

CHANDLER'S FORD PARISH COUNCIL - ASSET MANAGEMENT COMMITTEE

8 October 2018

Fryern Pavilion, Chandler's Ford 7.00 pm

PRESENT: Councillors Aubry, Cox, Hughes (Chairman), Irish, Newcombe and Pragnell.

In attendance: Duncan Murray (Parish Clerk), Tomor Beqo (Facilities Manager) and Keith Hatch (Employer's Representative of the Hiltingbury Project [ER]).

Public Participation: There were no members of the public present.

1. APOLOGIES

These were received from Cllrs Broadhurst and Kyrle and also from Phil Eades (Compliance Officer Operations).

2. DECLARATIONS OF INTEREST

There were none.

3. TO ACCEPT THE MINUTES OF THE COMMITTEE'S MEETING OF 3 SEPTEMBER 2018.

These were accepted having been previously agreed at full council on 24 September 2018.

4. TO NOTE THE UPDATED ACTION LIST.

The updated Action List was noted, with clarification that the dragon's teeth at the border of the Hilt's demise were completed, not ongoing and that the Tango (dual use) swing seats had been installed at Hiltingbury and Fryern.

5. COMPLIANCE OFFICER'S AND FACILITIES MANAGER'S REPORTS

5.1. Update on PSS and most recent reports.

It was noted that the play area inspections had been undertaken as per the report and that there were a couple of items that were being reviewed as there appeared to be different guidelines in place. A comment was made about the small mound in the Hiltingbury play area, and that this was understood to have been installed as a break between the slide and the toddler trampoline, although part had been removed during the installation of the new multi-play unit. It was mentioned that this was unsightly and either needed tidying up or removing.

5.2 To note maintenance/contracted work undertaken/in progress:

The report was noted with the FM commenting on the new AV equipment and thanking Phil Eades for his help in the installation, it was noted that the project had been within budget.

- The Mead Road tree removal was noted as being due to be undertaken on the 9th October (not September).
- The boom sprayer had been delivered and the FM was due to do his training on 9th October, savings for CFPC were expected after completing the course.
- The Towrite Voltage Regulator blew, a replacement was on order @ £196 ex VAT. TB able to fit.
- Football fields have been fertilised (one resident complaint about the smell of fish blood and bone).
- TB has replaced the rear wheel drive gears and the two drive belts on the Toro 4WD pedestrian mower.

- That the emergency lighting batteries had been replaced and tested, along with the fire alarm system being serviced.

A question was asked about the wildflower meadows and it was confirmed they would not be cut until the seeds had dropped.

5.3 To note a report on incidents recorded.

There had been no incidents reported to the police, but it was noted that there had been some issues with mopeds and drugs at Hiltingbury Recreation Ground over the weekend.

6. TO RECEIVE AN UPDATE REPORT ON THE PAVILION EXTENSION PROJECT, TO RECEIVE THE FOURTH VALUATION REPORT.

6.1 Project Progress Report

The Clerk tabled an update report with contractor information and images taken on the Monday morning: -

- Progress continued, the SSE issues have been preventing the new entrance pads being done and this had been bypassed by the on-hire of a generator. SSE are due back on site 12th October and then returning (again) for the street lighting on 5th November, the delay of which had been queried/strongly objected to by the contractors and architects.
- The remaining foundations were due to be poured early that week with the steelworkers back on site, so the frame should be completed by mid/end the following week. The cladding would start around the same time as would the beginning of the first-fix on the M&E installations.
- Some of the brickwork was up to the 3m height, some at 2m and the main sports hall roof appeared to be virtually complete.
- The Following week would also see the first-floor concrete pad being poured and the remaining ground floor pad should be in the following week.
- We were shortly due to get an updated project programme, once this had been analysed the staffing recruitment timetable could be drawn up and therefore budgetary impacts identified.

The ER commented that the scheme was about halfway through and that the total ineptitude of SSE in dealing with the 3-phase wiring that had to be re-routed and connected was the reason for the delay.

The ER also reported that although the contractor was reporting a delay he was confident that they could claw back this time. He also commented that the contract sum was showing an underspend of about £70k which was quite comfortable at this point in the build and with the structural problems in the retained part of the original building resolved.

6.2 The Fourth Valuation Report

The Clerk briefed on the financials and that the current anticipated final account was standing at £2,114,102. In addition, HMRC had enquired about the size of the VAT reclaim and had been given the relevant information about the building being opted into VAT in 2014, all issues raised had been resolved in a period of 24 hours and future reclaims were noted for the anticipated contract sum VAT elements.

Questions were asked about when the building would be watertight, and this was confirmed to be expected in a couple of weeks. Another member asked about arranging a site visit, it was mentioned that this should be possible, but would require the site manager to be available on-site and no works being undertaken to make the visit as safe as possible. It was noted that PPE would be necessary for all visitors.

6.3 Landscape Planning and the HCC pathway

The Clerk had tabled the landscaping plan, which was noted. It was also noted that the Safer Access to Schools pathway at Hiltingbury Recreation Ground works were commencing the following morning.

7. TO DISCUSS AND AGREE WHETHER THE FRYERN FUNTASIA SHOULD BE HELD MAY DAY BANK HOLIDAY 2019.

This did not require debate, following proposal, seconding and on a show of hands this was AGREED

8. TO NOTE A PRE-BUDGET REPORT ON THE IMPACT OF PENNINE WAY PLAY AREA EQUIPMENT REPLACEMENTS ON THE £50K PLAY AREA BUDGET FOR 2019 – 2020, AND THE DESIRABILITY OF INSTALLING AN ADDITIONAL TODDLER SLIDE AT FRYERN.

The Clerk briefed Members that Pennine Way had two items that need replacing in the junior play area (roundabout and Lapset wooden multi-play unit both being end-of-life/beyond repair), and an older child swing was promised in an additional area to become part of the play area (at an estimated cost of £25k to purchase and install all of the above) – this would have an effect on the amount of funding available for Lincoln's Valley and Westmorland Way, which currently do not have expensive needs.

Whilst the new 5-12-year old multi-play at Fryern was very popular, as a result of the equipment that was replaced having been of little challenge there were requests that CFPC install a piece of equipment with a slide for toddlers to 3 to 4-year olds. It looked as if the 2019 budget might be able to accommodate such a request.

A Member made comment about community orchards and that if trees were planted they would need protection and that this would require a permanent gated fence and requested that the Clerk considered this in setting the council's budget for the coming year.

9. TO DISCUSS AND AGREE WHETHER THE PROPOSALS PUT FORWARDS BY CLLR PRAGNELL SHOULD BE AUTHORISED FOR NON-OFFICERS TO LOOK INTO THEIR FEASIBILITY AND REPORT BACK TO THIS COMMITTEE.

IT was noted that the list had been edited and the Clerk clarified that those that came within the delegated powers of this committee had been brought forwards, the others would go to Policy and Finance. The Councillor introduced and briefed Members on his item which requested authorisation to look into the feasibility of 6 items (including cycle paths and cycle repair stations, adopting North End Copse and adjacent open space, a gardening club to take on the Diamond Jubilee Garden and the creation of a play unit on the mound in the Fryern play area) that could be introduced into or impact on the assets of the council. Following proposal, seconding and on a show of hands, it was AGREED that the Councillor could look into the feasibility of those items and would be required to report back to this committee.

10. MATTERS TO BE TAKEN FORWARD TO THE COMMITTEE'S NEXT AGENDA.

Identification of a sapling nursery area.

The next meeting was confirmed as being at 7.00pm on Monday 12 November at the Fryern Pavilion. That being the conclusion of business the meeting was closed at 8.25p.m.

Chairman.....