

Pembrey and Burry Port Town Council
Regeneration and Leisure Committee Meeting
Thursday 3rd September 2015

Present: - Chair Cllr Mrs Shirley Matthews, Cllrs John James, Andrew Phillips, Michael Theodoulou, Mrs Moira Thomas and Hefin Williams.

In attendance: Melanie Carroll-Cliffe (Town Clerk) and John Ridgway (TSO)

(Former OAP Hall, Memorial Hall, Burry Port 9.30am –11.35am)

1. Personal Matters.

Apologies were received from Cllr Graham Davies.

2. To receive Members' Declarations of Interest in respect of the business to be transacted.

Members confirmed their usual declarations of interest.

3. To confirm the minutes of the Regeneration and Leisure Committee meeting held on 7th July 2015

The minutes of the meeting held on 7th July 2015 were approved as a true record.

4. To consider any matters arising from the minutes.

P2 (5) Update on marketing and promotion of the Memorial Hall and consideration of ideas for future events

Following a query by a member, the Clerk advised that to date, there had been no further feedback from Amanda Morgan of Coleg Sir Gar, following her attendance at the meeting on 7th July. However, this was not unexpected, given that the college would have been closed over the summer holidays.

P4 (14) Further consideration of issues relating to Burry Port Toddler Park and MUGA

Following a query by a member, it was confirmed that the cost of the work in relation to the MUGA had been approved by the Finance Committee.

P5 (15) Any other competent business

Following a query raised, the TSO advised that he did not have an update from County Councillor Hugh Shepardson. However, he had spoken to Matt Morden at Carmarthenshire County Council, who intended reverting to Property Services in relation to this issue.

5. Update from Heritage Trail Sub Group

Although Cllr Graham Davies was absent from the meeting, he had provided an update in an email sent to the Clerk. This confirmed that following a meeting of the Heritage Group on 30th July, the Heritage Lottery bid had been submitted online on 31st July. The last piece of evidence had been received from the County Council, which provided planning permission in principle for the sites identified, as being suitable for the erection of boards.

6. Update on entry to Wales in Bloom/Britain in Bloom 2015, including the consideration of representation at the Awards Ceremonies

The TSO advised that dates had been received for the awards ceremonies. In relation to the Wales in Bloom competition, the awards ceremony is to be held in Wolfscastle on 18th September. The awards ceremony for the Britain in Bloom competition is to be held in Sunderland on 16th October. The TSO advised that he had costed flights and hotel accommodation to attend the Britain in Bloom ceremony and this totalled £480 per person. He also informed members that presently, there is approximately £800/£900 remaining in the existing budget.

There was some discussion in relation to suitable transportation to Sunderland, following which it was generally felt that flying would be the best option for the representatives attending. Accordingly, members **APPROVED** to recommend to the Finance Committee that the existing budget should be increased by £500 to cover the cost of up to three representatives potentially attending the awards ceremony in Sunderland.

7. Consideration of being the host town for the Wales in Bloom Awards Ceremony 2017

The TSO advised that an approach had been made to enquire if Pembrey and Burry Port would be interested in being the host town for the Wales in Bloom ceremony in 2017. At the present time, only limited information is available as to what this would entail, although members were generally in favour of this. It was therefore **APPROVED** that further information be obtained, hopefully at the Wales in Bloom awards ceremony in Wolfscastle and then further consideration could be given to this.

8. Update on the planting of ‘Anne Frank’ trees by local schools

The TSO advised that the proprietor of Wrenvale Nurseries, who supplies flowers and shrubs to the Town Council, is obtaining trees on our behalf. He has also advised that the optimum time for them to be planted is during November.

9. Consideration of a request from Carmarthenshire County Council in relation to a proposed energy efficiency event to be held in Burry Port on the 9th October 2015

The Clerk advised that it is intended that this event take place at Friendship Square (junction of Stepney Road and Station Road) and for this reason, the Town Council’s consent is being sought. The TSO updated that he had met with the officer arranging this and it had been confirmed that a small gazebo (3m x 3m) would be erected for this one off event. All

members **APPROVED** this request.

10. Further consideration of additional new lamp post signs

The TSO advised that following the purchase of the new lamp post signs, which have been erected, there is still £1,500 left in the budget. Having made enquiries with the supplier, it would be possible to purchase approximately 12 additional signs, inclusive of brackets. The Clerk reminded members that there had been a previous suggestion that any additional signs should have a different design, due to the fact that the current signs very much focus on the area being known for its floral displays. Members agreed that the Council should not rush into ordering additional signs, so long as the money left in the budget could be carried over to the following year. It was proposed and **APPROVED** that an approach be made to Coleg Sir Gar to request the students to put forward some ideas on a new design. Furthermore, members **APPROVED** recommending the safeguarding of the underspend on the current budget, to be used towards the purchase of more signs at a later date.

11. Update on directional signs to Burry Port Memorial Hall

The TSO circulated information received from Carmarthenshire County Council, detailing the location of the proposed additional signage. The TSO sought approval of these new locations, following which he could obtain a price from the County Council for this work. Members **APPROVED** the locations and therefore, once a price has been obtained by the TSO, then it can be considered by the Finance Committee.

12. Update on alternative access entrance to the Burry Port Memorial Hall car park

Cllr Shirley Matthews updated members that she had been in communication with an officer from the County Council regarding the garages at the rear of the Memorial Hall. It had been confirmed that the County Council would like to demolish the garages but at present, they had failed to locate one person. Should the garages be demolished, then this would enable improved access to the Memorial Hall car park.

Some concern was expressed at the potentially high cost of this work. Accordingly, it was discussed that it may be beneficial to liaise with the Health Centre, to offer use of the Memorial Hall car park as an overflow car park for the Health Centre, subject to their car park being utilised to access the Memorial Hall car park. It was therefore **APPROVED** that Cllrs Mrs Shirley Matthews and Mr John James arrange to meet with a representative from the Health Centre and report back to the Regeneration and Leisure Committee following this meeting.

13. Further consideration of undertaking refurbishment work at Pembrey Memorial Hall

Cllr Mrs Shirley Matthews referred to the fact that the potential refurbishment of Pembrey Memorial Hall had previously received brief consideration. However, no work was progressed at that time, due to the extensive work being carried out upon Burry Port Memorial Hall and it being felt preferable to await until this had been completed. It was discussed that under the new proposed committee structure, there will be a specific committee to look after all of the Council's facilities. Furthermore, it was raised that some

funds may become available should the sale of the Copperworks site proceed. Cllr Michael Theodoulou updated that some work has been undertaken regarding the new committee structure and advised that a paper will shortly be circulated to the Chairpersons of the current Committees. It is hoped that the new committee structure will be finalised by the November Town Council meeting. Members were in favour of the new Facilities Committee considering Pembrey Memorial Hall at its first meeting. However, it was agreed that this would not prevent some enquiries being made regarding potential available grants in the meantime.

14. Update on the proposed application for outline planning permission for the Copperworks site and the proposed demolition of the building

The TSO circulated quotations obtained in relation to the proposed demolition of the building on the Copperworks site. A query was raised by a member as to whether any other architects had been considered apart from Darkin Architects in respect of the application for planning permission to demolish. The TSO advised that the reason for using this firm was due to the fact that they were carrying out the work in relation to the planning application to develop the site. It was discussed that if the building on the site is demolished, then the cost of this work would be recouped in added value when the site is sold to a developer.

The TSO also circulated some additional information received by Darkin Architects from Natural Resources Wales. This stated that the Flood Maps do not include an allowance for climate change and that it is likely that the site could be affected when climate change allowances for a 100 year lifetime of development are applied to current tide levels. In light of this, Natural Resources Wales has requested that a site level survey to Ordnance Datum of the existing and proposed site be produced.

Despite this additional information from Natural Resources Wales, members **APPROVED** that there be a recommendation to the Finance Committee that the proposed demolition proceed and that the cost of this work be approved.

15. Further consideration of the purchase of new flooring and potential redecoration of former OAP Hall

The TSO circulated quotations received for different options on flooring to be laid in the former OAP Hall. Having considered the three options of flooring, members favoured option 3, which entailed lifting both of the existing floorings, priming and re-screeding the sub floor, prior to installing new commercial wood effect safety flooring. However, it was **APPROVED** that the TSO arrange to meet with the supplier to obtain advice on samples

16. Update on the “Wales in Bloom winner” signage

The TSO circulated location plans and information received from an officer of the County Council regarding this signage. It was therefore **APPROVED** that the TSO now proceed in obtaining a price for this work.

17. Consideration of Christmas lights

The TSO advised that he had arranged a meeting with David Morris, Street Lighting Department, Carmarthenshire County Council and Mark Williams (IWEC) the following

Monday 7th September. He referred to the fact that there had been a problem last Christmas with lights being switched off by the local businesses. Also, a significant number of lights (around £800 worth) are not fit for purpose. The TSO advised that the Town Council would need to increase its budget if it wanted to increase the coverage of lights in the area.

Members agreed that the main aim was to improve the town centre area, rather than surrounding areas. It was therefore **APPROVED** that the matter be discussed further, once the TSO has more information, following the aforesaid meeting.

18. Any other competent business

- The TSO referred to a right of way by the Neptune Hotel, which is over grown. A request has therefore been made for this to be cleared by Town Council staff. The TSO confirmed that there would be no difficulty in doing so and he was therefore seeking approval for this work to be undertaken.

It appears that there is some uncertainty relating to the ownership of this area of land. The County Council has advised that it is not their land. Network Rail has also been approached but no response has been received to date. Following discussion, members **APPROVED** that the TSO could arrange for Council staff to carry out this work.

- Notes were circulated to members from the Bacce Sub Group which was held on 25th August. During this meeting, the group had agreed the appointment of a Chairman, Secretary and Vice Chairman.

Following consideration of the notes, it was discussed that the new proposed development in the Harbour area will dramatically change Burry Port. However, the Bacce area is in the middle of this. The sub group had therefore considered and unanimously agreed on a vision statement, which is “To improve the physical, social and economic well being of the Bacce neighbourhood. We will do this by giving residents a voice, working in particular with others and linking our plans to the overall development of the Harbour area”.

The sub group intends to obtain up to date information from the County Council and it was advised that a meeting with County Council officers is being arranged for late September.

During the course of the discussions, it was raised that there are other areas within the Town Council’s remit which require regeneration and it was felt that these need to be additionally looked at. However, members were generally of the view that the Bacce area should initially be concentrated on and then other projects could subsequently be considered.

Following the discussions, members **APPROVED** the notes from the sub group meeting, as well as the approach which is being taken by the group.

- Cllr Andrew Phillips referred to the fact that he was aware that it had not been possible to accept a booking at the Memorial Hall during October due to the Operatic

Society putting on its annual performance. Members acknowledged that the Council needed to work with the Operatic Society but felt that there needed to be some flexibility, on occasions, to ensure that bookings at the Memorial Hall were not lost. Members agreed that a discussion could initially take place with Cllr Robert John, due to his involvement with the Operatic Society and subsequently, members of the Fees and Charges Sub Group could meet with representatives from the Society.

- Cllr Hefin Williams highlighted that copings need to be finished off in the Harbour and therefore, Rory Dickinson needed to be contacted.
- Cllr Michael Theodoulou referred to the fact that the Town Council needs to start considering the creation of its own well being plan. This is as a result of the Town Council being subject to the recent legislation, as it qualifies as one of the larger Councils. Members **APPROVED** that a sub group be formed to start putting some ideas for a plan together. It was **APPROVED** that this sub group comprise Cllrs John James, Michael Theodoulou, Andrew Phillips, Hefin Williams, Mrs Moira Thomas and Mrs Shirley Matthews.