

## Newick Parish Council

**Minutes** of an Extraordinary Meeting of Newick Parish Council held at 7.00 p.m. on Tuesday, 12<sup>th</sup> February 2019 in the Sports Pavilion, King George V Playing Field, Allington Road, Newick.

**Present:** Councillors C. Armitage, G. Clothier, M. Halsey, B. Horsfall, I. Nesbitt, J. Smerdon (Chairman), M. Thew, J. White, C. Wickens and K. Wrench.

**In Attendance:** Mrs S. Berry (Clerk)  
Nine members of the public

An audio recording was made of the meeting

- 1. Apologies for Absence:-** Apologies had been received from Cllr. J. Sheppard.
- 2. Disclosure by Members of personal interest in matters on the agenda, the nature of any interest and whether the Member regards the interest as prejudicial under the terms of the Code of Conduct: -** There were no disclosures by Members of personal interest in matters on the agenda.
- 3. Exclusion of the press and public –** It was resolved that any members of the press and public present would be excluded from the meeting during consideration of agenda item 6 for reasons of commercial confidentiality. (Public Bodies Admission to Meetings Act 1960 S1 (2)).

**4. Questions or statements by Members of the Public**

Mr Caulkett spoke on behalf of residents living in Vernons Road and The Rough. He stated that residents living near to the land between Vernons Road and The Rough valued this land as an open space and saw it as a safe space for children to play and for people to walk their dogs. He referred to those who had voted against inclusion of this site in Newick Neighbourhood Plan and to the number of people who had signed a petition in 2018 when the outline planning application was under consideration. He also referred to Neighbourhood Plan policies that sought to protect open spaces within the parish. Mr Caulkett asked the Parish Council to consider delaying the sale of the land until after the result of planning applications and appeals regarding other, much larger sites, was known as, if development were to be permitted on these sites, the number of new homes to be built in Newick would be much greater than the 100 planned for in the Neighbourhood Plan.

Mr Lucas acknowledged that there had been those who were against the development of the Vernons Road/The Rough site when the Neighbourhood Plan was being prepared, but that there had also been objections to the other sites proposed and that this site was eventually ranked as third out of the four sites that were included in the Neighbourhood Plan. He stated that if Newick Parish Council decided to deviate from the Neighbourhood Plan it would set a precedent for developers who were waiting for the opportunity to build on land that did not form part of the Newick Neighbourhood Plan.

- 5. Consideration of correspondence from a group of residents regarding potential sale of land between Vernons Road and The Rough –** Copies of a letter dated 31<sup>st</sup> January 2019 from residents living near to the Parish Council owned land between Vernons Road and The Rough had been circulated prior to the meeting. The letter asked the Parish Council to delay the sale of the land until after the outcome of the Woods Fruit Farm planning application was known.

During the discussion that followed councillors took into consideration the fact that there were still several controversial planning applications outstanding, the resources already expended in the preparation and defending of the Neighbourhood Plan, the effect that deviating from the Neighbourhood Plan might have for other speculative sites within the parish, the possible review of the Neighbourhood Plan at some time in the future and the rapidly changing legal framework.

*One member of the public joined the meeting at 7.28 p.m*

Cllr Nesbitt proposed that the sale of the Parish Council land between Vernons Road and The Rough should be delayed until the outcome of decisions regarding planning applications for Woods Fruit Farm and Mitchelswood Farm were known. This was seconded by Cllr. Halsey. This proposal was not supported (2 in favour, 7 against and 1 abstention).

*In accordance with the resolution made under agenda item 3 above the following matter was considered after all members of the public had left the meeting.*

**6. Consideration of tenders received for the sale of land between Vernons Road and The Rough**

A confidential report from the land agent regarding the tenders received was circulated at the meeting. Following consideration of the report a resolution was made to accept the highest price unconditional tender as recommended by the agent (6 voted in favour and 3 against). A further resolution was made that, in the case of the first choice tenderer being unable to proceed, the second highest price unconditional tender would be accepted (6 in favour, 2 against and 1 abstention).

The meeting closed at 7.48 p.m.

Signed:.....  
Chairman

Date:.....

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