

# **TOWN HALL AND MANORIAL LANDS TRUST**

## **A Meeting was held on Thursday 2 February 2023**

**Present:** Cllrs Mike Canavan, David Cook, Bryn Griffiths, Chris Johnson, Martin Luxton, David Oxley and Andy Wake.

Assistant Clerk –Mrs Debbie Young

### **1/02/02/23 APOLOGIES FOR ABSENCE**

**RESOLVED** that the apologies from Cllrs Atkinson and Sowerby be received.

### **2/02/02/23 MINUTES OF THE PREVIOUS MEETINGS**

**RESOLVED** that the minutes of the meeting held on 13 December 2022 be approved

### **3/02/02/23 FINANCIAL STATEMENTS**

**RESOLVED** that the monthly statements for December 2022 be received and agreed.

The Town Hall Trust has been self supporting over the last 23 months with no transfers from Manorial Lands Trust. Letting income matched budget levels in the final four months of 2022. Manorial Lands Trust received the wayleave payment of £5713 from Zzoomm in January. Some income from the market remains following the ‘miserable months’ offer to stallholders.

### **4/02/02/23 TOWN HALL TRUST UPDATE**

The Town Hall Committee brought forward three matters for review.

The **outside noticeboards** are in need of refurbishment, with the proposal to remove the flower baskets from above the noticeboards, and to replace with window sill boxes. Prior to this it has been identified that the windows frames are in need of refurbishment. **RESOLVED** that the Trustees approve the proposals in principle, the new flower box design to be presented to the Trustees for final approval and the Trust is to arrange quotes for the window frames.

Secondly the **heating system** in the Town Hall could be replaced with a more energy efficient system. Two options have been identified.

1) The most costly option is to replace the current boiler with an air source heat pump system. Potentially this could provide both a room heating and cooling capability. This would require external units which could be placed on the internal roof. This option could be linked with on-demand electrical water heating and the provision of solar panels on the inner roof slope. As the building is listed the Trust is to seek advice from HDC Planning on the acceptability of external equipment on the inner roof area.

2) To replace the current boiler with a more efficient boiler.

Thirdly **Air Conditioning** in Main Hall. Three quotes received will be compared with the air source heat pump system and boiler replacement. As units would need to be placed on the internal roof, advice to be sought from HDC Planning.

**RESOLVED** that the Trustees approve the proposals with quotes and requirements to be progressed with Cllr Oxley and Ken Ridgeway as lead. Trustees to research funding possibilities. Following receipt of the costs of the three alternatives a full evaluation of the options will be undertaken.

**5/02/02/23 MANORIAL LANDS TRUST**

- a. Market Update:
  - i. Friday Market – no further update
  - ii. Farmer / Makers Market – continues to be a great success trading on the 1<sup>st</sup> and 3<sup>rd</sup> Saturdays of the month, increasing foot flow into the Town and to the Craft Fairs.
- b. Strategic Objective 2022/23 – Levenside Improvement Project update. **RESOLVED** that HDC Planning had approved the amendment to reroute the path around a tree instead of disturbing the riverbank. Cllr Oxley is still waiting to hear from HDC regarding the Otter and Bat survey along the river before works can commence. Planning permission has been granted for the improvements. Letter to be circulated the residents advising of the works to be carried out along Levenside.
- c. Levenside Kiosk –**RESOLVED** that Cllr Canavan will prepare a draft response for comment. Additionally, the Clerk is to seek alternative sources of legal advice in respect of the final agreement with the Environment Agency.
- d. Levenside – Additional cobbles – No Update
- e. Levenside – Undergrounding – **RESOLVED** the new streetlights are in place, Northern PowerGrid has a Permit from NYCC to link the lights up. Cllr Canavan is to progress permit for work on MLT land and the wayleave agreement with Openreach.
- f. Wayleave agreement
  - i. ZZoomm – **RESOLVED** That the permits are now in place for works to College Square and Levenside. Site visit to agree programme of works on Levenside to be arranged.
- g. Licence and lease agreements
  - i. Chestnut house – ongoing
  - ii. Decking – **RESOLVED** that licensees are be reminded that all items should be cleared from the decking between trading hours, and permission be sought for all items other than those specified in each agreement.

The meeting closed at 7.50 pm

Signed ..... Date .....