

BERE FERRERS PARISH COUNCIL

At a meeting of the Open Spaces Committee held in the Council Chamber Bere Alston on Tuesday 15th January 2019.

Present

Cllr. P. Dennis	Chairman
Cllr. H. Boot-Handford	Chairman of Council
Cllr. P. Crozier	Cllr. D. Pengelly
Cllr. S. Hanson	Cllr. E.K. Wager
Cllr. R. Leithall	

In Attendance. Cllr. B. Lamb, Cllr. M. Page-Bailey.

3036. To meet with Phoenix Rinkowski and Lauren Morris from the Hut Steering Group regards their request for a Youth Shelter in the park by the Parish Hall.

The Chairman Cllr. Dennis welcomed Phoenix and Lauren and asked them to explain their project. Phoenix explained that approximately 5-15 members of our Friendship Group as well as others meet daily in all weather conditions, we like to be outdoors. Until now we have used our initiative to take shelter in the Youth Hut doorway in bad weather conditions, this can cause issues.

We would like to construct a shelter situated in 'The Courts' this would not only benefit us but the entire village. With your permission we will work with Vicki Lloyd who has offered to help us with fund raising and filling out the application forms. Our PCSO's are in favour and state that shelters reduce vandalism in the local area.

They were asked where they wish to place the shelter, they thought on the other side of the fence from the basketball court and facing the Parish Hall. We have started to fund raise; we believe the cost is in the region of £3,500.

The Chairman of Council thought that this was a fantastic proposal and would be amazed if we could find any reason to refuse it and congratulated both on their excellent presentation.

Cllr. Dennis asked about noise, could they assure Council that the noise would be kept at a minimum and also outline the times people would be there. They could make promises about noise, but the construction would help to funnel the noise away from the area. They did not think a shelter would make the noise worse, and we know that the Council have had issues in the past about noise, from neighbours.

Cllr. Pengelly also has concerns about the noise.

Cllr. Wager asked if they could find a way to open the Youth Hut more times a week.

Lauren stated that Vicki can only open the Hut for a certain number of hours and this is difficult because they have to have a responsible adult there when it is open.

Cllr. Hanson proposed that Council accept this proposal to erect a Youth Shelter assuming that the Friendship Group would look after it, seconded by Cllr. Dennis. A vote was taken 6 for the motion, 1 against, motion carried.

Cllr. Leithall suggested that Council provide Public Liability Insurance for the shelter. Discussions took place regards ownership, Council would take long term responsibility and would add it to their assets list.

3037. Notification of items for information at the discretion of the Chairman. No action can be taken on these matters.

1. Cllr. Pengelly – would like to thank the workman for doing the hatched markings, diverting the footpath away from the slope into the Social Club.

2. Cllr. Wager- the trough on Tap Hill is all full of paper and leaves again. The trees and bushes on the path down beside the hall need trimming back.

3038. Matters Arising from the minutes of the 9th October and taken as read.

Matters Arising.

Minute 2036 (1985) – The workman has cleaned all the rubbish of the lower part of the allotment and is now left with the wooden pallets which he will burn on Wednesday the 23rd. A letter has been delivered to the owners of the brewery notifying them of the bonfire, but if the wind is in the wrong direct, i.e. blowing towards Homefield, then he will delay the fire.

Minute 2039 – Progress on Sarah Park, the Locality Fund have been in contact to say that Council was successful with their application for a grant of £7,000.00. Cllr. Page-Bailey was asked when they intend starting the project, he stated that they would have a public turf cutting ceremony Sometime in March.

Minute 2041. Cllr. Hanson asked about the Cemetery roof, the Clerk has been in touch with the company who has given a date of 1-2 weeks. The Clerk also explained that at Full Council she had made an error with regards the cost of the repairs which is not £900 but £1,595.00 plus vat.

Minute 2042. – The Clerk stated that the workman has put wire netting on the bottom of the gate to try and stop the dogs entering the play park on The Down.

3039. Financial Statements.

The Clerk circulated the new financial statements. Cllr. Hanson pointed out that cost centre 4445 was Playground maintenance and wanted to know why there was a figure of £6,065 against it. The Clerk would look into this but thought that it was probably due to misallocated capital works (e.g. equipment).

As regards the BAUFC entry, the Clerk explained the figure for cash received, as the BAUFC did not pay their half year rent until 23/4/2018 which should have been paid before the end of 2017/18 financial year, also the half year rent for August was not paid until December.

Cllr. Hanson proposed acceptance of the statements apart from the above two items the Clerk needs to find more information, seconded by Cllr. Dennis, agreed unanimously.

3040. Revisit the proposed precept with more information on the new defibrillator maintenance.

The Clerk asked for clarification on the situation regards ownership of the defibrillator for the Recreation Field.

The BAU Youth Football Team were hoping to raise money for this, also BARP and Carnival have offered a donation, Council to apply to the Community Fund (Ex TAP) for a grant.

The Clerk pointed out that there is no maintenance figure in the budget for pads and after four years you have to renew the battery at a cost of £240.00 plus VAT.

Discussions took place, Cllr. Hanson asked if we have any responsibility for the Bere Ferrers defibrillator, Cllr. Lamb thought it was looked after by the Villagers Association.

Cllr. Hanson proposed that we put the sum of £200 per year into the precept for annual maintenance of the Bere Alston defibrillator, seconded by Cllr. Crozier. All were in favour.

Cllr. Dennis proposed that this committee recommends to Full Council that the Recreation plus Allotments precept be £2738 for 2019-20, seconded by Cllr. Hanson.

3041. Report from BARP.

Cllr. Pengelly – the roundabout at The Down is seriously seized up.

The new swing at Sarah Park is due to be installed on Thursday.

Cllr. Lamb stated that there is a grant available for playgrounds but the application would have to be in by 25th January.

3042. To discuss the progress on Sarah Park Drainage.

Cllr. Page-Bailey - stated that the grant from Devon County Locality Fund of £7,000 should enable us to complete the work. The Sub-Committee comprising of Cllr. Page-Bailey, Cllr. Lamb, Cllr. Leithall and Cllr. Pengelly to be given delegated powers to get costings. Cllr. Page-Bailey stated that we need to be more structured to get community involvement.

3043. Update on Sub Committee Road Infrastructure at the Cemetery.

Cllr. Dennis – Jeremy Maddocks wishes to discuss the plans with Sub-Committee and the Workman, he will then bring the pack to the next Open Spaces.

3044. To meet with Russell Moore Committee member BAUFC to discuss the state of the Pavilion and the possibility of funding.

The Chairman welcomed members from B.A.U.F.C. Mr. Will Westlake introduced Russell Moore. Mr. Moore stated that urgent repairs are needed Pavilion roof which is leaking and the building is close to becoming unfit for purpose. We estimate the cost to be in the region of £10,000 + vat. We fully appreciate that, as is the position of the club itself, the Council are unlikely to be able to fund this work. We have been advised that we may be able to seek grant funding for all or part of this cost from the Football Association and/or the Football Foundation both of whom provide funds for facility improvements at grass roots level of the game.

Having made initial investigations into the possibility of receiving grant funding we are advised that this will only be possible if the club is able to gain security of tenure over its facilities. For this purpose, security of tenure is regarded as having a leasehold interest of at least 25 years.

Cllr. Leithall – The Pavilion as it stands is open to anyone who wishes to use it. Mr. Russell stated that we have no desire to stop that use.

Mr. Russell- any grants for repairs can only fund 70% of any work. Cllr. Dennis – if you were successful with the application to fund new roof, what time scale are we looking at?

Mr. Russell- Three to four months, as long as we could proceed in principal.

Cllr. Leithall- If you got the lease security would you take full responsibility for the maintenance of the building?

Mr. Russell- would agree in principal, we believe we could sort the funding out.

Cllr. Leithall- do you know the cost of the legal fees?

Mr. Russell- Yes roughly two and a half thousand pounds.

Cllr. Dennis – are we in favour of giving a twenty five year lease to B.A.U.F.C. for the pavilion.

Discussions took place. Mr. Russell stated that the pitch needed a lot of maintenance also.

After discussions it was agreed to look into the way the recreation field was given to the parish and whether this council could lease the pitch to the club.

Cllr. Boot-Handford proposed that Council, in principal are happy to lease the Pavilion to B.A.U.F.C., seconded by Cllr. Hanson. A vote was taken 6 for the motion with one against. Motion Carried.

Council to investigate the cost of drawing up a lease.

3045. Routine safety inspection reports for the Parish Recreation and Play parks.

The Down

Cllr. Hanson – reported that The Down play park has a clean bill of health.

Sarah Park

Cllr. Hanson- the main entrance gate still needs looking into as it will not swing shut. The Clerk hopes to get the return spring put on soon.

Bere Ferrers. Cllr. Crozier- The field is looking a lot better.

3046. Monthly Inspection of Allotments Bere Alston and Bere Ferrers.

Bere Ferrers. Cllr. Page-Bailey – the Chairman of the Bere Ferrers Association reported no problems to Cllr. Page-Bailey.

Bere Alston. Cllr. Wager – Inspected the allotments and noted four piles of pallets for burning, and suggested that there should be one lit and the rest fed onto it to keep the nails in one place.

3047. To discuss Community Composting.

The Clerk has had an email today from Mr. Meek apologizing for not getting back to us as the legal department have not come back to him, he will chase them again.

3048. Correspondence.

1. Mrs. Birtwistle- Complaint about Bere Ferrers Recreation Field and dog fouling.
If you walk anyway in this park you will come across dog muck all over. It is disgusting. This recreation field is supposed to be safe for children to play in. Clearly this is not the case here. We are very lucky in Bere Ferrers because there are lots of other walks around here that people can take their dogs to. I suggest you either ban dogs from the recreation area or put up cameras to catch these lazy dog owners who are not prepared to clean up after their animals.
Cllr. Crozier stated that when he did the inspection he found no evidence of dog fouling.
2. Martin Swarbrick- Land to rent. I currently have two allotments on the Bere Alston site. I am looking to grow garlic on a small sustainable commercial scale and I wondered if the Council would be prepared to rent the remaining land at the bottom of the new field.
The Clerk checked on commercial business being run from an allotment. The Allotment Act states that you are not permitted to run your allotment plot as a business.
The Clerk to write to Mr. Swarbrick explaining this and turning his request down.
3. Diana Mitchell- Request by Bere Ferrers Villagers Group to flatten the cycle track and reseed it. Because there is excess soil there, forming humps, it is not possible to return it to the contour of the field. It was agreed that the best solution is to make a flat area with gentle slopes around the edge, easy for ride- on mower access. We have asked Mr. Ball to look into doing this, and to give us a quote. He asked if there would be any objection to using herbicide on the area, before seeding. We would consider what to do with this flat area, once it has been dealt with. Some have suggested that it could be a new picnic area because the bottom of the field gets so wet and boggy.
Discussions were held and it was agreed to sanction the removal and flattening of the cycle track.

3049. Proposals for next meeting.

1. Report on progress of Sarah Park drainage.
2. Report from BARP
3. To inspect the updated Plans for the Cemetery,
4. To review the Terms of Reference. - Cllr. Hanson.

- 5. To review the Bere Alston United Football Club Agreement. - Cllr. Leithall.
- 6. To review the Bere Ferrers Bailment Agreement.- Cllr. Boot-Handford
- 7. To review the Allotment Agreement. – Cllr. Dennis.

There being no further business the Chairman thanked members for attending and declared the meeting closed at 9.14pm

Signed this 29th day of January 2019.

Chairman.....