

MINUTE NUMBER	<p align="center">Minutes of the Meeting of Nocton Parish Council held in the Village Hall, Main Street, Nocton on Tuesday, 14 August 2018 at 7.00 pm</p>	ACTION
	<p>PRESENT: Cllr Ian Goldsworthy (Chair), Cllr Elisabeth Murray (Vice Chair Cllr Graham Jones, Cllr Jane Kania and Cllr Michael Kaye. Also present: Ruth Keillar (Clerk), LCCllr Ron Oxby, DCllr Kendrick</p> <p>Thirteen members of the Public</p>	
	<p><u>PUBLIC QUESTION TIME</u> No questions had been received at this time.</p>	
224	<p><u>APOLOGIES AND REASON FOR ABSENCE</u> Apologies had been received from Cllr N. Faulkner, Cllr M. Williams and DCllr Money – reasons accepted.</p>	
225	<p><u>DECLARATIONS OF INTEREST ON ANY ITEM ON THE AGENDA</u> None received.</p>	
226	<p><u>MINUTES</u> It was proposed by Cllr G. Jones, seconded by Cllr I. Goldsworthy and it was RESOLVED that the Minutes of the meeting of the Parish Council held on 10 July 2018 were taken as read and signed as correct.</p>	
227	<p><u>REPORTS OF REPRESENTATIVES</u></p> <ul style="list-style-type: none"> a) Local Police – No representatives were in attendance. The police report had been received; no reported crimes from 10th July 2018 – 13th August 2018. (see Clerk’s Report). b) Village Hall Management Committee Cllr I. Goldsworthy gave a verbal report: He had briefed the VHMC with a detailed update regarding the proposed VH rebuild. c) District Councillors – DCllr Kendrick gave a verbal report. d) County Councillor – CCllr R Oxby gave a verbal report. The Chair congratulated him on his recent election as Chair of the County Council. 	
228	<p><u>PARISH CLERK</u> The Parish Council noted the Clerk’s report, which had been circulated previously. Report Item discussed: Item 2. Notification of extensive Highways works within Nocton and Potterhanworth. Cllr E. Murray commented that the Care Home, which is situated in the grounds of Nocton Hall, must not have access blocked as ambulances require access at all times. It was agreed that the Clerk relay this to Highways</p>	Clerk
229	<p><u>PUBLIC WORKS LOAN</u></p> <ul style="list-style-type: none"> a) <u>Application for a Public Works Loan</u> <p>In accordance with previous decisions and following submission of the Parish Council’s application for a Public Works Loan, the Government Department dealing with the matter had requested further information, etc from the Parish Council on a range of issues associated with its application. The Parish Council noted details of the information which had now been sent by the Clerk.</p> <p>In particular, the Parish Council had also been asked to carry out a survey of all households in the village to ascertain whether residents were in favour of meeting the cost of the rebuilding by way of an increase in the precept. This survey was currently underway with a closing date of 31 August and the results would be made known via the Parish Council’s website and through the other channels of communication as soon as possible thereafter. Approval to the loan is dependent</p>	

(amongst other things) upon a majority of respondents being in favour of the proposed means of funding.

The Parish Council has also been asked to re-confirm in the prescribed format its previous decision and intentions regarding the taking out of a Public Works Loan.

It was, therefore, proposed by Cllr M. Kaye, seconded by Cllr E. Murray and it was **RESOLVED** to seek the approval of the Secretary of State for Housing, Communities and Local Government to apply for a PWLB Loan on an annuity basis in the sum of 500,000 over a period of up to 50 years for the demolition and re-building of the Nocton Village Hall. It is intended to increase the precept by an additional £4,750 in 2019/20 (a rise of 22%) for the purpose of meeting the cost of the loan repayments and which will result in an estimated increase of £15 per annum for a Band D Council Tax payer.

b) Conduct of the Precept Survey

Cllr I. Goldsworthy reported that he had received an email containing a number of serious concerns from residents (unknown) about the way in which the Parish Council was, apparently, proposing to carry out the counting of the recently circulated survey forms. For reasons of timing, the Parish Council had not yet been able to agree the detailed arrangements for dealing with the returned forms. As such, the Chair expressed his disappointment that some members of the public should appear to be questioning the ability of the Parish Council to carry out the counting of the survey forms received in an open and transparent way without it having had an opportunity to consider and agree the process.

Following discussion, therefore, it was agreed that the Parish Council adopt the following process for counting the survey forms received:

- i. The votes will all be counted together on Saturday 1 September at 9.30 am in the Village Hall.
- ii. The count will be carried out by the Parish Clerk, Ruth Keillar, and the Rector, Lorna Brabin-Smith, neither of whom live in the parish and so have no personal interest in the result.
- iii. The addresses of those voting and the way in which they voted will remain confidential.
- iv. The results will be published as soon as possible after the count.
- v. Any resident who wishes to observe the count is welcome to do so.
- vi. It was agreed that additional survey forms be available from the Clerk should any household have mislaid its copy of Nocton News..
- vii. All addresses will be validated by the Clerk to ensure that no duplicates are counted
- viii. Details of the process will be added to the PC website and posted on the Nocton Village Facebook page.

c) Progress of the Contract with Simons

Cllr I. Goldsworthy gave an update on the project. The required additional ground and other surveys have commenced and will continue as planned. Following a recent email from Simons Group regarding time scales and the Christmas/New Year holiday period, it was confirmed that the proposed redevelopment would not

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	commence until the New Year. As such, the Village Hall would be available for groups to hold their Christmas and New Year events/activities.	
230	<p><u>PLANNING APPLICATIONS AND ISSUES</u></p> <p>a) The Parish Council considered the following applications:</p> <ul style="list-style-type: none"> i. 18/1049/PNDEM – Potterhanworth – modification. No comments proposed. ii. 18/1015/RESM Former Tennis Court Land Rear off Village Hall Main Street Nocton. Cllr M. Kaye reported that this application has now been withdrawn by NKDC due to discrepancies between the application and the previous outline permission. It is expected that a revised application will be submitted in due course. <p>It was noted that informal contact had been made with the owner of the site and a preliminary discussion held to look at ways of ensuring that both projects (i.e. the rebuilding of the Village Hall and the construction of the bungalow) could proceed to the mutual benefit of both parties. As such, the Parish Council confirmed that it would be willing to pay the owner of the site a reasonable/market rent for its use as a builder’s store in connection with the rebuilding of the Village Hall, a similar offer having been made previously to the owner of the paddock.</p> <ul style="list-style-type: none"> iii. 18/1069/TCA Lime Tree House. No comments proposed. iv. 18/1070/TPO 22 Nocton Park Road. No comments proposed. v. 18/1048/OUT Land adjacent to 7 The Avenue, Nocton. Cllr M. Kaye commented there are errors within the application and that it appears to conform to Nocton and Potterhanworth Neighbourhood Plan, Policies 1 & 2, but cannot be confirmed until sight of final designs. The PC has historically been against supporting Outline Plans for developments within the Conservation Area, as have our District Councillors, therefore the PC should reserve judgement until the final plans are presented. vi. 18/0974/HOUS Gingerbread House. The Green Potterhanworth. No comments proposed. vii. 18/1007/HOUS Holme Lea Barff Road Potterhanworth Lincoln. No comments proposed. <p>It was noted that a resident had contacted the Parish Council with regard to a tree on the Village Green, which is the responsibility of the PC and which was causing issues for the resident’s property. It was agreed to obtain a quote for the required tree works from a local arboriculturalist who, subject to the Parish Council agreeing the cost, would seek the necessary permissions from the NKDC Tree Officer.</p> <p>b) The Parish Council noted the following decisions received.</p> <ul style="list-style-type: none"> i. 17/1818/FUL Rushfield Lakes Station Road Potterhanworth – Approved ii. 18/0627/FUL Land South off Branston Causeway Bardney – Application withdrawn (Potterhanworth) iii. 18/0623/FUL - Land South Off Branston Causeway Bardney – Approved. (Potterhanworth) 	Clerk
231	<p><u>PROGRESS REPORTS OF PARISH COUNCILLORS</u></p> <p>a) Cllr E. Murray reported:</p> <ul style="list-style-type: none"> i. Neighbourhood Plan - There may be a grant available to pay for professional advice on the nature of the amendments needed to the 	

	<p>Neighbourhood Plan. Two quotes/proposals have been sought and an update will be brought to the next meeting for consideration.</p> <p>ii. Former RAF Hospital Site Nocton Hall – guided tours are to take place in October, organised by LEDA. It was agreed that a note be forwarded to the relevant Facebook page administrator to request that any tours observe the privacy of the privately owned properties adjacent to the site, including the Care Home.</p> <p>b) Cllr G. Jones reported:</p> <p>i. Following agreement at the last meeting, LEDA has been contacted and invited to attend a PC meeting to deliver an update. No response has been received. As such, it was agreed that a similar invitation be sent to the Planning Consultants acting for LEDA.</p> <p>It was agreed to arrange separate meetings between representative of the Parish Council and (i) NKDC Planning Officers; and (ii) Beeswax Farming to consider a range of issues relating to the development of the Nocton Hall/former Hospital site</p>	<p>EM</p> <p>IG</p> <p>Clerk</p> <p>Clerk</p>
232	<p><u>NOCTON PARISH COUNCIL – DATES OF FUTURE MEETINGS</u></p> <p>It was noted that the next meeting of the Parish Council will be on 11 September at 7pm</p>	
233	<p><u>Public Question Session</u></p> <p>The Chair concluded by saying that whatever the outcome of the Village Hall survey, he hoped that all residents would come together to work for the good of the village. It was made clear that because of the requirement for the Parish Council to maintain a viable Village Hall, doing nothing was not an option.</p>	
	<p>There being no further business the Chair closed the meeting at 8.10pm</p>	

Chair.....

Date.....