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Simon W. Baker B.Ed MBA MISPAL
Chief Executive

MOORLANDS PARTNERSHIP BOARD AGENDA

Date: Wednesday, 13 March 2019

Time: 2.00 pm

Venue: The Dove Room, Moorlands House, Stockwell Street, Leek

5 March 2019

PART 1

1. Apologies.
2. To Approve the Minutes from the Previous Meeting. **(Pages 3 - 6)**
3. Disclosure of Interests:
 - Disclosable Pecuniary Interests:
 - Other Interests
4. Financial Review and Summary of Projects. **(Pages 7 - 12)**
5. Current Status of Projects. **(Pages 13 - 16)**
6. Approval of Projects. **(Pages 17 - 20)**
7. Any Other Business.

SIMON BAKER CHIEF EXECUTIVE

Membership of Moorlands Partnership Board

Councillor H Sheldon MBE (Chair)	Councillor A Forrester (Vice-Chair)
Councillor R Alcock	Councillor A Banks
Councillor J Bull	Councillor J Davies
Councillor E Fallows	Councillor A Hart
Councillor I Lawson	Councillor C Pearce
Councillor T Riley	Councillor D Shaw
Councillor E Wain	H Jebb
I Whitehouse	S Wales

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STAFFORDSHIRE MOORLANDS DISTRICT COUNCIL

MOORLANDS PARTNERSHIP BOARD MEETING

Minutes

WEDNESDAY, 14 NOVEMBER 2018

PRESENT: Councillor H Sheldon MBE (Chair)

Councillors R Alcock, A Banks, E Fallows, A Hart, H Jebb,
I Lawson, T Riley and Whitehouse.

IN ATTENDANCE: J Brooks Regeneration Officer
S Hampton Member and Community Services Officer
J Ratcliffe Assistant Accountant
R Tuffrey Principal Regeneration Officer

APOLOGIES: Councillors A Forrester, D Shaw and S Wales.

27 **TO APPROVE THE MINUTES FROM THE PREVIOUS MEETING.**

RESOLVED: That the Minutes of the Meeting held on the 27th June 2018 be approved as a correct record and signed by the Chair.

28 **DISCLOSURE OF INTERESTS:**

Agenda No.	Member Declaring Interest	Nature of Interest
Item 5 - Projects relating to railways	Cllr H. Jebb	Other – Member of the North Staffordshire Railway Company.
Item 5 - Projects in Biddulph and the Peak Park	Cllr A. Hart	Other – A member of the Peak District National Park Planning Committee, a member of Biddulph Town Council and Deputy Chair of Peak Leadership Programme..
Item 5 - Projects in Biddulph	Cllr H. Sheldon	Other – A member of Biddulph Town Council and Chairman of Biddulph in Bloom.
Item 5 - Relating to Cheddleton Station.	Cllr T. Riley	Other – Owns shares in the Cheddleton Railway.

Moorlands Partnership Board - 14 November 2018

Item 5 - Projects in Biddulph	Cllr I. Lawson	Other – A member of Biddulph Town Council and Staffordshire County Council.
Item 5 - Projects in Cheddleton	Cllr M. Bowen	Other – Member of Cheddleton Parish Council.
Item 5 - Projects in Cheadle	Cllrs A. Banks & R. Alcock	Other – Members of Cheadle Town Council.
Item 5 - Funerary Monuments	Cllr Fallows	Other - Member of Kingsley Parish Council.

29 FINANCIAL REVIEW AND SUMMARY OF PROJECTS.

The Board received a report introduced by Jane Ratcliffe, Assistant Accountant, which provided a financial summary of funding available to the Partnership to allocate during the financial year and included financial tables which provided a summary of grant funding.

RESOLVED - That the report be noted.

30 CURRENT STATUS OF PROJECTS.

The Board received a report and presentation on the current status of projects at:-

- Gazebo, Whitehough, Ipstones – *Stone repairs complete. Windows were in place and the door to be installed later.*
- 67 Tape Street, Cheadle - *Works delayed and will not commence until October 2019.*
- 9 – 11 High Street Dilhorne - *Works completed satisfactorily and £1,000 that had been retained for repointing had now been repaid.*
- Endon and Stanley Interpretation Panels – *Project complete and grant paid.*
- The Trough, Biddulph - *Awaiting commencement.*
- Leekbrook to Leek (Cornhill) Heritage Rail Link - *Planning Permission secured, Draft Heads of Terms and lease documents were to be agreed and Churnet Valley Railway had been invited to complete a full application for European Agricultural Fund for Rural Development funding.*
- Leekbrook Station – *Works completed.*
- Cheddleton Station – *Plans and proposals were completed for the repair and refurbishment of the building and awaiting estimates. Works were delayed*

Moorlands Partnership Board - 14 November 2018

until the required bat survey, which could not take place until May 2019 had been completed.

- *Funerary Monuments - Contractor appointed to undertake repair of 4 priorities. Officers had secured a further £1,500 from the SMDC monuments and cemeteries budget. A grant enquiry to the Staffordshire Historic Churches Trust had been unproductive. Officers had also approached the Parish Councils for funding but this had not proved successful.*
- *Biddulph Town Council Projects -*
 - *Railings A57 – Deposit paid to Ironage Designs.*
 - *Gillow Heath Station - A small working group had been formed and this had now turned into a four phase project.*
 - *Well at Tower Hill Road - Being kept tidy by the lengthman. Would hopefully be completed before the end of the year.*
- *Biddulph Grange - Works to the leats were now complete and an interpretation panel had been completed and would be installed on site to illustrate and explain the landscape.*
- *Cattle Market Cottage, Leek - Grant offer accepted but no further update.*
- *Foxlowe, Leek – Grant offer approved and works to commence in spring 2019.*
- *Big Mill, Leek – Works onsite.*
- *Victoria Buildings, Leek – Condition survey completed. Owners will be advised of the anticipated costs and the potential grant available to them.*

The Board discussed Big Mill and Victoria Buildings in more detail. It was hoped that the mill would be successfully converted and all owners of the Victoria Buildings receptive to the improvement works.

Members asked if particular projects in their wards would qualify for grant funding and they were advised to submit applications to the MPB.

The Board was also asked to start to consider the allocation of unspent grant funding from projects that had not come to fruition and to also begin to consider the allocation of funding for the next financial year.

RESOLVED: That the report and presentation be noted.

31 **ANY OTHER BUSINESS.**

The Chair asked for there to be more publicity of projects that the Board had supported and Jo Brooks, Regeneration Officer, confirmed that examples of successful projects would be added to the Council's website.

Moorlands Partnership Board - 14 November 2018

It was brought to the attention of the Board that Richard Tuffrey, Principal Regeneration Officer, was retiring from the Council after 23 years of service and the Chair thanked him for the expertise and experience he had brought to the Board.

The meeting closed at 2.55 pm

_____Chairman _____Date

STAFFORDSHIRE MOORLANDS DISTRICT COUNCIL

Moorlands Partnership Board
13 March 2019

TITLE:	Financial Review and Summary of Project Allocations 2018/19
OFFICER:	Executive Director

1 Recommendation

1.1 That the report is noted.

2 Summary

2.1 This report provides a financial summary of funding available to the Partnership to allocate during the financial year. The attached tables provide a summary of the allocation of grant funding (Table 1 & 2).

2.2 This report is for information but it does allow Members an opportunity to comment on progress.

3 Report

3.1 Environmental Enhancement Grants

Table 1 shows all grants outstanding including those from previous financial years. It shows the date of approval, the amount of the original grant approved and the balances outstanding as at 1 February 2019. Since 1 April 2018, grants have been paid totalling £22,113. All outstanding grants are shown in (Table 1).

3.2 Table 2 provides a summary of Budget Allocations for 2018/19 and grants offered in this financial year. (Table 2).

4 Implications

- 4.1 Community Safety: Nil
- 4.2 Employees: Nil
- 4.3 Equality and Diversity/
Equality Impact
Assessment: This report has been compiled in accordance with the Council's Diversity and Equality Policies.
- 4.4 Financial: This report deals with those projects for which funding has already been allocated.
- 4.5 Legal: Nil
- 4.6 Sustainability: The repair and reuse of historic buildings contributes significantly to sustainability.

Dai Lerner
Executive Director

Background Papers

Moorlands Partnership
Project Applications file
6366

Location

Regeneration Service

Contact

Jo Brooks
Regeneration Officer
0345 129 77 77 ext 3654
or 4148

Decision:

Reason:

Interests Declared:

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Table 2				
Moorlands Partnership Board				
Financial Update Table 2018/19				
Mar-19				
Environmental Enhancement Grants				
<u>SUMMARY</u>		Budget 2018/19	Grants Approved	Balance to Allocate
Environmental Enhancements Budget		50,000	24,000	26,000
Total		50,000	24,000	26,000
				Funding
Date Approved	Grants Offered to Date	Maximum Grant Approved	Grants Paid in Year	SMDC Capital
27/06/18	Foxlowe Arts Centre	4,000	0	4,000
27/06/18	Big Mill. Leek	20,000	0	20,000
			0	
			0	
	Total	24,000	0	24,000
	Balance	26,000		26,000

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AGENDA ITEM

STAFFORDSHIRE MOORLANDS DISTRICT COUNCIL

**Moorlands Partnership Board
13 March 2019**

TITLE: Current Status of Projects

OFFICER: Executive Director

1. Recommendation

1.1 That the report is noted.

2. Summary

2.1 This report deals with progress to date on those projects, awaiting commencement, on site or, completed since the last meeting of the Moorlands Partnership Board.

2.2 This report is for information but it does offer Members an opportunity to comment on progress.

3 Background and Detail

Projects Update

2015/16 OFFERS

Gazebo, Whitehough, Ipstones

Doors to be installed during the spring/summer.

2016/17 OFFERS

67 Tape Street, Cheadle

Works delayed and will not commence until Oct 2019. At a previous meeting the board agreed to honour an extension to the grant offer to meet this date.

The Trough – Biddulph

Awaiting commencement

2017/2018 OFFERS

Leekbrook to Leek (Cornhill) heritage rail link

Moorlands Partnership board allocated £22,000 towards bringing forward the heritage railway to Leek. To date, £28,626 has been spent on project development including planning permission, legal advice & fees associated with the cost of land transfer (the balance of funds coming from the regeneration revenue budget). The planning application has been approved, an expression of interest to co-fund the construction has been invited to full application (EAFRD – European Agricultural Fund for Rural Development). The signing of the Lease agreements is expected to take place by end of February 2019 (following approval by SMDC cabinet in December 2018). The full cost for construction of the line is circa £810,000. There is an 18-month construction period that would only commence once funding is confirmed.

There is an option to physically start constructing 200 meters of track in April 2019. This would run from Leekbrook Station northwards. Churnett Valley Railway can fund £21,000 and are seeking funding of £19,000 from the MPB to complete these works. This grant request is subject to a separate funding application report.

Cheddleton Station

Tenders have now been returned for the completion of the works to repair Cheddleton Station. However works can not start on site until a bat survey has been completed in May 2019.

Funerary Monuments

Faculty approval has now been gained for the repair of the following monuments. Works will commence shortly and will be supervised by a conservation architect.

5 Chest Tombs at Church of All Saints, Dilhorne
4 Chest tombs at Church of All Saints, Dilhorne
Prince Memorial Church of St Leonard, Ipstones
Yates Memorial, Endon

There are sufficient funds to repair the above monuments and Endon Parish Council have also agreed to make a £250 contribution towards the repair of the Yates Memorial in Endon.

However there are a further 7 listed memorials that are on the buildings at risk register. The cost to repair the additional monuments would be £9,076. Officers have confirmed that a further £1,000 can be allocated towards the additional work from the closed cemeteries budget for 2019/2020.

Biddulph Town Council Projects

Railings A57 – Deposit paid to Ironage Designs.

Gillow Heath Station - A small working group has been formed, and this has turned into a four phase project. Stage one will be moving the fence on the District Council land and installation of benches. Stage two would be restoring the edge of the platform. Stage three is the installation of signage and interpretation boards. Stage four is to repair the nearby footbridge, constructed using the old rails, which is one of only two in the country, the other being at Rudyard Lake.

Well at Tower Hill Road - Being kept tidy by the lengthman. Hopefully complete before the end of the year.

Biddulph Grange

Works to the leat are complete and paid and interpretation panels (3) will be installed shortly.

Cattle Market Cottage, Leek

The property has now been sold and the grant withdrawn.

Foxlowe, Leek

The accredited conservation architect has now completed the specification of works for builders to tender against. It is hoped works will commence this spring/summer.

Big Mill, Leek

MPB has offered a grant of £20,000 to undertake emergency roof repairs to Big Mill. This consisted of:

- Erecting scaffolding to the rear of the building and safety handrail to the perimeter of the roof parapet wall and;
- placing pre-made bespoke tarpaulin over the slated roof and fixed via straps and through the windows to sound anchor points inside the building.

The scaffolding and the handrail has ben installed and the tarpaulin sheets manufactured. However, recent discussions with the owner and conservation officer has revealed that the sheeting cannot be installed, as they have no way of fixing it over the parapets and cannot work outside of these for health and safety reasons. The conservation officer is waiting a revised specification but they are indicating that they propose to board over the lower sections of the roof up to the parapet and then asphalt over the whole roof.

This is a less than satisfactory response. However, after discussion with the conservation officer we cannot see that there is an alternative option that will urgently achieve the aim of keeping the building water tight.

Victoria Buildings, Leek

At the last meeting, the MPB set aside £20,000 for the repair of the building which is in 4 separate ownerships. The cost to repair the building is around £52,459 but this figure does not include preliminaries, contingencies, fees or VAT. The likely final figure could be around £90,000. Officers have contacted all the owners requesting a grant application. Whilst a number of owners have expressed an interest in applying for the grant, at the time of writing the report no grant applications have been submitted.

4 Implications

- | | | |
|-----|--------------------------|---|
| 4.1 | Community Safety: | Nil |
| 4.2 | Workforce: | Nil |
| 4.3 | Equality and Diversity: | This report has been compiled in accordance with the Council's Diversity and Equality Policies. |
| 4.4 | Financial Considerations | This report deals with those projects for which funding has already been allocated. |
| 4.5 | Legal: | Nil |
| 4.6 | Sustainability: | The repair and reuse of historic buildings is an important sustainability objective. |

Dai Larner **Executive Director**

Background Papers

Project Applications
File 6366

Location

Regeneration Service

Contact

Jo Brooks
Regeneration Officer
0345 129 7777 ext 3654

Decision:

Reason:

Interests Declared:

AGENDA ITEM

STAFFORDSHIRE MOORLANDS DISTRICT COUNCIL

**Moorlands Partnership Board
13th March 2019**

TITLE:	Approval of Projects
OFFICER:	Executive Director

1. Reason for the Report

1.1 The purpose of this report is to seek member's approval to allocate grant funding from the Moorlands Partnership Board (MPB). The budget for this year is £50,000. So far, the budget has been allocated as set in the table below. The focus this year has been on the repair and restoration of a number of prominent key historic buildings.

1.2

Foxlowe Arts Centre	£4,000
Big Mill	£20,000
Victoria Buildings (Odeon Antiques)	£20,000 in principle allocation and subject to grant applications from owners
Balance of funds	£6,000

2. Recommendations

2.1 That Members approve a grant of £401 for interpretation panels at Leek Brook station at an estimated budget of £801. The work will be subject to the standard grant scheme conditions.

2.2 That Members approve a grant of £6599 for the repair and restoration of 1 High Street, Cheadle at an estimated budget price of £17,600. The work will be subject to the standard grant scheme conditions and the following technical conditions;

- Two comparable estimates are received for the scheme of works prior to the commencement of works.
- All external repair works and specifications are agreed with council officers prior to commencement of works.
- A scheme of decoration is agreed with council officers prior to commencement of works.

- 2.3 That Members approve to defer the ‘in principle’ grant of £20,000 towards Victoria Buildings to the next financial year 2019/2020 and reallocate funds totalling £19,000 towards the reinstatement of 200m of rail track from Leek Brook station northwards. The work will be subject to the standard grant scheme conditions.

3. Summary

- 3.1 This report allows members to consider applications for Environmental Enhancement Grants for funding toward projects within the district.

4. Report

Leekbrook Station – Interpretation Panels

- 4.1 A grant application has been received from the North Staffordshire Railway Company to install two free standing interpretation panels at Leekbrook Station. The panels will provide information on the history of the line and will build upon the success of the restoration of the original waiting room.

Two panels will be made and placed outside of the waiting room and platform steps. Two estimates have been received for the interpretation panels, the lowest of which totals £801 (inc VAT).

Recommendation

That Members approve a grant of £401 (inc VAT) towards the manufacture of two free standing interpretation panels at Leekbrook Station.

1 High Street Cheadle

- 4.2 1 High Street Cheadle is a prominent building located within the Cheadle Conservation Area. It is not listed but was the former butcher’s shop and adjacent cottage. Despite being in poor condition and repair it benefits from retaining many traditional features such as sash windows and original joinery details.

The property benefits from new owners who are keen to restore the property and potentially look at a conversion to holiday accommodation. The original butcher’s frontage will be retained as part of the conversion.

The proposed scope of works include the following:

- Chimney and roof repairs (including leadwork)
- Rainwater repairs or replacement
- Removal of cement render and repairs to brickwork
- Repair of historic joinery details (windows and doors)

Given the timescales, the applicant has been unable to obtain two comparable estimates but has been able to provide a budget cost for the works. This totals £17,600. Grants are offered at a rate of 50% and up to a maximum of £4,000. In the past and in particular circumstances, Members have agreed to offer grants in excess of the maximum figure. Given the location and prominence of the building and the fact that it actually includes two units, officers recommend that the remaining balance of grant funds totally £6599 is offered towards its repairs.

Recommendation

That Members approve a grant of £6599 (inc VAT) towards the repair and restoration of the former butcher's shop and adjacent cottage. The grant amount represents the balance of funds from the 2018/2019 budget.

4.3 Leekbrook Station – rail track installation

Members will be aware that the Board has previously offered £22,000 (2017/2018) towards the professional fees and services required for the implementation of the heritage rail link between Leek Brook Station and Cornhill. These funds have been fully allocated and the grant paid. The Churnet Valley Railway has been invited to submit a full application to the European Agricultural Fund for Rural Development (EAFRD). However, in the interim there is an option to physically start on site and construct 200m of rail track from Leekbrook Station northwards. This land is within operational railway control and subject to funding, can be delivered immediately. The advantage of undertaking these preliminary works are as follows:

- It sends a strong message to the wider community that works are commencing
- It will encourage greater take-up/commitment to Share Issue (which will be used to match fund second stage works)
- The majority of costs regarding more complex engineering will be north of this point

The cost of the works would be £40,000 for materials plus volunteer labour. Churnet Valley Railway can fund £21,000 towards the cost of the works but would require an additional £19,000. There are insufficient funds within the remaining MPB budget to offer a grant. However, at the time of writing the report there have been no grant applications submitted from the various owners of the Victoria Buildings. The 'in principle' allocation of £20,000 against the Victoria Buildings could be reallocated from next year's budget and the funds redirected to a project that will start imminently.

Recommendations

Officers recommend that the 'in principle' grant of £20,000 against Victoria Buildings is deferred to the next financial year and that a grant offer of £19,000 is made to the Churnet Valley Railway for the rail track reinstatement.

5 Implications

- | | | |
|-----|------------------------|---|
| 5.1 | Community Safety: | Nil |
| 5.2 | Workforce: | Nil |
| 5.3 | Equality and Diversity | This report has been compiled in accordance with the Council's Diversity and Equality Policies. |
| 5.4 | Financial: | Any funding approvals will be financed from the Partnership's existing allocated budget. |
| 5.5 | Legal: | Nil |
| 5.6 | Sustainability: | The repair and reuse of historic buildings contributes significantly to sustainability. |

Dai Larnar

Executive Director

Background Papers

Location

Contact

Regeneration Services.

Jo Brooks
Regeneration Officer
0345 129 7777 ext 3654

Decision:

Reason:

Interests Declared: