**Ide Parish Council**

**Weir Meadow Working Group and**

**Ide Joint Projects Fund Raising Group**

**Minutes of a combined meeting of the two working groups held remotely on Zoom**

**on Monday 28 March 2022 at 8 pm**

**1. Present:** Richard Cottle (Chair), Mel Liversage, Rich Cloke, Cheryl Haddy, Peter Cloke, Pete Skinner, Phil Willcock and Nick Bradley.

**2. Apologies:** Mark Thomas, Charlotte McGregor, Trevor Gardner, David Howe and Stuart Brooking.

**3. Draft minutes** of combined WMWG and JPFRG meeting held 21 February 2022 were approved.

Action: Mel to post on website.

**4. Funds and borrowing**

4.1 NB reported that the totals raised by donation remain essentially as they were at February meeting.

4.2 IPC resolved on 2 March to exercise the option on the Orchard. This was done on 4 March, with payment of the 10% deposit of £6,205, and a transfer completion date of 29 April 2022 agreed on which day the balance will be paid. The Orchard will open to the public on 30 April.

4.3 Viridor have agreed to put Michelmores in funds for the Orchard on 25 April.

4.4 IPC also resolved on 2 March to seek approval to borrow £152,282 to make up the balance to buy Weir Meadow and N Fields. The application for approval was sent to DALC on 10 March, met with their blessing, and was sent to Sec of State for Levelling Up, Housing & Communities on 14 March. We may hear further in mid June. If so, and if approved, we could come into possession mid August 2022. But there is a back log.

**5 Fund raising plans**

**5.1** Cheryl reported that she has brought together a Jubilee Celebration group.

The summer Fete will be on Sat 4 June on the Green in the afternoon. That same night there’ll be live music and a DJ on the Green.

On Sunday 5 June there’ll be Songs of Praise on the Green at 9.30. Then at noon there’ll be a “grand” opening ceremony of the Orchard.

Action: P Cloke to make arrangements for opening ceremony

5.2 CH is meeting a merchandiser on 29 March about producing merched Ide Country bags to sell.

5.3 Mel is to buy a card reader - Action.

5.4 Cheryl will get a licence for 4 June - Action

5.5 Cheryl will chase up Richard Sharman on plans for Police Dog Hogan to perform at Westown in the summer - Action

**5.5 National Lottery Community Fund.**

We do qualify for this fund. It awards up to £10k, with no match funding requirement. Nick and Richard met on 24 March to interrogate the application form. See under 6.3 for further discussion and action.

Action: R Cottle to go as far as poss in filling in Nat Lott form in readiness - but have to own land before we can actually apply.

**5.6 Sporting bodies**

Cricket club is now fully affiliated with officers; and have talked with Devon Cricket Board - but must wait till we own the land.

Football Club has a constitution and has approached FA.

Action: Stuart to report on discussions w FA on pitch creation and grant funding.

**6. Report from Pete Skinner after site visit to WM & NF**

Pete, Richard and Nick visited the meadow and fields on 15 March to discuss next steps once we own the land, after which Pete sent a letter advising us how we might best proceed.

**6.1 Northern Fields -**

**6.1.1** PS advises that we should let the fields to a tenant for three years initially to allow ourselves time to work up long term plans, to allow new government schemes to crank up, and to provide some income without having to invest time or money at this stage. Arable would be preferable to pasture because there would be no need for expensive fencing, the tenancy could be shorter, and it would allow public access with dogs by creating a 3 or 6 metre perimeter strip for the public. A tenant would know this up front. 3 acres of the 17 are steep and scrubby, and of no farming use. There is no water trough or supply. PS advises we could allow access across WM for a combine in the first year or two; whilst requiring all other farming access from College Lane, as an encouragement to rent.

6.1.2 PS estimated that the 14 acres might provide up to £1,000 per annum in rent, depending on the strictures we decided to place on n the tenancy.

PS offers to draw up draft particulars of the tender, to include details above, and put it out to informal ten der to test the market. PS will kindly do this at no cost to the PC. If there are no takers, we will know we have to develop a plan B.

Action: PS will draw up draft particulars.

6.2 **Forestry Commission.** Richard reported that the Forestry Commission is definitely interested in NFs for a woodland grant attracting £6k per hectare as a one off payment on criteria of biodiversity, amenity and flood alleviation. There’s also a maintenance grant of £300 per hectare per year for 10 years to with that. And also a Woodland Creation Planning (development) grant of up to £10k to work up a plan.

Action: R Cottle to pursue these as soon as we own the land.

**6.3 Weir Meadow -**

6.3.1 PS advises that the current Italian rye grass on WM is ephemeral and will not last. So WM will need flattening out (lumps and bumps, not grading to level), stone picking, harrow and ploughing, then drilling with the correct sporting grass seed. This is a summer task. Too expensive to include in Nat Lottery £10k grant. But important to do this early on. Suggested contractors: BT Jenkins (Russell Lowton) or David Burdick. We will have to wait until we know about the loan, however. May need to wait for these groundworks until summer 2023., drilling in Sept 2023

6.3.2 Cricket pitch does not need drainage. It will need an all weather wicket.

Football pitch, being for winter use, may need drainage: Stuart Brooking is investigating and will revert.

6.3.3 First jobs will be: fencing and planting as per planning permission; creating a footpath; signage; filling hole at entrance; levelling and seeding; bird and mouse boxes. Rich C knows of a groundwork person in Ide, and landscapers and fencers, who we might call upon for pro bono help. Seeding could cost £2-3k in seed alone.

6.3.4 NB and RC had calculated costs of low impact car parking, self laying, at £15k minimum for materials - again too expensive for Nat Lottery fund.

6.3.5. **The first year.** Agreed will need to manage expectations , especially in relation to dogs.

Action: PC will circulate notice agreed for Orchard.

Rich clear that sports grounds must not be fouled. Discussed making a footpath from the start; and encouraging people to run their dog in N Fields, or Triangular Field, but not WM. On lead only in WM. Suggest signs to this effect at entrances to WM from N Fields, and from Station Rd. Group realistic about how successful this might be.

**7.** Next combined meeting of WMWG and JPFRG: Monday 9 May 2022, 8pm on Zoom.

NCAB 30 March 2022

Approved 9 May 2022