

PENSAX PARISH COUNCIL

Minutes of the Extraordinary Parish Council Meeting of Pensax Parish Council held in Old Chapel, Menith Wood at 7.00pm on Wednesday 9th June 2021

Present: Cllr Alistair Keron (Chairman), Cllr Weston,
Cllr Sanders, Cllr Abraham, Cllr Rudd

In Attendance: Clerk, Douglas Godwin (Parkinson Wright Quality Solicitors)

1. **Apologies:** Noted from Cllr Meese.
2. **Declaration of Interest:**
 - a. **Register of Interests** – Cllrs reminded to keep their registers updated.
 - b. **Disclosable Pecuniary Interests** – All Cllrs agenda items 5 and 8 - Pensax Village Hall.
 - c. **Other Disclosable Interests** – as above.
3. **Dispensations** –
 - a. To consider written requests from councillors for the council to grant a dispensation (S33 of the Localism Act 2011) –
Dispensations requested – Pensax Village Hall agenda items 5 and 8 all Cllrs have been granted a Dispensation until May 2023 at the January 2020 meeting.
4. **Public Question Time** – No public present.
5. **Pensax Village Hall** (circulated) –
It was agreed by all to allow Mr Godwin, Solicitor acting for PC, to advise as required during this discussion. Four offers had been received by agent who confirmed today no further viewings are booked. Two of the offers were below asking price, both were from developers, both had requested changes to the overage. It was agreed by all to reject these offers.
Two offers were for asking price and above both wishing to convert the Hall. It was felt the higher of these offers was the preferred bidder but it was not felt any offers should be accepted at this time.
It was agreed by all to advise the Agent to continue marketing the Hall for another 28 days and to advise the agent the higher offer was the preferred bidder.
Chairman to draft response to Agent for tomorrow.
Mr Godwin advised the overage is based on any future development taking place at the site. If the Hall is converted and then sold it would not apply. It would only apply if planning were approved for more than one dwelling, the overage is based on the value after planning is approved. The final figure would be open to discussion between the PC and developer at that point in time.
6. **Date of next meeting:** 19th JULY 2021 at 7pm in Old Chapel, Menith Wood
7. **It was agreed to exclude the Public and Press from the meeting due to the confidential nature of the business to be discussed.**
8. **Pensax Village Hall** – Figures were discussed, confidential notes in files.
9. **Meeting Closed 7.46pm**

Signed-----
Chairman

Date 19th July 2021
