



WAREHAM

Town Council

Town Hall
East Street
Wareham
Dorset
BH20 4NS

31 August 2022

To: All Members of the Amenities Committee

YOU ARE HEREBY SUMMONED TO ATTEND a meeting of the **AMENITIES COMMITTEE** to be held on **7 September 2022** in the Council Chamber, Town Hall, East Street, Wareham at **7.00pm** for the purpose of transacting the business set out in the agenda below.

All members of the public are welcome to attend.

Nicola Gray
Town Clerk

Please contact the Town Council office on 01929 553006 if you need any further information on this Agenda.

Members of the Amenities Committee

Councillor V Green (Chairman)
Councillor B Ezzard
Councillor S Kemp
Councillor C Turner

Councillor D Budd (Vice Chairman)
Councillor H Goodinge
Councillor L Kirk



7 September 2022

1. Apologies for absence

To receive, and consider for acceptance, apologies for absence. (LGA1972 s85)

2. Declarations of interest

To declare any interests relating to the business of the meeting and receive any dispensation requests from the Clerk. (Localism Act 2011 s29-34)

3. Public participation time

An opportunity for members of the public to raise issues of concern or interest, ask a question or make a statement or present a petition or be part of a deputation. Public participation time will be conducted in accordance with the Council's 'Protocol for Public Participation Time' which is limited to 15 minutes, with no individual speaker exceeding a maximum of three minutes each. (LGA1972 s100)

4. Confirmation of minutes of previous meetings held on 27 July and 5 August 2022

To confirm, as a correct record, the minutes of the previous meetings of the Committee (LGA1972 sch12).

5. Matters arising from the minutes of the previous meetings held on 27 July and 5 August 2022

To consider any matters arising from the previous minutes of the Committee.

6. Quay toilets roof

To consider and approve appointment of contractor to carry out works required for the Quay Toilet Building roof.

7. Life-saving ring on the Quay

To consider request from Dorset Council to take responsibility for the Life Saving Ring at Wareham Quay.

8. Charity Trail Running Event

To consider request to install directional signs on street furniture, which would be removed the following day.

9. Air Conditioning units for Council Chamber

To consider air conditioning units for Council Chamber in hot weather.

10. Any other items the Chairman deems urgent

For report, information or for the agenda at the next meeting of the Amenities Committee. Councils cannot lawfully decide items of business which are not specified in the summons/agenda (LGA1972 sch 12, paras 10(2)(b) and Longfield Parish Council v Wright (1918) 88 LJ Ch 119).

11. Date of next meeting

To note the date of the next meeting, which is scheduled for **19 October 2022** at **7pm**.



Minutes of a meeting of the Amenities Committee held on Wednesday 27 July 2022 in the Council Chamber, Town Hall, East Street, Wareham at 7.00pm.

Committee Members present: Councillors V Green (Chair), B Ezzard, H Goodinge, S Kemp, C Turner.

Councillor Russell was also in attendance.

Officers present: K Noble, Acting Town Clerk, T Bailey, Operations Manager

188. Apologies for absence

Apologies were received from Councillors Budd and Kirk.

189. Declarations of interest

There were no declarations of interests.

At this juncture it was agreed to move the Jurassic Fibre presentation until later in the meeting, due to the late arrival of the representatives.

190. Public participation time

There were no public in attendance. Three representatives from Jurassic Fibre joined the meeting for item 194.

191. Confirmation of the minutes of the previous meeting

The minutes of the previous meeting of the Amenities Committee held on 8 June 2022 were presented by the Chairman.

Resolved that the minutes be taken as read, confirmed and signed by the Chair.

192. Matters arising from the minutes of the previous meeting

There were no matters arising.

193. Operations update

The Operations Manager updated Members on various issues. A copy of the report was appended to these Minutes.

Members were also advised that the date for installation of the electric vehicle charging points had yet to be confirmed, but this was being chased.

194. Presentation by Jurassic Fibre on full fibre rollout

Representatives from Jurassic Fibre gave a presentation about the company and the aims of providing a full fibre network in Wareham.

To provide the service to the town, without installing numerous small cabinets along the street, the company would like to install a Point of Presence (POP) site on Town Council land and details of the agreement were explained. Several questions were asked and answered.

The Chair thanked the representatives for the informative presentation.

(The Jurassic Fibre representatives and Councillor Russell left the meeting at this juncture).

195. Northmoor Allotments fencing

The Operations Manager gave an overview of the report.

Resolved that £500 was allocated to the Allotments Association towards the replacement of the fence and that the Acting Town Clerk, in consultation with Committee Chair, agreed the budget allocation from within existing budgets.

196. Winter planting

Members of the Committee took this opportunity to express their thanks and appreciation to the staff for the particularly wonderful flower displays in the town.

Resolved that a maximum of £1,500 was allocated from the tree survey budget 3860, for the purchase of materials for the winter planting.

197. Play areas refurbishment update

The public consultation event was taking place on Saturday 30 July at 10.30 am – 12.30 pm in the Corn Exchange.

An extraordinary meeting was to be held on Friday 5 August 2022 at 11 am to agree the final designs.

198. Any other items the Chairman deems urgent

The Chair informed Members that there had been some issues at the Recreation Ground during the Carnival and a report would be considered at the October meeting.

There had been a significant amount of graffiti at Hauses Field and the Recreation Ground, which was of great concern especially with the refurbishment of the play areas taking place soon. It was agreed that an article highlighting this issue would be included in the next edition of the Tower Chimes.

199. Date of next meeting

It was noted that an Extraordinary meeting of the Amenities Committee would be held at **11.00 am on 5 August 2022** and then the next scheduled meeting of the Amenities Committee would be held at **7.00 pm on 7 September 2022**.

Chairman..... Date.....



Operations Manager's Report Amenities Committee – 27 July 2022

Howards Lane toilets

There have been several occurrences of excrement and vomit being found outside the entrance ways to the three toilets at Howards Lane. A gate that prevents entry to the alleys will combat this and will also provide additional security and health and safety mitigation for the Public Conveniences Caretaker. Costs for this are being investigated and will be presented to the Amenities Committee in due course.

The Quay doors

New doors, frames and locks have now been fitted and are a vast improvement. The opportunity was taken, during the closure, to do a deep clean of the public conveniences.

Disabled bay

Relocation of disabled bays is on hold until the end of the summer holidays, due to the demand on spaces.

Quay toilets - flat roof

Quotes are in the process of being obtained for the repair required to the corner section of the flat roof. A report will be forthcoming at the next meeting of the Amenities Committee.

Building survey

The Building Survey for the Town Hall, Annexe and the Pavilion was carried out on Tuesday 19 July. At the time, there appeared to be nothing of a significant nature that required immediate attention. The report was expected by the 1 August, all being well.

Final check at 2 Mill Lane

A meeting had taken place with the Building Contractor to sign off the final payment of £1,231.40. The roofing project was a success and there were no issues. There is one broken tile on the section of roof that was repaired initially but we have been advised that more damage could be caused in trying to replace it, so bearing in mind that it is only half a tile and it is still water tight, it would be better to leave it as it is and keep a watch on it.

Street furniture

The painting of the benches around the town will be started soon, but areas such as the Quay will be delayed until after the summer holidays.

Summer planting

The summer planting has been very well received by members of the public. Watering continues by the Operations Team in the early hours of the morning and was fairly intensive

during the recent extremely hot spell, but the results and the compliments to the team have been very motivational.

The winter plants are on order.

The Quay toilets – external rendering

Rendering of the Quay toilets is planned for early October, after the holidays and after the flowers are removed from the wall.

Drains in Howards Lane Car Park

This work has been unavoidably delayed due to other projects, but it is fully anticipated that it would happen as soon as there is less demand on the car park. The end of September was looking likely.

No entry signs

The upright signs have been rotated as much as is allowed and will hopefully be more noticeable. The road marking 'No Entry' sign will be upgraded as soon as possible.

Draft



Minutes of an extraordinary meeting of the Amenities Committee held on Wednesday 5 August 2022 in the Council Chamber, Town Hall, East Street, Wareham at 11.00am.

Committee Members present: Councillors V Green (Chairman), D Budd (Vice Chairman), B Ezzard, H Goodinge, S Kemp, L Kirk, C Turner. K Critchley (at the invitation of the Chairman)

Officers present: N Gray, Town Clerk & RFO; Michael Carter, Consultant

221. Apologies for absence

There were no apologies for absence.

222. Declarations of interest

There were no declarations of interest.

223. Public participation time

There were no members of the public present.

224. Any other items the Chairman deems urgent

There were no items deemed urgent.

225. Confidential session

Resolved: That under Section 1(2) of the Public Bodies (Admissions to Meetings) Act 1960, the press and public be excluded from the meeting as publicity would be prejudicial to the public interest because of the nature of the business to be transacted

226. Play Area refurbishment

Mr Carter presented the results of the public consultation and explained the proposed amendments to each site noting the marginal cost implications which fell within the set contingency. Mr Carter noted the final sign off was required or the extended date agreed with the contractors would pass and the cost for each tender would rise considerably.

Mr Carter gave a brief overview of the next steps and how the project would be practically managed once the purchase orders had been submitted.

Cllr B Ezzard. Cllr L Kirk and Cllr C Turner left the meeting at 12.10.

It was **Resolved** to approve contractors and expenditure with the amendments for each site as follows:

Tantinoby Lane/Northmoor to be carried out by Eibe at a cost of £104,144.63

Recreational Ground to be carried out by HAGS at a cost of £125,704.20

Carey Hall to be carried out by Sutcliffe Southwest at a cost of £48,650 with delegated authority to the Town Clerk in consultation with the Chair of Amenities to

agree up to a further £1,500 for the refurbishment of the roundabout already in situ.

Drax Avenue to be carried out by Redlynch at a cost of £40,000 with delegated authority to the Chair of Amenities and the Town Clerk to agree the additional cost up to £1,500 for additional springers.

227. Date of next meeting

It was noted that the next meeting of the Amenities Committee was scheduled to be held at **7.00pm on 7 September 2022.**

Chairman..... Date.....

Draft



Amenities Committee – 7 August 2022

The Quay Toilets Roof

1. Purpose of the report

To consider carrying out repairs to the roof of the Quay toilets in Wareham.

2. Background

The flat roof is deteriorating in the front section and this is believed to be due to water ingress that is, in turn, due to the lack of lead trays to this section of the roof. Lead trays may have been originally omitted due to the high cost of installation.

3. Finance

QUOTE A: £1,200 (no VAT) 10 year warranty

QUOTE B: £1,414 plus VAT 10 year warranty, plus additional remedial work noted at the time of quoting ie.

- Repairs to Lead Flashing in Front Wall £ 286 + VAT
- Repairs to splits in lead trays to the left and right of the building £128 + VAT
- Application Of Storm Dry to wall to alleviate water penetration in this area due to no trays being present £ 275 + VAT

Total for all works: £2,103.

QUOTE C: £2,588 plus VAT no warranty

This work was budgeted for within the Quay Toilets Maintenance budget.

4. Recommendation

It is recommended that the Amenities Committee consider accepting **Quote B**. The Contractor appeared to be the most knowledgeable of the three approached and quite rightly identified further issues, as well as the most cost-effective solutions to them.

In addition, it is recommended that the additional work be approved along with a contingency sum of £400 in case of rotten timbers which are not currently visible. Any use of the contingency would not be approved until further inspection by the Operations Manager.

Total cost of work for approval being £2,103 plus £400 contingency. It is worth noting that this contingency would be required for all Contractors.

T Bailey
Operations Manager

Hi Nicola & Bev

At last I have received a response with ref to Life Saving Ring that was missing from the Wareham Quay. It seems that it slips thro' the net of any responsibility and DC are requesting when the replacement is made this week, that the Wareham TC take it on replacing it if need be, in future? Is this a possibility? Perhaps it can be added to the next Amenities Mtg Agenda if so.

Thank you

Kind Regards

Beryl

Cllr Beryl Ezzard

DC Appointed Governor UHD NHS FT

Dorset Council Co-Member Wareham Ward

Liberal Democrat spokesperson for Adult Social Care, Health & Wellbeing

DC Fairtrade Champion

Wareham Town Council Member

01929 550138 / 07860 503944

From: Ken Buchan <ken.buchan@dorsetcouncil.gov.uk>

Sent: 16 August 2022 14:17

To: Cllr. Beryl Ezzard <cllrberyl.ezzard@dorsetcouncil.gov.uk>

Cc: Graham Duggan <graham.duggan@dorsetcouncil.gov.uk>

Subject: Life Saving Equipment at Wareham Quay

Hi Beryl,

I hope all is well with you. I understand you've been communicating with Graham Duggan regarding the life ring at the Wareham Quay and the fact that it is missing. We have struggled to identify ownership of the equipment, but this may have been placed by Mike Goater a number of years back. Dorset Council doesn't own the land that it is on so it is a bit of a mystery as to how it ended up there. The harbours are responsible for a number of life rings along the coast, and those outside of harbour jurisdiction are checked by our coastal ranger. We were unaware of the one at Wareham. Ideally Dorset Council would be looking to pass responsibility for checking and replacement of Public Rescue Equipment (PRE) to land owners at sites we don't own (this includes the coastal equipment say for example on National Trust land). I've spoken with the Harbour Master at Bridport who has a ring in stock and arranged for a replacement ring to be put in before the weekend. In terms of monthly checks Wareham is an outlier in that other checks stop at Ringstead Bay as we have no PRE beyond this. Do you think Wareham Town Council would be willing to take on checking the equipment and replacing anything that is damaged or missing? The replacement cost is less than £100, and equipment doesn't tend to need replaced very often.

Regards,

Ken

Ken Buchan
Head of Environment & Wellbeing
Place Services
Dorset Council

[01305 225132](tel:01305225132)

dorsetcouncil.gov.uk



Thank you for our email which I have forwarded to our Town Clerk for information at our next meeting. I wish you well with your event.
Carol Turner

From: Badger Trail <badgertrailevents@gmail.com>
Sent: 29 July 2022 10:43
To: Cllr Carol Turner <cllrturner@wareham-tc.gov.uk>
Subject: Charity Trail Running Event

Dear Carol
I hope its OK to contact you first rather than the Mayor :-)

I just wanted to let the town council know about a charity trail running event we have organised on the 2nd October in aid of Julias House, which passes through Wareham.
The route uses PRoW and we have permissions from BCP, National trust, the Forestry, Natural England and the Drax estate to follow the route. It is an Ultra event going right round the harbour.
the website for more information is here
<https://www.old-harry-ultra.co.uk/>

here is the planned route
<https://www.google.com/maps/d/edit?mid=15ISTVboSaisW5kbmzQGI4P3NRKmxqb0&usp=sharing>

There should be no disruption to anyone, and by the time the runners reach Wareham they should be spaced out well, we just wanted to let you know that the event is going on.

there will be a few marshals in hi viz, and we wanted to ask if it was OK to attach some small directional arrows to street furniture where required. all signage would be removed by the following day.

many thanks

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Best Regards

Denise & Kevin Day

Badger Trail Events

badgertrailevents@gmail.com

www.dorset-ooser-marathon.co.uk

www.hellstone-marathon.co.uk

www.bovington-marathon.co.uk

www.badger-trail-events.co.uk

Hi Nicola

An air conditioning unit that is capable of cooling up to 25m² would cost £116 per week, excluding VAT plus £15 each way for delivery. There is ducting that would need to go out of a window which is approximately 30cm wide. This is the smallest unit that HSS Hire do.

There is another option, which is the same price, that uses water to cool the air and does not need ducting but I understand that these units can start to make a room smell damp.

Kind regards

Tara Bailey
Operations Manager



Town Hall | East Street | Wareham | Dorset | BH20 4NS

[01929 553 006](tel:01929553006) (10:00 to 13:00hrs - answer phone outside these times)

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