



BEMBRIDGE PARISH COUNCIL

The Clerk to the Council,
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Minutes of the **Community Hub Committee** meeting held at **10.00 on 15th February 2017 in the Village Hall, High Street, Bembridge**

PRESENT: Mr A Morris (Chairman), Mr D Chubb, Cllr J Bacon, Cllr B Bristow, Cllr M Champken, Cllr T Freeman, Cllr D Grannum, Cllr G Kendall, Cllr S Pigot, Cllr M Tarrant, Cllr S Weedall, Mrs E Goldring (Clerk), Ms W Jefferies (Project Officer)

PUBLIC: Mr S Hughes, Mr M Curtis, Mrs C Behan, Mr P Frankland, Mrs A. Smith, Mr J Board, Mrs M Donan, Ms K Castle, Mr P Jones, Mr N Thornton, Mrs C Thornton, Mrs M Champken, Mrs A Proudfoot, Mrs L Mitchell. Mr A Steane joined the meeting at item 6.

1. To receive apologies
Apologies received from Cllr A Woodford and Cllr R Weaver
Non-attendance Cllr M Humphray and Cllr P Watts
2. To approve minutes of meeting held on 16th January 2017
RESOLVED: Approved minutes of meeting held on 16th January 2017
3. To receive an update on 5/7 High Street including the;
 - revised condition survey report
 - building maintenance costs allocation
 - planning permission application status

An update was given that the condition survey has taken place however a report has not yet been received. It was confirmed that an initial draft of outline costs report had been received late on 14th February however, as errors had been identified this would not be shared until it had been rectified.

It was outlined that the planning permission process is continuing and an advert will be in the County Press on Friday 17th February. It was confirmed that the application does not automatically have to go to the Planning Committee and also that even if permission is granted it does not mean work on the building will proceed.

4. To receive an update on the Village Hall including the;
 - revised condition survey report
 - building maintenance costs allocation
 - architect plans for the public toilets and kitchen
 - response from the Village Hall Management Committee
 - consultation with the Village Hall users

It was stated that the condition survey report update for the Village Hall is the same as stated at agenda item 3 for the 5/7 High Street building. Also that an initial draft of costs has been received however this also contains errors.

It was outlined that the proposal to move the public toilets to the Village Hall may continue. Architects draft plans have indicated it is feasible for a toilet with disabled access to be installed by changing the kitchen layout slightly.

It was confirmed that the Village Hall Management Committee has drafted a design for the proposed kitchen layout which has been circulated to its users for comments. A decision on progression will be made once any comments are received.

A question was raised regarding what was happening with the library. It was confirmed that the Library and Heritage Centre are taking on the lease and that further details would be given under agenda item 6.

5. To agree the replacement or relocation of the Parish Lengthsmen workshop
It was confirmed that regardless of 5/7 High Street being sold or not the Parish Lengthsmen needed a new workshop. The best option identified is a purpose built workshop and a full costing is currently being undertaken. The preferred location for the workshop was confirmed as the old school field entrance for which water, electricity and planning permission requirements were being reviewed.

6. To consider the future of the Community Hub Committee and timescales going forward (Mr A Steane arrived during this item)

It was outlined that, in respect of the Community Hub Committee Terms of Reference, the original ideas and concepts for the Hub had changed in light of the Library and Heritage Centre taking over the building lease and thus becoming a hub in itself. Accordingly, the Community Hub Committee needs to decide on future progression given that there is a need for sustainability, liabilities and future running of assets. Each of the 9 points under the Roles and Functions were outlined and, in the opinion of the Committee, 95% of the points remain applicable.

Discussion took place to retain the Community Hub Committee with the general consensus that it should be retained. A vote was taken with 9 members of the committee in favour, 1 against and 1 abstention. **RESOLVED:** Retain a Committee.

It was raised whether the name of the committee should be changed and this suggestion was put to the public attendees. In response a question was raised pertaining to agenda item 3 as to why the Village Hall kitchen needed to be changed and why a disabled toilet could not be added within the existing gentleman's toilet area in 5/7 High Street with the Parish Office relocated to the rear yard. It was commented that residents are hostile and negative to the community hub and the Parish Council needs to communicate further which would make people willing to donate to building improvement funds. In response it was stated that the next public consultation, in whatever form it may take, would outline all options. It was agreed that people are being negative but the community needs to make decisions on an informed basis.

The public response agreed with this and that to avoid misunderstanding, full information needs to be provided. It was also requested if meetings could be held in the evening and be well publicised. It was confirmed that further public consultation needed careful consideration and there would be succinct information issued. It was agreed by many of the committee that evening meetings do not attract more people, increase costs and not mentally effective.

Reverting to the question of a committee name change, the suggestion 'Community Asset Committee' was made. In response to a point from the public, it was confirmed that the committee consists of not just Parish Councillors but also members of the public.

Further discussion took place relating to historic actions of the committee relating to building surveys undertaken and cost incurred to date with an inference that the process had been a fait accompli. A request was made to make a report containing 5 options available in the

public domain. It was stated that that plans were requested in order to provide the public with ideas and information and that 3 of the options had gone out to public consultation. It was confirmed that the original report would be shared however that matters had moved forward since then and options have since changed.

A question was also raised on the need for a Project Officer when there is a Clerk and Deputy Clerk to do the work. It was confirmed that the Community Hub Committee is an additional function which accordingly increases workload within the Parish Office.

The meeting was brought back to discuss the Terms of Reference and committee name. It was unanimously voted to rename as 'Community Asset Committee'. A point was raised from the public that the Roles and Functions do not include public consultation. After point 9 was re-read by the Chairman this was accepted as being included. A unanimous vote concurred that, subject to the amendment of point 1 to remove 'create a community hub', the Terms of Reference will be updated and will go to Full Council meeting.

The Clerk provided an update that the website will shortly be re-designed and will include Facebook and Twitter. This should go live in the next few weeks.

Prior to closure of the meeting a member of the public complimented the Parish Council on the work undertaken at Steyne Park. In response, Cllr Weedall wanted to remind members and the public that Bembridge is an award winning village and that it is not right that personal attacks should be made on social media. Mr Steane responded that no personal attacks had been made and that the Parish Council does no reply to the community Facebook page. Cllr Pigot concurred with Cllr Weedall and also praised the work of the Clerk and Parish staff.

7. To confirm time and date of next meeting

The next meeting will be held at 17:00 on Tuesday 14th March 2017 in the Small Hall, Village Hall

Following tensions occurring in further verbal discussions the meeting was brought to a close by the Chairman at 11:05.

Signed:.....

Dated:.....