

**Minutes of the Meeting of the Property Committee held in the Council Chambers,  
the Amenity Centre, Main Street, Yaxley on 19<sup>th</sup> September 2023 at 7.00pm.**

Present:- Councillor M Oliver – Chairman

Councillors R Doncaster, K Gulson, D Porteous, C Swanborough and A Wood.

In attendance – Mrs H Taylor – Clerk.

**PR11. APOLOGIES**

Apologies for absence were received and accepted from Councillors R Butcher, D Chapman and S McMullon.

**PR12. DECLARATION OF INTERESTS**

No declarations were received.

**PR13. MINUTES**

Councillor K Gulson proposed approval of the Minutes of the Committee held on 4th July 2023. This was seconded by Councillor R Doncaster and **RESOLVED** unanimously.

**PR14. PUBLIC PARTICIPATION**

No Member of the Public wished to speak.

**PR15. REPAIRS AND MAINTENANCE**

By way of a report by the Clerk (a copy of which is appended in the Minute Book), Members noted the repairs and maintenance carried out on the facilities since the last meeting, along with that planned. Attention was drawn to the fixed wire testing results for the Amenity Centre and Queens Park Hall and the actions to be addressed thereon including the need to replace the main fuse board in the Amenity Centre.

With regard to planned work, Members' were shown the exterior of two arch windows in the Owen Pooley Hall on which the woodwork was coming away. The Clerk advised that she had approached the joiner who had replaced the windows on 50 Main Street but had no response. Members suggested alternative suppliers and offered their support in getting this work done.

The Report referred to investigations into energy efficiency measures for Queens Park, the Clerk explained that quotes would be obtained to change the immersions from copper filters to titanium but any plans to install solar panels should be put on hold until the issues surrounding the buildings' standing charge and capacity charges are resolved (see Minute No. PR18 below).

In the meantime, it was proposed by Councillor D Porteous, seconded by Councillor R Doncaster and unanimously **RESOLVED** that Financial Regulations 11i be waived to enable the quote from Massingham Electrical for the installation of a replacement distribution board for the Main Fuse Board in the Amenity Centre to be accepted, the cost of which to be funded from the £1,796 in the Earmarked Reserves for Building Maintenance.

**PR16. USE OF QUEENS PARK CAR PARK BY THE STAFF OF FOURFIELDS SCHOOL AND STRETTON PRE SCHOOL**

Members received and noted a report by the Clerk (a copy of which is appended in the Minute Book), outlining arrangements for Fourfields and Stretton Pre School to use Queens Park car park for staff parking during the week.

**PR17. ACTION PLAN**

Members received and noted a schedule of the Committee's projects included within the Council's Action Plan, the schedule would be used as a basis for the budget setting in November.

**PR18. ELECTRICITY AND GAS RATES**

Further to Minute No.PR9 the Clerk circulated a schedule showing comparative energy tariffs for the Council's five sites. Particular attention was drawn to the monthly standing charge and availability capacity rate for Queens Park which were showing an increase of £288 and £280 per month respectively on the current pricing. This was far higher than the rates for the other sites which are expected to double in cost. The cause for the exorbitant prices at Queens Park was likely to be due to the site having a half hour meter which was a requirement of the capacity clause on the site. Officers were making enquiries with UK Power network to see if this meter could be changed. In discussing how long the Council should be locked into rates, Members felt that it would be prudent to opt for a period of 12m or 24m which the Clerk would take onboard.

**PR19. EXCLUSION THE PRESS AND PUBLIC**

That in accordance with Section 1(2) of the Public Bodies (admission to Meetings) Act 1960 and by reason of the confidential nature of the remainder of the business, the Press and Public be excluded from the meeting.

It was proposed by Councillor K Gulson and seconded by Councillor A Wood that the meeting should be closed to the press and public at 7.40pm.

**PR20. EARLY YEARS PROVISION**

Members were briefed on a meeting with the Education Place Planning Team from Cambridgeshire County Council regarding demand for early year provision in the village.

**PR21. PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960 RE-ADMITTANCE OF THE PRESS AND PUBLIC.**

That in accordance with Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 and by reason of the confidential nature of the remainder of the business being concluded, the Press and Public be re-admitted to the meeting.

It was proposed by Councillor A Wood and seconded by Councillor R Doncaster that the press and public should be readmitted to the meeting.

Meeting closed at 7.50pm

Signed .....**Mark Oliver 21<sup>st</sup> November 2023**.....

Chairman.