



**Meeting of Christchurch Parish Council
to be held on Monday 8 June 2026 at 7.30pm**

To Members of the Public and Press

3 June 2026

You are invited to attend a meeting of Christchurch Parish Council
to be held in Christchurch Community Centre
for the purpose of transacting the following business.

**Members of the public and press are invited to address the Council
at its Public Time from 7.35pm to 7.50pm**

Dave Gibbs

Parish Clerk

AGENDA

**Members are reminded that they need to declare any personal or prejudicial interest
and reason before an item discussed at this meeting, under the
Model Code of Conduct Order 2001 No 3576**

027/26-27 Apologies for Absence

To receive and consider apologies from those not present.

028/26-27 Chairman's Announcements

To receive such announcements as the Chairman may wish to make to the Council.

029/26-27 Public Time

To receive representations from members of the public regarding issues pertinent to the Council.

030/26-27 Confirmation of Minutes

To approve and sign the minutes of the Annual Meeting held on 11 May.

031/26-27 Matters Outstanding

- a) Fenland District Council Infrastructure Delivery Plan
- b) Public defibrillators
- c) Parking outside Townley School
- d) Overhanging vegetation
- e) Townley School heat pump
- f) Former Memorial Hall site
- g) Sewage treatment plant at The Croft
- h) Streetlight PC3 Crown Road
- i) Support Fenland survey
- j) Crown Drove signage
- k) Community Centre signage
- l) Tiger T7 to Manea Station

032/26-27 Police Report

To receive a report on policing matters in the area since the last meeting.

033/26-27 County & District Councillors Reports

To receive reports from Cllrs Fisher, Galbraith, Roy and Summers.

034/26-27 Clerk’s Report

To receive a report on meetings attended and correspondence received.

035/26-27 Members and Residents Issues

To consider any matters raised by Members of the Council and local residents.

036/26-27 Recreation Ground

To receive a report on matters relating to the Recreation Ground and play equipment.

037/26-27 Nature Park Project

To receive a report on progress since the last meeting.

038/26-27 Village Centre Regeneration Project

To receive a report on progress since the last meeting.

039/26-27 Clarion Garden Project

To receive a report on progress since the last meeting.

040/26-27 Green Lane Project

- a) To receive a report on progress since the last meeting.
- b) To consider quotes for the removal of overhanging branches.

041/26-27 Planning

- a) To consider the following applications and to agree a response to the planning authority:
 - i) F/YR26/0363/F - Erect 5 dwellings - Land South of Illizarov Lodge, Padgetts Road, Christchurch
 - ii) F/YR26/0400/F - Change of use to include pub/restaurant and rural tourism involving the erection of a single-storey side and rear extension, a detached outbuilding involving the demolition of existing outbuilding, and change of use of land to campsite including the siting of 3 x glamping pods and erection of a washing facilities building - Dun Cow, Green Lane, Christchurch
 - iii) F/YR26/0409/F - The siting 2 x mobile homes for use as annexes ancillary to existing dwelling - Hackney Cottage, Padgetts Road, Christchurch
- b) To note the following application:
 - iv) F/YR26/0396/TREEEX - 5 day notice: Works to 1x Willow tree covered by TPO8/2001 - Rallingham Hall, Mumbys Drove, Three Holes, Upwell

042/26-27 Highways

- a) To receive a report from Cllr Feeney on matters relating to the condition of the local roads network.
- b) To receive an update from the Clerk on the 2025/26 Local Highway Improvements project for Wayside Estate.

043/26-27 Finance

To consider and resolve on the following matters:

- a) To receive and adopt the final budget for 2026/27.
- b) To receive an updated financial statement for the period to the end of May.
- c) To note the following sums received:

Fenland District Council (recycling credits)	£	125.45
NatWest Bank (interest).....	£	23.14

d) To note the following debit card payment:

Tesco (refreshments).....£ 14.85

e) To approve the following payment:

Clerk salary and home office allowance.....£ 398.15

044/26-27 Three-Year Plan

a) To receive a report on the submission of an application to the Whitemill Environment Fund.

b) To agree a date for a meeting of the Projects Working Group.

045/26-27 Public Time

To receive comments and suggestions from members of the public.

046/26-27 Matters for Next Meeting

To discuss future agenda items from Councillors.

047/26-27 Date of Next Meeting

To confirm the date of the next Meeting of the Council as Monday 13 July.



Minutes of the Annual Meeting of Christchurch Parish Council held in the Community Centre on Monday 11 May 2026 at 7.30pm

Present Cllrs A Sparrow (Chairman), J Bliss, B Burfield, R Feeney, J Hayes, J Hughes, S Potter, Cllr D Roy (FDC), D Gibbs (Clerk), Sarah Hall (Support Fenland), four parishioners

001/26-27 Election of Chairman for the Municipal Year 2026-27

Cllr Sparrow was proposed by Cllr Hughes, seconded by Cllr Burfield and duly elected. He signed his declaration of acceptance, witnessed by the Clerk.

002/26-27 Election of Vice Chairman for the Municipal Year 2026-27

Cllr Hughes was proposed by Cllr Feeney, seconded by Cllr Potter and duly elected. He signed his declaration of acceptance, witnessed by the Clerk.

003/26-27 Apologies for Absence

Cllr S Fisher (CCC), Cllr M Summers (FDC)

004/26-27 Chairman's Announcements

The Chairman welcomed everyone to the meeting. He thanked the Members of the Council for their support and looked forward to a busy year ahead. He noted that the Annual Parish Meeting had been well received but expressed his disappointment with the poor attendance.

005/26-27 Public Time

A resident advised the Council that the streetlight at the junction of Wayside Estate and Crown Road was still not working.

006/26-27 Sarah Hall, Support Fenland

The Chairman welcomed Sarah Hall to the meeting. She explained her role as Fenland Communities Officer at Support Cambridgeshire providing advice and support to charities and voluntary organisations across Fenland.

As part of a National Lottery funded project, they are surveying residents of one parish each year and Christchurch has been selected for 2026. The survey is entitled Love it, Hate it, Shape it and a short questionnaire will be delivered to every household. Sarah invited the Council to contribute questions for inclusion in the survey. The survey will be delivered at no cost to the Council and prize vouchers will be made available to encourage residents to respond. The Support Fenland team will endeavour to visit Townley School and local events and groups to promote the survey and their work.

Members agreed to consider questions and to respond to Sarah in due course. The Chairman thanked her for her presentation.

007/26-27 Annual Meeting of the Parish Council

- a) Confirmation of standing orders and financial regulations - Members resolved to re-adopt both documents.
- b) Confirmation of insurance - The Clerk confirmed that the Council holds adequate insurance against all risks with Ansvar Insurance arranged through Community Action Suffolk with a renewal date of 1 October.
- c) Review of subscriptions to other bodies - The Council holds subscriptions to the Cambridgeshire & Peterborough Association of Local Councils, Cambridgeshire ACRE, and

the Campaign to Protect Rural England. Members resolved to continue all three subscriptions.

- d) Confirmation of the Council's register of assets as at 31 March 2026 - Members confirmed their acceptance of the register.
- e) Confirmation of meeting dates for the municipal year - Members resolved that the Council will meet on the second Monday of every month, namely 8 June, 13 July, 10 August, 14 September, 12 October, 9 November, 14 December, 11 January, 8 February, 8 March, 12 April, and 10 May.

008/26-27 Confirmation of Minutes

The minutes of the meeting held on 13 April were correctly recorded and signed as being a true record.

009/26-27 Matters Outstanding

- a) Fenland District Council Infrastructure Delivery Plan - No further information.
- b) Public defibrillators - The new defibrillator will be placed outside the Community Centre shortly replacing the existing one which will be moved to Padgetts Road.
- c) Parking outside Townley School - No update.
- d) Overhanging vegetation - Resident to be consulted on trees on Crown Road adjacent to Townley School. Church Road and Padgetts Road to be checked.
- e) Townley School heat pump - Cllr Burfield confirmed that the acoustician had visited the site. It is likely that an acoustic box will be installed around the heat pump.
- f) Former Memorial Hall site - The identity of the new site owner is unknown.
- g) Sewage treatment plant at The Croft - Cllr Hughes suggested a possible contact for the Residents of The Croft Management Committee. The Clerk will pursue this.

010/26-27 Police Report

No report received.

011/26-27 County and District Councillors' Reports

Cllr Roy congratulated the Council on an excellent Annual Parish Meeting. He invited Members to propose items for the next Overview and Scrutiny Committee meeting which takes place on 1 June. The deadline for the submission of applications to the Whitemill Environment Fund is 31 May with the panel meeting on 15 June to consider the applications. He offered his help with chasing the repair to the streetlight at the west end of Wayside Estate. Finally, he confirmed that he has been assisting Cllr Burfield in establishing a Neighbourhood Watch group for Christchurch.

012/26-27 Clerk's Report

The Clerk reported on meetings attended and correspondence received, including a traffic order for the closure of March Riverside from 20 to 25 June, a fly-tipping prosecution and fine of £800 for a Wisbech resident, a consultation on the Wimblington & Stonea Parish Council Neighbourhood Plan and an update from Cambridgeshire ACRE on the affordable housing proposal.

013/26-27 Members and Residents Issues

- a) Silt Road motorbike incident - Cllr Feeney explained the circumstances of the untimely death of a friend in a motorbike accident on Silt Road in April. No other vehicles were involved and the condition of the road was a contributory factor acknowledged by the Police officers who attended the scene.

Highway authorities have a legal duty under Section 41 of the Highways Act 1980 to maintain the public highway and Section 56 of the Act gives members of the public a legal

right to compel a highway authority to repair a road. Cllr Feeney proposed a collective approach with neighbouring councils to lobby for prompt and effective repairs to prevent further loss of life. He offered to visit other councils to promote the collaboration.

Cllr Roy reported that he is working to change the system for highway repairs to provide larger patching in place of individual potholes.

Members resolved to support the proposal, to add this as a standing agenda item, to assist where appropriate and to work with Cllrs Roy and Fisher to involve the District and County Councils.

- b) Pride in Fenland nominations - Cllr Sparrow reported that nominations have opened for this year's awards, with a deadline of 1 June. The awards ceremony will be held on 1 July.
- c) Crown Drove signage - A resident asked at the Annual Parish Meeting whether it would be possible to erect signage to prevent vehicles from using Crown Drove. The Clerk advised Members that this is designated as a public byway, equivalent to an unsurfaced road. He noted that there used to be a no through road sign at the junction with the Sixteen Foot Bank, but there appears to have been no equivalent sign at the village end. The Clerk will discuss options with Highways.
- d) Community Centre signage - This was also raised at the Annual Parish Meeting. Members felt that there was little benefit in installing signs from Sixteen Foot and Padgetts Road, but discussed the possibility of attaching something to the village gateway markers outside the Community Centre.
- e) Tiger T7 to Manea Station - A resident reported at the Annual Parish Meeting that the T7 bus passes Manea Station, but there is no bus stop in the vicinity of the station, so no connection between bus and rail for passengers. The Clerk will investigate this.
- f) Location for painted paving blocks - Members discussed options for the installation of the blocks and resolved to incorporate them into the Clarion Garden design.

014/26-27 Recreation Ground

The Clerk reported that the District Council has allocated £66,000 from the Pride in Place funding for children's play equipment for the replacement of the ramps in the skatepark. A district-wide consultation is taking place until the end of the month. The sum allocated exceeds the anticipated cost of the skatepark renewal, so Members agreed to conduct a local consultation on other items to be included.

015/26-27 Nature Park Project

The contractor has sprayed the field in preparation for cultivation.

016/26-27 Village Centre Project

Cllr Sparrow reported that feedback on the project was generally positive. Cambridgeshire Highways have responded with questions about particular aspects of the project. The Council will respond in due course.

017/26-27 Clarion Garden Project

Cllr Hughes informed members that he has sprayed the site to reduce weed growth.

018/26-27 Green Lane Project

Cllr Sparrow confirmed that he is in contact with the residents.

019/26-27 Annual Parish Meeting

Members agreed that the Annual Parish Meeting had been a success, despite the poor turnout. The refreshments donated by Bates Bakes were excellent. The roller banners contributed to a professional display. It is hoped that the IT problems experienced each year can be resolved before next year's meeting.

020/26-27 Planning

Members considered the following application:

F/YR26/0294/F - Erect a single-storey extension to rear of existing dwelling - 11 Crown Avenue, Christchurch

They resolved to offer no objection.

021/26-27 Highways

Members discussed the proposal for the public consultation on the one-way system. They resolved to close Wayside Estate to westbound traffic and to extend the one-way flow as far as the junction of Crown Road and Crown Avenue. Concern was expressed regarding the speed of vehicles entering Crown Road near the bus shelter. Members asked the Clerk to explore the possibility of placing an MVAS speed monitoring sign in the vicinity of Townley School.

022/26-27 Finance

- a) Members reviewed and approved the statement of reserves as at 31 March.
- b) Members reviewed the mandates for the Council's bank accounts and resolved to make no changes.
- c) Members reviewed and approved the Governance and Management Risk Assessment, with the residual risk column recommended by the Internal Auditor.
- d) Members considered the Internal Audit Report and the recommendations therein. They resolved as follows:-
 - To review the level of fidelity cover at the next insurance renewal;
 - To publish the budget and precept calculation on the Council's website; and
 - To develop a reserves policy as part of future long-term planning.
- e) Members considered and confirmed each of the statements on the Annual Governance Statement 2025/26. The Statement was signed by the Chairman.
- f) Members reviewed and approved the Accounting Statements 2025/26, which were signed by the Chairman.
- g) Members confirmed the dates of the period for the exercise of public rights as Wednesday 3 June to Tuesday 14 July.
- h) The Clerk reported that the internal audit process had involved a thorough examination of the Council's records and policies in accordance with the regulations and the audit report provided a fair and balanced assessment, highlighting suggestions for improvement. Members resolved to reappoint Helen Symmons as Internal Auditor for 2026/27.
- i) Members considered the payment of a Chairman's Allowance and/or a Parish Basic Allowance. They resolved not to adopt either allowance.
- j) The management accounts as at 30.4.26 showed income of £16,120.60 and expenditure of £5,046.44, resulting in a surplus of £11,074.16 and total funds held of £63,044.90.
- k) Members noted the following sums received since the last meeting:

Fenland District Council (precept instalment)	£ 16,100.00
NatWest Bank (interest).....	£ 20.60
- l) Members noted the following direct debit payment since the last meeting:

HMRC (tax and national insurance)	£ 334.84
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- m) Members noted the following debit card payments since the last meeting:

Andrew Deptford (defibrillator and cabinet).....	£ 1,704.00
Andrew Deptford (defibrillator battery)	£ 318.00
- n) Members approved the following payments:

Clerk salary and home office allowance (precept instalment).....	£ 397.95
Helen Symmons (audit fee).....	£ 269.00

023/26-27 Three-Year Plan

Members discussed projects eligible for funding from the Whitemill Environment Fund. They resolved to submit an application for the hedge planting and other works in the Nature Park and elements of the Clarion Garden project. The Clerk will prepare and submit the application.

024/26-27 Public Time

No matters raised.


025/26-27 Matters for Next Meeting

None.

026/26-27 Date of Next Meeting

The date of the next meeting of the Parish Council will be Monday 8 June.

DRAFT

Agenda Item No.	034/26-27	 Christchurch Parish Council
Meeting Date	8 June 2026	
Report Title	Clerk's Report	

1. Purpose of Report

To report on correspondence received.

2. Report

Cambridgeshire County Council

Roadworks and events bulletins
Cambridgeshire Matters newsletter

Fenland District Council

Civic Reception invitation 3 July
Prosecution for false Council Tax Support claims
Fenlander newsletter
Golden Age Fair in Whittlesey 19 June
Food waste recycling briefing
Fenland 50 Local Plan consultation relaunched
Parish streetlight testing data

Norfolk County Council - Traffic order for closure of March Road, Tipps End, 15-26 June

NALC - Events update, Chief Executive's bulletin

CAPALC - Legal Bulletin

Cambridgeshire ACRE - Staying in Touch newsletter

Queen Elizabeth Hospital - Modernising our hospital newsletter

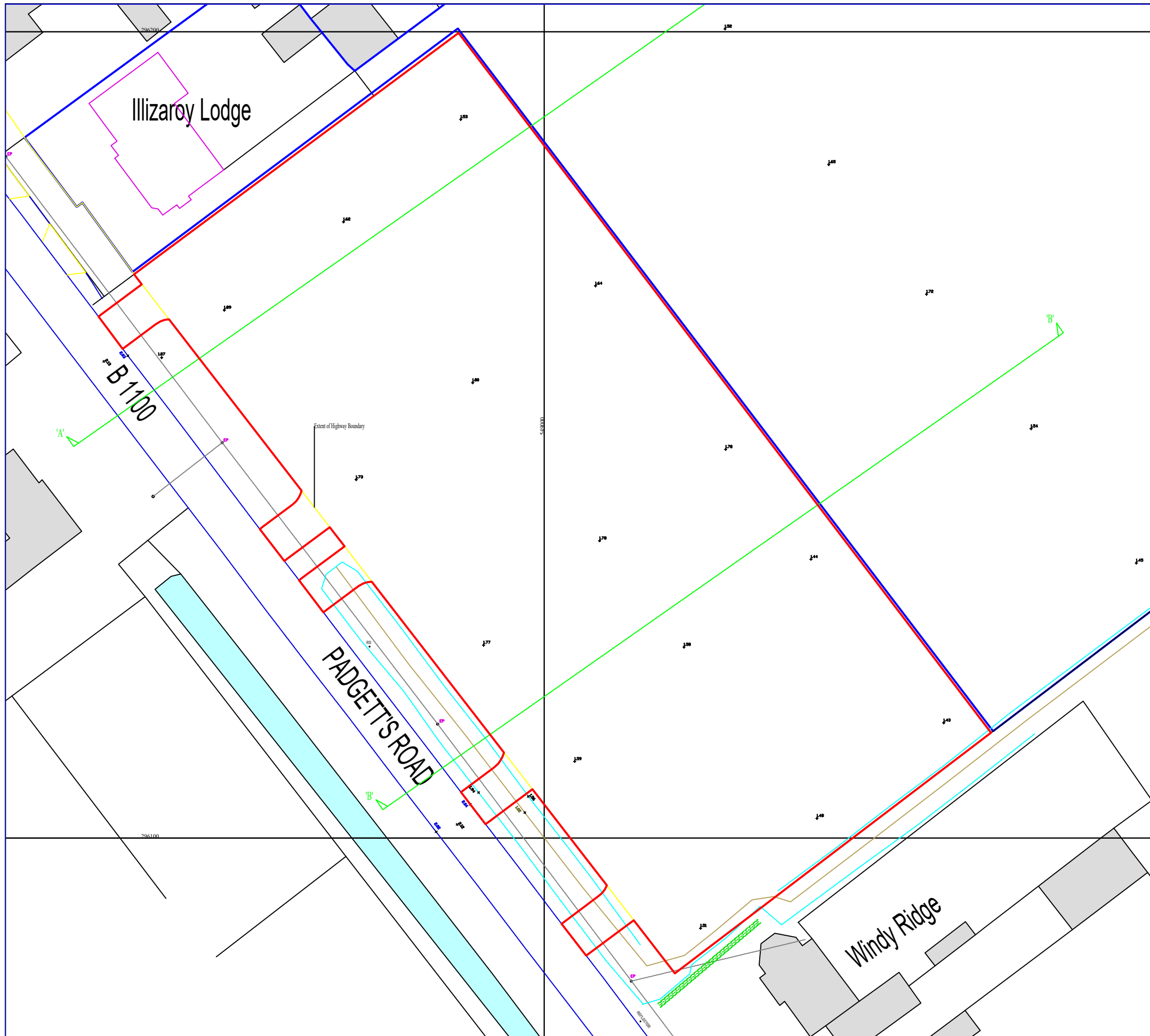
LEAP - Free appliance scheme relaunch

The Heron - Future plans

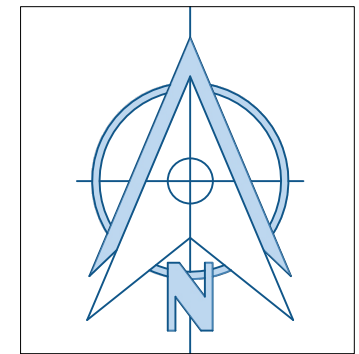
3. Recommendations

Members note the report.

Report Author	Dave Gibbs
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Existing Site Plan
Scale 1:500



Revision	Description	Date	Revised By

A.L.S Design Services

E-Mail : alsdesignservices@outlook.com Phone : 07707921632

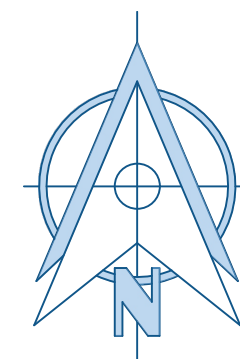
Project Full Application for Residential Development		
Drawing Title Existing Site Plan		
Address Land Adjacent Illizaroy Lodge, Padgetts Road, Christchurch		
Drawn By A. L. Sutton	Paper Size A3	Date October 2025
Project Name 046 - Full	Drawing Number 001	Revision -



Proposed Site Plan
Scale 1:500



Location Plan
Scale 1:2500

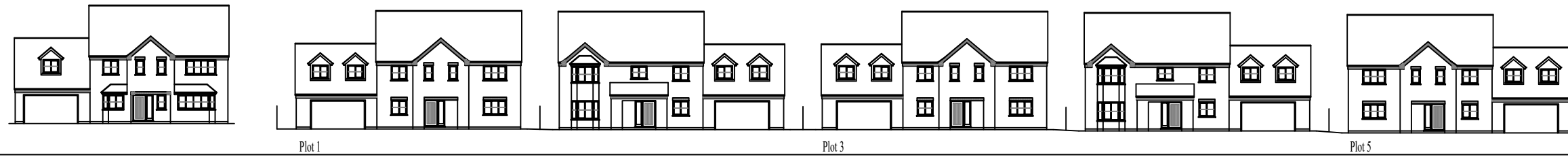


Revision	Description	Date	Revised By
A	Dimensions added in accordance with validation comments.	07.05.2026	ALS

A.L.S Design Services

E-Mail : alsdesignservices@outlook.com Phone : 07707921632

Project Full Application for Residential Development		
Drawing Title Proposed Site and Location Plan		
Address Land Adjacent Illizaroy Lodge, Padgett's Road, Christchurch		
Drawn By A. L. Sutton	Paper Size A3	Date October 2025
Project Name 046 - Full	Drawing Number 002	Revision A



Proposed Street Scene
Scale 1:200



Revision	Description	Date	Revised By

A.L.S Design Services

E-Mail : alsdesignservices@outlook.com Phone : 07707921632

Project Full Application for Residential Development		
Drawing Title Proposed Street Scene		
Address Land Adjacent Illizaroy Lodge, Padgetts Road, Christchurch		
Drawn By A. L. Sutton	Paper Size A3	Date May 2025
Project Name 046	Drawing Number 007	Revision -



EXISTING BLOCK PLAN



PROPOSED BLOCK PLAN

- Notes:**
- Trees identified (T2,T3,T4) with tree preservation orders identified to be in structurally poor condition in accordance with report BS5837.
 - Car parking arrangements unaffected by proposals
 - Visibility splays and access unaffected by proposals
 - Boundary treatments unaffected by proposals unless otherwise stated on proposed block plan.

- Soft landscaping:**
- Existing hedges to be retained
 - New hawthorn crataegus hedge planted at 3 plants per metre in single row. 60-90cm 2 year plants (1+1) protect all with 60cm spiral guards supported by 90cm bamboo canes. allowed to grow untrimmed for 3 years then lower branches aid near horizontal. trimmed once a year in autumn to maintain desired height of 6ft.
 - New garden privet ligustrum ovalifolium hedge planted at 2 plants per metre in single row. 60-90cm 1 year plants (1+0). allowed to grow to desired height of 4ft then top and sides trimmed hard each year.
 - Shrubs (to include cherry plum, guelder rose and midland thorn).

- Hard landscaping:**
- Additional hardstanding paving slabs for ramped access and patio areas for sitting of outdoor furniture. patio areas laid to a 1:80 fall as indicated
- Levels (Where unspecified levels remain unchanged):**
- Existing level retained
 - Proposed new level
- Pod Units:**
- Rural tourism units placed on non permanent joist block / timber base bedded on free draining gravel sub layer to ensure minimal impact on existing ground.

- Key:**
- Grass
 - Existing hardstanding
 - Gravel
 - Tarmac / Concrete Access

Existing fence and gate removed and replaced with hedge planting

Buffer planting zone - screen proposals from street scene

Access created in existing fence for rural tourism units

Allocated parking for rural tourism guests - 1 space allowed per unit

Waste and recyclable waste bin store

External dining area fenced with close boarded timber fence 1.2m

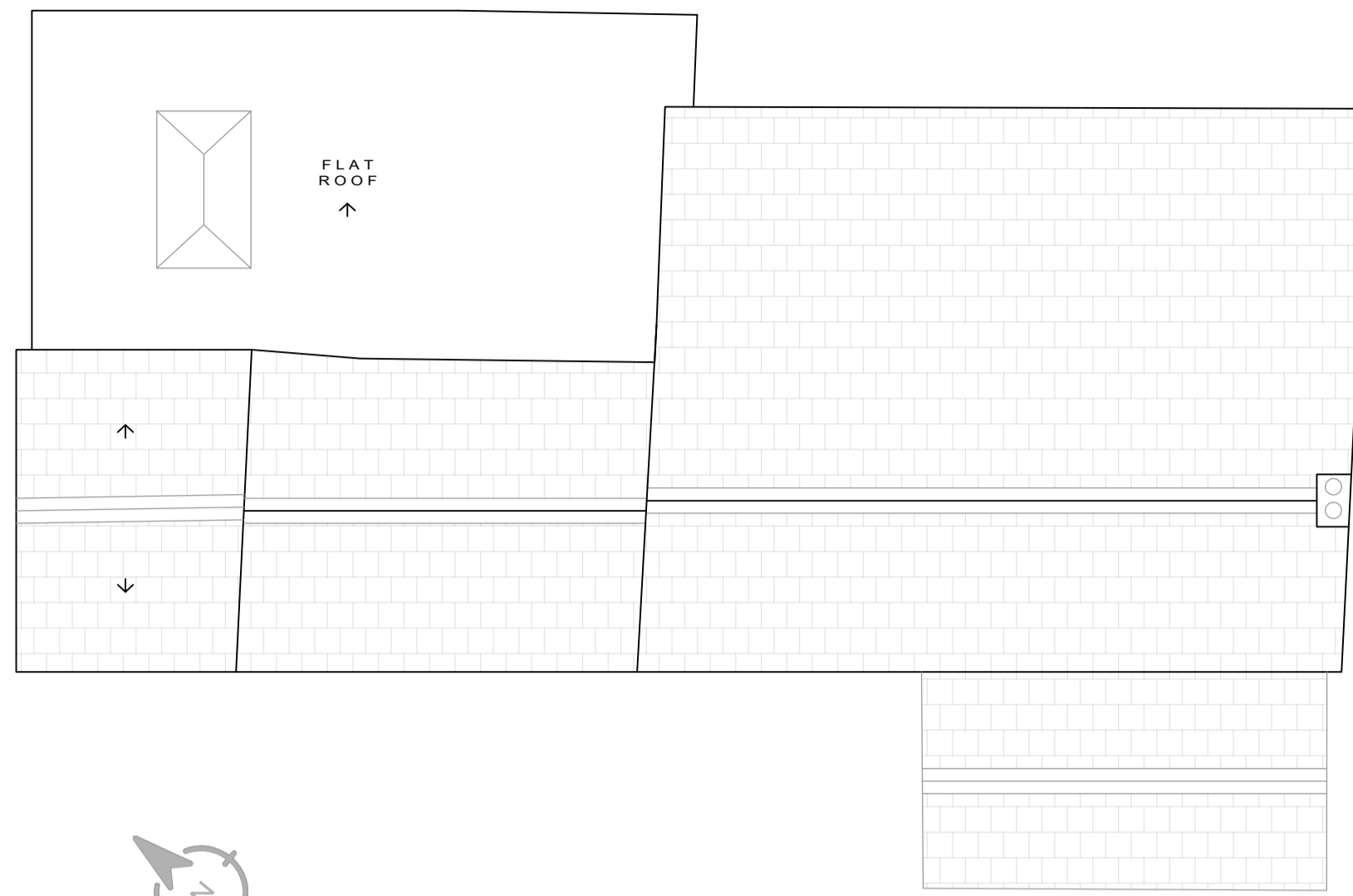
Outbuilding in accordance with drawing (08)004

Site Address
The Dun Cow
Green Lane
Christchurch
PE14 9PG

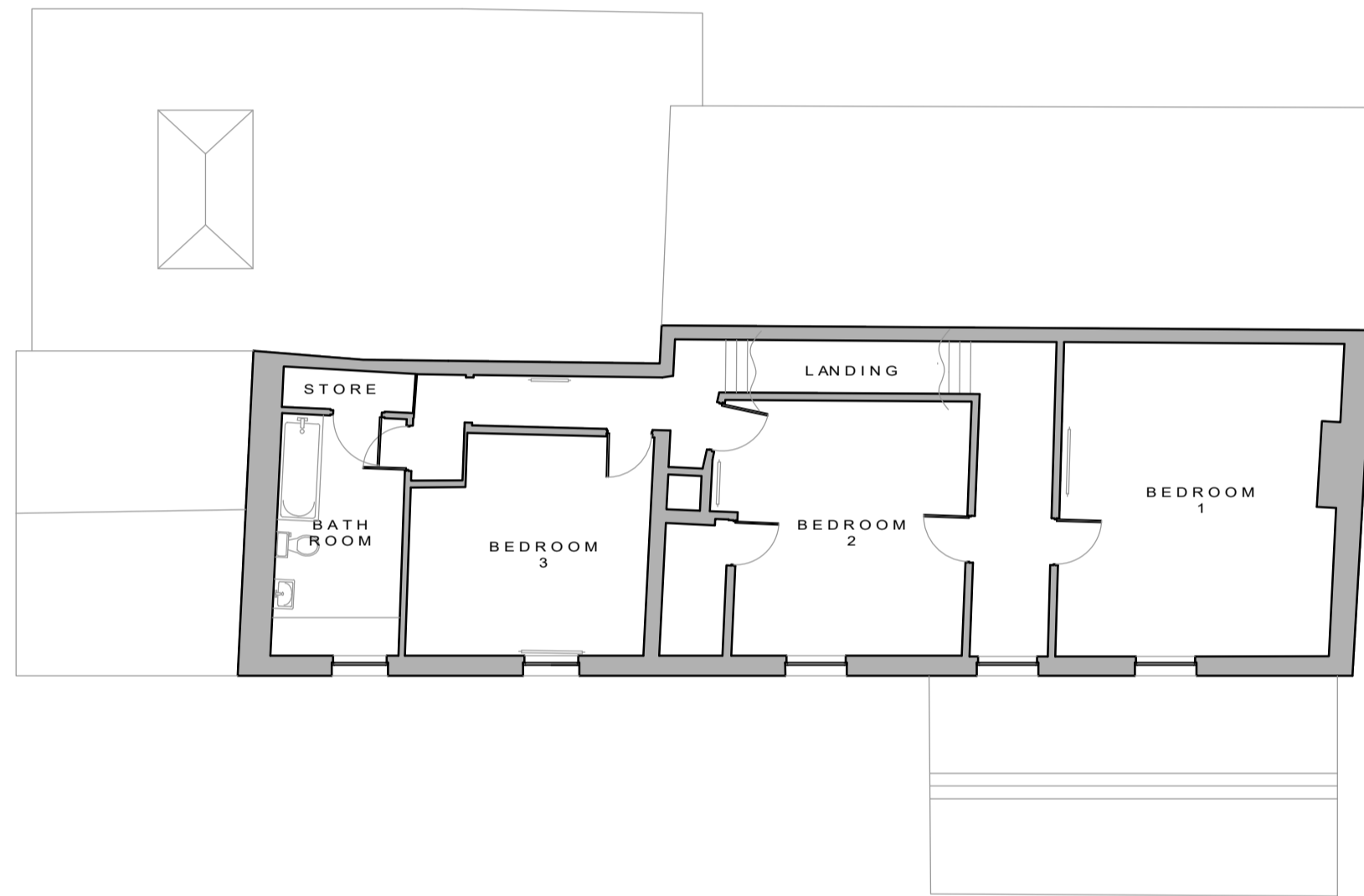
Drawing
**EXISTING AND PROPOSED
Block Plan, Hard and
Soft Landscaping
And Site Levels**

Notes
REV A - Amended in accordance with
planning comments 26/05/2026

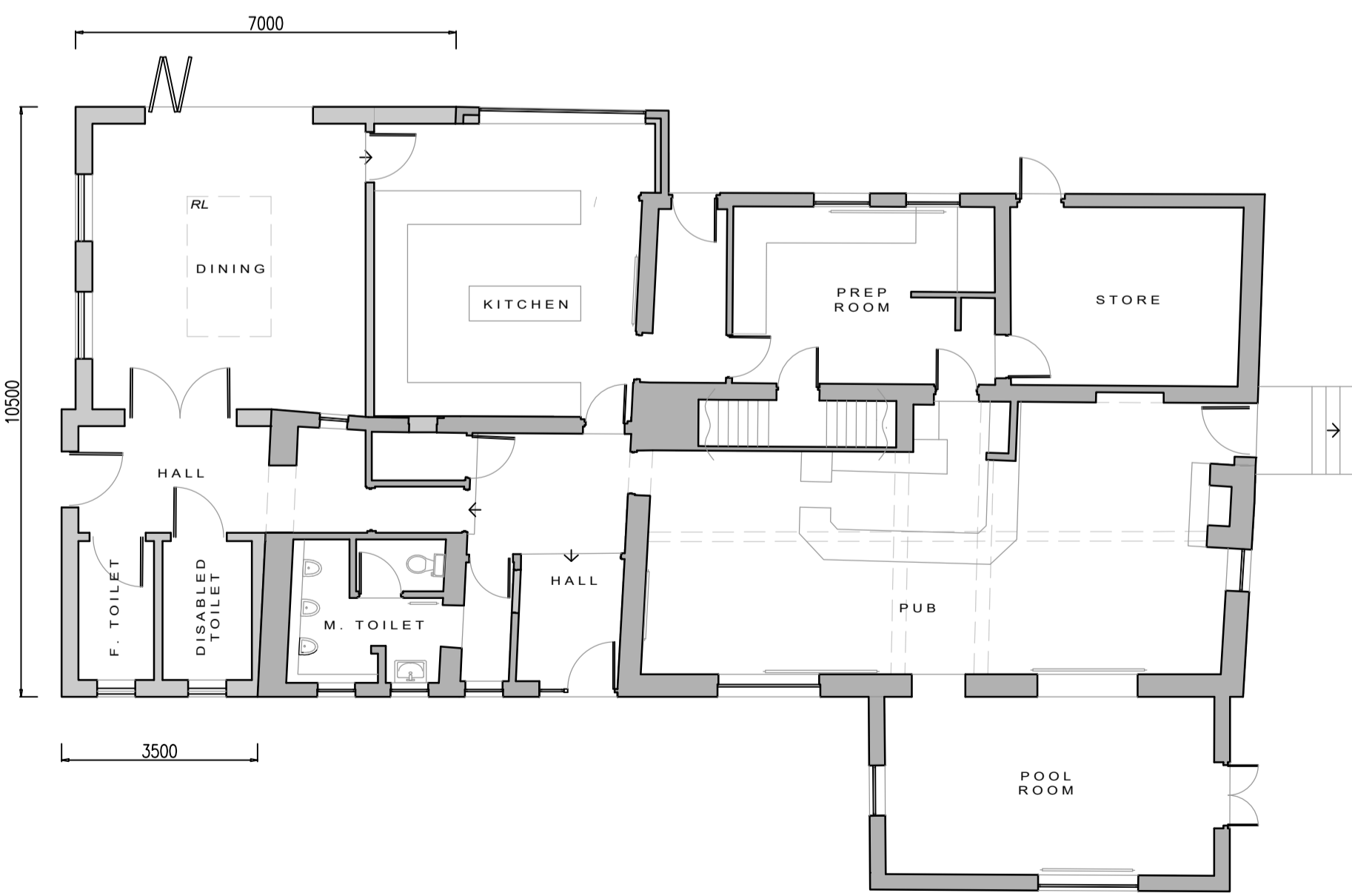
Date 19/08/2025	Scale 1:200@A1
Job No 20-100	Drawing No (08)002
	Revision A



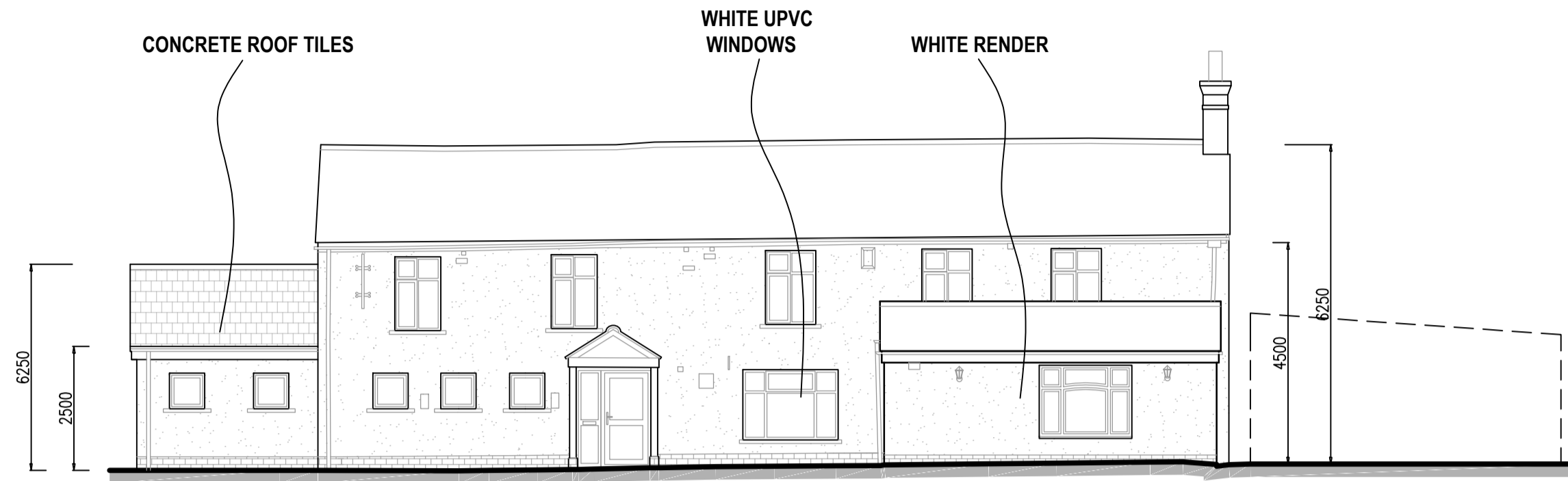
ROOF PLAN



FIRST FLOOR PLAN



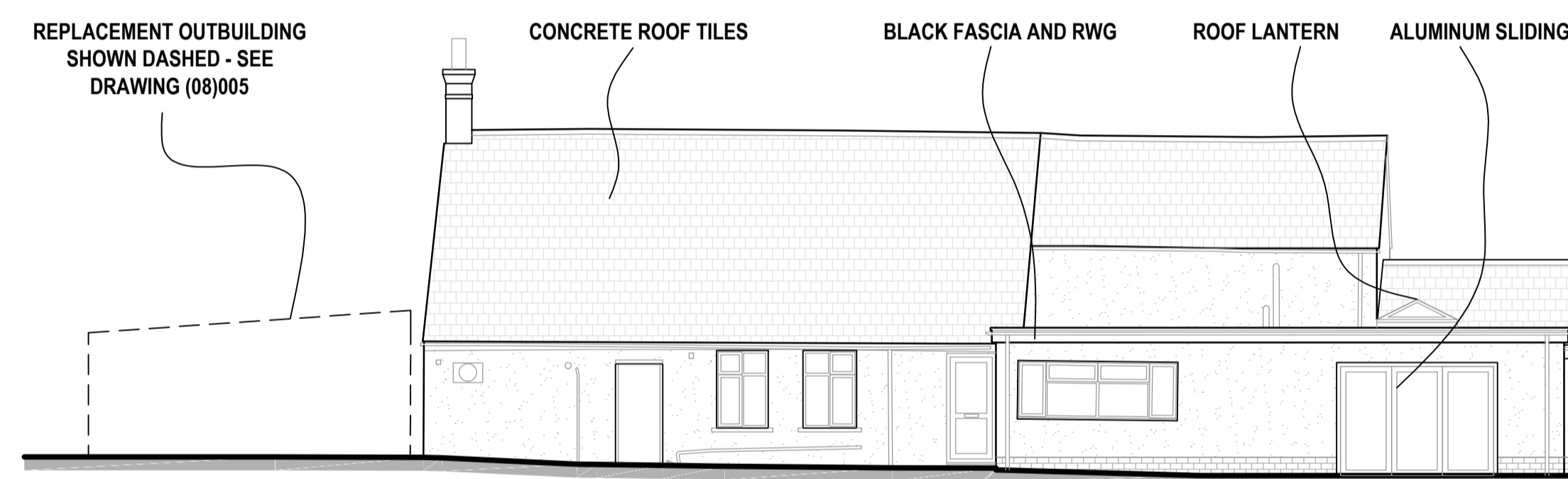
GROUND FLOOR PLAN



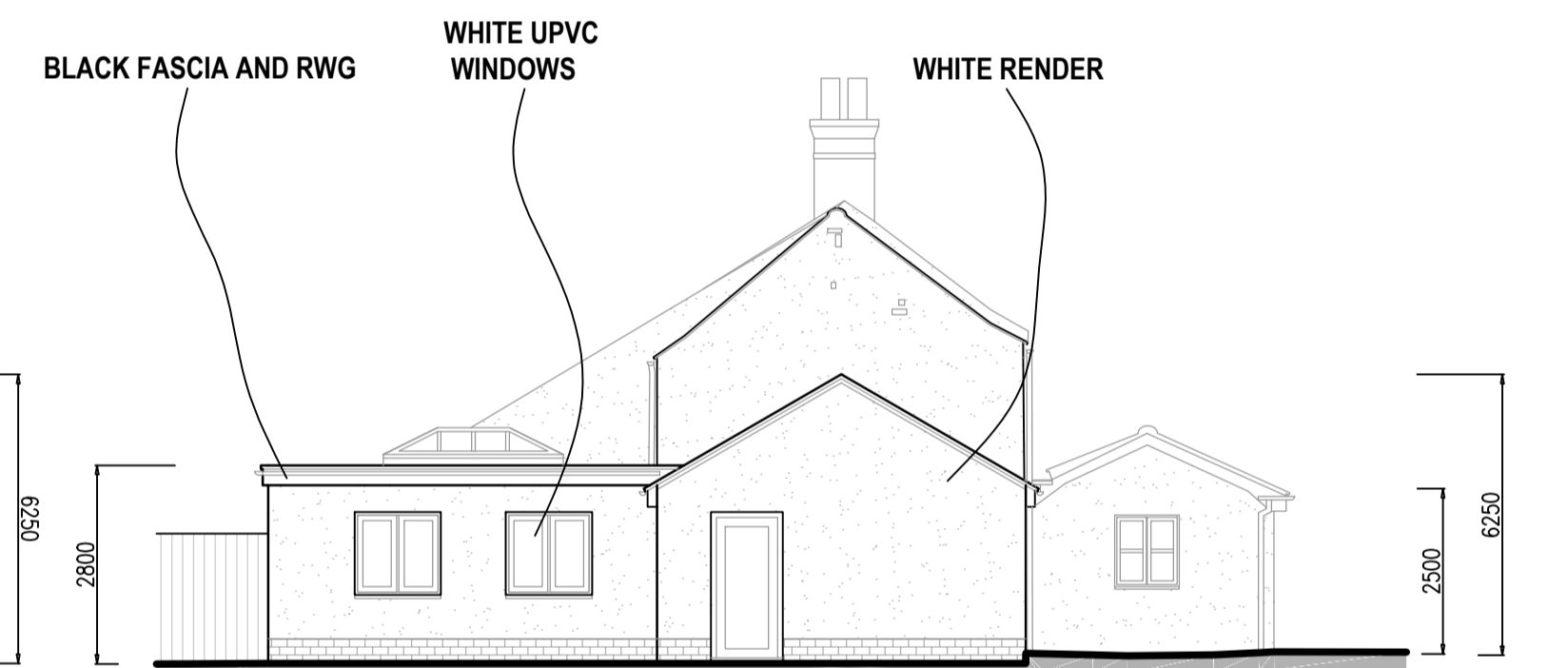
FRONT ELEVATION (SOUTH WEST)



SIDE ELEVATION (SOUTH EAST)



REAR ELEVATION (NORTH EAST)

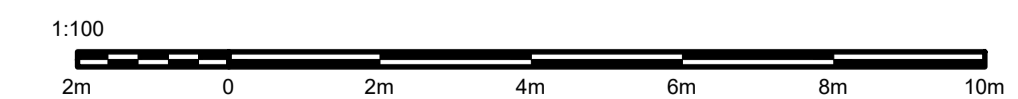


SIDE ELEVATION (NORTH WEST)

■ -EXISTING
■ -PROPOSED



SECTION



Site Address
The Dun Cow
Green Lane
Christchurch
PE14 9PG

Drawing
PROPOSED
Plans and Elevations
and Sections

Notes
REV A - Amended in accordance with
planning comments 26/05/2026

Date
19/08/2025

Scale
1:100@A1

Job No
20-100

Drawing No.
(08)004

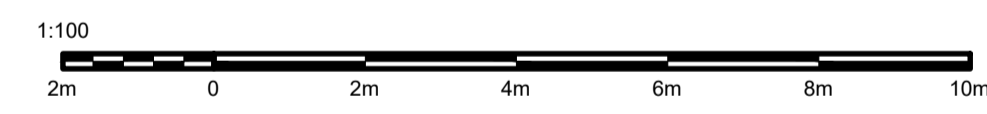
Revision
A



EXISTING STREET SCENE



PROPOSED STREET SCENE



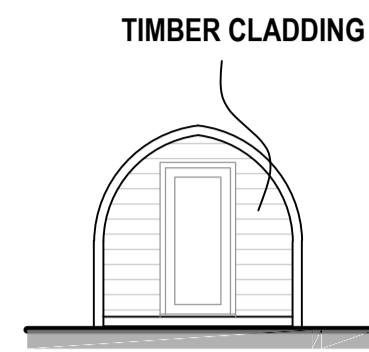
Site Address
 The Dun Cow
 Green Lane
 Christchurch
 PE14 9PG

Drawing
**EXISTING AND PROPOSED
 Street Scenes**

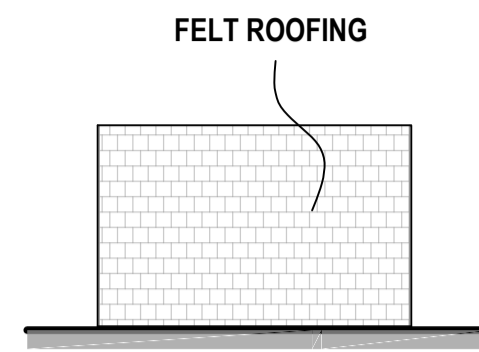
Notes

Date 19/08/2025	Scale 1:100@A1
Job No 20~100	Drawing No. (08)006
Revision	

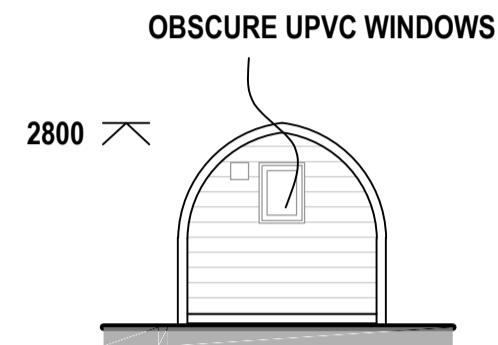
RURAL TOURISM UNITS



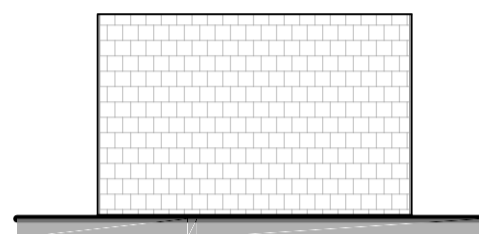
FRONT ELEVATION



SIDE ELEVATION



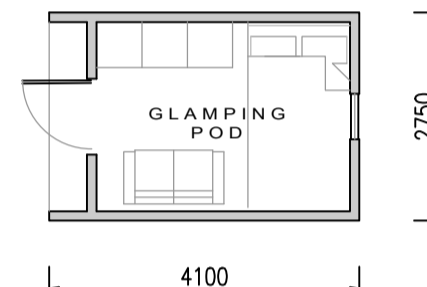
REAR ELEVATION



SIDE ELEVATION



SECTION



GROUND FLOOR PLAN

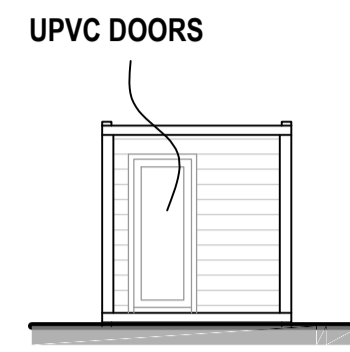


EXAMPLE PHOTOGRAPH

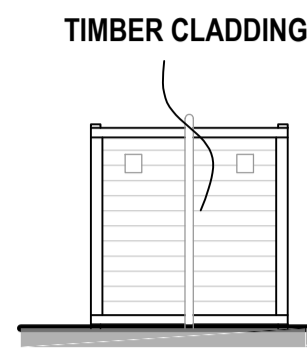


EXAMPLE PHOTOGRAPH

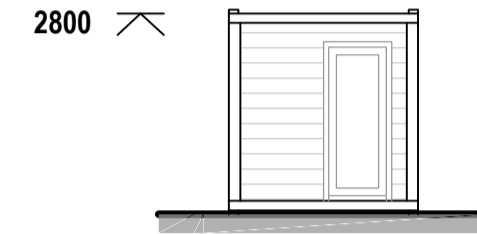
WASHING / TOILET FACILITIES



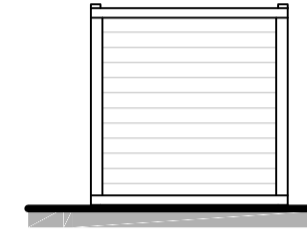
FRONT ELEVATION



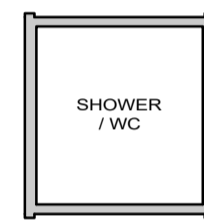
SIDE ELEVATION



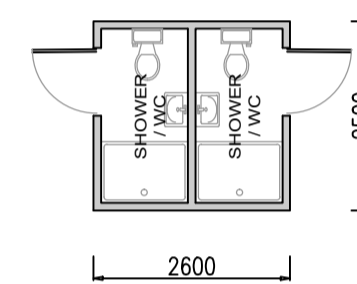
REAR ELEVATION



SIDE ELEVATION

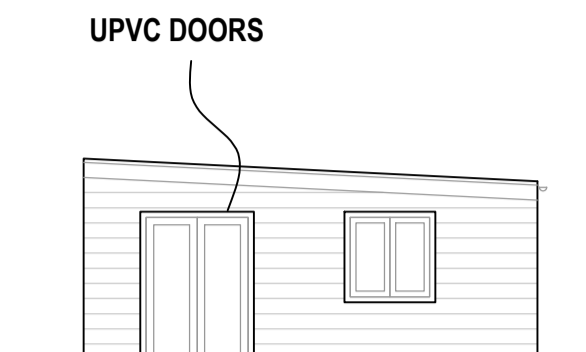


SECTION

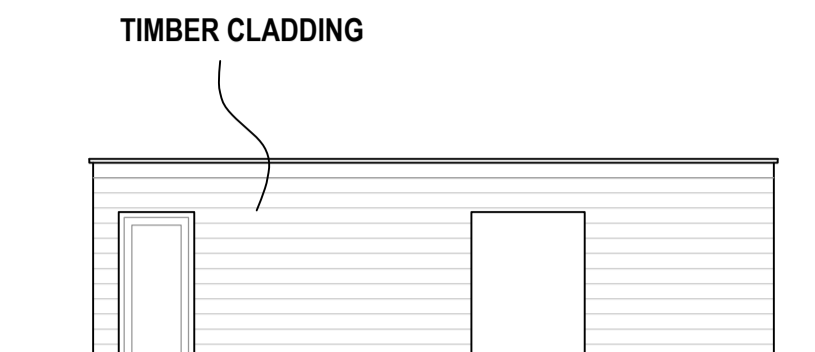


GROUND FLOOR PLAN

REPLACEMENT OUTBUILDING



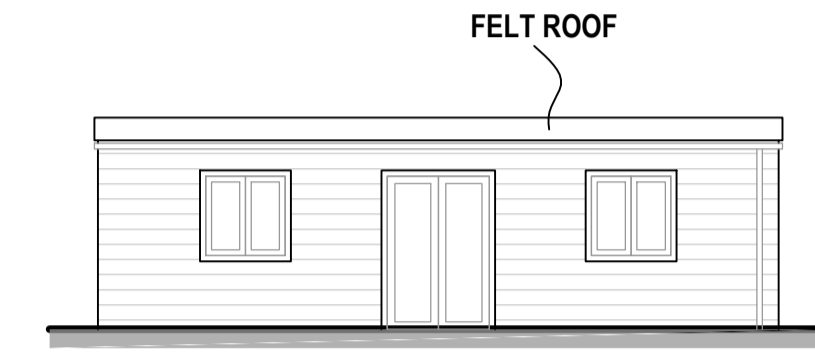
FRONT ELEVATION



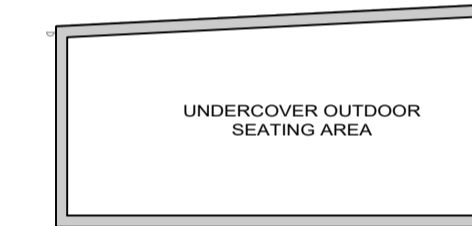
SIDE ELEVATION



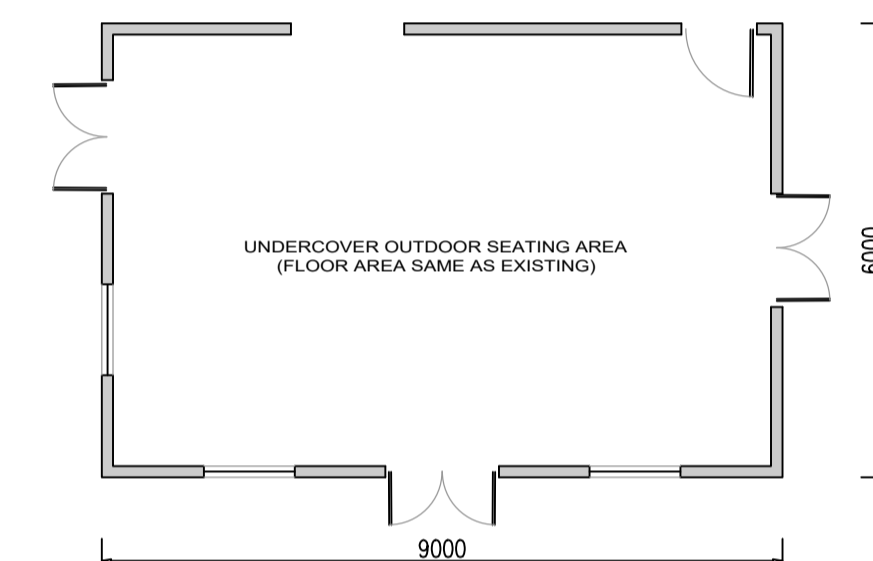
REAR ELEVATION



SIDE ELEVATION



SECTION

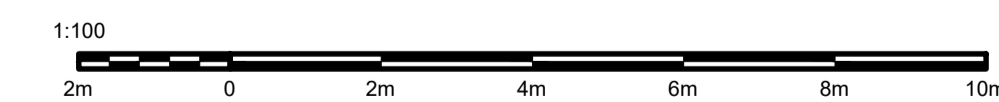


GROUND FLOOR PLAN

NOTES:

Acceptable under permitted development rights as set out below:

- Does NOT sit forward of principle elevation.
- NO living accommodation or antenna.
- Single storey with eaves height NO more than 2.5m and ridge 4m (Dual pitched roof).
- Over 2.5m from nearest boundary.
- No balconies or decking platforms.
- Outbuildings and other additions DO NOT exceed 50% of the total land around the existing built footprint.
- Materials to match that of existing outbuildings on site.



Site Address
The Dun Cow
Green Lane
Christchurch
PE14 9PG

Drawing
PROPOSED
Rural Tourism & Outbuilding
Plans, Elevations
and Sections

Notes

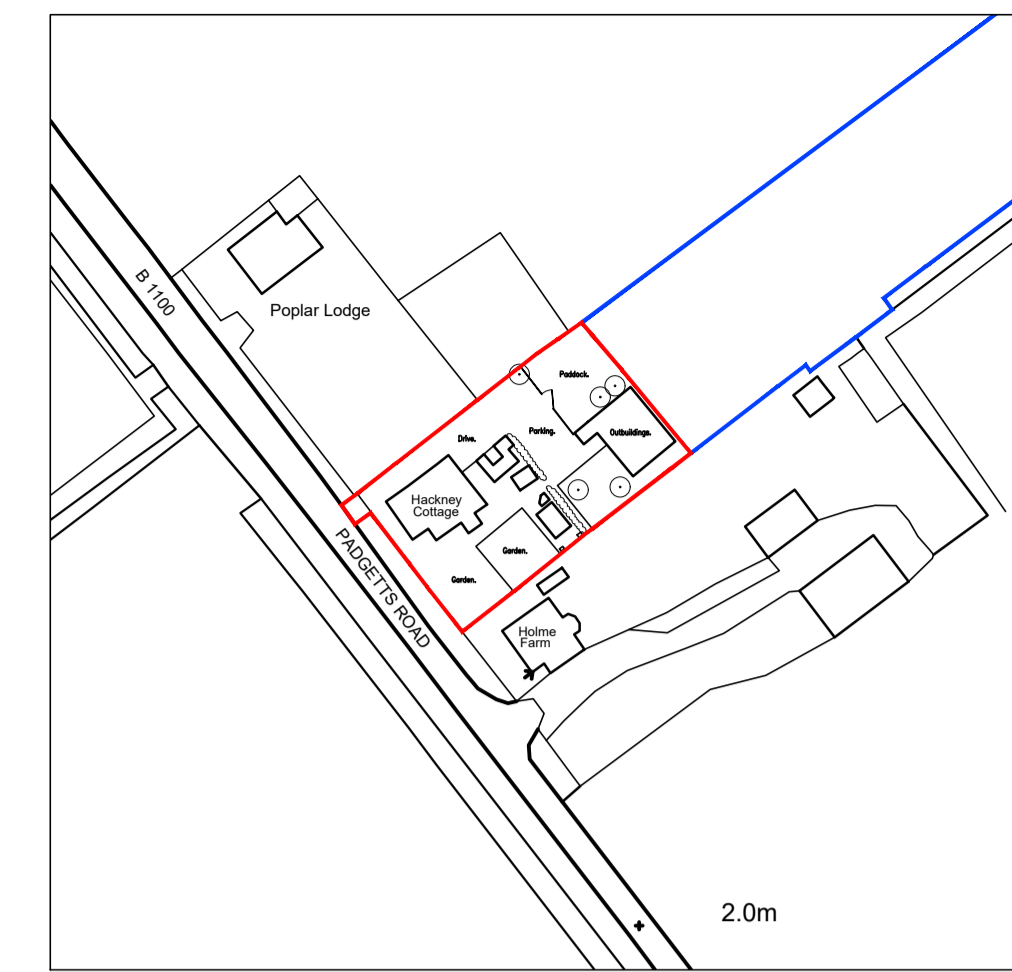
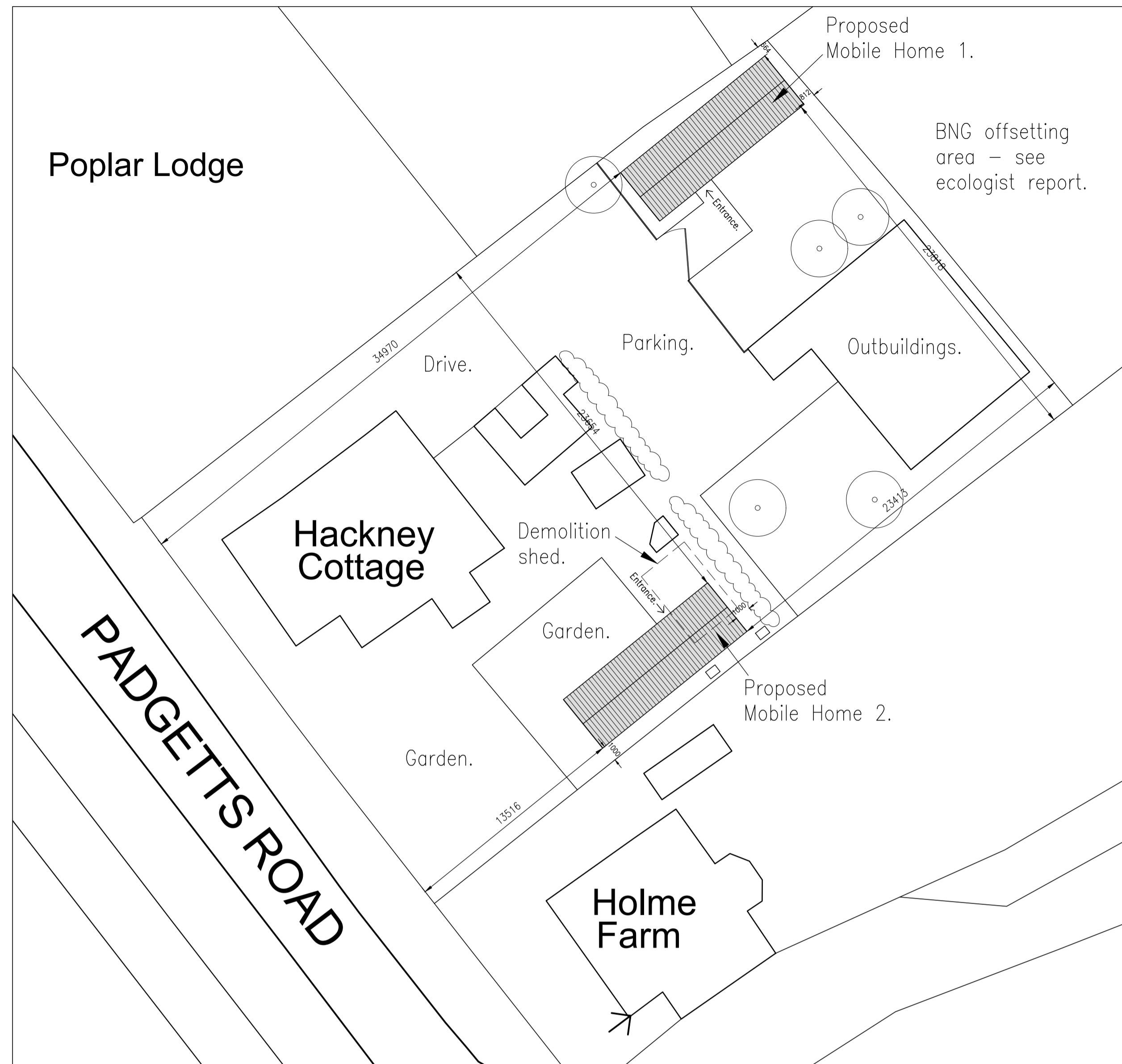
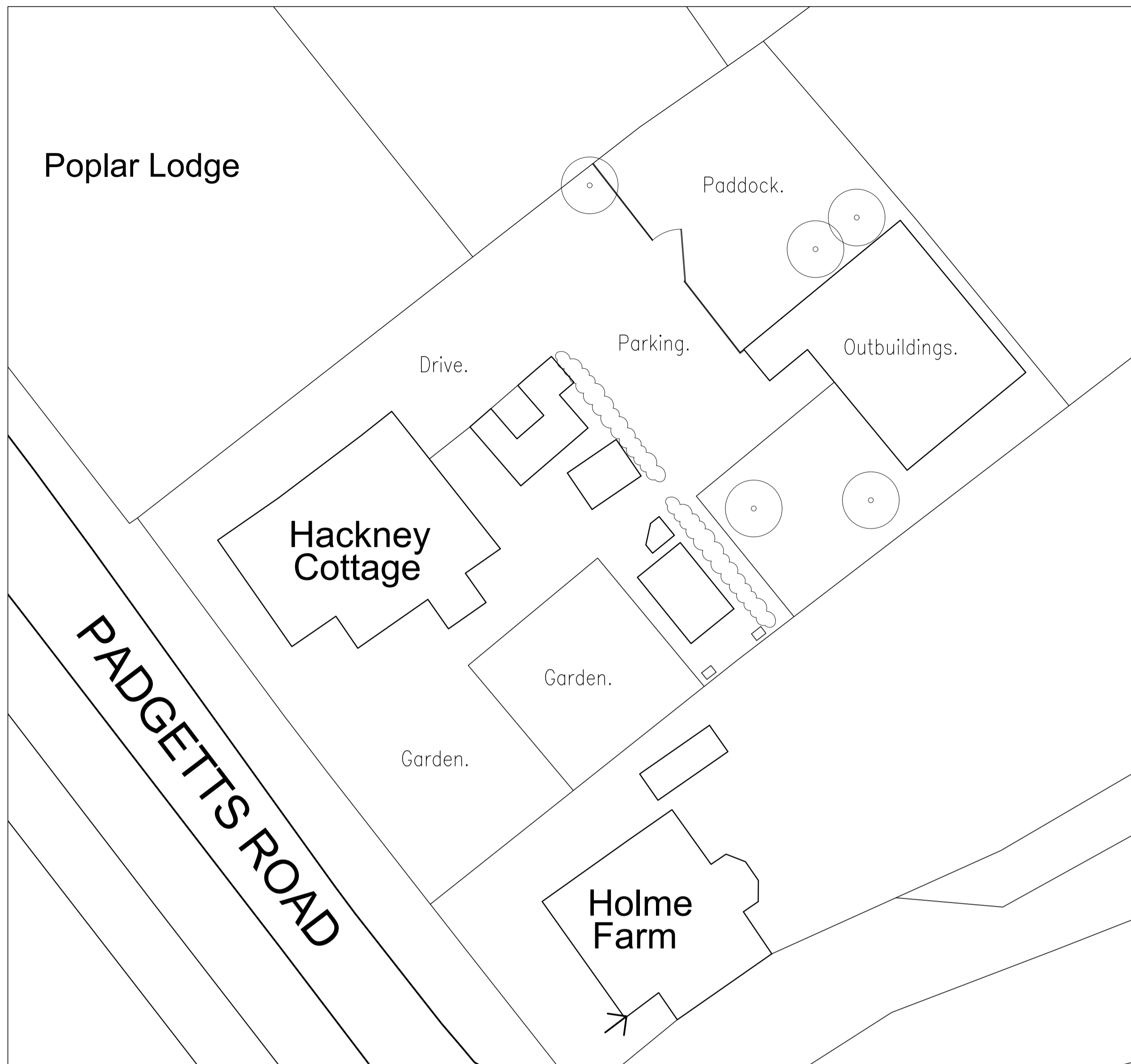
Date
19/08/2025

Scale
1:100@A1

Job No
20~100

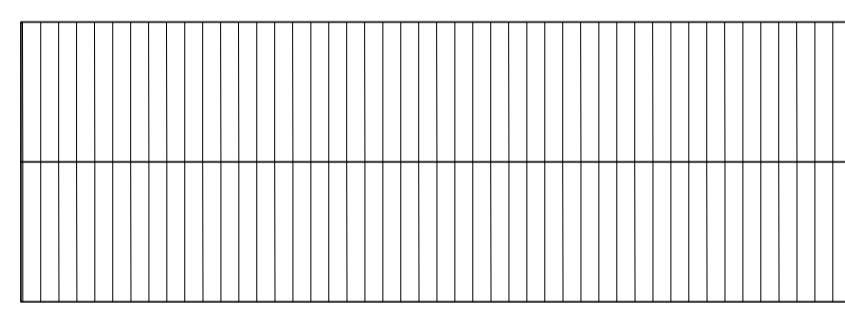
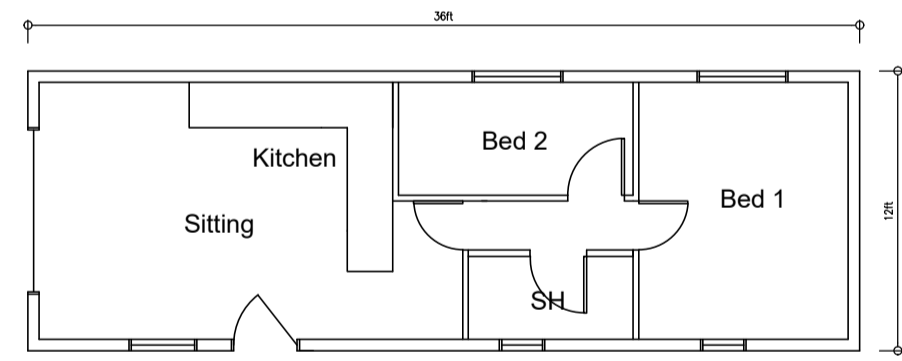
Drawing No.
(08)005

Revision



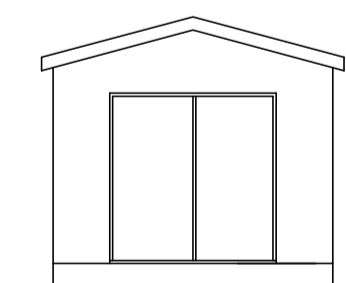
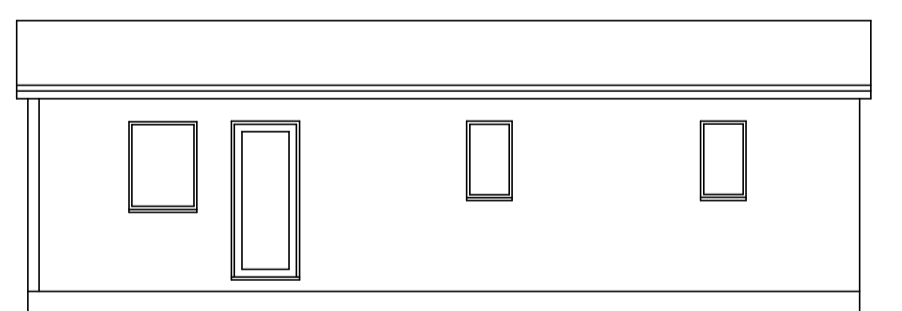
Existing Site Plan 1:200

Proposed Site Plan 1:200



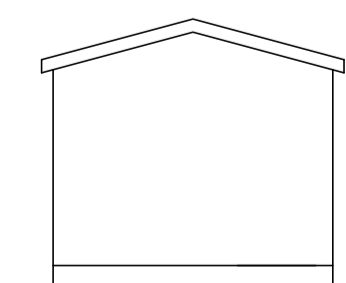
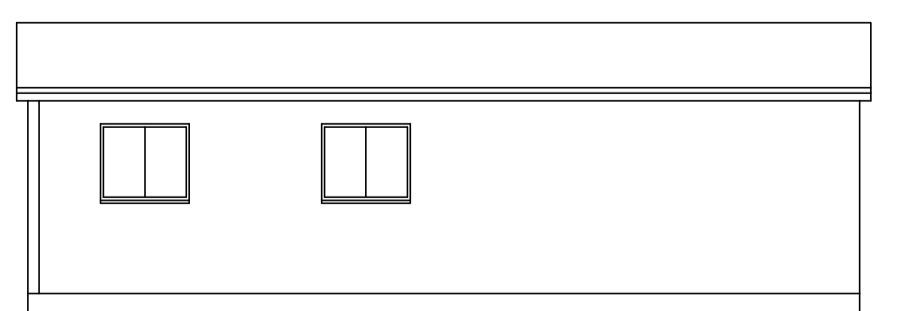
Floor Plan 1:100

Roof Plan 1:100



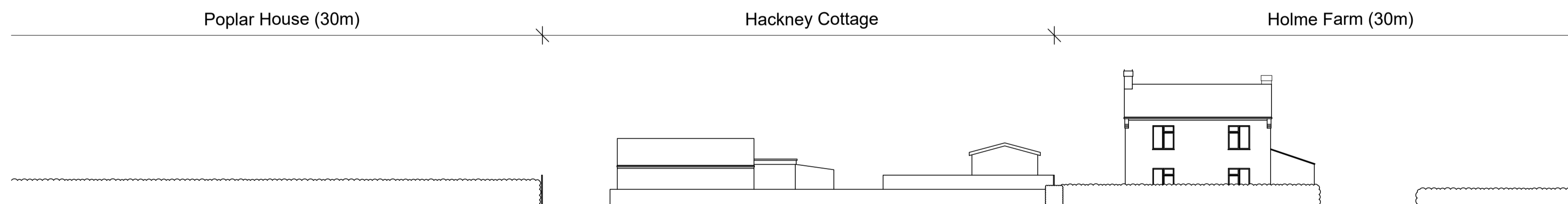
Front Elevation 1:100

Side Elevation 1:100



Front Elevation 1:100

Side Elevation 1:100



Proposed Street Scene 1:200

A -
REVISIONS



PETER HUMPHREY ASSOCIATES

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E-MAIL: info@peterhumphrey.co.uk

WEB: www.peterhumphrey.co.uk

CLIENT

M GRIFFITHS

PROJECT

2NO. MOBILE HOMES

SITE

HACKNEY COTTAGE

PADGETTS ROAD

CHRISTCHURCH

CAMBS

PE14 9PL

DRAWING

COMBINATION DRAWING

JOB NO.

7391/PL01D

PAPER SIZE

A1

DATE

JUNE 2026

Notes:

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All dimensions shown on the drawing are in millimeters unless stated otherwise. If the drawing is received electronically (PDF) it is the recipient's responsibility to ensure it is printed to the correct paper size. All dimensions to be checked on site prior to commencing work and any discrepancies to be highlighted immediately.

The Construction (Design and Management) Regulations 2015: Peter Humphrey Associates' form of appointment with the client confirms whether the agent is appointed as 'Designer' or 'Principal Designer' under these regulations. Nevertheless, the design phase has been carried out with due consideration for the safety during construction, occupation and maintenance of the finished project. No extraordinary hazards or risks were identified outside of the routine construction operations that would not already be apparent to a competent contractor.





Christchurch Parish Council Budget Calculation 2026/27

	Agreed Budget	Carry-Over	Final Budget
Income			
FDC Precept	£ 32,200.00	£ -	£ 32,200.00
FDC Concurrent Functions Grant	£ 2,567.00	£ -	£ 2,567.00
Allotment Rents	£ -	£ -	£ -
Allotment Rates	£ -	£ -	£ -
Community Centre	£ -	£ -	£ -
Grants	£ -	£ -	£ -
Donations	£ -	£ -	£ -
Recycling Credits	£ -	£ -	£ -
Bank Interest	£ 400.00	£ -	£ 400.00
VAT Refunds	£ 4,200.00	-£ 1,963.66	£ 2,236.34
Miscellaneous	£ -	£ -	£ -
Total Income	£ 39,367.00	-£ 1,963.66	£ 37,403.34
Expenditure			
Clerk's Salary	£ 6,300.00	£ -	£ 6,300.00
Fees	£ 530.00	£ -	£ 530.00
Subscriptions	£ 590.00	£ -	£ 590.00
Admin Expenses	£ 1,400.00	£ -	£ 1,400.00
Insurance	£ 2,450.00	£ -	£ 2,450.00
Drainage Rates	£ 110.00	£ -	£ 110.00
Recreation Ground	£ 2,690.00	£ -	£ 2,690.00
Nature Park	£ 1,100.00	£ 8,845.00	£ 9,945.00
Village Centre	£ 5,000.00	£ -	£ 5,000.00
Churchyard	£ 1,245.00	£ -	£ 1,245.00
Community Centre	£ 2,000.00	£ -	£ 2,000.00
Street Lights	£ 5,000.00	£ -	£ 5,000.00
Section 137 Payments	£ -	£ -	£ -
LHI Projects	£ 6,000.00	£ -	£ 6,000.00
Recoverable VAT	£ 1,750.00	£ -	£ 1,750.00
Tree Works	£ -	£ -	£ -
Miscellaneous	£ -	£ -	£ -
Total Expenditure	£ 36,165.00	£ 8,845.00	£ 45,010.00
Summary			
Total Income	£ 39,367.00		£ 37,403.34
LESS Total Expenditure	£ 36,165.00		£ 45,010.00
Net Surplus or Deficit	£ 3,202.00		-£ 7,606.66
Balance as at 31.3.26	£ 51,970.74		
Anticipated deficit for 2026/27	-£ 7,606.66		
Anticipated year-end	£ 44,364.08		

Christchurch Parish Council - Receipts & Payments Summary as at 31.5.26

Income	Year to Date	Budget	%
FDC Precept	£ 16,100.00	£ 32,200.00	50.00
FDC Concurrent Functions Grant	£ -	£ 2,567.00	0.00
Community Centre	£ -	£ -	0.00
Grants	£ -	£ -	0.00
Donations	£ -	£ -	0.00
Recycling Credits	£ 125.45	£ -	#####
Bank Interest	£ 43.74	£ 400.00	10.94
VAT Refunds	£ -	£ 2,236.34	0.00
Miscellaneous	£ -	£ -	0.00
Total Income	£ 16,269.19	£ 37,403.34	43.50

Expenditure

Clerk's Salary	£ 1,130.94	£ 6,300.00	17.95
Fees	£ 269.00	£ 530.00	50.75
Subscriptions	£ 455.99	£ 590.00	77.29
Admin Expenses	£ 1,709.20	£ 1,400.00	122.08
Insurance	£ -	£ 2,450.00	0.00
Drainage Rates	£ -	£ 110.00	0.00
Recreation Ground	£ 1,525.30	£ 2,690.00	56.70
Nature Park	£ -	£ 9,945.00	0.00
Village Centre	£ -	£ 5,000.00	0.00
Churchyard	£ -	£ 1,245.00	0.00
Community Centre	£ -	£ 2,000.00	0.00
Street Lights	£ -	£ 5,000.00	0.00
Section 137 Payments	£ -	£ -	0.00
Highways	£ -	£ 6,000.00	0.00
Recoverable VAT	£ 642.06	£ 1,750.00	36.69
Tree Works	£ -	£ -	0.00
Miscellaneous	£ -	£ -	0.00
Total Expenditure	£ 5,732.49	£ 45,010.00	12.74

Summary

Total Income	£ 16,269.19
LESS Total Expenditure	£ 5,732.49
Net Surplus or Deficit	£ 10,536.70

Balance Sheet

Balance B/fwd	£ 51,970.74
Surplus or Deficit	£ 10,536.70
Balance C/fwd	£ 62,507.44

Represented by

Barclays Community Account	£ 658.23
Barclays Business Premium Account	£ 27,084.56
NatWest Current Account	£ 797.54
NatWest Deposit Account	£ 33,967.11
Cash / Cheques	£ -
	£ 62,507.44