

GREAT AYTON PARISH COUNCIL

Minutes of the monthly Parish Council meeting held on Tuesday 7th November at 19.00

Present: Cllr C Hall, Cllr Kirk (Chair) and Cllr Short.

In Attendance: Mrs A Livingstone (Clerk), 16 members of public, Mr R Lacey -Great Ayton Football club, Mr L Marley (Cemetery and Services superintendent), PCSO Daniels and PCSO Jackson– North Yorkshire Police, Cllr Heather Moorhouse (NYC).

The chair welcomed attendees.

23.81 Apologies for absence

Apologies were received from Cllr Blackmore, Cllr Baylin, Cllr Greenwell & Cllr A Hall. Councillors approved the reasons for absence.

23.82 Minutes from the Parish Council Meeting held on Tuesday 3rd October 2023

23.82.1 It was **RESOLVED** to **APPROVE** the minutes of the Parish Council meeting held Tuesday 3 October 2023 as a true and accurate record. Minutes were signed by the Chair.

23.82.2 There were no matters arising from the minutes of the meeting held on 3 October 2023.

23.83 Police Report

23.83.1 Report from North Yorkshire Police – 1st - 30th September - ASB Personal: 1, ASB Nuisance: 2, Arson/Criminal Damage: 2, Burglary Commercial: 1, Auto crime/SMV: 1, Violence against the person: 5, Total this period 12.

1st October – 31st October- ASB Personal: 4 – 2 of which are relating to same event, ASB Nuisance: 8, Arson/Criminal Damage:1, 2 re damage at allotments, Theft (including from shops): 4, Auto crime/SMV:1, Violence Against the Person:2, 1 dog attack, other crimes: 1. Total this period: 24. PCSO Daniels read through the report and informed of concerns of cold callers targeting the elderly. No Cold Caller stickers to be made available from the Police in the Discovery Centre.

PSCOs left the meeting.

Report from NYC councillor – Item moved later in the agenda whilst Cllr Moorhouse spoke with Police officers.

23.84 Allotments

23.84.1 The Chair informed that the Allotments had been registered as an Asset of Community Value, Grassland did not meet the definition.

23.84.2 The Chair read through the Proposal to the Council - Following receipt of communications from Tamzin Little on behalf of the Working Party, the Council's "All Councillor Working Group" meeting held on the Monday 30th October and legal/procedural opinion subsequently taken, **it is proposed** that the council offer the following mutually exclusive options to the Working Party as potential ways forward: 1. That the Council will establish a Committee with appropriate delegated authority, comprising three councillors and two representatives of the current community Working Party to assume the lead of a community backed fund raising exercise and bid in regard to the allotments, with the aim, of purchasing at least the current allotment land for the ongoing benefit of the community of Great Ayton. For the avoidance of doubt, such a committee would be subject to the rules and regulations governing such Council Committees and would be Chaired by a Councillor. This is seen as the only way in which the Council can meaningfully assist with this project whilst meeting its statutory obligations. 2. The Working Party establishes a community organisation that is fully independent of the Parish Council and conducts its own community backed fund raising exercise and bid in regard to the allotments. For the avoidance of doubt, under this option the council would not have any involvement in the exercise and would not be able to provide any meaningful support.

23.84.3 It was questioned if the Parish Council would oppose a bid by an independent village group. It was assured that it would not oppose. Support would be dependent on what was asked and if it was in the remit of the Parish Council. Cllr C Hall informed of the difficulties faced by the Parish Council due to limited legal powers, due to the work completed for the community by the working party, for which volunteers were thanked, the Parish Council had taken legal and procedural advise and the options were very narrow. The 6-month period

trigger by registering the allotments as an Asset of Community Value was questioned, the Parish Council confirmed that it had still not received the notice informing that the landowner had seen the information. Ms Little on behalf of the working party informed that the National Allotment Society (NAS) had advised on Option 1 proposed, this allowed grants to be applied for by the Parish Council who had a good financial history. It was questioned what restrictions the Parish Council had. Cllr C Hall informed that there was the option 1 to fully lead, this was subject to all council procedures and controls or as option 2 the council could not be involved in a separate group. It was questioned if the Parish Council would join the NAS, it was advised that this would depend on if the council was involved and if a bid was successful. It was questioned if there was confidence that the funds could be raised. Parish Councillors advised that this would be very difficult and that a bid still may not be accepted. It was advised that a winning bid may need to be for the purchase of both pieces of land, the cost of which would be in excess of £500,000. Bid options were discussed and the timeframes for these.

23.84.4 It was questioned how a decision would be made on which option was being taken. The Chair informed that this was a decision for the community. It was agreed at the community meeting that authority had been given to the working party to be set up to lead this, the working party had sent out leaflets to all homes in the Parish and gained their views. The Ayton Allotment Association was meeting on 8th November and it was agreed that views from this meeting be fed back to the Parish Council, requesting views again from the full Parish would not be possible in the timescale. It was questioned if the Parish Council would ensure that this was kept as allotment land if they did purchase the land and agreed that the Parish Council could sell any land it owned but would have to ensure that other land was provided and the site would have the rights as it currently had, with the addition of the Allotment Act.

23.84.5 Ms Little informed that the working party was clear that option 1 should be taken and a response would be provided following the Ayton Allotment Association meeting to confirm their views. It was suggested that emails be sent to all allotment holders and written communication with those without emails and a post from the working party on Facebook be issued, it was acknowledged that posts would also be responded to by non-residents. Options for the whole community using the allotments were discussed such as a community garden for the health centre to offer social prescribing or a community orchard. **RESOLVED:** Clerk to email/post to all allotment holders stating the two options requesting a response if allotment holders wish their views noted.

ACTION: Clerk

23.84.6 The Parish Council **RESOLVED** to move forward with Option 1 - That the Council will establish a Committee with appropriate delegated authority, comprising Cllr A Hall, Cllr C Hall and Cllr R Kirk and two representatives of the current community Working Party to assume the lead of a community backed fund raising exercise and bid in regard to the allotments, with the aim, of purchasing at least the current allotment land for the ongoing benefit of the community of Great Ayton. For the avoidance of doubt, such a committee would be subject to the rules and regulations governing such Council Committees and would be Chaired by a Councillor. This is seen as the only way in which the Council can meaningfully assist with this project whilst meeting its statutory obligations.

23.85 Report from NYC Councillor – Cllr Moorhouse advised that a lighting issue at Gribdale had now been completed. Complaints noted in correspondence regarding opening hours at Pomegranate Persian Tea room had been resolved. The ongoing issue with the overgrowth at Hall fields had been noted and NYC were contacting the adjoining landowner. The new bridge which had been reported to be rotten at one end was being inspected and would be repaired. Parking issues at Bridge Street (left fork) were noted but yellow lines could not be introduced to stop parking. It was agreed that there were many incidents of inconsiderate parking in the village. Cllr Moorhouse informed that due to heavy rain there had been some flooding, drains would be jet washed to ensure they were clear. A resident questioned if a convex mirror could be placed to show incoming vehicles on Newton Road as crossing to the gateway was a concern. Cllr Moorhouse to progress.

Cllr Moorhouse left the meeting.

23.86 Football club lease agreement – progress to be reported and approval looked at if information received and requirements in place in advance of the meeting. – The Clerk had forwarded the lease and provided a report

to councillors on comments from the solicitor. **RESOLVED:** Councillors approved the lease and asked the Clerk to progress with the solicitor.

ACTION: Clerk

23.87 Planning Matters

23.87.1 Planning applications – Consultation Responses. – Councillors discussed applications and the following was agreed.

Application ref / Address	Description of Works	Parish Council responses
ZB23/01975/TPO - 2 Old Mill Wynd	Works to trees subject to a Tree Preservation Order 1998/01	No observations
ZB23/02012/FUL - 66 Guisborough Road	Retrospective siting of a wooden Grill Cabin building in the garden	The Council agreed to comment with concerns that this could be a fire hazard.
ZB23/02101/FUL - 5 Arthur Street	Construction of a new garage roof	No observations
ZB23/02025/FUL - 114 Newton Road	Retrospective application for the construction of a raised patio/double pond area with slabs, and screens around the sides and back	No observations
ZB23/01919/FUL - 21 Captain Cooks Way	Demolition of existing out building and extension to existing kitchen	No observations
ZB23/02162/FUL - 56 Guisborough Road	Proposed porch to front	No observations
ZB23/02125/FUL - 14 Byemoor Avenue	Replacement of existing carport using square cross section aluminium supports and polycarbonate sheet roof panels	No observations
NYM/2023/0693 - Rye Hill Farm, Great Ayton	Application for construction of dry stone boundary wall, erection of timber entrance gates and installation of air source heat pump (retrospective) with timber screening	No observations
ZB23/02136/CAT - Low Green	Pruning works to trees in a conservation area	Parish Councillors declared an interest as this was a Parish Council application.
ZB23/02197/FUL - Cobb House 18 Easby Lane	Demolition of dormer bungalow and double detached garage. Construction of one and a half storey dwelling with attached large double garage.	The Council agreed to object due to the application being out of proportion and an over development of the site.

ACTION: Clerk

23.87.2 Planning decisions by LPA – Noted

Application ref / Address	Description of Works
ZB23/01642/TPO - 1 Pendle House School Lane	Works to trees within a group tree preservation order 1998/01 – Application Granted
23/00534/FUL & 23/00535/LBC - 12 Yarm Lane	Demolition of existing conservatory and replacement with rear extension to existing dwelling including interior renovations - Application Granted Listed building consent for demolition of existing conservatory and replacement with rear extension to existing dwelling including interior renovations - Application Granted.

23/00035/FUL Whinstone View Bistro And Lodges	Single storey extension of the Spa building, spine wall extension to the north west elevation and rendered white. The existing rendered building will be reclad, existing roof tiles removed and the roof reclad (additional proposed tree plan received on 13.10.2023) - Application granted
ZB23/01628/CLP - 108 Guisborough Road	Certificate of lawfulness (proposed) under Section 192 of the Town and Country Planning Act 1990 (as amended) for the merger of 108 and 110 Guisborough road from two dwellings to form one dwelling. Application granted.

23.88 Correspondence and Information from Clerk

To receive and review the correspondence and information details and decide upon necessary actions attached.

23.88.1 Correspondence for discussion

23.88.1.1 Captain Cook Schoolroom Museum Trust	Request to fund luncheon on 1 st November – RESOLVED: Denied as retrospective funding cannot be given.
23.88.1.2 Resident	Suggestions of scheduled maintenance matters – RESOLVED: suggestions to be considered by the working party. ACTION: Open Spaces working party
23.88.1.3 NY CAB	Request for donation – RESOLVED: No funding available at present.
23.88.1.4 Resident	Complaint regarding missing bench on High Street, information given on requirement for two operatives to complete installation. Response sent to two residents.
23.88.1.5 1 st Great Ayton Scouts group	Request for £150 donation towards IT room development/Fireworks event – RESOLVED: Clerk requested to ask that an application was made in advance for fireworks in the future and to request that an appropriate application is made for the IT room development. ACTION: Clerk
23.88.1.6 NYC	Draft Housing Strategic consultation 2024-2029 end date 11.12.23 – RESOLVED: Clerk to add to the December agenda to allow further time to look at details. ACTION: Clerk
23.88.1.7 Resident	Request to proceed with metal bench purchase for High Green –funds awaited
23.88.1.8 Resident	Parking issues Bridge Street (left fork) Cllr Moorhouse discussed earlier in the meeting.
23.88.1.9 Resident	Rat infestation – trees cut down as requested by GAPC Operatives, wall deterioration complaint – Photographs had been taken and discussion held on the history of the wall and it was agreed that the trees had caused no damage to the wall, Clerk to advise resident. ACTION: Clerk
23.88.1.10 Ayton Allotment Association	Request for copy of lease – RESOLVED: Clerk was informed to send the lease. ACTION: Clerk
23.88.1.11 Resident	Report of potholes again in High Green, last repaired in April 2023 at a cost of over £1000 – A suggestion was made to take the road out of operation as the high costs could not be endured. There was a suggestion of removable bollards. RESOLVED: To be considered by the working party. ACTION: Open Spaces working party

23.88.2 Correspondence for Information-

From	For Information
23.88.2.1 Cllr Moorhouse	Information on complaint received regards opening hours at Pomegranate Persian Tea room – planning enforcement officer informing of TENs application conditions
23.88.2.2 Clerk	Response from NYC re Suggitts wall, responsibility of adjacent landowners. Passed to Cllr Moorhouse for further support
23.88.2.3 Cllr Moorhouse	Information on complaint re planning application 23/00359/CAT3 – erection of green container dome structure – Angrove Country Park
23.88.2.4 NYC	Lets Talk money parish Council toolkit

From	For Information
23.88.2.5 Resident	Report of deterioration of wood on Low Green footbridge. Reported to NYC who were inspecting and repairs would be carried out
23.88.2.6 NYMNPA	Dark Skies SPD
23.88.2.7 Cllr Moorhouse	Update on response from NYC on overgrown footpath reported by GAPC

23.89 To receive reports/information from Councillors and decide upon necessary actions.

Item	Information	Action / Comments
23.89.1 Village Appearance	Grasscutting across village / facilities	Grass cutting tender – to progress tenders for grass cutting. Clerk to progress sending out and advertising. ACTION: Clerk
	Trees – High Green	Cherry trees to be pruned in the winter months by approved contractor. Awaiting response from planning on Lime tree pruning application.
	Trees – Low Green	Awaiting planning application approval for pruning of 19 trees
	River	A fallen tree had been reported in waterfall park river to the Environment Agency. Mr Marley was asked to report debris on the pipe over the river from trees, there were reports of overhanging willow trees in the river over Low Green. ACTION: Mr Marley
23.89.2 Parish Council facilities Van Hire	Lease agreement	New lease cost to reduce current costs. Approval requested of information distributed. RESOLVED: The Parish Council approved to accept quotation from AVL, the Clerk was asked to request that a tow bar was factory fitted to the vehicle, it was to be ensured that funding and risk for the funding agreement was included for future precepts. ACTION: Clerk
23.89.3 Benches	To continue maintenance	continuing. Awaiting support to enable refurbished benches to be re-installed. RESOLVED: Cllr C Hall to contact Mr Marley re installation. ACTION: Cllr C Hall
23.89.4 Allotments	Complaints received -	Complaints re fires, vandalism/threats and unkept gardens. Majority of rental payments received, still chasing around 10 tenants for payment, plots to be re-issued if payment not received by 20 th November. Clerk to continue chasing payments. ACTION: Clerk
	Water pipes	Information on water pipe positions to be progressed.
23.89.5 Facilities	Cemetery costs	Report provided to Parish Councillors and approval requested for fees from December 1 st , 2023. RESOLVED: The Parish Council approved the fees. Mr Marley advised on concerns regarding reservation of graves and how many years are involved in the reservation, this was previously a payment every 5 years and this had been stopped. The Clerk confirmed that there was a section on the interment form for the reservations and an amendment was to be looked at for this form. RESOLVED: To be considered by the working party. ACTION: Cemetery working party
	Toilet block	Some vandalism from children in toilets. Toilets being closed at 3pm to stop this issue. It was questioned if the Parish Council had considered introducing charging mechanisms to limit vandalism. RESOLVED: To be considered by the working party. ACTION: Buildings working party
	Village Hall	Roof repairs being progressed – costings provided to councillors for

Item	Information	Action / Comments
	Play Park	approval. RESOLVED: quotation provided approved. Cllr Short to progress the repairs with the contractor and request costings for the back of the hall. ACTION: Cllr Short Further vandalism, reported to police. PCSO Daniels had confirmed that a further request had been made for CCTV.
23.89.6 Village events	Remembrance Sunday – 12.11.23	Traffic management – Requirements met to complete traffic management; all signs ordered. Road signs to be erected 7 days prior to event. Road signs had been erected and staff were in place to man the events, Parish Councillors stated thanks to Mr Marley for completing the training. Clerk to request maximum of five seats for event. ACTION: Clerk
	High Green Christmas tree	The tree had been ordered from Maynards, collection and erection organised for Monday 27 th November 2023. Cllr Short to look at light / socket testing with Mr Marley. ACTION: Cllr Short
	Carols on the Green – 18.12.23	Christ Church and music organised for event. Collection buckets and song sheets to be passed on from Cllr Greenwell. To approve and organise any further requirements. RESOLVED: Councillors to support with finding a trailer and lighting for the event. ACTION: All

23.90 Financial Reports 7th November 2023

23.90.1 Receipts and Payments for October 2023 were **AGREED** as **RECEIVED** and it was **RESOLVED** that the payments list be signed as approved in accordance with Financial Regulations.

ACCOUNTS REPORT

Receipts Monies received by cash, bank transfer or cheque

Paid From	Description	Date	Amount £
Lords Memorials	Headstone install MD11	29.9.23	125.00
Lords Memorials	Plot IG6 inscription added	28.9.23	65.00
North Yorkshire Council	Precept Sept 2023	29.9.23	60000.00
Allotment tenants	Fees paid for allotment rental 2023-24	Various	6785.18
K Home	Donation for refurbishment of benches	23.10.23	1000.00
WJ Myers stonemasons	Headstone	25.10.23	125.00
Ridsdale	Interment of Ashes	30.10.23	80.00
A Kirkby	Bench donation/change of plaque	2.11.23	100.00
			£68280.18

Payments Monies paid by cash, bank transfer, direct debit or cheque

Paid to	Description	Date	Amount £
Southern Electric	Electric – Cemetery 2.6.23 – 29.6.23 paid DD	12.7.23	47.82
North Yorkshire Council	Payroll charges 1 st July – 30 th September, rates approved by unions for pay scales from 1.4.23 awaiting information, pay will be amended accordingly	27.9.23	18846.31
North Yorkshire Council	Charges for bin emptying Cemetery – direct debit	01.10.23	78.19
Christ Church Office	Church hall hire allotment meeting 2.10.23	2.10.23	40.00
Sam Turner & Sons	Wallplugs/safety helmets	4.10.23	14.46
A Livingstone	Amazon – Mop bucket professional	5.10.23	29.95
Sam Turner & Sons	TOR coatings tormastic black 5l, rat bait 3kg	6.10.23	65.38
AJ Roofing	Garage roof repairs	9.10.23	648.00
Minster self drive	Lease vehicle rental 28 days @ £21+ RFL £1 daily	10.10.23	739.20

SSE Southern Electric	Electric Cemetery 2.9.23 – 1.10.23 DD 28.10	11.10.23	51.16
SSE Swalec	Electric PC Centre 2.9.23 – 1.10.23 DD 28.10	11.10.23	51.45
Studio Botez	Lounge 75 provision, web hosting, SSL cert, SMPT relay/email routing for web notifications, back up security	19.10.23	259.20
Sam Turner & Sons	2 x Fencepost tanalised 8x4x4, 4 x postfix	23.10.23	41.94
Sam Turner & Sons	High tension hacksaw, tape measure, 8 x coach bolt & nut	25.10.23	20.09
Cleaning Products	Handsoap, surface cleaner, mop head and handle	25.10.23	28.68
Martin Allen	Provision of wildflower expertise, leading educational walks, seed collection and sowing, report and recommendations	25.10.23	1750.00
Gary Frankish	Ground maintenance in village October 23	27.10.23	920.00
Alan Dale	Dig and fill grave 11.10.23	28.10.23	430.00
Yatton House	Electric supply Parish Council site office Sept/Oct	30.10.23	49.58
Nat West	Bank charges 2.9.23 – 29.9.23	29.9.23	7.70
L Marley	Stamps	13.10.23	6.00
L Marley	Stokesley Motors receipt for diesel for van	1.11.23	55.01
Maynards	Christmas tree	21.10.23	353.60
Royal British Legion	Donation for Remembrance Day	11.11.23	50.00
Sam Turner & Sons	Rat bait 20kg, axe	2.11.23	164.94
		TOTAL	£24,748.66

23.90.2 The Clerk had reminded of the precept request required for the December meeting and it was agreed that a budgeting meeting be organised. **ACTION: Clerk**

Meeting Closed at 9.05pm

Next Meeting –Tuesday, 5th December 7pm at the Discovery Centre

Signature

Date

Clerk: Mrs Angela Livingstone – clerk@great-ayton.org.uk