

SALTASH TOWN COUNCIL

Minutes of the Extraordinary Meeting of Saltash Town Council held on the virtual platform Zoom on Tuesday 22nd December 2020 at 7:00 p.m.

PRESENT: Councillors: J Dent, S Gillies, S Martin, S Miller, M Parker, J Peggs, W Phillips, B Samuels, P Samuels – Chairman, J Rance – Vice Chairman, D Yates.

ALSO PRESENT: 3 Members of the Public, – D Holley – Cornwall Councillor, R Lane - Town Clerk, S Burrows – Assistant Town Clerk, S Emmett – Finance Officer, D Joyce – Administration Officer.

APOLOGIES: Councillors: R Bickford, M Fox, G Challen, S Lennox-Boyd, A Pinckney.

ANNOUNCEMENTS:

The Chairman confirmed that all present could hear the proceedings.

The Chairman confirmed all person's present.

The Chairman confirmed the meeting was quorate.

The Chairman informed all attendees of the meetings procedures.

242/20/21 **RECORDING OF MEETINGS – PLEASE NOTIFY THE CHAIRMAN IF YOU ARE INTENDING TO RECORD THIS MEETING**

None

243/20/21 **DECLARATIONS OF INTEREST**

- a. To receive any declarations from Members of any registerable (5A of the Code of Conduct) and/or non-registerable (5B) interests in matters to be considered at this meeting.

- b. To receive any declarations from Members of Matters of Public Interest regarding matters to be considered at this meeting.

Councillor	Agenda Item	Pecuniary/ Non-Pecuniary	Reason	Left the Meeting	Remained at the Meeting and did not Vote
Peggs	7, 8 and 9	Pecuniary	Husband is Building Consultant	Yes	N/A

- c. To consider dispensations required.

None.

The Chairman gave a eulogy to Winifred Brooking who sadly passed away.

Councillor Alfred Brooking and his wife Winifred moved to Saltash in 1944 after marrying in 1942.

Councillor Alfred Brooking served as a local councillor for over 30 years and was given the Freedom of Saltash in 1997.

He was elected Mayor in 1975 and was the Chair of Caradon Council for two years 1977-79. Civic Events included visits to Buckingham Palace.

Winifred celebrated her 100th Birthday in February of this year. Sadly, Winifred leaves behind one son Barry Brooking. I am sure members will join me in sending sincerest condolences to Mr Barry Brooking.

244/20/21 TO RECEIVE AND APPROVE A REPORT ON THE LIBRARY REFURBISHMENT WORKS AND UPDATED LIBRARY BUSINESS PLAN.

Councillor Dent proposed, Councillor Phillips seconded and it was unanimously **RESOLVED** that the library report be approved and the business plan be adopted.

245/20/21 TO RECEIVE THE RESULTS OF THE SECOND PUBLIC CONSULTATION.

The Assistant Town Clerk informed Members that the final results are in support of the project:

65.41%, 329 responses, in support of the project

34.59%, 174 responses, against the project

This is a total number of 503 responses.

A Member queried whether the 174 votes cast by members of the public opposed to the scheme included around 28 similarly completed forms handed in to the library by one resident. The Member was informed that the total did include these.

Councillor Dent proposed, Councillor Phillips seconded and it was unanimously **RESOLVED** to note the consultation results and that the Town Council concluded the public consultations in line with the guidance from the Ministry for Housing Communities and Local Government (MHCLG) and received a result in support of the library refurbishment and window replacement works.

246/20/21

TO APPROVE THE PWL APPLICATION OF £200,000 FOR SUBMISSION TO THE SECRETARY OF STATE FOR HOUSING, COMMUNITIES AND LOCAL GOVERNMENT.

The Chairman led with a statement to council:

Before we go to agenda item number seven, I would just like to remind all Members that we are here tonight to make one of the most important decisions that this current Council will have made.

Council are making a decision that will not only affect the current generations of tax payers, but future generations as well.

We often refer to 'the Library' in our discussions, but it is so much more than that. It is a Library Hub, a Community Hub and a Learning Hub, an important resource that is available to the whole community.

The improvements Council are looking to make will be of benefit to all and these include not only making sure that the building is fit for purpose, it will provide a facility that is not only comfortable and inviting, potentially attracting even wider use than before, it will be compliant with modern public health and safety requirements, providing fully accessible public toilets and baby changing facilities.

I've heard it said that Council could buy a retail unit in Fore Street and run a library from there, but that would be nothing more than a book lending service and not the vision that we have for the Library Hub. It would still need expenditure on staffing and running costs.

There are other considerations that we must take into account. We are responsible for the upkeep of the library building and if we do not apply for the public works loan, we will need to precept for the work that will need to be done within the next very few years.

Cornwall Council covered off the cost of roof replacement and more, but we are all aware of the poor state of the windows that do need urgent attention. Modern double glazed units would, in my opinion, undoubtedly improve energy efficiency within the building.

STC have recently vacated the small office at Belle Vue Road, but looking at the post-covid requirement for administration and finance staff, if we do not have the benefit of office space within the library building, the cost of renting additional and sufficient office and storage space for future requirements would likely be substantially more than the saving made on Belle Vue.

Councillor Peggs declared an interest in the next agenda items and left the meeting.

Councillor Dent proposed, Councillor Phillips seconded and it was unanimously **RESOLVED** that the council continue with the borrowing application process and:

1. Seek the approval of the Secretary of State for Housing, Communities and Local Government to apply for a PWLB loan of £200,000 up to 10 years for the refurbishment and window replacement works at Saltash library. It is understood at this stage that the total loan repayment will be in the region of £222,143.25.
2. And to increase the council tax precept for the purpose of the loan repayments by 2% which is equivalent of an additional £4.00 a year.

247/20/21 TO APPROVE THE RECOMMENDATION OF AN ADDITIONAL 10% CONTINGENCY FROM GENERAL RESERVES FOR THE POTENTIAL INCREASE IN BREXIT AND MARKET FLUCTUATION COSTS.

The Assistant Town Clerk informed Members that the Builders are prepared to hold their material and labour prices until the end of March 2021 subject to no additional tariffs being applied on imported goods if there is a 'no deal Brexit'.

The Window Contractors have notified the Building Consultant of a 10% increase on material and labour mid-January if an order is not placed.

Councillor Dent proposed, Councillor Phillips seconded and it was unanimously **RESOLVED** that the item be deferred to the Library Sub Committee to:

1. Seek further information relating to Brexit tariffs
2. Further consult with the contractors
3. Recommend any financial matters to Full Council.

248/20/21 **TO APPROVE THE RECOMMENDATION TO DELEGATE ANY REFERRALS FROM THE PWLB AND TO OVERSEE THE DELEGATED MANAGEMENT OF THE PROJECT TO THE LIBRARY SUB COMMITTEE.**

Councillor Dent proposed, Councillor Phillips seconded and it was **RESOLVED** to delegate to the Library Sub Committee to:

1. Arrange public participation sessions to further engage with the community
2. Undertake referrals received from the PWLB
3. Facilitate the management of the project works
4. Recommend any financial matters to Full Council.

Councillor Peggs was invited and re-joined the meeting.

The Chairman of Library Sub Committee and all Members thanked the Assistant Town Clerk for her hard work on this project.

249/20/21 **DATE OF NEXT MEETING**

Thursday 14th January 2021 at 7:00 p.m.

250/20/21 **COMMON SEAL**

It was **RESOLVED** that the Common Seal of the Council be affixed to all Deeds and Documents necessary to give effect to the foregoing Acts and Proceedings.

Rising at: 7:38 p.m.

Signed: _____
Chairman

Dated: _____