

Notes of an Informal meeting of the Capital Projects Sub-Committee on Wednesday
4th October 2023 at 3.30 p.m.

In Attendance:

Councillor M Bonfield - Chair
Councillor J Bishop
Councillor T Foster
Councillor C Tomes

Also present:

Councillor M Whitwam
Dr M Ayres - Town Clerk
Mr A Bradley - Dorset Council Project Manager for Economic Growth & Infrastructure
(attended the meeting remotely)

Ms G Percival - Assets & Compliance Manager
Mr C Milmer - Visitor Services and Business Development Manager
Mr M Snowdon - Assets & Compliance Support Officer

1) Apologies

Apologies for her inability to attend the meeting were received from Councillor Harris.

2) Declarations of Interest and consideration of requests for Grants of Dispensations

Members were invited to declare their interests and consider any requests for Grants of Dispensations in accordance with section 9 and Appendix B of the Council's Code of Conduct.

No declarations were made on this occasion.

3) Matters arising from Minutes of the Capital Projects Sub-Committee meeting held on 19th July 2023

It was noted that a correction was required in regard to Minute No. 1) a), as the proposal to elect the Chairman had been made by Councillor T Foster, not Councillor M Bonfield, as recorded in the Minutes.

4) Station Approach - Review of version 2 proposals for infrastructure improvements

The Assets and Compliance manager provided an update on the progress on the infrastructure improvements at Station Approach as resolved in Minute 131(a) of the Council meeting held on 30th January 2023. Due to external factors, the initial design provided by Dorset Council in June 2023 would not be achievable, which necessitated a slight redesign into version 2.

The proposed works are projected to last for a period of 6 weeks with half of this time being intrusive works and with a budget estimate anticipated to be within the sums allocated within the Capital Programme 2023/4 and 2024/5 for this project.

A representative of Dorset Council presented the details of the version 2 proposal.

The details of the works were discussed and the need for traffic management proposals to be considered to minimise the disruption resulting from the works. Further aspects were discussed regarding how it will improve the flow of pedestrian

traffic and some of the issues that are faced, including attempts to prevent vehicles leaving Station Approach via the entrance.

Particular concern was raised regarding the potential allocation of parking spaces to Swanage Railway in the taxi rank. Officers were asked to identify what provisions were made in the existing station lease for parking outside Station House prior to further consideration of this matter. Attention was also drawn to the need to ensure that the arrangements in the lease were currently being enforced.

The potential to reposition the bus stops to relieve pedestrian congestion was also mooted. It was suggested that the possibility of moving the bus stops to either end of the pavement might provide additional space for pedestrians.

The timing of the works was reviewed and it was considered that commencing works in September or October 2024 would be the most effective window.

Members of the Sub-Committee were content for these proposals to be presented to the next Council meeting for approval.

5) Swanage Town Hall & Annexe external redecoration

The Assets and Compliance manager provided an update on progress regarding the external redecoration works.

Other matters which require consideration include the Town Hall clock bell-housing which requires repair, remedial stone works to the façade and the installation of lightning protection.

Members of the Sub-Committee were supportive of the Assets and Compliance Manager continuing to investigate the scope of these works and the associated budget requirement to address these issues, and to report to a relevant meeting once more information had been received.

6) Peveril Point Road

As agreed in Minute 4) of the Extraordinary Meeting of the Finance & Governance Committee held on 26th July 2023, the scope of the highway works and required stabilisation at Peveril Point Road were to be assessed to determine the most urgent elements of the project due to outline budget estimates for the works exceeding the sum of £95,000 allocated to the project. The Assets and Compliance Manager provided an update on progress.

The most critical elements have been identified with an outline budget estimate of circa £200,000 including a contingency. Final costs to be determined as a result of a competitive tender process.

After a brief discussion, it was identified that it may be possible to source the additional funds for the essential works via the Community Infrastructure Levy (CIL) reserve. It would also be necessary to allocate a budget for monitoring to be implemented for the stabilisation elements not undertaken at this time.

Members of the Sub-Committee agreed that the Finance & Governance Committee should review the financing of this project to identify a funding option to ensure that the essential works are carried out and a monitoring solution is implemented.

7) Date of next meeting

The date of the next sub-committee meeting was discussed and it was agreed to be set as and when required.

The meeting closed at 4.40 p.m.