

**Minutes of the Lands Committee
7pm Wednesday 22nd March 2023**

1. PRESENT

Cllrs Culemann (Chair), Eastwood, Benbow and Seinet (Cllr Higham arrived later)

1.1 Apologies

Cllr Higham was delayed

1.2 In attendance

James Overbury, Town Clerk and one member of the public.

2. DECLARATIONS OF INTEREST

None.

3 MINUTES OF PREVIOUS MEETING.

LAM-2023-03-22 1 Cllr Culemann proposed that the minutes of the previous meeting be accepted as a true record, which was seconded by Cllr Eastwood with all in favour.

3.1 Action Plan review for next month

Cllr Culemann had reviewed the action plan and had made no changes. He would circulate the latest version.

4 PUBLIC COMMENT

4.1. LAM-2023-03-22 2 Cllr Culemann proposed to adjourn the meeting for public comment which was seconded by Cllr Benbow with all in favour.

The member of the public questioned the validity of the Skate Park questionnaire, requested that the public comment part of the agenda be moved to near the end of the meeting and suggested the Pavilion hire fees be configured by electricity usage.

Cllr Culemann noted the comments.

4.2. LAM-2023-03-22 3 Cllr Culemann proposed to reconvene the meeting which was seconded by Cllr Eastwood with all in favour.

5 FTC ASSETS:

5.1.1 Trees on FTC land General

No issues.

5.1.2 Measures that could be taken to reduce tree disease.

Cllr Seinet outlined the research she had done and the Clerk would circulate the information and add it to the next agenda.

5.1.2 2023 Tree Survey process

LAM-2023-03-02 4 Cllr Culemann proposed to recommend to Full Council that Haydens Ltd be commissioned to undertake the 2023 Tree Survey at a cost of £2,988.50 from budget 1613, and the works to be scheduled for September/October, which was seconded by Cllr Benbow and with one abstention, all were in favour.

Cllr Higham Joined the meeting.

5.2 Pageant Field

5.2.1 Water main

Cllr Culemann confirmed that Clarke and Simpson had received the Full Council's decision. **As C&S did not object to the Clerk's letter** it is now established that C&S's services would be at no charge to the Town Council and that Clarke and Simpson would contact the Town Council before any action or decision occurs.

5.2.2 CCTV

The Clerk reported that the maintenance contractors had reported a malfunction and he had reset the electricity trip. He was also combining the CCTV policies and would present these to the Committee. He suggested that the LAM consider both CCTV systems together, rather than split the systems between committees, and then move to one maintenance contractor when the contracts were up for renewal. This was agreed.

5.3.3 Skate Park

5.3.3.1 lighting

Cllr Culemann reported that he had delivered 45 letters which consulted the residents adjacent to the Pageant Field on the proposals and the results of this were awaited. This would form an agenda item for the next meeting.

5.4 Pavilion

5.4.1 Review of Toilet Cleaning service and Rentokil-initial contract and access.

The Clerks report was noted and discussed. It was agreed to give Rentokil-Initial a key to the toilets.

LAM-2023-03-21 5 Cllr Culemann proposed to recommend to Full Council that the Toilet Cleaning contract with NORSE should be terminated with immediate effect and the work transferred to the Roy Leek, which was seconded by Cllr Fitz Higham with all in favour. It was noted that this should save around £800 a year.

5.4.2 Anti slip coating

It was agreed that the Clerk measure how much would be required and seek costs and possibly samples. **The Clerk will look into different options for improving the surface (such as paint, sanding etc)**

5.4.3 Review of hire charges

The hire charges were discussed at length.

LAM-2023-03-21 6 Cllr Culemann proposed that the Pavilion hire charges be amended from September 1st to the following
£25.00 one off charge to remain as is
£20.00 for regular or repeat business bookings
£15.00 for regular or repeat Voluntary groups

5.3 Play area

5.3.1 Inspection reports

Noted.

5.3.2 Repairs following last full inspection

These were on going.

5.3.3 To consider quotations for repair of large climbing apparatus (Komplan)

It was agreed to defer this item to allow time to obtain a further quote.

5.3.4 Other assets on PF (fitness, boules, etc)

No issues

5.3.5 To consider new play equipment following survey

It was noted that there were not enough funds in the budget and it was agreed to build up the budget over time and reconsider this at a later date.

5.3.6 Policy of dogs being allowed in play area following site visit.

Cllr Eastwood and Cllr Benbow had inspected the location and reported no issues to the Committee. This issue and history was debated at length.

LAM-2023-03-22 7 Cllr Culemann proposed to retain the current policy of 'dogs on leads' on the whole of the Pageant Field including the play area, which was seconded by Cllr Eastwood with all in favour.

6 JEAFFRESON'S WELL

No issues.

7 FENS

No issues.

8 CEMETERY

7.1 Report on Cemetery Working Group

This had not met yet.

7.2 To consider charges for 2023-24

It was agreed to review these in 2024 and compare the charges with other burial authorities.

9 MARKET HILL

8.1 Electric

No issues

8.2 Market Traders

No issues

8.2.1 New applications

None.

8.2.2 Parking charges for traders at primary school

The response was awaited from the primary school. **In the meantime market traders continue parking their cars on the school car park without being charged.**

10 EXTERNAL ASSETS UNDER FTC MANAGEMENT

9.1 Churchyard

9.1.1 Replacement trees

It was agreed the Clerk arrange a meeting with the PCC.to discuss how to proceed.
It was felt useful to involve the local tree expert in these discussions.

9.1.2 Churchyard wall

Cllr Culemann reported that the Church had no insurance cover to replace the wall.
The issue would be discussed when the members of the committee met the PCC.

9.2 Allotments

No issues.

11 CORRESPONDENCE

Issue re survey

Noted.

Email requesting gazebo for market trader

This was discussed and it was felt that it would be too onerous on the Town Council to provide gazebos for market traders.

12 DEFIBRILLATORS

It was agreed to make one final attempt to reach a decision maker at the bank and the Crown before offering it to a neighbouring parish.

13 PUBLIC WATER TAP

The Clerk had assurance from ESC that this would be done but the Clerk would seek further information.

14 RIVER ORE

Cllr Culemann outlined the progress from the Clerk's report which referred to the latest meeting on 8th March.

- Jonathan (Co-Op) confirmed that the Co-Op were very supportive of the plans.
- Andy (Essex & Suffolk Rivers Trust) and Naomi (Environment Agency) would prepare a draft specification and design for the works by the end of May.
- Andy and Naomi advised that flood modelling was essential and needed to be done once the specification was agreed and before any works commence. They would look to seeking funding to pay for the work.
- The Town Council would apply to the Co-Op for funding for the project.
- The issue of volunteers and community involvement remained an issue, whilst
- Jonathan would enquire in the CO-OP what the feeling was he felt that the idea of volunteers entering the water was perhaps a risk the CO-OP would not want to take.
- A timetable to work to was agreed as – draft proposal end of May
- An application for funding would be submitted in June
- End of June: further meeting of these parties.
- River works aimed for next year.

15 TCA requests:

15.1 DC/23/0905/TCA

1no. Cherry (marked on plan) – Fell

Bowling Green, Castle Street, Framlingham, Woodbridge, Suffolk, IP13 9B

LAM-2023-03-22 8 Cllr Culemann proposed that the Town Council had no objections to these works, which was seconded by Cllr Benbow and with one abstention all were in favour.

16 MATTERS OF REPORT

None.

17 ITEMS FOR NEXT AGENDA

- **Composting Toilets**
- **Rats in the centre of town**
- **Fens damage to trees by deer.**
- **Pavilion water pipe insulation and frost protection**

- **Timed lock for toilet door.**

18 NEXT MEETING – 19 April 2023

The meeting concluded at 8:38pm