

**WESTON-SUPER-MARE TOWN COUNCIL
MINUTES OF THE TOWN COUNCIL MEETING HELD AT
THE TOWN HALL ON
MONDAY 14th MARCH 2016**

Meeting Commenced: 7.00 pm

Meeting Concluded: 8.35 pm

PRESENT: Councillors Raymond Armstrong (Town Mayor), Clive Webb (Leader of the Town Council), Roger Bailey, Mark Canniford, James Clayton, Robert Cleland, Sarah Codling, John Crockford-Hawley, Peter Crew, James Davis, Peter Fox, Joceyln Holder, Jan Holloway, Michal Kus, Michael Lyall, Derek Mead, Richard Nightingale, Frederick Parsons, Alan Peak, Lisa Pilgrim, Anita Spencer-Johns, Richard Tucker, Roz Willis and Martin Williams.

IN ATTENDANCE: Malcolm Nicholson (Town Clerk), Sarah Pearse (Responsible Financial Officer), Chris Millard (Civic Officer), Tricia Brabham (Committee Officer), Sam Bishop (Committee Officer), Father Andrew Hughes and Sarah Robinson (Weston & Somerset Mercury), Rachel Lewis, (Regeneration Manager, North Somerset Council)

The Town Mayor invited Father Andrew to say prayers.

The Town Mayor invited questions and observations from parishioners present. There were no questions raised.

	<p>To receive Apologies for Absence</p> <p>Apologies for absence were received from Councillors Clive Darke, David Hitchins, Catherine Gibbons, Steven Kane, Ian Porter and Len Purnell.</p> <p>Councillor Robert Payne was not in attendance.</p>
	<p>Declarations of Interest</p> <p>Councillors Richard Nightingale and Frederick Parsons declared a pecuniary interest in Agenda Item 8: Consultation on Licensing of Town Centre Landlords.</p> <p><i>Code of conduct: 3.6 Unless dispensation has been granted, you may not participate in any discussion of, vote on, or discharge any function related to any matter in which you have a pecuniary interest as defined by regulations made by the Secretary of State. Additionally, you must observe the restrictions the Town Council places on your involvement in matters where you have a pecuniary or non pecuniary interest as defined by the Council.</i></p>
	<p>To approve the accuracy of the minutes of the Town Council meeting held on 16th November 2015.</p> <p>PROPOSED BY: Councillor Clive Webb SECONDED BY: Councillor Michal Kus</p> <p>RESOLVED: That the minutes be signed and approved.</p>
	<p>To receive announcements and communications from the Town Mayor</p> <p>Between 25th January 2016 and the 13th March 2016 there had been 21 Mayoral engagements of which the Mayor had attended 20 events and the Deputy Mayor 1. The engagements included receptions for Town Council volunteers to thank them for the contribution they make to the Council, and for the Emergency Services to thank them for their work in</p>

	<p>protecting us and making our community safer.</p> <p>The Mayor informed members that the Mayor of Hildesheim would be attending Mayor Making on 19th May 2016.</p> <p>The Annual Town Meeting on the 21st April 2016 coincided with the lighting of the beacon at Uphill for the Queen's 90th birthday. The lighting beacon had originally been scheduled for 7.30 pm, but a request had been made to move it to 9.30 pm after the Annual Town Meeting.</p> <p>The Mayor's ball would be on the 23rd April 2016.</p> <p><i>7.05pm Councillor Mead joined the meeting.</i></p>
	<p>Designation of Mayor and Deputy Mayor 2016-2017</p> <p>One nomination for the position of Mayor 2016-2017 was made and voted upon.</p> <p>PROPOSED BY: Councillor Clive Webb SECONDED BY: Councillor Michael Lyall</p> <p>A vote was taken and carried. Accordingly it was:</p> <p>RESOLVED: That Councillor Alan Peak be designated Mayor for the year 2016- 2017.</p> <p>One nomination for the position of Deputy Mayor 2016-2017 was made and voted upon</p> <p>PROPOSED BY: Councillor Clive Webb SECONDED BY: Councillor Peter Fox</p> <p>A vote was taken and carried. Accordingly it was:</p> <p>RESOLVED: That Councillor Joceyln Holder be designated Deputy Mayor for the year 2016-2017.</p>
	<p>Town Council Strategy 2016-2020</p> <p>The Town Council Strategy 2016-20 had been previously circulated with the agenda.</p> <p>The Deputy Leader of the Council advised members that the Strategy had been through committee and had been recommended to Town Council by the Policy and Finance Committee.</p> <p>Debate Ensued. Members discussed the significance of singling out the Winter Gardens alongside the Museum as a heritage asset, the purpose of the Strategy document and the cost to the Council of writing it and ensuring the Strategy was implemented through the Council's Annual Performance Plan. The Town Clerk advised members he would investigate the costs associated with the writing of the Strategy and inform members.</p> <p>PROPOSED BY: Councillor Michal Kus SECONDED BY: Councillor Clive Webb</p> <p>A vote was taken and carried. Accordingly it was:</p> <p>RESOLVED:</p>

1. That 11.3 be amended to read 'The Town Council will aim to build on the legacy of the Banksy exhibition to develop Weston-super-Mare as a cultural and artistic destination for residents and visitors.'
2. That the Council's support for Weston-In-Bloom be included in part 9 of the Strategy
3. That with these amendments the Strategy be approved and adopted.

Town Centre Prospectus for Change Feedback

Rachel Lewis, Regeneration Manager for North Somerset Council spoke to members on North Somerset Council's ambitious plans for Weston-super-Mare.

The plans fall into three streams:

1. Living – new homes for the town
2. Learning – education and schools
3. Lifestyle – retail and leisure

Members were advised that a panel of experts brought together by Historic England visited the town and gave very positive feedback, noting in particular the 'character areas' such as the leafy Victorian streets, the retail area, Orchard/Meadow Street, Grove Village, the Boulevard and Alexandra Parade.

Further developments planned by North Somerset Council include: residential dwellings at Walliscote Place; incorporating the Town Square into the Town Centre and Seafront areas; the Law and Professional Service Academy at the Winter Gardens; Dolphin Square redevelopment which started before Christmas and would include an 8 screen Cineworld, restaurants and leisure facilities including a climbing wall. Options were also being considered for the area around the train station.

Dismaland was instrumental in changing the perception of the town, and identifying it as a cultural and leisure destination. Following this the development of the Tropicana was on-going and a new creative hub with premises that can be rented out by creative businesses for a few hours at a time would be available.

In response to questions, Rachel Lewis advised members that highway and parking facilities were key to the regeneration as well as supporting the public transport infrastructure. The types of housing being planned as part of the regeneration included executive housing, affordable housing, flats and houses.

A member reported that the sale of Locking Road car park was causing concern amongst local business owners. The car park was used by Bakers Dolphin to park its coaches and the Managing Director, Max Fletcher, had voiced concern in an email to a member of the impact on the business the sale of the car park would have. The owner of a guest house on Locking Road had also raised concern that it would affect trade. Members also raised concern that the sale would impact on the carnival as the floats congregated at the car park prior to the carnival procession starting. Members were advised that whilst the sale of the car park was imminent, there was a lease-back agreement in place whilst these issues were resolved.

PROPOSED BY: Councillor Anita Spencer-Johns

SECONDED BY: Councillor Derek Mead

The Town Council should oppose the development of Locking Road Car Park.

Debate ensued.

AMENDMENT:

PROPOSED BY: Councillor John Crockford-Hawley

SECONDED BY: Councillor James Clayton

That the Town Council is minded to support the development but requests North Somerset Council continue to consult with the Town Council as proposals progress.

A vote was taken and the amendment was **carried**.

A vote on the amended substantive motion was then taken which was carried.

It was therefore **RESOLVED** as follows:

That the Town Council is minded to support the development but requests North Somerset Council continue to consult with the Town Council as proposals progress.

8pm Rachel Lewis left the meeting.

Consultation of Licensing of Town Centre Landlords

8pm Having declared a pecuniary interest Councillors Richard Nightingale and Frederick Parsons left the room for the duration of the debate.

The report of the Town Clerk had been previously circulated with the agenda.

The Town Clerk advised members that the report was a summary of North Somerset Council's 21 page consultation document.

Debate ensued. Members discussed the roads that had been identified for inclusion in the trial, and identified Orchard Meadows, Locking Road, Milton Road, Upper Church Road, Severn Road, Malvern Road and Ashcombe Road as needing inclusion in the trial.

Members expressed concern that the cost of the licence fee and any improvement work required as a result of the licence would be passed onto the tenants.

An exemption for those landlords of high-end accommodation on the seafront paying management charges of up to £3000 a year was needed.

A member raised concern that there could also be problem tenant.

RESOLVED: That the Town Clerk respond to the consultation summarising the issues raised.

8.15pm Councillor Lisa Pilgrim left the meeting.

8.18pm Councillors Richard Nightingale and Frederick Parsons rejoined the meeting.

8.19pm The Mayor left the meeting and in his absence Deputy Mayor Alan Peak took the chair.

<p>Review of Financial Regulations</p> <p>The report of the Responsible Financial Officer had been previously circulated.</p> <p>The Responsible Financial Officer advised members that changes to Council's Financial Regulations and Standing Orders were required for audit.</p> <p>PROPOSED BY: Councillor Clive Webb SECONDED BY: Councillor Michal Kus</p> <p>A vote was taken and carried. Accordingly it was</p> <p>RESOLVED: That the revised Financial Regulations and Standing Orders (appended) be adopted.</p> <p><i>8.21pm The Mayor returned to the meeting and retook the chair.</i></p>
<p>Motion to Council under Standing Order 11 – Weston-super Mare Railway Station</p> <p>A motion to Council by Councillor Richard Nightingale had been previously circulated on the agenda as follows:</p> <p>“Councillor Richard Nightingale proposed that the Town Council write to Great Western Railway expressing concern regarding restricted access to Platform 1 at Weston-super-Mare Railway Station”.</p> <p>PROPOSED BY: Councillor Richard Nightingale SECONDED BY: Councillor Roz Willis</p> <p>In support of the motion Councillor Nightingale briefed members on the history of Weston-super-Mare Railway Station since Brunel's railway had reached the town in 1851. Until recently there had been a level access to Platform 1 but this had been closed by Great Western Railway, citing anti-social behaviour, although no reports of anti-social behaviour had been received. The only level access to Platform 1 was now over a barrow crossing for which passengers needed to notify staff 3 days in advance if they wanted to use it. The Department of Transport had recognised the problem and given GWR access to apply for funding to improve access but GWR had advised that they were not planning on putting an application in for funding for a few months.</p> <p>Members expressed concern over the access at the railway station. A member advised that they had requested a lift be installed 14 years ago but had not managed to get agreement from GWR. Members suggested the reluctance of GWR to improve access was to force people to pay for parking and to protect revenue by limiting passengers to using one entrance and one exit. Members raised concern that the access at the railway station was not suitable for a town the size of Weston-super-Mare and one with Weston's ambitions</p> <p>A vote was taken and was carried. Accordingly it was:</p> <p>RESOLVED: That the Town Council write to Great Western Railway expressing concern regarding restricted access to Platform 1 at Weston-super-Mare Railway Station.</p>

There being no further business, the Town Mayor closed the meeting at 8.35 p.m.

Signed:
Town Mayor

Dated:

when the cash is counted in the first instance, that there is a reconciliation to some form of control such as ticket issues and that appropriate care is taken in the security and safety of individuals banking such cash.

10 Orders for Works, Goods and Services

- 10.1 A Purchase Order or letter shall be issues for all works, goods and services unless a formal contract is prepared or an official order would be inappropriate. Copies of orders shall be retained and attached to invoices.
- 10.2 All members and Officer are responsible for obtaining value for money at all times. An officer issuing an official order is to ensure, as far as reasonable and practicable, that the best available terms are obtained in respect of each transaction, usually by obtaining three or more quotations or estimates from appropriate suppliers, subject to any de minimis provision in Regulation 11 below and Standing Order 39.2. (Full details are described within the Council's approved procurement guide).
- 10.3 Order books shall be controlled by the RFO.
- 10.4 The RFO /Town Clerk shall verify the lawful nature of any proposed purchase before the issue of any order, and in the case of new of infrequent purchases or payments, the RFO shall ensure that the statutory authority shall be reported to the meeting at which the order is approved so that the Minutes can record the power being used (as one example: grants).

11 Contracts

- 11.1 Procedures as to contracts are laid down as follows:
- 11.2 *Any procurement and award of contracts covered by the 2015 Regulations which have a estimated value of £25,000 or more must satisfy the requirements of the 2015 Regulations which include use of the Contracts Finder website.***
- 11.1.1 Every contract shall comply with these financial regulations and no exceptions shall be made other than in an emergency as described at regulation 3.5 provided that these Regulations shall not apply to contacts which relate to items 1 to 5 below
1. for the supply of gas, electricity, water, sewerage and telephone services.
 2. for specialist services such as provided by solicitors, accountants, surveyors and planning consultants.

31. Canvassing of and Recommendation by Members

- 31.1 Canvassing of members of the Council or of any committee, directly or indirectly, for any appointment under the Council shall disqualify the candidate for such appointment. The Clerk shall make known the purpose of this paragraph of this Standing Order to every candidate.
- 31.2 A member of the Council or of any committee shall not solicit for any person any appointment under the Council or recommend any person for such appointment or for promotion. Nevertheless, any such member may give a written testimonial of a candidate's ability, experience or character for submission to the Council with an application for appointment.

32. Tenders and Contracts

- 32.1 Standing Orders 39(e) and (f) shall apply to tenders and contracts for work as if the person making the tender or applying for a contract for work were a candidate for an appointment.
- 32.2 The Town Clerk shall record in a book to be kept for the purpose, particulars of any notice given by any member or any officer of the council of a pecuniary interest in a contract or tender, and the book shall be open during reasonable hours of the day for the inspection of any member.
- 32.3 *All procurement and award of contracts covered by the 2015 Regulations which have an estimated value of £25,000 or more must satisfy the requirements of the 2015 Regulations which include use of the Contracts Finder website*

33. Inspection of Documents

- 33.1 A member may for the purpose of his duty as such (but not otherwise), inspect any document in possession of the Council or a Committee, and if copies are available shall, on request, be supplied for the like purpose with a copy.
- 33.2 **All Minutes kept by the Council and by any Committees shall be open for the inspection of any member of the council.**
- 33.3 **The Minutes of the Council shall be open to inspection by any elector of the parish.**
- 33.4 **All other documents of the Council shall be open to inspection in accordance with the Publication Scheme adopted by the Council under the Freedom of Information Act 2000.**

34. Unauthorised Activities

- 34.1 No member of the Council or of any committee or sub-committee shall in the name of, or on behalf of, the Council:-
- 34.1.1 Inspect any lands or premises which the Council has a right or duty to inspect, or