

Penistone Town Council

Minutes of the meeting of the Assets & Amenities Committee held in the Bar Room, St John's Community Centre on Tuesday 14th November 2023 at 7pm

PRESENT Cllr. Jonathan Cutts (Chair), Cllr. David Greenhough (Vice-Chair), Cllr. Rob Blackshaw, Cllr. Lisa Cork, Cllr. Hannah Kitching, Cllr. James Kitching, Cllr. Mandy Lowe-Flello (Town Mayor, *ex-officio*), Cllr. Jon Palmer, Cllr. Nick Perkins, Cllr. David Walker

Nigel Bailey – Town Clerk

Elaine Miller – Assistant Town Clerk

One member of the public was present.

COMMITTEE MEMBERSHIP

Cllr. Jonathan Cutts (Chair), Cllr. David Greenhough (Vice Chair), Cllr. Rob Blackshaw, Cllr. Wayne Chadburn, Cllr. Lisa Cork, Cllr. Hannah Kitching, Cllr. James Kitching, Cllr. Mandy Lowe-Flello (Town Mayor, *ex-officio*), Cllr. Frances Nixon, Cllr. Jon Palmer, Cllr. David Walker

1. A&A 2023/23 APOLOGIES FOR ABSENCE

1.1 Apologies for absence were received from Cllrs. Wayne Chadburn and Frances Nixon

1.2 Apologies were accepted with reasons for absence approved.

2. A&A 2023/24 DECLARATIONS OF PERSONAL OR PREJUDICIAL INTEREST FROM COUNCILLORS

2.1 In accordance with Section 31 of the Localism Act 2011 members to declare any disposable pecuniary interests in items on this agenda.

It was **NOTED** and **RECORDED** that there were no declarations of interest.

2.2 The Town Clerk to report any written dispensations in respect of items on this agenda.

The Clerk reported that there were none.

3. A&A 2023/25 EXCLUSION OF PRESS AND PUBLIC – PUBLIC BODIES (ADMISSIONS TO MEETINGS ACT 1960) S. 1 (2)

Meetings shall be open to the public unless their presence is prejudicial to the public interest by reason of the confidential nature of the business to be transacted or for the other special reasons. The public's exclusion from part or all of a meeting shall be by a resolution which shall give reasons for the public's exclusion in accordance with the Public Bodies (Admission to Meetings Act) 1960.

There were no items to be excluded.

4. A&A 2023/26 PARAMOUNT CINEMA

4.1 To consider a report from the Manager of the Paramount Cinema.

A written report from the Manager of the Paramount Cinema was circulated to the Councillors.

The Manager's report was duly **NOTED**.

4.2 To consider a fire risk assessment carried out on behalf of the freeholder, Barnsley Metropolitan Borough Council.

The risk assessment spreadsheet contains a list of breaches of the fire prevention regulations and an assessment of necessary remedial works. The Manager of the cinema has added information on the steps that have already been taken or planned to correct any breaches. Cllr. Nick Perkins offered to review the document as he has expertise in this field.

The fire risk assessment and planned works were duly **NOTED**.

4.3 To review and consider the licence with the Organ Trust before the next financial year. The Councillors noted from the licence that:-

- Penistone Town Council has the absolute discretion to determine the designated hours of use exercised by the Licensee.
- The Licensee agrees under the terms to hire the premises for a minimum of 9 performances per year (between 1st April and 31st March).
- The termination date of the agreement was 31st March 2013 and this is subject to review every 12 months after the commencement date which is 1st April 2011.
- The agreement includes the storage of the Compton organ and grand piano; however under clause 3.2(d) the Licensor has the right at any time to request that the equipment is moved to an alternative space within the premises provided that 7 days' notice is given.
- Clause 5.3 states that after the termination date (31.3.2013) the Licensor has the right to terminate the agreement by giving 60 days' notice. The Licensee then has a maximum of 60 days to remove any equipment.

The Councillors agreed to consider the above along with future plans for the Paramount Cinema and will decide whether to take any action to modify the agreement early in 2024.

5. A&A 2023/27 ST JOHN'S COMMUNITY CENTRE

5.1 A meeting took place on 7th November 2023 between: Cllr. Jonathan Cutts, the Town Clerk, Simon Davies of Stockarth Project Solutions and John Mahoney of J. Mahoney Architects Ltd. The Clerk gave a verbal report of the meeting, where discussion took place regarding the essential work to be carried out at SJCC (replacement of the boiler, removal of asbestos, replacement of doors due to fire regulations (and possible alterations/refurbishments to the building. Stockarth Project Solutions will be submitting a report by 30th November.

Discussion took place in which the Councillors considered all possibilities, including a total replacement of the the building. There were concerns that the Council's capital will not be equal to the costs of extensive remodelling of the building. The Councillors considered the possibility of borrowing to cover the building costs; or entering a partnership agreement with another authority e.g. Principal Towns to provide a modern, all-purpose community centre which could accommodate other services e.g. general practitioners,

social and community services etc. as well as providing useful spaces for the community. There was also discussion regarding the advisability of spending a substantial amount of money to accommodate the Archive Group when there are serious concerns about the long term sustainability of the project.

The Councillors unanimously agreed that, although they are anxious to see progress on this project, given the gravity of the financial commitment required it would be prudent to wait until they have sight of the report from Stockarth Project Solutions at the end of the month. They also requested that the Clerk should contact Mr Davies and ask him to make an estimate on the costs of demolishing and rebuilding the Centre. The Councillors agreed that they may need an extra meeting to consider this information. Further to this they will look at presenting full Council with options on how to proceed.

5.2 To consider approval of the revised conditions of hire for the St John's Community Centre premises.

The Council unanimously approved the revised conditions of hire.

Moved by Cllr. D. Greenhough, Seconded by Cllr D. Walker and **RESOLVED** that the conditions of hire be approved.

5.3 to consider the replacement of the boiler at St John's Community Centre.

The boiler failed its annual inspection on 6th November and the building has been without heating since that date. The delay caused in getting repairs carried out is due to the age of the boiler and the heating engineers have warned that they cannot guarantee they will be able to source parts for it after this occasion. The Town Clerk has obtained a quotation for replacement and will obtain at least 2 other quotations further to which the Committee will decide what to recommend to full Council.

6. A&A 2023/28 ALLOTMENTS

6.1 Cllr Greenhough reported that he has nothing further to report regarding the land off Boggard Lane (behind Buckingham Care Home). Cllr Greenhough will persevere with BMBC and report back to the Committee.

7. A&A 2023/29 RESOURCE CENTRE

7.1 To consider the future of the Resource Centre building further to BMBC Family Services' prospective move to Penistone Library in 2024.

The Councillors note the following:

- The Licence to Occupy the Resource Centre building is dated 26th November 2008. The licence fee is £12,600 per annum payable quarterly.
- The licence fee has never been reviewed although the agreement gives the Council the right to increase the fee by giving 3 months' written notice (with reasonable evidence of an increase in utility charges). Under the agreement the Council is responsible for all utility costs relating to the building.
- The licence may be terminated at any time by either party giving 3 months' notice.

The Councillors will consider these matters and recommend a course of action to full Council.

8. A&A 2023/30 CHRISTMAS LIGHTING INFRASTRUCTURE

8.1 The Town Clerk reported that the external power outlets in Penistone have been upgraded and tested to support the improved Christmas lights installation. The contractors will be installing the lights on 24th November.

Cllr. Hannah Kitching reported that she has arranged for the Christmas tree lights at Millhouse Green to be repaired in time for the festive season.

A&A 2023/31 COUNCILLORS' ITEMS None tabled

A&A 2023/32 DATE OF NEXT MEETING

The next meeting of the Penistone Town Council Events & Leisure Committee will take place on **Tuesday 23rd January 2024** at 7pm in the Bar Room, St John's Community Centre. **N.B.** *Subject to Item A&A 2023/27/5.1 St John's Community Centre.*

Signed.....Town Mayor, 27th November 2023