



Cherhill Village Hall CIO

Minutes of Trustees Meeting Held on Tuesday 31st August 2021 at 7:30pm

Present

Nathan Bliss, John Cavanagh, David Cracknell (Treasurer), Bob Deacon, David Grafton, Keri Lynch, Alan Moore, Maggie Moore, Simon Tomlinson (Chair), Nick White, Adrian Wright

Apologies

Sharon Simmons

Appointment of Officers

The following officers were reappointed unopposed.

Chairperson - Simon Tomlinson

Vice Chairperson - Alan Moore

Treasurer – David Cracknell

Assistant Treasurer – Bob Deacon

Booking Clerk – Maggie Moore

Deputy Booking Clerk – Nathan Bliss

Minutes of last meeting and Matters Arising

The minutes of the last meeting 17th May 2021 were accepted. All actions have been completed.

Treasurer's Report

Cash at the bank stands at £51674 split between the Operating Fund, £45034, and the New Village Hall fund, £6640. Since the last meeting income was £465 (operating fund) and expenditure totalled £4410 (both funds). The income was principally from hall hire for the local elections in May and August. Major expenditure included £1118 for car park wall repairs and repainting, and new car park gravel, £270 for installation of new boiler flow switch, and cleaning of the hall. Expenditure for the New Village Hall project included £1440 for the Ainslie legal fees and £250 for local authority search.

The forecast is similar to May with expenditure likely to exceed income by around £1000 for normal operations owing to the timing of hall hire invoicing.

Hall Bookings

Activity in the hall is picking up and several of the regular user groups have or will shortly be returning including Toddler groups, Gardening Club, Scout groups, Theatre group, WI, Yoga. A new regular Pilates booking starts in September. Three other new groups are looking for regular slots, but the right times are not yet available. The Oldbury Wednesday Club will not be returning as it is being disbanded owing to a lack of volunteers and attendee numbers.



There are several private events booked as well as Macmillan coffee morning, WI Big Breakfast, Theatre Group plays, Auction and Christmas Fair. There are no licencing implications.

Fault Reports/Repairs

The end cap on the rear gutter which had come away causing overflow into the neighbour's plot has been replaced. Light bulbs have been replaced in an exterior light (spares purchased for future use) and a circular ceiling light in the main hall. Weeds have been cleared from the car park and paths to the front door. The side escape route from the rear of the stage alongside the oil tank has been cleared of the overgrowth to provide safe exit.

Health and Safety

Users have been informed that the Hall Covid measures in place will remain and that it is their responsibility to implement appropriate measures for their activities.

Regular hall fire safety and general inspections are up and running.

Hall Maintenance

The new folding chairs (72 chairs with 3 trolleys) have been promised for delivery 1 Sept 2021.

The backs of the new non folding chairs can lift off if the chairs are lifted by them creating a potential hazard if dropped. Supplier has been contacted and will be further contacted to resolve issue.

Action: Simon Tomlinson

It has been suggested that the new non folding chairs are wider than the previous chairs potentially restricting audience sizes. Spacing to be checked for Theatre Group use.

Action: D Grafton/M Moore

The heating engineers have indicated that the heating oil tank could be degrading through UV and other weather exposure with minute surface cracking evident. The tank may therefore need replacing at some time in the future, but current regulations restrict the choice. A few heating alternatives have been initially explored:

- Replace oil tank with double skin type – circa £5k.
The current boiler is OK but it may be beneficial to replace before too long as getting more breakdowns and more efficient (92% compared with 85%) models available.
- Change heating system to bottle gas – more expensive fuel source, new boiler required.
- Air source heat pump circa £10k would also need to change radiators circa £2k. Heat scheduling could be an issue as best for background heat rather than variable demand.
- Radiant heating (electric) is being investigated with potential to tap into the solar panels.

Action: A Moore (Radiant Heating)

Hot water is still an issue with large quantities of water having to be run off before the hot water comes through. Trustees were asked to suggest possible improvements.



Action: Trustees

The has been very good feedback on the improvements made to the Hall following all the redecoration and other work during the Covid lockdown periods.

New Village Hall Project

Feedback has finally been received from the solicitors for the transfer and acquisition of the Park Lane plot and responses have been made. The main issue still is the wording of the covenant covering the transfer to include potential use for community events and not just a new hall. Progress is being made.

Simon outlined initial estimates for the purchase of the additional land to that being gifted (£10230), legal fees (£4000) and upgrades for the site including electric point, water standpipe, improved entrance and gates (£7000). The total cost is estimated at circa £21000. There is a possibility that up to £6600 may be available from the Parish Council funds for community projects. Parish Council support to be sought at their next meeting.

Action: Simon Tomlinson

A name for the site is required and “Cherhill Park” has been proposed. Trustees were asked for other potential names.

Action: Trustees

The Parish Council have been looking for a potential Memorial Copse location. The north boundary of the site could be used for this purpose with inclusion of a bench, trees, plaques, etc. Concept work is ongoing.

Fund raising for the new hall build is focused on watching for potential grant opportunities as Covid related projects wind down.

Auction

Preparations for the Auction (23 Oct) are progressing well. Communication material including flyers, A5 posters and A4 posters has been printed. The Website includes photos of some sale items as well as general information and forms and the Villages Magazine includes the advert. Distribution of the flyers and posters by the Trustees will cover all residencies in Cherhill and Lower Compton as well as key external locations Post Office, Shambles, Local Dealers, Yatesbury, etc.

Any Other Business

Plusnet provided an offer to reduce the monthly Broadband fee for unlimited use from the current £38.20/mth to £22.99/mth for a new 18-month contract. Offer has been accepted.

The Chair thanked Alan and Maggie for hosting the meeting.

Next Meeting

Auction Planning Meeting 14th October 2021 at 19:30.