

APPLEBY-IN-WESTMORLAND TOWN COUNCIL

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PROPERTY COMMITTEE MINUTES FOR THE MEETING HELD IN THE MOOT HALL MONDAY 17TH OCTOBER 2022 at 8.16pm

Present:

Cllr Anderton (Chairman)
Cllr Rooke (Vice-chair)
Cllr Chalmers
Cllr Connell
Cllr Davidson
Cllr Pape
Cllr H Potts
Cllr Stephenson

Also in attendance:

Cllr Kemp
Town Clerk
Clerk's Assistant

PR1/10/22 Apologies for Absence

Apologies received and noted from Cllr Curley and Cllr Hayes. Long term absence noted from Cllr F Potts.

PR2/10/22 Declarations of Interest

Cllr Connell declared a personal interest in relation to any item on the agenda that relates to Cumbria County Council and Eden District Council.

PR3/10/22 Actions from Previous Minutes

- **Review of Rents for Council's Retail Units:** Following surveys carried out by a local Commercial Surveyor to get proper measures of the Council's six retail units, from which we were able to get good estimates of the rental value for all the units, the committee agreed that although some tenants were paying the correct rent in comparison to the market value, some were not. The Clerk reported that the reason some of the rents were well under the current rental value, is that the longer serving tenants had never had an increase, some for as long as 9 years. Cllr Davidson highlighted it was far too much to put all rents up to match the market value and that they should go up in smaller increments. It was **RECOMMENDED** to put one property rent up by £75 per month.
The committee also agreed that rents should be reviewed whenever a tenant's lease is due for renewal. This way the leases can be properly managed.
- **Recommendations from The Fair Hill Working Group Committee:** The Fair Hill Committee met on 13th October and have another meeting on Thursday 20th October, and so will take a report to Full Council on 26th October.

PR4/10/22 Chairman's Report

There was no Chairman's Report in respect of this meeting.

PR5/10/22 Cloisters Update

The Chairman reported she and the Clerk had attended the first progress meeting for the East Tower and Central Cloisters. The work is going well and remains on target and is due to be completed mid-December. The stone repair works and pointing are complete, and the tower and arcade roofs have been stripped. The whole building has also been fire boarded, which will stop fire spreading between the buildings. The churchyard gates have been repaired and repainted, but won't be installed until the end of the works. Any variations or additional costings to the contract will be discussed and agreed in advance. Providing there are no major weather disruptions, the scaffolding will be down before Christmas. Next progress meeting scheduled for Tuesday 18th October.

PR6/10/22 Councillors' reports and items for future agendas

- Cllr Stephenson commented that the new Public Hall sign looks good and will make it a lot easier to locate.
- Cllr Kemp requested a sign be installed on the Supper Room door, as currently there is nothing to indicate where it is located.

ACTION

**Full
Council**

Clerk

PR7/10/22 Date of the Next Meeting

Councillors noted that the next meeting of the Property Committee will be held in the Moot Hall on **Monday 14th November 2022** at **7.45pm** or at the rising of the Planning & GP committee meeting.

All

There being no further business the meeting closed at **8.37pm**.

AT THE COUNCIL MEETING ON: **WEDNESDAY 26th October 2022**

THE CHAIRMAN OF THE COMMITTEE WAS AUTHORISED BY THE
COMMITTEE TO SIGN THESE MINUTES TO CONFIRM THEIR
BEING A TRUE AND ACCURATE RECORD:
