



Welshpool Town Council, The Vicarage Gardens, Welshpool, Powys, SY21 7DD
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DRAFT

Minutes of the Services and Property Committee held on 21/05/2025 6:30pm in Council Chamber, Welshpool Town Hall.

PRESENT:

Cllr Billy Spencer
Cllr Carol Robinson
Cllr David France
Cllr Estelle Bleivas
Cllr Julie Arnold
Cllr Nick Howells (Chair)
Cllr Phil Owen
Cllr Phil Pritchard
Sally Fitzgerald

Apologies for absence:

Absent:

Cllr Chris Davies

Also in attendance:

Cllr Morag Bailey
Richard Williams - Town Clerk & Responsible Finance Officer
Paul McGrath - Operations Manager
Wendy Lewis - Community Services Manager

SP210525/1. WELCOME AND APOLOGIES FOR ABSENCE

The Chair welcomed everyone to the meeting. There was no apologies for absence received.

SP210525/2. DECLARATIONS OF INTERESTS AND DISPENSATIONS

None.

SP210525/3. PUBLIC PARTICIPATION

Cllr Carol Robinson and Cllr Julie Arnold joined the meeting.
None.

SP210525/4. MINUTES AND MATTERS ARISING

SP210525/4.1 Previous Minutes

RESOLVED

To approve the minutes from the meeting of the Services and Property Committee on 16/04/2025.

WTCM81 - Proposed by Cllr Phil Pritchard, seconded by Cllr Sally Fitzgerald

SP210525/4.2 Matters Arising

SP160425/5.3 Tipper Truck - this has been actioned and will be arriving as the old lease expires in October.

SP210525/5. LAND AND BUILDINGS

SP210525/5.1 Town Hall & Motte and Bailey

The Operations Manager updated on the works to the Motte and Bailey and the Town Hall. The fencing and netting works at the Motte and Bailey have commenced and will be completed before the end of the week. The works at the Town Hall to fit a new gents toilets are commencing on the 9th June 2025.

SP210525/5.2 Cricket Club - Permission for Building

The Town Clerk outlined the email received from the Cricket Club and a discussion was had. Cllr Billy Spencer proposed that we agree to the proposal but delegate all decision making about location and design to the Operations Manager.

Cllr Phil Prichard proposed that the location of the building be on the same side as the building which the Rugby club erected and a clause be inserted into any agreement which would transfer the building to the Town Council if the Cricket Club was to fold. No seconder was received for this proposal and a vote was held on the proposal by Cllr Spencer.

RECOMMENDED

To grant permission to the Cricket Club to proceed and give delegated powers to the Operations Manager to approve location, design and all other ancillary matters.

WTCM82 - Proposed by Cllr Billy Spencer, seconded by Cllr Nick Howells

SP210525/5.3 General Update

The Operations Manager presented his report, including:

- STRI - awaiting the usual annual report from STRI in respect of pitch quality.
- VE Events - all went well from an Operations Team perspective.
- Maes y Dre - work undertaken to repair the goal mouths and general tidy up, ready for this weekend's Music Festival .
- Maes y Dre playground - concreting for disabled bench and entrances by paths to take place on 9th June.
- Fire risk assessments for buildings as agreed at the last meeting are in process .

The Operations Manager also presented three quotes for replacement fencing at Dol y Felin playground.

- Company A - £14843, excluding VAT
- Company B - £13250, excluding VAT
- Company C - £12570, excluding VAT

The Operations Manager recommended Company B for reliability of company and quality of workmanship

RECOMMENDED

To accept the quotation for replacement fencing at Dol y Felin playground from Midland Fencing (Company B) at a cost of £13,250 excluding VAT.

WTCM84 - Proposed by Cllr Sally Fitzgerald, seconded by Cllr Billy Spencer

SP210525/6. SERVICES

SP210525/6.1 Meals on Wheels

The TIC Manager updated and said that Meals on Wheels was going very well at the moment, especially the partnership with the Welshpool Haven.

SP210525/7. COMMITTEE FINANCE (MONTH 1)

The Town Clerk highlighted the financial report to the committee.

SP210525/8. DATE OF NEXT MEETING

The date of the next Services and Property Committee will be confirmed at the Annual Meeting.

SP210525/9. CONFIDENTIAL SESSION - EXCLUSION

RESOLVED

That members of the public and press be requested to leave the meeting by reason of the confidential nature of the business about to be transacted.

WTCM83 - Proposed by Cllr Sally Fitzgerald, seconded by Cllr Phil Owen

SP210525/10. BERRIEW STREET TOILETS [CONFIDENTIAL]

The Town Clerk updated on the method of disposal for the Berriew Street Toilets based on the email from the estate agent.

RECOMMENDED

To proceed with the sale via auction in line with the guidance from the estate agent.

WTCM85 - Proposed by Cllr Billy Spencer, seconded by Cllr Nick Howells

SP210525/11. DAY CENTRE [CONFIDENTIAL]

The Town Clerk updated on the recent communications from Powys County Council. A discussion was had over the future of the building and ownership and the Town Clerk was asked to go away and present options for Full Council next week.

SP210525/12. MOTTE & BAILEY [CONFIDENTIAL]

The Town Clerk outlined the proposal from a local businessman over the car parking area at the Motte and Bailey and a discussion was had.

Cllr Julie Arnold left the meeting.

RECOMMENDED

To decline the proposal made in respect of the Motte and Bailey.

WTCM86 - Proposed by Cllr Sally Fitzgerald, seconded by Cllr Billy Spencer

SP210525/13. TOWN HALL LAND [CONFIDENTIAL]

The Town Clerk outlined the proposal from a local businessman over the land at the rear of the Town Hall and a discussion was had.

RECOMMENDED

To decline the proposal made in respect of land at the rear of the Town Hall.

WTCM87 - Proposed by Cllr Phil Pritchard, seconded by Cllr Phil Owen. A recorded vote was requested.

For: Carol Robinson, David France, Estelle Bleivas, Nick Howells, Phil Owen, Phil Pritchard, Sally Fitzgerald

Against: Billy Spencer

Abstain:

The meeting finished at 19:25.

Signed:

Dated:

Councillor Nick Howells (Chair)

Decision/Action Log

ID		Assigned
WTCM81	RESOLUTION SP210525/4.1 Previous Minutes To approve the minutes from the meeting of the Services and Property Committee on 16/04/2025.	Town Clerk & Responsible Finance Officer
WTCM82	RECOMMENDATION SP210525/5.2 Cricket Club - Permission for Building To grant permission to the Cricket Club to proceed and give delegated powers to the Operations Manager to approve location, design and all other ancillary matters.	Operations Manager
WTCM83	RESOLUTION SP210525/9 Confidential Session - Exclusion That members of the public and press be requested to leave the meeting by reason of the confidential nature of the business about to be transacted.	
WTCM84	RECOMMENDATION SP210525/5.3 General Update To accept the quotation for replacement fencing at Dol y Felin playground from Midland Fencing (Company B) at a cost of Â£13,250 excluding VAT.	Operations Manager
WTCM85	RECOMMENDATION SP210525/10 Berriew Street Toilets To proceed with the sale via auction in line with the guidance from the estate agent.	Town Clerk & Responsible Finance Officer
WTCM86	RECOMMENDATION SP210525/12 Motte & Bailey To decline the proposal made in respect of the Motte and Bailey.	Town Clerk & Responsible Finance Officer

ID		Assigned
WTCM87	RECOMMENDATION SP210525/13 Town Hall Land To decline the proposal made in respect of land at the rear of the Town Hall.	Town Clerk & Responsible Finance Officer