.00
Kenneth Fraser Ltd – Cleaning of the War Memorial	630.00
Bay Typesetters – Printing of remembrance booklets	70.00
Derek Whiteway – Parish Clerk salary and expenses, October 2025	237.00
HMRC – PAYE deductions, October 2025	59.40
Hudson Hill. Website hosting services, December 2025	11.99
Over Kellet View – additional grant 2025/26 (see min 25/083)	500.00

Resolved: It was proposed by Councillor Candlin, seconded by Councillor Moody and agreed unanimously that the above accounts be approved and paid.

25/089 Date & Time of Next Meeting

The next Council meeting is to be held on Tuesday, 9th December 2025.

The meeting closed at 9:05pm.

Clerk of the Council

Derek Whiteway

Chairman

Graham L. Agnew

Date: 9th December 2025