

Dinnington St John's Town Council

Minutes of the Neighbourhood Plan Committee held on 5th September 2025 at 9:00am in Committee Room, Council Office, Dinnington

Present: Cllr W Hall (Chair), Cllr L Clarke, Cllr J Hart, Cllr T Mulholland and Cllr D Smith

Apologies: Cllr N Ruff

Absent: Cllr D Adams

In attendance: C.Radford (Town Council Administrator) and one member of public

N167A/25 To elect the Chair of the Neighbourhood Plan Committee in the absence of the Chair for this meeting

Resolved:- That Cllr W Hall be elected as Chair for the meeting held on 5th September 2025

N167B/25 To answer questions from the last meeting: and to allow for questions from electors of Dinnington to ask one question only in respect of business itemised on the agenda or on a pertinent issue that may arise; followed by the formal meeting

No questions raised during the public participation session.

N168/25 To receive and consider any reasons for absence

The Committee noted the absence of Cllr D Adams.

Resolved:- That the reasons for absence be accepted for Cllr N Ruff.

N169/25 To receive and record any declarations of interest and if necessary, to receive written requests for dispensations for disclosable pecuniary interests and grant any requests for dispensation as appropriate

None

N170/25 To identify any agenda items which may be considered following the exclusion of the press and public, due to the confidential nature to be discussed. Under Public Bodies (Admission to Meetings) Act 1960, S1 (2))

No items were identified for the exclusion of press and public.

N171/25 To approve the minutes from the Neighbourhood Plan Committee meeting held on Friday 18th July 2025 and note that the meeting on Friday 8th August 2025 was deemed inquorate and did not go ahead

It was noted by Councillors that the meeting on Friday 8th August was inquorate and did not go ahead.

No matters raised on the minutes for the meeting on Friday 18th July 2025.

Resolved:- That the minutes of the Neighbourhood Plan Committee on Friday 18th July 2025 are approved as a true record and the minutes were signed by the Chairman at the bottom of each page.

N172/25 To receive a pilot plan from Rotherham Council regarding the empty homes scheme and consider any further action

Councillors discussed the issue of empty homes in Dinnington and a that a meeting was recently held with RMBC officers to discuss the matter. It was noted that no pilot plan has yet been received by the Neighbourhood Plan Committee and was not included as part of this meetings pack so Cllr D Smith said he would try to follow up with RMBC and report back to councillors at a future committee meeting.

N173/25 To update Cube Consultancy on the progress of the Committee in regarding to ongoing projects, to receive a project plan and consider any further action

Representatives from Cube Consultancy were not present at this meeting.

Councillors received and noted email correspondence between Cube Consultancy to the Clerk dated 11th August 2025. As the Clerk was also not present at this meeting there was no further update available to discuss.

With recent information and advice being that RNN Group are looking for the highest bid for the purchase of their land, Councillors discussed feeling that they have been misled and pushed out of any possibility to purchase and develop this land with no consideration given to the best interests of Dinnington residents or Dinnington's Neighbourhood Plan.

A discussion was had about redeveloping land already owned by Dinnington St John's Town Council and that now would be a good time re-evaluate future plans.

The government has recently awarded funds to Dinnington Medical Centre and Kiveton Medical Centre to improve their facilities but it appears they have been given different restrictions between the two on how this money can be spent, making it almost impossible for Dinnington Medical Centre to spend much of it's allocated pot of money. As a Council we will support Dinnington Medical Centre as much as possible in seeking some clarity on why this is the case

Resolved:-

- (1) That a letter will be sent to RMBC to ask why there are different restrictions between Dinnington Medical Centre and Kiveton Medical Centre on the way that they can spend their recently allocated funds.
- (2) Keystone Yorkshire Ltd are to be invited to the next committee meeting for a discussion regarding a working partnership with Dinnington St John's Town Council on the RNN project.

N174/25 To discuss the GP provision from Dinnington Group Practice and consider any further action

Discussed during the previous agenda item.

N175/25 To receive and note an update on the sale of land at East Street

The Committee were informed that Keystone Yorkshire Ltd have informed Cllr W Hall that the current hold up in proceedings is down to a delay with Dinnington Town Council's Solicitors.

Resolved:-

- (1) That next week the Assistant Clerk, on her return to work will contact the Solicitors for an update.
- (2) If this contact does not produce any progression then the Chair should try to contact the Solicitors and if this cannot be actioned or is unsuccessful then Cllr W Hall can make contact so that it can be established what the current hold up is.

N176/25 To note an update from the meeting with land owners surrounding Leicester Road and consider any further action

The Committee were told that it had been a successful and informative meeting held with one of the land owners and that it would be worthwhile to continue the conversation further.

There is awareness that if any tenants were to be removed from properties on Leicester Road they would need to be rehomed in suitable properties within the area.

RMBC held a meeting on 14th August 2025 regarding what assets of land there are around Leicester Road but the outcome of this meeting is currently unknown.

Concerns were discussed about the length of time it takes RMBC to re let a council owned property out, even if only minor repairs appear to be needed.

Resolved:-

- (1) A meeting is to be arranged for Councillor N Ruff and Councillor W Hall to speak again with the land owner again from Leicester Road.
- (2) RMBC is to be contacted and an update requested on the outcome of their meeting from the 14th August 2025.

N177/25 To note an update on the sale of land at Doe Quarry Lane college site from the RNN Group and consider any further action

Discussed during a previous agenda item

N178/25 To receive an update on the land at Lodge Lane since the last meeting and consider any further action (Cllr L Clarke)

Councillor Clarke advised that he has no update that he is able to provide at this stage.

It was noted that the Chair has been approached by an interested party regarding the purchase of land at Lodge Lane from Dinnington St Johns Town Council. The Committee agreed that it would be wise to be careful of any decision making and to re evaluate any plans for the future. The demographic of Dinnington has changed as well as the High Street with lots of new developments too. It would also seem appropriate to consider reviewing the Neighbourhood Plan as so much has changed over the last 10 years since that was put in place.

N179/25 To note any matters for inclusion on the next meeting

As per resolutions

N180/25 To note the date and time of the next meeting

Friday 19th September 2025 at 9:00am

Meeting Closed: 10:15

