Minutes of the Ryhall Parish Council Meeting held on
Monday 07 July 2025 at 19:00 in the Village Hall

Present: Cllrs. Debbie Rolfe (Chair), Richard Ludlow (Vice Chair), David Wilby, Phil Davis, Marc Blake, Kevin Corby, Sarah Markwell-Cook, Jon Whowell & David Denman

In Attendance: 1 member of the public and Sarah Gresty Parish Clerk.

Public Forum: The member of the public did not want to speak in this session.

Agenda

25/26-39 Apologies for Absence:
Were received from Cllr. Houghton. These apologies were unanimously accepted.

25/26-40 Declarations of Interest and Dispensations.
There were none.

25/26-41 Minutes of:
a) 9 June 2025 Parish Council meeting were presented as a true and accurate record of events, proposed acceptance Cllr. Corby, Seconded Cllr. Ludlow, Cllr. Blake abstained due to absence, remaining unanimously voted in favour-**RESOLVED**

25/26-42 Action Tracker

a) Updated given:

- Spinney Lane Garage status still awaited. Some garage owners had received letters from RCC which were not clear. This issue is ongoing.

- Land at Spinney Lane. The application to register as an Assets of Community Value has been unsuccessful. The reason was: There is insufficient information of how the main use furthers the social interests (e.g. cultural, recreational and sporting interests) or social wellbeing of the local community. The row of garages does not meet the criteria for an ACV they are not considered to be in community use but used for private purposes such as storage.

Action: Clerk to arrange a site visit from Stuart Kidd RCC Tree Officer to review the trees in this area and possible enhancement of its biodiversity and recreation use.

b) Village Green Status
i) Correspondence from landowner dated 18th June was duly noted. This was responded to on 23 June.
ii) Richard Buxton Solicitors had been approached for information regarding an Appeal process and potential costs. These had been circulated prior to the meeting.
Advice received from J Gresty : There are several errors in the advice given to the council by the solicitor it appointed as well as errors in the advice given by the council officer to the councillors at committee. Not least the council officer refers to the advice being independent, which it cannot be as the solicitor was appointed by the council and was acting on the council's instructions. also, the councillors were advised that the solicitor was an "inspector", which she was not. An inspector is appointed by the Secretary of State to give an impartial decision on an appeal. It was clear from her report that she had not even seen the site and the councillors were misled into believing the solicitor's report carried the authority of an inspector appointed by the SoS.

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Also, the solicitor contradicted herself in her report to the council and did nothing to weigh up the evidence in providing her advice to the council.

All in all, it would appear that there would be good grounds to take the matter to judicial review, both on the procedure of the council as well as the basis of the solicitor's report.

However, there is one glaring weakness in the case for the land to be designated as village green - the entry of the land into a countryside stewardship scheme. Although no one can recall seeing signs giving permission to take access, proving a negative is difficult. This is probably the single factor which could mean the application fails.

Cost & Risk - the cost of taking to review would be significant. If successful I believe the parish council would have a good chance of being awarded costs against RCC on the grounds of RCC having been unreasonable in the way it reached its decision. However, the whole matter would be uncertain. There is a real chance that the case is lost and the parish council would have to bear its own costs.

iii) A discuss on possibility of claiming historical footpaths.
A way forward would be to submit an application for the routes around the two fields to be declared public footpaths. It's a similar procedure to that of the village green status. RCC has already indicated that the path along the river might be capable of being a public footpath.

Proposals 1: Proposed by Cllr. Rolfe and Seconded by Cllr. Davis

- A freedom of Information request on how the advice was obtained regarding the Stewardship Scheme.
- Cllr. Denman to compose a letter on behalf of RPC to RCC disputing the decision.
- To instruct Richard Buxton solicitor to review the case at and initial first stage level at an approximate cost of £1,500 + VAT

Proposal 2: Proposed by Cllr. Wilby and Seconded by Cllr. Whowell

- A freedom of Information request on how the advice was obtained regarding the Stewardship Scheme.
- Cllr. Denman to compose a letter on behalf of RPC to RCC disputing the decision.

Voting took place: Proposal 1 received 5 votes in favour
Proposal 2 received 4 votes in favour
Proposal 1 being the majority – **RESOLVED.**

c) Library.
i) RCC have given the library a reprieve. Work will now begin using the Living Well funds. There has been communication between Ryhall Action Group and RCC and things have started moving forward in a positive way. Congratulations were again expressed to all who were involved in this positive outcome.

ii) Asset of Community Value status. Decision still awaited.
If status is received the ACV will last for 5 years from the date of the decision. If RCC decide to dispose of this asset during this time. They are required to give 6 months' notice for RPC to be able to purchase the asset.

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Current Year 2025/26

25/26-43 Financial matters presented by the Clerk as follows:

a) **Financial Report** for the period 01 May 2025 to 30 June 2025 with bank statements.

The Council **NOTED** that Income had been received totalling £520.33 and an internal transfer made from the Saving account to the Current account of £5,000. The Council **RESOLVED** to **AUTHORISE** the expenditure for the month of June totally £5739.28 shown on the financial report. The Financial Report and bank statement were checked by all Councillors prior to the meeting. Signed by Cllr. Rolfe and Cllr. Ludlow. Proposed by Cllr. Denman, Seconded Cllr. Blake and unanimous in favour.

25/26-44 Planning. New applications received since the last meeting.

- 2025/0652/CAT Pinfold House, Foundry Road Tree works. **Response:** No objections subject to the Tree Officers advice.
- 2025/0771/FUL Sunny Acres, Essendine Road – removal of agricultural tie**. Response:** No objections to the removal of section 73 condition 4 of the 1969 original planning condition.
- 2025/0774/FUL Land and Buildings to North of Back Lane – Conversion of stable building to form no.1 self build dwelling.

Action: To call a Planning Meeting Monday 28 July at 7pm in the Methodist Church hall to discuss and formulate response. An extension date for reply had been received.

25/26-45 Allotments. Cllr. Whowell had recently inspected the allotments. There has been an incident involving the police, however no details were available, it was thought that the main gates had mistakenly been left open and intruders identified. Allotment holder had been asked to be more vigilant.
Everything else is good, the Committee are grateful for support given. Next social event is the Pumpkins Festival, having sold 80 pumpkin kits it should be a successful event. The toilet has been built. A raised bed planting space has been set aside for the school who have already visited several times. The allotments are giving good value to the community.

25/26-46 Neighbourhood plan (NHP). Government has confirmed that following the spending review it is unable to commission new neighbourhood planning support services for 2025 onwards. This means that no new grant funding or technical support will be available to neighbourhood plan groups.

No one has yet come forward to join the steering group for the NHP. Cllr. Denman will be recruiting interested parties at the village fete. Pending the outcome of this a decision will be made at the September PC meeting. The question of funding the project from reserve funds will be considered.

Action: Cllr Denman to feed back on support and to produce a budget of potential costings.

25/26-47 Devolution. A full debate took place on where Rutland should sit with neighbouring Counties. It was generally felt within the Parish Council that aligning with Stamford and South Kesteven was the preferred option. There is no democratic process however the public should be urged to have their say online.

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https://www.rutland.gov.uk/council-news/2025/06/public-engagement-local-government-reorganisation

Actions :

- To publicise the LRR Discussion Groups taking place (Ryhall Village Hall 22 July 7-9pm) and encourage parishioners to have their say online using the link above.
- To produce flyers for the village and shop to spread the word wider than Facebook and the village noticeboards.

25/26-48 Village Issues:

a) Highways issues.

Action: Clerk to chase again road re-surface of white bridge.

b) Meadow Lane Action Group – Cllr. Markwell-Cook reported that a Press Release is now ready awaiting their printed banners for press photo opportunity. It has been reported that the purchase process of the land is taking place. There are still outstanding environmental reports and issues.

c) Mallard Pass Solar Farm Community Benefit Scheme. Action: To formalise RPC's views on the compensation split between affected parishes c/f to September meeting

d) Kilnside Energy Park – It was noted that other parishes will take the lead on this project. RPC will be kept informed and respond if required.

25/26-49 Report from Councillors on meetings they have attended as parish council representatives. There were none.

25/26-50 Correspondence received was noted from the Agenda

25/26-51 To receive **Items for Future Meetings**

Ryhall Meadows Playing Field Association Lease. To receive, consider and resolve approval of the Lease and its signing.

Local Government Reorganisation

- To consider the conclusion of any engagement with parishioners
- To consider a joint letter by Ward Councillors and neighbour Parish Councils to collectively write to RCC confirming their preferred option.

Dates of Next Parish Council Meetings 1 Sept, 6 Oct, 3 Nov, 8 Dec

Meeting Closed at 20:52

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