

# Wortwell Parish Council

## MINUTES

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**EXTRAORDINARY meeting of Wortwell Parish Council on**  
**THURSDAY, 8th MARCH 2018**  
**at 7.00pm at Wortwell Community Centre**

The sole purpose of this meeting was to discuss the proposed **sale of land at Homersfield Bridge** in the Parish of Alburgh

1. The Chairwoman welcomed along guests from Alburgh, Denton and Homersfield parishes together with a number of members of the public.
2. Apologies of absence were received from Councillor Shore (Wortwell Parish Council), Councillors Stone (Norfolk County Council) Dr Murray Gray (SNDC) and Ruth and Jackie from Alburgh Council - all unable to attend
3. Council welcomed Councillor Denny from Alburgh Council.

There were no declarations of interest (personal, prejudicial or pecuniary), in particular matters to be raised at this meeting

4. Councillor Denny presented an up date including the latest decisions by Norfolk County Council relating to the proposed sale of land at Homersfield Bridge and implications for both Alburgh and Wortwell

- Sale by NCC due to take place at auction in April 2018 has today been put back to the September Auction
- If Alburgh can come up with clear evidence that the funds will be found to purchase at £10K they will accept at that point a two phase payment of £5000 immediately and £5000 in 2019
- Alburgh Parish Council (APC) have not got sufficient funds and are embarking on a programme of fund raising activities.
- APC Precept has been increased this year by and will be again next year and they have promises from charity donations and FEFPE in November can come up with some funds:
  - 2017/18 Precept - £1000
  - 2018/19 Precept - £1000
  - Charity in village - £1000
  - Fefpe - £1000
  - **TOTAL - £4000**
- Letters are all going out to all households in Alburgh requesting a contribution towards the cost of purchase. Letter held on file.
- **IF £5000 can** be raised from Community Action Fund they are nearly there. There is some dispute between County and District Councillors as to how likely this is to happen. Needs clarification.
- District Councillor Gray has offered £500 from his own council funds.
- The agreement with Simon Hughes (who is handling the sale from NCC) is as follows:
  - Honour the £10 K terms
  - Quick Exchange
  - Each side to pay their own legal fees
  - If, by Mid August 2018, it cannot be evidenced that funds are forthcoming, the auction will proceed in September to sell to the highest bidder.
- Homersfield Councillor raised the question about public liability costs, ongoing maintenance and shared ownership

It was noted by APC that they would prefer support and help that enables them to own the land outright and they would in turn take on all future costs for maintenance and insurance purposes.

### **The meeting was then adjourned for public participation**

Members of the public variously expressed concern that the land is of value to the local community and support that this be kept for the good of all the villages within the hands of the Alburgh Parish for all of us to continue to enjoy the picnic facilities and the beauty of the area.

This is believed to be almost if not absolutely the only access to the River Waveney not in private hands and therefore also offers enjoyment to local people to enjoy the river itself.

The land floods frequently (currently much of the land itself and all of the access area is under water following the recent heavy snow, meltwaters and rain)

Although the consensus was that the land is overpriced all present agreed that the risk of letting fall into the wrong hands was not a risk they would be willing to take. One villager of long standing in Wortwell commented on how hard it had been to eject people who took over the site illegally a few years ago.

Norfolk County Council did put up a barrier 16 years ago but there is no guarantee that the land could be protected from other people moving in so there is a desire in due course to put more permanent barriers in place. This Alburgh would look to do if they are successful in their purchase. The question was asked if Crowd Funding had been considered and Councillor Denny agreed that it had been considered and they were not ruling out any options at this stage

5 Chairman then closed the public participation to summarise how Wortwell Parish Council could help and to agree the following actions:

- (1) The letter that Alburgh Council have composed can be distributed to the village of Wortwell and Council agreed to use the Mardler team to distribute this door to door.
- (2) Councillor Gray will be consulted by Councillor Denny to clarify the funding position
- (3) Wortwell Parish Council will add to their agenda on 26th March to consider further any support including financial support that the Council may be able to offer
- (4) APC were asked to keep WPC informed of the funding outcomes
- (5) Minutes of this meeting to be distributed via APC Clerk
- (6) In May a further joint meeting will be considered to continue discussions and update everyone.

6. Close of Meeting - 7.50Pm

### **Closed Session between councillors of Wortwell Parish Council with the Tree Warden**

Using the opportunity of Mr Pemberton being at the meeting Council discussed the outcome of the working party decision and unanimously approved the planting of three apple trees and on almond tree on the patch of ground behind the play area where it is expected they will thrive better than the existing nursery site on the old playing field.

Close of session .8.00pm

**Signed: Mrs Lua Leggett ,  
Clerk to Wortwell Parish Council**

**1 March 2018**