

Coddington Parish Council
Minutes of the Meeting held on Thursday 9th October 2025
at 7.30pm in the Community Centre

Present: Cllr Ayers (Chair) Cllrs Allen, Armstrong, Hudson, Jarvis, Mosedale, O'Donnell
Parrett and Quayle
Dawn Hockenhull (Clerk)
County Councillor Barlow
One member of the public

25-92 To allow for public participation (limited to 15 minutes).

Malcolm Baker, Chair of Coddington Community Association, updated the Parish Council with ongoing phase 1 projects at the Community Centre. The waste water system has been completed, and the hot water system is nearing completion. Groundworks are due to start on 20th October which will include paving with a link to the disabled parking bays and a pathway to the rear door. Phase 2 projects will include work on the Dorma doors, intruder and fire alarms, and a hearing loop system. Mr Baker also advised the Parish Council, that car parking at school drop off and pick up times continues to be a problem. Rural Community Action Nottinghamshire have provided the Community Centre with a refurbished laptop and iPad.

25-93 To receive updates from County and District Councillors.

Co Cllr Barlow and a representative from Via walked around Coddington highlighting ongoing issues which included cars parked on double yellow lines and the poor state of Newark Road footpath. Co Cllr Barlow has asked that an enforcement officer come out regularly to deal with parking issues. She continues to work hard to achieve a 30mph limit through Coddington, with Tritax also working to achieve the same. Next year's capital programme will include work to improve Drove Lane and Balderton Lane.

.....**The Parish Council Meeting formally commenced**.....

25-94 To consider any apologies for absence.

Apologies were received from Cllr Thompson and were accepted by the Parish Council.

25-95 To record declarations of interest from members in any item to be discussed.

Cllr Allen declared an interest in item 25-97d – planning application 25/01437/FULM Drove Cottage Farm, 12 Drove Lane, Coddington and Cllr O'Donnell declared an interest in item 25-98l – tree pruning at Old Hall Gardens.

25-96 To approve the minutes of the Parish Council Meeting held on 4th September 2025.

Proposed by Cllr Quayle, seconded by Cllr Jarvis the minutes of the meeting were unanimously agreed and signed by the Vice Chair.

25-97 Planning and Consultations

- a. **24/02218/OUTM** Land South of Sleaford Road, Coddington – Development of site for distribution uses (Use Class B8) including ancillary offices and associated works including access, car parking and landscaping.
Cllrs reviewed and agreed updated objections to the planning application. **The Clerk** to consult with the District Council for inclusion of these objections on the planning portal.
- b. **25/01485/S73M** Land South of Newark, Bowbridge Lane, Balderton – Variation of conditions 4,7 & 9 attached to planning permission 14/01978/OUTM. Application to vary conditions of Outline planning permission 10/01586/OUTM.
Cllrs unanimously agreed to object to the variation. The applicants had not considered the walking distance for some residents, to a single retail centre.
- c. **25/01540/HOUSE** Old Pound House, 32 Main Street, Coddington – Detached garage. There were no objections.
- d. **25/01437/FULM** Drove Cottage Farm, 12 Drove Lane, Coddington – Erection of pig housing building 1,338 square metres gross external area adjacent to existing steading.

Cllr Allen had declared an interest and left the meeting whilst discussions took place.

There were no objections.

Cllr Allen rejoined the meeting.

- e. **25/01435/TWCA** Almond Cottage, 15 Newark Road, Coddington – Reduction to a Norway Maple to a height of the highest right-hand lateral on main stem and balance.
Noted.
- f. **25/01519/TWCA** The Ridings, 4 Newark Road, Coddington – T1 Horse Chestnut reduce mid left of crown when viewed from house to match upper left of crown.
Noted.
- g. Consultation on Modifications to the Newark and Sherwood Amended Allocations & Development Management Development Plan Document.
Noted.
- h. Adoption of the Nottinghamshire and Nottingham Waste Local Plan.
Noted.
- i. A46 Newark Bypass – Notice of the Decision by the Secretary of State.
Noted.

25-98 Administration

- a. **Clerk's annual review.**

The Chair and Vice-Chair had completed the review with the Clerk. There were no issues raised by the Clerk or the Parish Council.

- b. **Handyman's annual review.**

The Chair had completed the review with the Handyman. The Parish Council have no issues with the work that he does. The Handyman requested a bin for the Millennium Garden which the Parish Council felt was not needed.

c. **To consider new defibrillators.**

The Clerk to research defibrillators available and report back at the next Parish Council meeting.

d. **To consider a cover for the village sign.**

The Clerk to check with Cllr Thompson for progress and report back at the next Parish Council meeting.

e. **To consider planting of wildflowers along verges.**

Cllr Ayers to contact the grass cutting contractor for a way forward and report back at the next Parish Council meeting.

f. **To consider the proposed eviction at the allotments.**

A recent inspection at the allotments confirmed that all breaches in the Allotment Holders' Agreement were now being rectified, with no eviction needed at this time.

Cllr Hudson to conduct a further inspection for progress.

g. **To consider a structure request at the allotments.**

The Parish Council agreed the request.

h. **To consider the purchase of a 'No Dogs' sign for the allotments.**

The Clerk to print and laminate a poster for the noticeboard at the allotments.

i. **To consider water usage at the allotments.**

The Clerk had noted on the half year budget review that the budget for the water usage had already been exceeded. **Cllr Parrett** to provide metre readings to establish whether there may be a water leak.

j. **To discuss arrangements for Carols Round The Tree event.**

A date of 10th December was confirmed. The School, the Community Centre and Reverend Phil are all aware. **The Clerk** to advise the WI of the date for the event. Councillors agreed a donation of £100 for Newark Town Band to play at the event. Gray's Timber offered a tree free of charge with a proviso that the Parish Council arrange the cutting down of the tree.

k. **To discuss Remembrance Day and purchase of poppy wreaths.**

Cllrs agreed to purchase two wreaths at a total cost of £46. Cllr O'Donnell to represent the Parish Council at the Church service and Cllr Jarvis as representative at the Newark Air Museum service.

l. **To discuss tree pruning at Old Hall Gardens.**

The work would be done towards the end of November when leaves had dropped.

25-99 Finance

a. **To receive and accept accounts for September 2025.**

Proposed by Cllr Armstrong, seconded by Cllr O'Donnell, the accounts for September 2025 were approved and signed by the Chair.

b. **To approve expenditure at 9th October 2025.**

Proposed by Cllr Parrett, seconded by Cllr Hudson, the following payments were approved:

Notts ALC – New Councillor Training	45.00
Notts ALC – Assertion 10 Compliance Training	10.00
J Wilkins Ltd – PAT, Emergency Lighting & Fire Alarm	450.00
D Lyne – Verges (August)	702.00
PKF Littlejohn – External Audit	252.00
Mayor of Newark – 2 x Poppy Wreaths	46.00
National Allotment Society Subscription	84.00
Printer Ink	6.49

c. **To review the half year budget.**

The half year budget had previously been circulated to Councillors for review.

The Clerk noted the excessive water bill for the allotments with the annual budget already exceeded. This would be addressed as discussed under agenda item 25-98i.

The storage cabinet at the Scout Hall has now been cleared and documents archived or destroyed as required. The Parish Council agreed that the storage of documentation is no longer needed at the Scout Hall and therefore to reduce the payment to £100 per annum to cover the storage of the event shelters only.

d. **To note the conclusion of the External Audit.**

PKF Littlejohn had completed the external audit for 2024-25 and it was accepted by the Parish Council.

The Annual Governance and Accountability Return is available to view on the Parish Council website www.village.coddington.org.uk

e. **To agree Assertion 10 Compliance website training for the Clerk at a cost of £10.**

Proposed by Cllr Ayers, seconded by Cllr Quayle, the training was agreed.

f. **To consider a donation request for fencing repairs at the Village Hall.**

The Parish Council agreed a donation of £665 from CIL funds (50% of the total cost).

g. **To consider a donation request from Newark and Sherwood u3a towards the cost of table tennis tables.**

Co Cllr Barlow to consider the request with funding from the Councillors' Divisional Fund.

25-100 Reports and Correspondence

- a. Cllr Parrett had not received the minutes from the last Safer Neighbourhood Group meeting and would circulate when received.

25-101 To receive items for immediate note or the next agenda.

- The Clerk reminded Councillors that the Notts ALC AGM would be held on 15th October 2025 at 1.30pm at Calverton Village Hall.
- Cllr Parrett had received complaints of two residents sweeping leaves and conkers from their properties and onto Newark Road. **The Clerk** to write to both residents.

25-102 Date and time of the next meeting:

Thursday 13th November 2025 at 7.30pm in the Community Centre.

The meeting closed at 9.30pm