

APPLETON WITH EATON PARISH COUNCIL

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**Appleton with Eaton Parish Council (AWE PC)
Extraordinary Meeting
Conducted Via Zoom
Monday 5th August 2020 at 7.15pm.**

Allison Leigh – Parish Clerk

Minutes

Present: Chair Mark Richards (MR), Vice Chair Liz Gilkes (LG) and Councillors Mary Carey (MC), Andy Salmon (AS)

Also present: Allison Leigh (Clerk)

20/69: Apologies for Absence: Nicki Clarke (NC), Stephen Day (SD) and John Adams (JA)

20/70: Declarations of interest: None

20/71: Lease for new tenants of the Village Hall: Colin McGuire (CM), Chair of the Village Hall Committee, attended the meeting and explained that the Committee has found a tenant for the former doctor's surgery at the Village Hall. The potential tenant is a Chiropractor with a strong interest in developing the nutrition side of his business.

The Committee is looking to sign the lease on the 6th August. The Committee has taken advice from a property lawyer. They have advised that being that the Parish Council is the Custodian Trustee with the Village Hall Committee acting as the Managing Trustee, the Parish Council would need to resolve for the Village Hall Committee to be allowed to sign the lease.

CM noted that the lease would be for 2 years to begin with, which could be extended. The agreed annual rent is £3600 (including utilities) discounted in the first year to £2880. This would be paid monthly.

The Parish Council asked a few questions around this. LG asked if the tenant is a licensed chiropractor which CM confirmed he is. MR enquired about the tenant's insurance. CM indicated as he is a tenant and the Village Hall has insurance for the building this isn't a concern.

The Parish Council noted that it is brilliant that the Village Hall Committee has found a tenant and resolved to have the Village Hall Committee sign the lease.

20/72: Date of the next meeting: The date of the next Parish Council meeting will be the 14th September 2020.

The meeting closed at 7:35pm.