

BECKINGTON MEMORIAL HALL COMMITTEE

Minutes

Date: 12th July 2021 – Main Hall

1. Present

David Prince (Chairman), Stan Wilson, David Norman (Treasurer), Hannah Drury, Roz Serle, Floor Holmes, Sara Coffield (Secretary), Mike Collins

Observers: David Costello, Jeanette Hurst

2. Apologies

None.

The Chairman welcomed the committee and observers, Jeanette Hurst and David Costello who responded to a letter sent out to the village requesting more support. DP explained that it is good to have a good number of representatives from the groups and organisations who use the hall.

3. Minutes of last meeting (12/10/2020)

DP asked the committee if they approved the final version of October 2020 minutes and no objections were raised.

Matters Arising

There was a discussion on how the radiator needs to be removed from the stage and stored somewhere. Manpower is needed to help with this. DN suggested talking to Simon Attwell (cricket club).

RS clarified that a new cage is too expensive so the old cage needs painting. DP asked if the Clifford Suite is ready for hiring otherwise, and it was agreed that it is generally ready (booking on 22nd July).

SW asked if the cricket club are pursuing a container to free up storage space in the garage?

DN suggested heaters need testing and questioned how often we need a gas check.

Action: DN to book gas safety checks

4. Finance report. 200 Club draw and report on new signings.

DN reported that there is currently £27.5k currently in the account which is an increase of £12.5K due to Covid19 support grants from Mendip District Council.

An anonymous cheque of £1000 has also been donated to the hall and the committee discussed putting this money towards something specifically rather than just paying bills.

DP suggested installing WIFI (50Mb) but DN clarified that the cricket club have a grant for installation and first 6 months rental at the price we were originally quoted. However, we are now looking at a different supplier who are more expensive (£50 installation - £49+VAT (£750 pa)). DP authorised to go ahead and use the hall funds for ongoing bills after the CC grant runs dry.

Action: DN to execute WIFI installation

DN reported that the income is down due to Covid19 issues.

DP opened up a discussion on the 200 Club and relayed that we do have a few more subscribers after the recent request for support from the village. FH suggested contacting and encouraging the Players to join in.

Action: DN to send the form around to the BMH members and meet with DP to select this month's winners. FH to contact the Players.

5. Maintenance issues. RoSPA report on Play Area. Fence repairs. Redecoration. Safety lights.

RoSPA

DP announced that the latest RoSPA report has been received. There are some repairs that need to be done but DN reported that there is nothing that is higher than "low risk" and communications have been cleared with the insurers. DP relayed that Beckington garage kindly welded the swings for free and we are talking to the Parish Council Clerk about possibly receiving some S106 money (new housing estate funding), but we would need to match any funding and we don't really want the responsibility of maintaining the park when the hall is first priority and the quotes have been phenomenal. DN suggested encouraging a "Friends of the Park" group to take responsibility.

Action: DN to list jobs to do and give to DP who will then talk to the garage

Fence

DP revisited the fence – the high bit of the fence is in a poor state of repair. Estimated to cost £7150.00 (post and rail) by Jason Macey. DN advised not to commit until post-Lockdown when income will hopefully be more stable.

Decoration

DP raised the issue of redecoration requirements – tired but not a priority job. MC offered to help with painting but it was advised to use a professional. FH offered to paint the stage and do some other decoration on a professional level.

MC suggested sprucing up the hall for business (with WIFI) post-Lockdown.

Lights

Some of the lights are a priority job. SW reported that there is an electrical inspection once a year and that the light over the door near the stage is not working and the power failure lights need replacing. An estimate has been accepted but the electrician very busy.

Action: SW to chase electrician

FH announced that the Beckington Players are looking at replacing some of the stage lighting.

Changing Rooms

RS asked if we actually need the changing rooms with a new pavilion on the agenda?

MC suggested putting the radiator in the changing rooms.

DN informed the committee that the cricket club is still use the changing rooms at present, and cannot be sure when the pavilion will be completed.

Hot Water in Ladies Loos

DP reported that there is no hot water in the ladies' loos. The geyser has broken and we have received a £700 quote from a plumber. DN reported that AN Heating (Trowbridge) have suggested it's the element causing the mains to trip out and they're looking at prices. DN suggested that AN Heating do the gas safety and water heater at the same time.

Action: DN to contact AN Heating

6. Bookings.

SC reported that the bookings were ticking over with mainly cricket, a few exercise classes and a childrens' party with bouncy castle pre Lockdown-restrictions being lifted on 19th July. JH asked if the Clifford Suite will be ok to use on 22nd as she is booked in for a card making class. The committee agreed yes but DN reported that there is an old TV in the CS which needs disposing of. FH suggested asking Debbie and James.

Action: FH to ask Debbie and James

DN announced that the cleaner has reported that the CS is not being left tidy enough by cricketers but needs more info to identify those responsible. The toilets have also been blocked on occasion but there is no toilet brush or gloves.

Action: DP to talk to the cleaner about buying some utensils for clearing blocked toilets.

7. BCC Proposal

DP reported on the return of a proposal – the Beckington cricket club is playing at a higher level now so they need a better pavilion, and what they need to attract money for the pavilion is a guaranteed lease from the BMH although the amenities in the new pavilion must not compete with BMH.

SW has been asked to liaise with CC. Simon Atwell is conscious of a plan to build houses near the hall so the pavilion needs to apply quickly to avoid any objection from the houses. The CC have ambitiously suggested that the pavilion could be finished by the beginning of 2022 season although DN reported that funding is still required because they need a lease and planning permission before they can apply for funding.

DP asked the committee to agree:

1. Nominating SW as the liaison.
2. No primary objection to planning permission (subject to seeing the planning app first)
3. Lease

There were no objections.

Action: DP to contact Simon Atwell

MC asked what the legal position was and do we expect to be receiving any income? SW reported that the Parish Council and CC have taken legal views, and it does fulfil the requirement of it being a *facility for use of the Beckington residents but not in competition with the hall*. SW also suggested seeking some legal confirmation and asked the group for support in liaising. MC, RS and FH agreed to support

Action: SW to liaise with MC, RS and FH.

RS questioned paying for the lease and DN reported that after the end of the lease (50 years), the building will become the property of the Beckington Memorial Hall.

SW also reported that all proposals have been unreasonable until now, but the CC are now listening and reflecting the BMH's concerns about being a competitor with the BMH. The CC asked to come along to the meeting on 12/7/21 but SW said no and proposed that the BMH committee have a meeting with the CC ASAP (next committee meeting?)

DN asked if we can lease land, how is the hall owned and where are the title deeds? They are not with the charity commission and the Parish Council do not have them. SW produced the conveyance deeds (1926).

Action: DN to talk to Simon Atwell about the deeds and custodian trustee issues.

8. Future fund raising. Grants

FH reported that the Panto is planned and asked if it is booked in? An extra show is also planned to raise more money. Beckington players raised £4.5k for the hall. The fireworks also raised some money.

It was identified that a Firework evening is a lot of work but SW relayed that Health & Safety is now essentially set but it requires a strong team of well-coordinated people. DP reported that the bucket collection was very successful although in 2017 an overwhelming 2000 people turned up!

MC has been talking to Lisa from White Horse Operatic who had a very successful event in the church.

Action: MC to talk to the WHO

Facebook

FH enquired about the Facebook page and RS reported that nobody in the room has access to it although the former booking secretary, Hilary, has access. HD offered to take over the social media role and the committee gratefully accepted.

Action: RS to contact Hilary and liaise with HD.

9. Next meeting. AGM date

DN reminded the group that the meetings are held on the second Monday of the month so the next one is on 9th August at 7pm, probably in the Clifford Suite.

DP also suggested Monday 25th October for the next AGM

Action: SC to check and book dates in calendar

10. AOB

Observers

DP asked JH and DG if they were happy to be co-opted on the committee? JH seemed happy and DG happy to support with hands on jobs. JH and DG's emails were requested.

Covid19

SW reported that all special conditions will cease on 19th July and asked if we need to add anything to the conditions? Are we happy that our capacities remain the same pre-Lockdown? ACRE are issuing further guidance after 19th July. Legal requirements have been lifted. SW advises responsibility on the hirer. BMH can suggest guidelines.

Action: SW to send ACRE guidance to the committee

A Bench or Tree from the WI (Jubilee)

RS announced that the WI would like to celebrate the Jubilee Year with a bench or tree for the hall.

Action: RS to talk to DN/DP

MC reported that a neighbour has seen the lights regularly left on at the BMH.

Water Bill

DN reported that the latest water bill is £1400 for just 6 months and queried whether there is a water leak and location of stopcock.

Action: DN to talk to the water company and query usage

DN queried whether we need to upgrade the website to mobile compatible? HD said yes.

Action: DN to cost mobile upgrade.