

MINUTES OF THE MEETING OF SPOFFORTH-WITH-STOCKELD PARISH COUNCIL HELD IN THE LONG MEMORIAL HALL, SPOFFORTH, ON WEDNESDAY 19th MARCH 2025 AT 7:30PM

03202501 PRESENT

Vice Chairman June Geddes, Cllr Nigel Moore, Cllr Carl Marston, Cllr Chris Heslop, County Cllr Andy Paraskos

03202502 APOLOGIES

Chairman Shirley Fawcett, Cllr Gerald Heslop.

03202503 ALSO PRESENT

Clerk Becky Beevers, eight members of the public.

03202504 DECLARATION OF INTERESTS

None to report

03202505 CLLR C HESLOP ARRIVES

03202506 PRESENTATION FROM VENTURI HOMES AND JOHNSON MOWAT PLANNING LTD ABOUT UPCOMING PLANNING APPLICATION FOR 'LAND OFF THE HIGH STREET – REMAINING PARCEL OF THE SP6 HOUSING ALLOCATION.'

The drawing of the proposed plans were presented to the Councillors and members of the public. This application is part of the SP1 site allocation, so far 72 affordable homes have been provided by Yorkshire Housing Ltd. Venturi and Johnson Mowat are proposing 12 open market dwellings and have applied for full planning for nine dwellings and outline planning for three self build plots. The planning consists of: three large detached, two small detached, two pairs of semi detached and three self build plots. This scheme doesn't include any affordable housing. Originally Venturi and Johnson Mowat suggested building nine homes on the plot, but following feedback from North Yorkshire Council, this has been increased to 12.

03202507 CLLR C MARSTON ARRIVES

03202508 VENTURI AND JOHNSON MOWAT CONTINUED

No major trees are being removed. Access to the site is through the barns at Low Lane Farm, High Street. A bin wagon can fit and turn around within the development. There is no pedestrian access through the back end of the Yorkshire Housing allocation. Venturi and Johnson Mowat will be approaching Yorkshire Housing to discuss fowl waste, if an agreement can't be made, they would install a pumping station between plots 6 and 9. There will be a management fee for the properties, but they will be freehold. Comments were made by members of the public about the building logistics as it will cause disruption on the High Street. Venturi Homes and Johnson Mowat explained there is a requirement for a construction management plan as part of the application process. Member of the public asked the Parish Council to include the importance of this in their comments. There is a drainage strategy in place as the field is known to flood. This is available on the planning portal. The site will be levelled with re-enforced cut and fill. A topography survey was done before the drawings were submitted, Venturi and Johnson Mowat expect that material will be removed from the site rather than the adding more. Houses are proposed to be built in brick and stone, they are open to comments about this. Venturi and Johnson Mowat encouraged everyone to view the application and are happy to be contacted directly about it.

03202509 EIGHT MEMBERS OF THE PUBLIC LEFT. COUNTY CLLR PARASKOS ARRIVES.

03202510 THE MINUTES

The minutes from the meeting on 19th February 2025 were approved and signed.

03202511 ACTION POINTS

The action points were discussed and updated:

- Previous minute point: 02202516. An Open Spaces Caretaker has been appointed by Councillors, his first day is Saturday 29th March. This covers the outside elements of the previous handy man role, as well as the Castle Caretaker Role. Recruitment for a handyman is ongoing.
- Previous minute point: 11202408a. The electrician is coming next week to complete work identified in the fire risk assessment.

03202512 CLERK REPORT

- a. Village Hall gas supply update.
 - i. All three boilers are working and the hall now has heating. Some further works have been identified as being required on the heating system. Robinsons MEA have tendered for this work. Councillors asked the Clerk to respond clarifying about the pipework minimum requirements. Clerk will update Councillors via email on this.
- b. 2025/2026 Budget update.
 - i. Extra Ordinary Meeting was held on 12th March 2025. Clerk to provide full budget sheet for 25-26 on email with this meetings minutes.
 - ii. It was agreed for the Parish Clerk to receive a 10% pay rise and for the Village Hall Bookings Clerk to receive a 5% pay rise.

03202513 PLANNING APPLICATIONS

To consider and decide on the following planning applications.

- i. 6.122.359.E.OUT ZC25/00662/OUT. Cater Clean Solutions Blue Barn Haggs Farm Haggs Road Spofforth. Deadline: 29 March 2025. Decision: No objections.
- ii. Land to Rear of Low Lane Farm. Following the presentation by Venturi and Johnson Mowat, Councillor Moore agreed to put our response together to reflect the views of the members of the public and Parish Council.

03202514 PLANNING DECISIONS

To receive the following planning decisions/information.

- a. Approved: 6.122.237.A.FUL ZC25/00137/FUL. 8 Castle Ings.
- b. Approved: ZC24/04197/DVCON. Low Lane Farm.

03202515 PLANNING ENFORCEMENT

- a. 23/00420/CLEUD. Land Adjacent To Elm Gable Haggs Road Spofforth North Yorkshire. Alleged Breach: Use of site for waste management and additional developments.

03202516 MATTERS REQUESTED BY COUNCILLORS

- a. Cllr Marston
 - i. Surface water from East Park Road is missing the drain and eroding the Ginny Greenholes car park. Cllr Marston and County Cllr Paraskos to visit the site.
- b. Cllr Geddes
 - ii. Development of Platinum Jubilee Wood.
 1. Oaks Trees have been planted today by Cllr Marston and Cllr C Heslop.
 2. It's important they are watered twice per week for at least six months.
 3. Cllr Geddes to ask the next door landowner for permission to use his water supply.
 4. The gate post is rotten, quote needed to repair this. Some maintenance is needed to create a view point and decide of the final position of the benches, Cllr Geddes and Cllrs C Heslop to meet G Marston to discuss a quote.
 5. Purchase a plaque for the gate.
 6. Relaunch to plan once works completed.

- iii. Ginny Greenholes update.
 - 1. National Lottery Funding has been awarded for £20,000. Cllr Geddes has requested a discount from the equipment suppliers to bring it into budget now we have the additional funding.
 - 2. Some ground works needed to be done onsite. Cllr Geddes, Cllr Marston and Cllr C Heslop to arrange a separate meeting at Ginny Greenholes to confirm logistics to be able to do the work.
- iv. Spofforth Castle. English Heritage will be installing a wildflower meadow at the Castle. There are yellow ant hills on the site and the meadow will now be in a slightly different location.
- v. VE Day – Thursday 8th May.
 - 1. Cllr C Heslop and Cllr G Heslop to assist with event set up, event plan presented.
 - 2. Cllr C Marston to ask Knaresborough Town Crier to do the proclamation at 8am.
- c. Cllr Parker-Beevers
 - i. There is a drain cover on the high street that is very noisy and appears to be loose. County Cllr Paraskos confirmed he has already reported this to highways.
 - ii. Should a planning application have been submitted for the solar panels recently installed on a property opposite Spofforth Castle. County Cllr Paraskos to check.

03202517 FINANCIAL MATTERS

- a. The responsible financial officer reported on the month's accounts. Additional invoice presented from Robinsons to connect Gas Meter for £253.86. Approved
- b. Cllrs present confirmed below payments which will be made by the Clerk:

March	Name of supplier / contact	Payment for	Expenses	Remuneration
	D Thomas	Castle Caretaker		£100.00
	H Bowes	Village Hall Cleaner		£368.00
	J Steggles	Village Hall Booking Clerk		£155.00
	R Beevers	Parish Clerk		£432.00
	R Beevers	Expenses (Ink for printer)	£38.78	
	June Geddes	Expenses (VE day event flag and lamps. Plaque for Doctors. Village Hall Cleaning Materials.	£342.31	
	Business Stream	Water Services Village Hall	£88.94	
	Robinsons MEA	Connect new gas meter to village hall internal gas pipes.	£253.86	
Total			£723.89	£1055.00

- c. The clerk presented the February current account bank statement for Councillors to review. To receive and note the current account bank balance as of 28th February 2025 as:
Natwest Current Account - £6580.79
- d. Following the Village Hall gas update in the February meeting, prior to the March meeting Councillors agreed on email to go ahead with the quotes from Northern Gas and British Gas to

increase the gas supply to the building and upgrade the gas meter to a U16, at a total cost of: £6840.11.

03202518 TO CONSIDER THE FOLLOWING NEW CORRESPONDENCE RECEIVED AND DECIDE ACTION WHERE NECESSARY:

- a. Request for donation from Crossley Street Surgery towards a dermatoscope. Resolved: not able to support.
- b. Member of the public has asked if a zebra crossing can be installed on Castle Street. Although the Parish Council would support any request for a zebra crossing on Castle Street, this is the direct responsibility of NYCC. The Parish Council have asked for a consideration on many previous occasions but owing to the cost there has been no positive response. County Cllr Paraskos advised members of the public to contact NYCC, Area 6 Highways Department.

03202519 TO NOTIFY THE CLERK OF MATTERS FOR INCLUSION ON THE AGENDA OF THE NEXT MEETING.

The Vice Chairman closed the meeting at 21:47

TO NOTE THE DATE, TIME, AND VENUE OF THE NEXT MEETING OF THE PARISH COUNCIL

Future meetings will be held on the third Wednesday of the month, the next meeting is:

Wednesday 16th April 2025 at the Village Hall at 7.30pm