

LAND ASSETS MANAGEMENT SUB-COMMITTEE AND FINANCE COMMITTEE: REPORT OF RFO

6 MARCH 2018

REPLACEMENT OF OLD TOILET BLOCK: INTERIM REPORT

At the last meeting the Sub-Committee asked the RFO to prepare a report which could see this project accelerated. The Sub-Committee asked for the report to consider the following matters:

- Capital costs
- Maintenance
- Security
- Cleaning
- Opening and closing arrangements

Capital costs

Previous estimates have been based on lightweight, prefabricated buildings. In the light of the more recent experience of vandalism that type of building may not be adequate. The RFO has sought information from a range of service providers with limited success. Just by way of indication, however, are some emails from providers which have been forwarded to councillors separately. It may be that a building in traditional construction would be more cost effective in the long run. It may be worth pursuing other options which the RFO will elaborate on at the meeting.

Maintenance

Until a decision is taken about the type of building it is hard to submit any suggestions about maintenance.

Security

Security will also vary depending on the type of building pursued. For example an automated public convenience option would require little security whereas a prefabricated building could require significant security whether that be through CCTV, alarms, lighting and so on.

Cleaning

It is suggested that cleaning would be required at least twice a day seven days a week, unless an automated solution is pursued.

Opening and closing arrangement

The conveniences would need to be opened at, say 8 am, and closed at, say, 4.30 pm (or dusk?). Opening could be combined with the first clean but closing would

need to be undertaken separately (or vice versa). There are a number of options which the RFO would wish to discuss confidentially with the Sub-Committee.

LIBRARY COMMUNITY USE: CHARGING REGIME FOR OUTSIDE ORGANISATIONS

At the last meeting of the Finance Committee the RFO was asked to produce a draft charging regime for outside organisations, including the University of the Third Age (U3A). The following regime aims to meet the following objectives:

- Maximise community use of the library
- Contribute to the running costs of extended opening
- Not disadvantage existing groups

Informal groups

Informal groups that meet within the Library should not be the subject of any formal charge but participants would be expected to contribute voluntarily to the selected charity for any drinks consumed. This would include all existing groups.

Formally constituted community groups

Community groups which have a constitution with registered membership (such as the U3A) should pay £1.50 per attendee which would be paid into Parish Council funds. This payment would cover one drink from the vending machine. If users have more than one drink a voluntary payment should be made to the Parish Council's chosen charity.

Organisations run for profit

Organisations run for profit would not normally be allowed to hire the library space.

*Peter Savage
Deputy Clerk and Responsible Finance Officer
2 March 2018*