

Draft Minutes of Southwold Town Council Landlords Committee meeting held 26th September 2024 at 9.30am Town Hall Southwold. Rep LL 08.24

Present – Cllrs Gladwell (Chair), Goldsmith, Miller, Redington. Cllr Wells arrived 10am.

The Town Clerk was also present.

1. **Apologies:** To receive apologies for absence. Apologies for absence were received from Cllr Flunder.

2. **Declarations of interest:**
 - a. *To receive any declarations of Non registerable Interest regarding the agenda. Nil*
 - b. *To receive any declarations of Disclosable Pecuniary Interest/ Other Registrable Interests regarding the agenda.*

Cllr Goldsmith declared as an employee of an estate agent. Cllrs Gladwell and Redington both declared re Strickland Place.
 - c. *To receive any request for dispensations regarding the agenda. Nil*

3. **To receive comments from public.**

Nil

4. **Minutes/ notes of the previous meeting –** To go to next full council meeting.

5. **Planning matters to consider – see documents.**

Red Cross site – Documents received from Architect with 2 options for pre planning. Discussion about both options. It was agreed by all to request the Architect to submit the option which was for a single storey bungalow only at this stage, and to see how the LPA respond. All Agreed.

Town Hall – pre planning has been received and no issues raised. Full planning application now ready to submit. Discussion re any amendments required. It was agreed that the sentence about phasing of the works should be removed from the planning application as this may or may not be the case. Agreed by all to ask the architect to submit the full planning application.

Gable End of Hurren terrace – discussion re the scope of works. It was agreed by all to ask for a scope of works for both the render and new brick option so that the cost differential is known. Spec. to state that all items should be individually itemised in order that STC can make an informed decision as to each part of the works.

6. **Properties update.**

Water Tower- progress works inside – scope of works to be drawn up for matters needing attention.

7. **Update on repairs and planned works 2024.2025.**

Members considered the property repair spreadsheet on a line-by-line basis and fully discussed the general repairs which are needed /going ahead.

Casino Windows – will need to tender once the planning application has been approved. Presently this is with ESC awaiting decision.

40a High Street – Fire Break works to be tendered.

TIC – it was suggested that Cllrs consider doing a weekly town councillor surgery at the TIC – Thursday 10am – midday. Rota to be set up for November as a pilot.

7 Hurren Terrace – being marketed – clerk to ensure that photos and floor plan are available as part of the marketing material.

8. Quotes– to consider.

Agents – commission/ fees are being requested so that Landlords/ council can consider each need on an individual basis.

9. Tenants Maintenance Requests for consideration

Painting rear of Town Hall – Adnams have advised that they will be painting the top floor exterior rear brickwork for which they will need access for scaffolding. They would ask their contractor to do all of the brickwork and they will pay labour if STC pays for the paint for its own part of the building. Cost to be established but the principle agreed by all.

10. Other matters

Shelter – South Green. Neither SCC nor ESC feel that they own the shelter which is now in need of repairs. It does not appear on the STC asset register either. However, after discussion, members suggested that STC get quotes for repair and get it sorted rather than having to have it taken away.

CCTV update – Costs are being explored for a new CCTV which could see the beach huts at the north end of the prom, the Klondyke and the Boating Lake as well as the putting green. This might need to be erected on a pole within ESC car park at Pier. ESC does not have the capacity to monitor the CCTV, but West Suffolk District Council has CCTV monitoring station and personnel and would be prepared to consider adding Southwold at an approx. cost of £5kpa. They will do a site visit and explore this further. CCTV outside 40a High Street to also be considered, if the cost of £5k pa could include this as an additional.

SCC Thermal imaging project – SCC have some thermal imaging cameras which they can lend to towns on a trial basis for 2 weeks each. STC has registered an interest.

Land by Klondyke – ownership of Land between Boating Lake and Klondyke is being investigated by ESC after complaints about the number of cars parking there over the summer.

Landlords conference – 2nd October – Cllr Wells will attend.

11. Grant availability for insulation/ property repairs etc. UK Shared Prosperity Fund to be considered as appropriate.

12. Date of next landlords cttee meeting – Monday 21st October 2024 at 9.30am.

