

NOTES

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MINUTES OF THE WOODHALL SPA EXTRAORDINARY PARISH COUNCIL MEETING HELD ON TUESDAY 5TH FEBRUARY 2019 AT 7.30 PM IN THE COUNCIL CHAMBER STANHOPE AVENUE

PRESENT

Councillors: D Clarke (Chairman), R Sanderson, J Frost, I Clarke, M Williams, T Clapton, S Phelan, T Handley and M Farrar.

IN ATTENDANCE

J Greer (Parish Clerk). 10 members of the public were also present

EXFC/1/02/19

CHAIRMAN'S REMARKS

The Chairman stated the Extraordinary Meeting was called due to a request from JPWS regarding future development of the park.

EXFC/2/02/19

APOLOGIES FOR ABSENCE WITH REASON GIVEN

Apologies were received from Councillor A Hunter.

EXFC/3/02/19

DECLARATION OF MEMBERS' INTERESTS IN ACCORDANCE WITH THE LOCALISM ACT 2011

There were no declarations of interest.

EXFC/4/02/19

REQUESTS FROM MEMBERS FOR A DISPENSATION ON ANY ITEMS ON THE AGENDA

There were no requests for a dispensation on any items on the agenda.

EXFC/05/02/19

TO RECEIVE A REQUEST FROM JPWS REGARDING FUTURE DEVELOPMENT OF THE PARK AND RESOLVE ANY ACTION

The Council had been aware through informal contact with JPWS of the potential need for financial support for the health and wellbeing suite upgrades to Jubilee Park.

Council members had attended a presentation given by JPWS on the plans and had been sent the Business Plan.

The Council had formally received a request for support to secure funding of £350,000 to facilitate the development of the health and wellbeing suite in Jubilee Park.

The request mentioned as a possibility the freehold transfer of the caravan site to be used as security for a commercial loan but indicated JPWS would welcome any other proposal that achieved the required financial support.

The Council debated at length whether to allow the freehold transfer of the camping site to be used as collateral. Issues to be considered would be land transfer, terms of lease, legally binding contracts, there would also be legal implications if the camping site was to be transferred in its entirety. Councillors were concerned at the loss of the caravan site in the event of a default and the ramifications that would have for the future of the Park.

Since the last time the matter was raised in Council the option for a Public Works Loan Board (PWLB) loan taken by the Parish Council was a possibility and if available would mean the transfer of the freehold of the campsite would not be necessary. There would have to be a legally binding contract between the Council and JPWS for the reimbursement of the loan repayments. There would also have to be village-wide consultation as a PWLB loan is secured against the precept. Discussion was held on whether the local businesses should be asked to contribute. The Council was informed that businesses support the Park in other ways. Concern was also raised about the breadth and manner of the consultation conducted by JPWS on the proposed upgrade.

Other issues such as a potential for VAT reclaiming were raised but no firm agreement reached at this time.

It was acknowledged that Jubilee Park is an asset to the village and an iconic destination for many visitors. A motion to support the request was tabled but with the freehold transfer expressly barred from being considered. An amendment to the original motion removing the freehold transfer bar was tabled. A vote was taken on the amendment with no majority outcome. The Chairman used his casting vote to keep the option of transferring the freehold on the table. The amended original motion was then voted on and unanimously passed. The Council is to set a working group up to look at all possibilities in greater depth with the PWLB loan being the Council preferred option.

There was an extended time allowed for any issues to be raised during the Public Forum, however this was not required therefore the meeting started at 7.15pm.

The Chairman closed the meeting at 7.45pm