



**Minutes of an Extraordinary meeting of the Town Council
held on Tuesday 29th October 2019 at 7.00pm
in the Town Hall, High Street, Stonehouse**

Present:

Councillors: Neil Gibbs Chairman, Gwen Atkinson, Leigh Binns, Carol Kambites, Tim Jackson, Kevin Parsons, Sally Pickering, Jennie Smith, Pam Swain, Theresa Watt

In Attendance: Richard Lacey (Project Manager - Town Hall changes)

Attendees were reminded that the Proceedings of the meeting could be filmed, photographed or recorded.

A G E N D A

TC2291 To receive apologies

Apologies were given by Cllrs John Parker, David Thorpe and Debbie Curtis

TC2292 To receive declarations of interest

There were no declarations of interest

TC2293 To approve the minutes of the Town Council meeting of 7th October 2019

The minutes were accepted as a true and accurate record of the meeting and duly signed by the Chairman.

TC2294 To consider and agree terms of temporary lease of High Street office premises

Richard Lacey provided an overview of the terms of the Temporary Lease: 3 Month lease with an option to extend monthly; monthly rent of £600; comparable business rates with the Town Hall; the need to

negotiate and purchase own utilities (budgeted amount £200 per month). There were concerns with building security, water ingress and need to provide heating at the back of the building - these were in the process of being resolved for STC occupation.

Whilst the main Town Hall Lease had not yet been finalised (it was recognised that this was now imminent), it was felt necessary to sign the Temporary lease immediately on the basis that the building will need to be ready to occupy within the next fortnight - in addition to the reparation works, it will also require work to IT infrastructure. It was anticipated that the move to the temporary offices would take effect between the 8th and 11th November

Council:

Agreed to the negotiated terms of the temporary lease

and

Resolved to sign the temporary lease immediately so as to expedite the necessary reparation and infrastructure works.

Public Bodies (Admission to Meetings) Act 1960

The Council will by resolution exclude the public from the following items as due to the confidential nature of the business to be transacted publicity of the item would be prejudicial to the public interest.

TC2295 To receive a report and consider and agree terms of lease of Town Hall to GCC Libraries

The latest copy of the lease agreement had been circulated to Councillors for comment/questions. Cllrs had forwarded their concerns/questions to the Project Manager.

The issue of 'Sub-letting and Assignment' was the only issue left to be resolved. Discussion highlighted the fact that GCC wanted these terms to be left in the document but Cllrs were concerned that, going forwards, they may be used in a way that would not be in the spirit of the lease agreement.

Council accepted that the lease agreement was not ready for signing. It was agreed that the Clerk to the council would arrange a further Extraordinary meeting for week commencing 4th November to allow further update and discussion on the final agreement, and if suitable, allow council to sign the lease