



Unit 2 Saxton
Parklands
Railton Road
Guildford
Surrey GU2 9JX

Tel: 01483 300094

Email: clerk@worplesdon-pc.gov.uk

NOTICE OF MEETING

24 January 2024

To: All Members of the Council

You are hereby summoned to attend an Extra-ordinary Meeting of Worplesdon Parish Council to be held in the Council Chamber, Unit 2 Saxton, Parklands, Railton Road, Guildford, Surrey, GU2 9JX on **Monday 5 February 2024 at 7.30pm** for the purpose of transacting the following business.

Signed:

Gaynor White

Mrs G F White PSLCC
Clerk to the Council

Those attending for the purpose of reporting on the meeting may use social media or mobile devices in silent mode to send electronic messages about the progress of the public parts of the meeting.

Anyone is permitted to film, record or take photographs at council meetings. Please liaise with the Clerk to the Council prior to the start of the meeting so that those attending the meeting can be made aware of any filming/recording taking place.

Use of mobile devices, including for the purpose of recording or filming a meeting, are subject to no interruptions, distractions or interference being caused during the meeting.

AGENDA

- 1. To accept apologies and reason for absence in accordance with the LGA 1972, Sch12, para 40.**
- 2. Public participation session - Members of the public are able to express a view or ask a question on relevant matters on the agenda and are welcome to stay and observe the rest of the meeting but may not speak or interrupt the meeting following the public participation session. Each speaker to have a maximum of three minutes to address the Council. The number of speakers to be limited to five.**
- 3. Declaration of non-pecuniary interests in accordance with the Parish Council's Code of Conduct.**

4. **Declaration of Disclosable Pecuniary Interests (DPIs) by councillors on any of the agenda items below in accordance with The Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012. (SI 2012 No. 1464).**

For information only:

Unit 2 Saxton, Parklands, Railton Road, Guildford, Surrey, GU2 9JX – Five-year renegotiated lease obtained 16.12.2023 until 15.12.2028. Break clause at year four. Long-term security at this site is unknown. Rent at commercial rate.

5. To further consider possible parish office options within the Parish:

- a) **Hesters Yard** - Potential office via a S106 Agreement subject to planning permission being granted by the Borough Council. Cost to Parish Council £1 – including an income stream from rentable office space.
- b) **Fairlands Community Centre** - potential rebuild (Your Fund Surrey and other grant funding opportunities). Potential office space on 1st floor - subject to the availability of grant funding and planning permission being granted. Cost to Parish Council - yearly commercial rent (on a short-term lease basis) or a capital sum to secure a longer lease (minimum 25 years). A capital sum would require a Public Works Loan Board loan to be obtained - anticipated loan required to be a minimum of £775,000 (including interest). A fifty-year lease would result in a loan requirement of £1,522,500 (including interest).

Questions:

1. Is Worplesdon Parish Council prepared to consider taking on a lease, either as yearly rent or as a capital sum, in relation to a new build of the Fairlands Community Centre?
2. Is Worplesdon Parish Council prepared, with the consent of the community, to obtain a loan from the Public Works Loan Board to facilitate a longer lease (costed via a capital sum)?