



WETHERBY TOWN COUNCIL PROPERTY COMMITTEE MEETING MINUTES

Date: Monday 8th April 2024
Time: 5:00 pm
Location: Deighton Room, Wetherby Town Hall, Market Place, Wetherby, LS22 6LP

Present: Councillor Bradley
Councillor Chapman
Councillor Frame
Councillor Moss
Councillor Mulhall (Chair and Deputy Mayor)
Councillor O'Byrne
Councillor Payne (Mayor)

In attendance: Iona Taylor, Clerk
Rowann Fitzpatrick, Assistant Clerk

MINUTES

1. **Apologies** – None.
Local Government Act 1972, s 85 (3)
2. **Declarations of interests and requests for dispensations** – None.
Localism Act 2011, s31
Members' Code of Conduct, para. 13-18, 19-20
3. **Public participation** – None.
Public bodies (Admission to Meetings) Act 1960, s 1 (3)
4. **Minutes.**
Local Government Act 1972, Sch 12, para. 41 (1)
It was **RESOLVED** that the minutes of the last Property Committee meeting, held on the *Monday 4th March 2024*, be approved.
5. **Matters arising from the last meeting.**
 - 5.1 **Update on tree works.**
It was **NOTED** that the Clerk is awaiting a quote for the required tree works recommended in the tree survey completed in 2023.

6. Licence renewal.

The Clerk has been in contact with a solicitor working on behalf of Stockeld Park Estates. It was understood that the land which Nidd Approach Playground is located was licenced to Wetherby Town Council for a period of 10 years in 1982. This licence has since lapsed, and new licencing needs to be arranged.

It was advised by the solicitor that a 5-year licence with payment of £1000 per annum is being proposed. It was **NOTED** that other areas currently leased from Leeds City Council to Wetherby Town Council are leased at a lower cost.

Committee members queried whether and whether the Stockeld Park Estates would be open to a lease rather than a licence, and whether a contracted period of more than 5 years could be arranged.

As proposed by Councillor Mulhall and seconded by Councillor O'Byrne, it was **AGREED** that the Clerk could progress with contacting independent surveyors for an evaluation of the land to begin the process of re-licencing.

7. Nidd Approach fence.

Committee members received a report on the fencing at Nidd Approach. It was understood that the wooden fencing has begun to rot and that this constitutes a health and safety hazard.

It was **NOTED** that despite the query raised in agenda item 6, the Nidd Approach site is still currently Wetherby Town Council's responsibility.

Following a recommendation from the Clerk, it was **AGREED** to progress with the quotation of £940 + VAT to replace the damaged fencing.

8. Sandringham Park Playground.

Amendments have been made to the playground proposal to reflect comments made during the public consultation. However, these amendments have increased the total cost to install the Playground to £162,403.49

It was **NOTED** that the Clerk has identified and applied for a number of funding opportunities to help offset this increase. This includes, but not limited to, the National Lottery Community Fund, the Leeds City Council Green Spaces Fund, and funds from some local businesses and organisations.

It was **NOTED** that the Project Budget and Funding Tracker is a working document, and subject to change.

9. Playground Inspection.

The Committee **RECEIVED** and **NOTED** the results of the annual external inspection reports of the below recreational facilities:

- 9.1 Devil's Toenail Bike Park.
- 9.2 King George's Field.
- 9.3 Little Toe Pump Track.
- 9.4 Masons Field Play-Ball Area.
- 9.5 Nidd Approach Play Area.
- 9.6 Sandringham Park.
- 9.7 Wetherby Skate Park.

It was **NOTED** that the issues raised with the safety surfacing material at Scaur Bank and Mason Field are of particular concern. Current quotations estimate the cost of 100 cubic metres of bark and spreading is £14,381.00 (ex VAT) for Masons Field and £15,131.00 (ex VAT) for Scaur Bank.

It was understood that bark has a longer lifespan in areas prone to flooding compared to other surfaces and produces less pollutants that could be carried into waterways. As such, other surfacing materials are not being considered.

Following a discussion, it was **AGREED** to progress with receiving a quotation for 50 cubic metres of bark surfacing material to increase the current life span of the parks with Mason Field taking priority.

It was **NOTED** that the Clerk did not recommend the use of volunteers to help spread the new surfacing.

10. Facilities report.

The Committee **RECEIVED** and **NOTED** updates to the management of Wetherby Town Council's property as recorded in the PPM tracker.

11. Raby Park planting scheme.

Feedback from members of the public on the Raby Park planting scheme were received and will be included in future considerations on the site.

12. Walton Road tree planting scheme.

It was **NOTED** that the tree planting scheme on Walton Road was completed on *Sunday 10th March 2024*.

13. Items for information.

13.1 Garden of Rest Proposal for tree planting.

Following the proposal from St James Parish, six blackthorn trees have been planted on the border the Garden of Rest shares with Tetley Field. Ten smaller blackthorn saplings, which had been planted in error, have since been relocated to Wetherby Cemetery to form part of the re-hedging process at no additional cost.

14. Next meeting.

The next meeting of the Property Committee will take place on *Monday 10th June 2024* at 5:30pm in the Wetherby Town Hall.

The meeting closed at 5:36pm.

These minutes were recorded and prepared by Rowann Fitzpatrick, Assistant Clerk.