

MINUTES
of the
Buildings & Moorings Committee meeting held on 8th February 2022 at 6pm in the Town Hall, Tewkesbury

Present: Cllrs C Danter (Chair); H Bowman, K Brennan, P Devine, R Gurney, K Powell, S Raywood, J Raywood

In attendance: D Hill (Town Clerk), four members of the public

B&M.21.074 Receive apologies for absence
None.

B&M.21.075 Receive declarations of interest
Cllr Brennan as a member of Tewkesbury Rejuvenation Initiative.

B&M.21.076 Receive dispensations
None.

B&M.21.077 Approve the minutes of the Buildings & Moorings Committee meetings held on 17th November and 1st December 2021
It was RESOLVED to approve the minutes of the meeting held on 17th November 2021 with one small amendment to item 21.057 – add item deferred. Proposed by Cllr Bowman, seconded by Cllr S Raywood.
It was RESOLVED to approve the minutes of the meeting held on 1st December 2021. Proposed by Cllr Gurney, seconded by Cllr Devine.

B&M.21.078 Matters arising from the minutes – for information only
20.093 Defibrillator - The Events Manager has asked Cllr Aldridge if he can assist with obtaining funding for a defibrillator as he's been having a conversation in respect of this.
20.127 Repairs to window at 64 Barton Street - ongoing
20.139 WH balcony handrail - Events Manager has spoken to a Structural Engineer
20.143 Back of Avon retaining wall quote – carry forward
21.048 Access point to river for small craft – meeting to be arranged with British Canoeing
21.051 Format of payments lists – carry forward
21.066 Purchase of tables and two trolleys - the Town Clerk reported that the two trolleys were not purchased as they were not required
21.070 iii Height of flood proof posts at Old Ferry mooring - Cllr Devine reported that this due to the posts having been cut down without the permission of the Town Council this has been raised as a crime with Tewkesbury Police.

B&M.21.079 Receive correspondence relating to the Buildings & Moorings Committee
An email had been received from a member of the public concerning the following matters:

What progress has been made and what is planned for each of the following:

1. Decision on use and improvements to the Jetty of St Mary's Road near Mill Bank.
2. Decision on use and replacement fence on land next to moorings off St Mary's Road near Tannery Mews (old Halifax works).
3. Investigation of ownership history of moorings off St Mary's Road car park and registration with Land Registry.
4. Decision on resubmission of Planning Application for restoration of moorings behind Priors Court and any help, professional or otherwise, to be involved.

B&M.21.080 Public Participation

A member of the public raised concerns about the safety of Red Lane in respect of its close proximity to Healings Mill and the terrible state of decline of this building particularly over health and safety and security concerns. There is no street lighting or CCTV in the area.

A member of the public raised concerns about the registration of moorings by the Town Council in front of Millbank.

A member of the public raised concern regarding the future of the green space at St Mary's Road moorings Registration of moorings in front of Millbank

B&M.21.081 Review the budget reports and earmarked reserves report

The budget reports were reviewed. The Town Clerk hi-lighted that Moorings income was likely to exceed budget and reported on the overspend relating to 64 Barton Street in connection with additional work identified when roofing works were undertaken and that Watson Hall bar income and expenditure impacted again this financial year by the pandemic.

B&M.21.082 Approve payments to be made

It was RESOLVED to approve payments totalling £12,403.87. Proposed by Cllr S Raywood, seconded by Cllr Danter.

B&M.21.083 Receive an update on Watson Hall events and building matters from the Events Manager

The Events Manager reported that bookings busy for this year – some rolled over from the pandemic and some new bookings. Bookings are being received from promoters, private bookings and also for Town Council events. The flooring in the corridor leading to the bar needs improving for Health and Safety reasons. The Premises Licence has been revised and is currently in consultation stage.

B&M.21.084 Receive a recommendation from the Events Manager to agree expenditure of around £400 to remove the front of the stage and replace with a temporary structure to enable a survey of the stage area for adaptation to enable storage for tables and chairs

It was RESOLVED to spend around £400 to investigate possibly storage options under the stage. Proposed by Cllr Danter, seconded by Cllr J Raywood. This expenditure to be taken from EMR 350.

B&M.21.085 Consider the revised costs in relation to the picture repair and agree the preferred option

It was RESOLVED to spend £690 to remove the two linings and access the tear to ensure a full restoration. Proposed by Cllr S Raywood, seconded by Cllr Devine.

B&M.21.086 Agree works to the Back of Avon boat trip mooring required for health & safety reasons to enable the boat trips to operate from April

Three quotes had been retained for this work. It was RESOLVED to accept the quote for £2,450. Proposed by Cllr Brennan, seconded by Cllr J Raywood. Cllr Bowman abstained.

B&M.21.087 Receive an update on the state of the mooring structure at the Back of Avon

Cllr Danter and the Town Clerk had both met with Clive Matthews from Avon Navigation Trust. The mooring at the Back of Avon is unsafe except for use by one boat currently moored there. The whole structure will need replacing. **Action:** Further information on options for repair to be provided by Avon Navigation Trust.

B&M.21.088 Approve the appointment of a Structural Engineer to inspect the walls at St Mary's Road mooring

It was RESOLVED to appoint a Structural Engineer to inspect the walls at St. Mary's Road mooring. Proposed by Cllr Devine, seconded by Cllr J Raywood.

B&M.21.089 Receive an update on 64 Barton Street being registered on Historic England's At Risk register and emergency funding available from Historic England

The Town Clerk confirmed that 64 Barton Street is now on the 'At Risk Register'. Historic England has indicated that emergency funding may be available to enable the Town Council to obtain specialist reports and undertake further emergency repairs to ceilings on the second floor and work to the chimney and lead flashing.

It was RESOLVED to extend the meeting for a period of 10 minutes. Proposed by Cllr S Raywood, seconded by Cllr Bowman.

B&M.21.090 Receive updates on the following ongoing matters:

- i. Town Hall: Health & Safety inspection of pictures and hangings in the Council Chamber, lighting in the Town Hall garden & Anglo American Garden of Remembrance, installation of CCTV, improvements to heating in the Town Hall, garden improvements. The Town Clerk reported that all matters were still ongoing.
- ii. 64 Barton Street: roof water leak, damaged ceiling, fire alarm system. The Town Clerk reported that an Architect from Historic England is visiting the building on 9th February. The fire alarm system now seems to be running more smoothly but a fire audit was triggered due to the high level of call out for the Fire Service.
- iii. Moorings: repairs to wall at Back of Avon, flood proof posts and fencing at St Mary's Road, ANT lease, surveys at Prior's Court, future of Old Ferry mooring. The Town Clerk reported that the quote for the wall repairs is still awaited. The flood proof posts no longer require consideration as they have been cut down (not by the Town Council). Fencing at St. Mary's Lane is on hold until the walls have been surveyed. The lease to Avon Navigation Trust is now progressing

again. Surveys have been instructed at Prior's Court. A meeting has been arranged to discuss possible alternative use for the Old Ferry Mooring.

B&M.21.091 Consider whether to approve a survey to quote for repairs on the Jacobean ceiling at 64 Barton Street at a cost of £420

It was RESOLVED to appoint a plaster specialist at a cost of £420. Proposed by Cllr Danter, seconded by Cllr Devine.

B&M.21.092 Consider a request for an additional memorial bench in the Town Hall garden

The request was considered and it was agreed that this could be moved forward by the Environment & Amenities Committee as there was no objection to the proposal.

B&M.21.093 Agree to pay Smiths Waste Management for commercial recycling services for a period of two years at the Watson Hall at a cost of £9.50 per container collection

It was RESOLVED to appoint Smiths Waste Management. Proposed by Cllr S Raywood, seconded by Cllr Brennan.

There being no further business the meeting closed at 8.10pm.

Signature of Chairman upon approval of the minutes 13th April 2022