

**Minutes of the extraordinary meeting of Ewyas Harold Group Parish Council held on Wednesday
1st October 2014 in St Michaels Hall, Ewyas Harold at 8.15pm**

Present: Cllr P Jinman-Chairman, Cllr R Weaver, Cllr S Eynon, Cllr S Clayton (Rowlestone), Cllr E Overstall (Dulas)

In attendance: Cllr G Powell and the Clerk

1 To accept Apologies for Absence

Cllr J Webb, Cllr J Wilson-Thomas and Cllr S Probert.

2 To receive Declarations of Interest & Dispensation Applications

None received.

3 To comment on planning application:

3.1 P142669/F, Opposite Lower House Farm, Ewyas Harold – Proposed two houses and woodland area was discussed.

Resolved that this application be supported.

4 Neighbourhood Development Plan

4.1 **Resolved** that the action and consultation proposals detailed were approved.

4.2 **Resolved** that comments drafted by Cllr Overstall on the SEA Part 1 Information were agreed.

A resolution was passed to exclude the public from some of the discussions on the following items due to their confidential nature

5 Purchase of St John Kemble, former Catholic Church, Ewyas Harold

5.1 The draft consultation document had been circulated and discussed. Distribution methods were also discussed. An online questionnaire would also be used. The clerk had asked Anthony Bush for details of Herefordshire Council assistance that could be utilised for this, but had not received a response. Cllr Powell would chase this.

Resolved that the general content of the document was acceptable, but to amend the layout and tick boxes as well as making the description of services less wordy.

5.2 The solicitor had enquired as to whether a survey of the property had been carried out and the option to instruct a surveyor to carry this out was discussed. Arkwright Owens, who had carried out the valuation had provided a quote of £350 plus VAT for a basic survey and £650 plus VAT for a full report.

Resolved that a survey on the property previously done would be sought and the matter would be revisited.

5.3 The solicitor had enquired as to whether an environmental search was required as he was of the opinion that this may not be necessary, but wanted the parish council to decide.

Resolved that one should not be undertaken at present, but again this would be revisited.

5.4 The contract and epitome of title for the purchase, including overage agreement, plan and special conditions were discussed. The clerk had requested the solicitor make enquiries as to ownership and exact position of boundaries and the solicitor was still awaiting a response, along with details of the water billing account to enable the water/drainage search to be undertaken.

Resolved that there were no further queries relating to the documents or purchase and this would be considered further once the outstanding details had been addressed.

6 Pavilion Project at the Recreation Ground

6.1 The tender evaluation report had still not been received, due to further delays with Gwillam Darby Carr. The urgency of the project progress and risk to grant funding was discussed.

Action

Clerk

Clerk

GP

Clerk

Resolved that a letter be drafted to Gwillam Darby Carr detailing action the GPC required to be taken and the deadline this needed to be done by. The deadlines involved and the urgency due to grant funding would again be emphasised. This letter would be drafted by the clerk for the chairman and vice-chairman to approve before sending.

6.2 Advice regarding the VAT status of the project and on the parish council as a whole was discussed. HMRC had not responded to written requests for advice from the clerk sent in June 2014 and September 2014 but HALC had sought advice from NALC who had advised that due to the complexity of the situation a discussion with a tax advisor was required. NALC's VAT consultant was able to visit for a half day consultation at £250 plus travel or give free advice over the phone. It was important that this situation be clarified and decisions on the advice received be made prior to commencing the pavilion project.

Resolved for the clerk to initially seek advice via the telephone from the NALC VAT consultant.

The meeting closed at 10.00pm