



**Minutes of the Meeting of Corfe Mullen Town Council in its Capacity as Sole Trustee  
of the Village Hall held on Wednesday 31 March 2021 at 18:30 on Zoom online**

**Present:**           **Councillors**  
D Sowry-House (Mayor/Chairman)  
M Barron  
A Craven  
D Everett  
P Harrison  
A Holland  
P Holland  
B Honeyman  
T Howard  
S Jefferies  
J Lortie  
D Mattocks  
J Stennett

**In Attendance:**   Nicola Gray (Town Clerk)  
Catherine Horsley (Deputy Town Clerk) (minute taker)

**1. To Record any apologies for absence**

There were no apologies for absence received. It was noted Cllr Purvis was not present and Cllr Mattocks would join the meeting late.

**2. To Record any declarations of interest**

There were no declarations of interest.

**3. To Approve minutes of the meeting held on 27 October 2020**

**A**

The minutes of the meeting held on 27 October 2020 were APPROVED.

**4. To provide update on 2020/21 Accounts, running costs and grant funding**

**B**

The Deputy Clerk presented the report which provided members with an overview of the current financial position of the Charity noting £30,000 had been granted from the Town Council and earmarked for the improvement works.

Members discussed various fundraising methods for generating income and whether a subgroup should be established to consider opportunities. The Clerk noted the importance of considering different and creative ways to generate an income for example, the Trustee holding events for the residents of Corfe Mullen rather than just hiring out the facilities. It was noted the Village Hall had great potential, which should benefit all residents of Corfe Mullen, as well as regular hirers.

A handwritten signature in black ink, appearing to be 'DA' or similar, is written over the page number.

Cllr Sowry-House proposed for a subgroup to be established to brainstorm ideas to send to the office via email for collation and discussion at the next meeting. This was supported by Cllr Howard. Cllr Jefferies and Cllr Honeyman volunteered to consider fundraising opportunities to generate an income for the Charity to bring the whole community together. Members were also encouraged to put forward any ideas they may have.

Cllr Harrison asked for clarification on the fund performance of COIF. The Deputy Clerk outlined the transactions in appendix 1, which included losses and gains. The Clerk reminded members that should the Trustee decide to proceed with the improvement works to the Village Hall, the invested monies would be used up very quickly.

It was agreed that members would brainstorm fundraising opportunities to generate income for the Charity and send to the office via email for collation and discussion at the next meeting.

The report was NOTED.

**5. To consider and approve draft plans for the works at the Village Hall**

**C**

The Clerk presented the report which provided the background and context to the draft plans which set out proposed improvement works to the Village Hall complex. These included disabled toilet facilities, improvements to the small hall, parking bays at the front of the complex and disabled access through fire exits from the main hall. There was also a joint funded venture with the Town Council to erect a conservatory/porch structure at the front of the Village Hall and Town Council office entrance.

Members discussed the draft noting their disappointment and highlighted the following key points:

- The kitchen/store/entrance being on the Towers Way side of the building blocked the view to the green space and reduced the light into the small hall.
- The store was not big enough.
- The space outside the toilets was wasted. The Clerk explained it was an ideal space for coats, bags etc rather than being in the hall where classes took place and provided turning/manoeuvring space for wheelchairs.
- The reduction in the car park made it difficult for turning cars. The Clerk advised the architect had advised the proposed plans had little impact on the parking.
- The car park spaces at the front were haphazard and looked like vehicles had been abandoned rather than parked.
- There were no elevation drawings, therefore no explanation as to how the roof would deal with the extension.
- The drawings were not to scale and were very rough, which did not enable members to get a proper idea of the layout.
- Very disappointed at the length of time taken and value for money on the costs already incurred to get to a rough sketch stage.

Members discussed whether a small working party should be established to consider alternative plans to avoid unnecessary and lengthy discussions over the minutiae.

The Clerk reminded members that the hall was subject to a lease and permission to carry out the works would be required from Dorset Council as the freeholder, along with planning permission, all of which would be lengthy in process. In addition, should the Trustee decide to reopen to create income before the works are carried out, recruitment of staff would be required and the complex would be run at a reduced capacity until Government guidelines determine otherwise, therefore the level of income would also be reduced, which was not cost effective for hirers and would result in the Charity running at a loss.

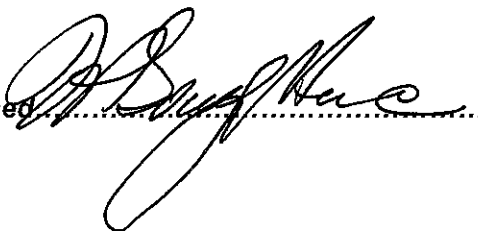
Cllr Howard proposed to pause the process whilst a working party was established for considering options in respect of the plans, and with a view to approaching an alternative Architect to explore different options, and to proceed with work when more funding was available. Cllr Harrison seconded the proposal. Eleven members voted in favour, with two members against.

Cllr Jefferies proposed the current Architect be approached to revisit the draft plans for consideration of incorporating suggestions from the working party and points above at no additional cost. Cllr Sowry-House seconded. Ten members voted in favour, one member voted against and two members abstained.

**6. To Agree a date and time for the next meeting**

Cllr Sowry-House proposed the next meeting be held before the end of April 2021 in order that the agreed actions be followed up.

The meeting closed at 20:10.

Signed  Date 7-6-21

