

## **Newton Parish Council**

Minutes of a meeting of the working party on 17 May 2016 at Royal Oak, Main Street, East Bridgford, 7.30pm to 8.40 pm.

### Cllrs present

Chair Cllr Mrs I Shouler, Cllr Mrs M Topping, Cllr D Simms, Cllr A Forward

### Other members of the Working Party

Mrs P Harris, Mrs Kirsty Waters , Mrs Sharon Wilson , Carl Henshaw , Jamie Weber, Jason Stray

### In attendance

E Temple (minute taker)

## **Adviser**

Mr Lee Sycamore, Chartered Membership of the Landscape Institute (CMLI) of Landscape Design Services landscape architecture + design: tel 07977 010 627  
[email@landscapedesignservices.co.uk](mailto:email@landscapedesignservices.co.uk)

### 1 Apologies for absence

Mrs J Dobson

### 2 Minutes of the meeting held on 3 May 2016.

Approved. .

Matters arising, not covered in the following agenda. None.

### 3.1 Planning permission needed for Wellington Avenue land leased from Residents Association?

See clause 4.4 and 23.1 of existing lease. And previous minutes. No further action on this at present.

### 3.2 Who is the tenant?

The existing lease is granted to Shelford and Newton PC, the Land Registry entries need to reflect only Newton PC and Mr Temple has filed at the Land Registry an application with supporting documents [Including a copy of the Rushcliffe Borough (Reorganisation of Community Governance) Order 2015] to change the name of the registered proprietor so that the correct name of the PC as tenant is shown at the Land Registry and can be shown to any grant funder. No fee is payable to the Land Registry.

### 4. Location details

Reported that the PC has asked for further review of the most suitable location. Mr Temple has obtained OS plans from Rushcliffe BC free of charge.

Mr Sycamore was invited to speak, and he confirmed that he has no personal interest in which site is chosen. Linked in to this, as relevant, will be:-

a) who owns the land he recommends as possibilities,

- b) whether there are restrictive covenants on the title preventing use for a play area,
- c) whether the landowner agrees to the use,
- d) ease of access and natural surveillance.

It may be that after consultation, the PC chooses the existing leased area in Wellington Avenue, but more evidence-gathering and more consultation is needed with Newton residents, before any decision is made.

If different sites are chosen as possibilities, it is necessary to be specific in a request to a landowner as to precisely which bit of land is requested. Too general a request, will receive too general a reply. It was noted that the Public Open Space is still owned by Nottingham-Newton LLP and not by a not-for-profit public body.

### **Existing play area at Wellington Avenue.**

It may be useful to add only a slide and a swing to this, and to suggest alternative sites for additional play areas. It was noted that the cost of mowing the existing play area and looking after the wooden benches etc, seemed to be very expensive. Would it be cost-effective to have the same contractor for both the play area and the adjacent land owned by the Residents Company?

This is a matter for the Parish Council. Malfords Limited is the contractor for the residents company, 422 Moor Road , Bestwood Villages , Nottingham, NG6 8UN Tel: 01159 633 262

### **S 106 agreements**

There was a heavy contribution required by the planners for education issues. An Open Space provision has been given, and apparently funds have been ring-fenced for a Parish Hall, not certain where this money is.

### **New areas**

Mr Sycamore produced several new plans and designs for consideration. These would not be one central big park with lots of equipment but perhaps 5 small sites (A,B,C,D, and F) away from the Trenchard Close area with facilities for natural free-form play, (a Local Area for Play, L.A.P.) rather than installing a lot of big and expensive equipment. It was not required to make these as magnets for people from outside the village to drive in with children but to make it useful and accessible for residents. The village would get more for its money. Planning permission would need to be considered for these sites, though possibly it may not be needed. This was received favourably.

The 5 small sites considered do not presently have good vehicle access but were away from the main road and thus likely to be safer from passing cars.

An 'attenuation basin' site E was also considered but was rejected as too close to a pond, and ground conditions were unfavourable.

A zip-wire is definitely not required. Rubber matting is highly expensive at £70 m2.

This will be presented at the next play area meeting

Mr Sycamore was also asked to prepare recommendations to the Parish Council in a letter to be considered by the Parish Council (and if agreed, to be signed by the Parish Council chairman) to Mr Simon Waterfield of Newton Nottingham LLP with details of what is

suggested. Care must be taken in this initial approach to get it right and get it attractive to Mr Waterfield. The Parish Council will not get a second chance to make a first impression.

**NEWTON NOTTINGHAM LLP      Company number OC307602**

WATERFIELD, Simon William

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The 2015 accounts show £8,969,794 net assets taking into account £17m of tangible fixed land assets, cash of £941,000, debtors of £2.2m and £11m of debt.

5. Public consultations

There have been two working party meetings and one Parish Council meeting in each case where the public have been invited to express views and have done so.

Further public consultations are to be held over the coming months. This will include a more in-depth questionnaire being circulated to all Newton households and representation by the committee at community events.

Questionnaires?

Action that the draft questionnaires be reviewed in due course to add in further items as previously requested.

6. Construction and choice of equipment

Refer back to next meeting.

Reports on meetings with potential contractors, and possible pricings.

Refer back to next meeting.

7 Maintenance

Streetwise estimates to be asked for in due course

Action None.

8 Financing

Possible sources of grant funding

WREN FCC community action fund,

Biffa landfill community fund

Veolia landfill community fund

Nottingham supporting local communities fund

Rural Community Action Nottinghamshire (RCAN)

Notts County Council

Rushcliffe Borough Council Play Strategy may provide advice and possibly some funding.

Mrs Shouler reported that the PC had agreed in principle to support the project up to a maximum of £20,000.

Possible sources of grant funding? Progress?

It was noted that the various sources of grant funding insist on ensuring wide community involvement. Eg Is the project supported by the community, does it meet community needs, how will the project make a difference, who will benefit?

Action None at present.

9 Insurances

Risks during construction and ongoing risk assessment

Action Nothing at present

10 Target timescales?

These in previous minutes were recognised as aspirations and in views of the differing views of villagers, these may be put back. Mr Sycamore's report gives aspects of timings issues. Much depends on whether Nottingham-Newton LLP reacts favourably.

10. Date and location of next working party meeting

Wednesday 15 June 2016 at Royal Oak , Main Street, East Bridgford. at 7.30pm in the skittles room at the rear of the building. To be open to the public.

11. Date and location of next Parish Council Meeting

Wednesday 25th May at Car Colston Village Hall.

12. Any other business

None,

13. There being no further business, the meeting closed at 9.15 pm

Mrs I Shouler, Chair.....