



SOUTHWATER PARISH COUNCIL

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Minutes of the Extraordinary Finance & General Purpose Committee meeting of the Parish Council held on Wednesday 4th March 2020 in the Council Chamber, Beeson House, Southwater, West Sussex, RH13 9LA commencing at 7.00pm.

Present: Councillors: M Neale (Chairman), R Stranks, S Lewis, R Williams, G Scoon
D Moore, and H Timson

Members of the Public: 4

Deputy Clerk: Justin Tyler

Press: Not Present

ACTIONS

The Chairman asked those present to turn off their mobile phones for the duration of the meeting, unless in an emergency, when they should go through the Chairman. In the event of a fire alarm sounding, everyone should evacuate the building via the exits indicated.

The Chairman advised that the meeting was being recorded.

(There was no Public Forum at this meeting as per standing orders 4. d ix.)

1. Apologies for Absence

Apologies of absence were received from the following Councillors: Graham Watkins, Claire Vickers, Nikki Knott, Pauline Flores-Moore and Geoff Cole.

2. Declarations of Interest

None.

3. Minutes –Minutes of the meeting held on Wednesday 19th February 2020 were not approved and were to be approved at the Full Parish Council Meeting on the 18th March 2020.

Noted.

4. Section 106 – To consider and approve delegated powers to apply for and consider where and how to utilise S106 monies.

The Chairman explained the rationale for requiring delegation to deal with and allocate Section 106 funding to projects was due to pressing timescales and the specific nature of what some amounts could only be spent on. The Deputy Clerk gave an example that 3

separate Section 106 agreements specifically state funds are to be spent on improvements to the Lardner Hall Kitchen and another agreement specifically states improvements to the changing rooms at the Leisure Centre and thus there was little flexibility in some cases to allocate the money to other unrelated projects.

Councillor Moore expressed concerns over complete delegated powers to apply for and allocate S106 to projects without bringing to a council meeting. The Chairman explained that anyone could apply for the S106 provided they meet the S106 criteria and Councillor Scoon expressed the view that any amounts relating to the Leisure Centre should be for the CIO to deal with once constituted and managing the building.

Councillor Stranks explained his understanding of S106 from his previous experience and was surprised the Council could not actively apply for S106 pots and earmark them to projects prior to seeking specific quotes for works. The Deputy Clerk explained the application process required three estimates or quotes, details of the project and in order to satisfy a spending deadline in S106 legal agreements a contract to carry out works must have been entered into. The Deputy Clerk suggested that in time sensitive cases delegated powers could be assigned to a couple named Councillors or to the whole F&GP committee to agree by email when there is immediate time pressure as in the example of DC/09/1923 S106 monies expiring 11th March 2020.

Councillor Moore proposed to proceed with a S106 funding application for Solar PV but how other S106 is spent should be discussed further at Full Council. Seconded by Councillor Scoon and **AGREED** unanimously.

5. Solar PV Project – To consider and approve quotes for Solar PV subject to receipt of S106 funding at the Leisure and Community Centre (“The Ghyll”).

The Chairman advised there was a time constraint of 11th March 2020 by which a S106 application and works order to carry out works must be issued in order to satisfy the funding deadline for a particular S106 agreement. He advised that the Leisure Centre working party had initially been considering a heating system project but due to the complexity and time constraints it was not possible to get a complete specification together to seek quotes with. The Chairman advised that it would be best to consider solar PV only initially and consider installation of Tesla Powerwall battery storage at a later point.

Councillor Timson was concerned the solar PV project was only being considered due to the time constraint and availability of S106 monies. The Chairman advised it was something that had been previously discussed in great length and would have been a future project regardless of S106 or time constraints.

Councillor Timson and Councillor Scoon expressed concerns over loading the roof of the main hall and any possible further costs or risks resulting from installation of solar PV. Councillor Williams suggested that a contract could be entered into contingent on the roof being fit for the purpose of installation such solar panels.

Councillor Stranks queried the application process and Councillor Scoon explained that there were spending requirements and deadlines and that S106 monies are returned to the developer if they are not allocated to a project or spent by the deadline.

Councillor Williams asked if an extension could be requested and the Deputy Clerk explained that it was unlikely as the S106 agreements are drafted by the developer and would require relying on HDC to do so. Discussion took place and the Chairman suggested it would be in the developer’s interest to have the money returned to them and not extend such deadline.

<p>Councillor Scoon suggested deferring the decision to another F&GP meeting for consideration and issuing an Agenda/summons in time to meet the deadline. The Deputy Clerk explained the agenda would have to be 3 days clear of the date of the meeting and the day it is sent out which would fail to meet the S106 deadline of 11th March 2020.</p> <p>Councillor Lewis proposed to accept the quote of £26,283 by Infinity Energy Services without Tesla Powerwall batteries subject to the approval from Councillors Graham Watkins, Geoff Cole and Geoff Scoon having had sight of a report from Infinity Energy Services relating to the roof and conditional on the roof being able to safely carry the weight of the solar panels. Seconded by Councillor Moore, AGREED unanimously.</p> <p>Councillor Timson proposed that an extension to the deadline still be sought simultaneously by the Deputy Clerk to allow further time in any case for a report to be returned by Infinity Energy. Seconded by Councillor Moore, AGREED unanimously.</p> <p>6. DATE OF NEXT MEETING – 15th April 2020</p> <p><i>This meeting finished at 7.40pm was immediately followed by the Planning Committee meeting scheduled to start at 7.30pm.</i></p>	<p>GW / GC / GS</p> <p>Deputy Clerk</p>
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