

TODMORDEN PRIDE PARTNERSHIP BOARD

Minutes of Meeting 25th May 2006 The Old Hall, Todmorden

Attended by:

James Gregory (Chair)
Gareth Brooks
Cynthia Murray
Chris Edwards
Sheila Tordoff
Ed Collins
Lynne Midwinter
Cllr Dorothy Jordan
Simon Brearley
Cllr Clare Townley
Cllr Janet Battye
Louise Castro
Anne Lee
Peter Cockcroft
Allan Fiddling
Cllr Margareta Holmstedt
David Storah
Malcolm Birkett

In Attendance:

Sue Leffman
Clare Madders

Apologies:

Cllr John Ford
Kelsang Serthig
Kevin Spencer
John Bates
Mary Clear
Alan Darwin

1. Welcome and Apologies

The Chair welcomed everyone to the meeting and gave a special welcome to some newly elected members to the Board.

Representatives from CMBC are Cllr Clare Townley, Cllr Janet Battye and Cllr John Ford from CMBC. Representatives from Todmorden Town Council are Cllr Dorothy Jordan and Cllr Margareta Holmstedt.

Louise Castro was also welcomed as the new representative for Todmorden Together, replacing Linda Young.

It was also noted that Kelsang Serthig would be replacing Kelsang Tsalden on the Board.

2. Minutes of the previous meeting

The minutes from the previous meeting (25.4.06) were agreed as a correct record.

3. Matters Arising

3.1 At item 6 of the previous minutes it had been agreed to try and get a local group to each future meeting of the Board, to give a short presentation about their work. Unfortunately as it was quite short notice for this meeting,

this has been postponed and will start from the next meeting of the Board in July.

3.2 At 7.1 of the previous minutes it had been noted that the Bear Café are leading on an idea for community adoption of Todmorden station. The date for the next meeting to discuss this is Monday 12th June at 6.30pm in the Bear Café □ all groups or individuals interested in the station adoption are welcome to attend.

4. Local Group Presentation □ Postponed

5. Review of the Open Meeting

5.1 General Review

The open meeting, held on 25th April in Todmorden Town Hall, was well attended with over 50 members of the public present. Most of those who attended stayed for the whole event and participated actively in the action planning tree session.

The only negative was in regard to the poor acoustics in the room and that perhaps a slightly different format for the formal meeting part as this was a bit stilted.

On the whole it was agreed that the event was a success and should be planned well in advance next time with lots of pre meeting publicity.

5.2 Action Plan session

The action plan session, the 'problem trees' was well received and lots of detail was given on the 'leaves'. To recap, 6 large paper trees were put on boards around the room □ 5 representing the different programmes from the initial draft action plan i.e. business innovation & sustainable development, etc and a 6th one specifically for Bramsche Square. Issues and opportunities were put along the roots of the trees and then people were asked to put project ideas and solutions on leaves on the trees.

All the comments and ideas given by people have now been added to the relevant sections of the draft action plan, copies of which were distributed to Board members. The public comments in regard to the conservation area appraisal were also distributed. It was ***requested*** that members look at all these comments in detail prior to the July board meeting when they should come back with:

- which ideas they think can be included in the action plan.
- which ideas they think back up those already in the action plan.
- which projects they think should be progressed first □ priority projects.

When Board members have come back with this information, a more detailed action plan will be prepared and put out for public consultation again.

6. Projects Update

6.1 Todmorden HERS

A brief update was given on the projects receiving funding under this scheme and the current status of the conservation area appraisal (see appendix 1).

6.2 37 □ 39 Rochdale Road

A brief update was given on the current status of the project (see appendix 1). It was also noted that early stage discussions had been held with the agent of the owner of the land beyond Fielden Wharf. A survey of the land is to be undertaken. This would link in well with the long held aspiration of the Board to open up the back of Water Street.

6.3 Bramsche Square

Sue gave a progress report on the Bramsche Square project. The main points are:

- Steering group has been set-up. It was reiterated that Sue has asked for a member of Todmorden Pride to join this group.
- Peer group set-up in CMBC □ they will scrutinise and advise on any proposals
- Talking to Primary Care Trust □ progress being made on site on Halifax Road
- Talking to landowners and others including owner of Tipside, Central Methodists, owner of retail block, market stallholders and markets manager, etc

There will also be wider public consultation and it is intended that the Feasibility Study be completed in September. The development brief is intended to then be complete by January 07, followed by fundraising and then implementation.

The Chair added that he had met with the architect for the proposed new health centre and that an application for planning permission is due to be submitted imminently.

The Chair also asked for it to be noted that, in regard to the Tipside site, some members of the Board can contribute with real expertise on such issues. He added that he had received a very approximate quote for building a bridge across to this land of about £1/4 million. The Chair ***requested*** that Board members come back to the next meeting with realistic ideas for what to do with/on this area of land. It was noted too that there is a private owner of this area of land who has his own potential plans for the site.

6.4 Halifax Road

A meeting has now been held between an independent valuer, CMBC and YF to agree on an appropriate acquisition cost.

Alongside this officers have been working on a **planning brief** for the whole site (Hope Street Mill, Hammer Mill & the petrol station).

The brief is being done in line with comments already given by Todmorden Pride and there will also be plenty of opportunity for further input and comment during the formal consultation stage.

In line with the aspirations of Todmorden Pride, the brief is for a comprehensive redevelopment of the site for employment use, which is also in keeping and sensitive to the canal and character of the town.

The brief will be put out for consultation (for a 4 – 6 week period approx.) – with Todmorden Pride, Todmorden Town Council, other interested parties, statutory organisations and the general public. Comments made in the consultation will then be responded to and incorporated into the brief where possible. The brief will then need to be approved by Cabinet to give it status for use in assessing any planning applications on the site.

This consultation is expected to begin in a few weeks time. In the meantime the Board were shown a draft layout/design plan (drawn up by Anne Holdsworth), which will accompany the written brief. It was stressed that this was a draft and was just being shown to the Board to give a general guide to the design/brief and is therefore not finalised.

The overall comment from Board members was that if such a scheme, as shown in Anne's design, could realistically be achieved on the site, then the Board would be very happy with this.

The Chair added that the planning appeal on the Hope St site is to be heard on 21st June.

It was also asked whether a residual valuation could be carried out on the site.

7. Todmorden Pride Constitution

The proposed updated constitution was distributed to members of the Board. The Chair asked that members read it before the next meeting and come back with any changes/comments at the following meeting, for the constitution to then be approved at that meeting.

The Chair reiterated that the Board needs to appoint a Vice-Chair, Treasurer and Secretary and that, as it currently stands, the constitution would not be good enough to enable Todmorden Pride to apply for funding, etc.

It was also noted that a meeting was to be held on 8th June between Duncan Hartley and heads of all local partnerships about a review of administration support given to partnerships. James would not be able to attend.

Ed Collins suggested that the constitution be approved now. All members at the meeting **agreed** to the new constitution; subject to an issue with 5.3 which was deferred until the next meeting. This is because whilst not specifically stated in the previous constitution it had been assumed that the 3 CMBC Councillor representatives on the Board would be local Councillors, as this had been the case for the past 8 years.

8. A.O.B

8.1 There is to be a Todmorden Pride Summer Celebration on Wednesday 5th July at 6.30pm in The Old Hall. This is being organised by Anne Lee and invitations will be sent out to Board members within the next couple of weeks.

8.2 Leeds Met Student Presentations. The Board were informed that the

students who have undertaken a project on the regeneration of Todmorden would be presenting their work on Wednesday 31st May at 2pm at Leeds Metropolitan University. All are welcome to attend and anyone interested in attending should get a map and directions from Clare at the end of the meeting.

8.3 UDP. It was noted that a consultation document entitled 'proposed modifications to the draft replacement UDP' had been sent to Todmorden Pride, as a statutory consultee. Representations must be received by 5pm on 16th June.

8.4 UCVR Visioning Process. A report from the UCVR Executive Group was distributed, to inform the Board about this current piece of work. In terms of accurately reflecting the aspirations for Todmorden, any further ideas and aspirations should be notified to the UCVR Executive group via Gareth Brooks (for Todmorden) and via Chris Edwards (for Walsden).

Date of Next Board Meeting: Thursday 27th July 2006

(NB. Please note this is a change to the previously agreed date of 6th July)

Appendix 1

Project Updates:

Todmorden HERS

24 Rochdale Road (Tod News Building) □ Grant was approved in financial year 04/05. Works to the roof and upper floors have been undertaken, and now works are underway on the reception area and front office to alter the interior of the front office and provide a new shop front.

33 □ 35 Rochdale Road □ Grant has been approved for external improvements including some re-roofing, renewal of lead flashings, new external doors and 12 sash windows; along with a new shop frontage too. We are awaiting the return of the owner from Pakistan to confirm acceptance of the grant offer and to discuss when works will start □ which may be next year.

Library Lock (adjacent to 18 Rochdale Road □ tattoo parlour) □ Grant has been approved for the removal of the flowerbed adjoining 18 Rochdale Road. This is because the bed is causing structural damage to the building. The area will be replaced by stone setts and two stone planting troughs. Work is likely to start in two weeks time (when suitable good quality workmen will be available).

Conservation Area Appraisal & Management Plan □ The technical elements of document preparation are currently being concentrated on. It is anticipated that the formal public consultation work will take place around September □ which Todmorden Pride will be fully involved in.

37-39 Rochdale Road

Demolition - Clearance of the building started last Monday (15th) - the previous owner had left a lot of rubbish (old furniture, white goods, etc). The building was then stripped out, the scaffolding has been erected and actual demolition is expected to start next Wednesday (31st). Scheduled completion is week ending 10th June.

Landscaping □ Engineers currently working on plans, etc needed for tender documentation. Need to also get DC approval of materials □ condition of planning application. Aiming to go out to tender by end of June. Once tenders back and agreed, works should take approx. 6-8 weeks to complete.

NB. May be delay to landscaping element if structural issues found following demolition □ i.e. and therefore need to revise scheme.

Town Artist work □ There will be a meeting of the □ Tod Pride town artist working group □ on 7th June to discuss potential ways to spend the remainder of the town artist funding on Fielden Wharf (£5,410k □ incl. funding for maintenance of current projects). Looking at idea of having railings alongside the public right of way with □ design □ on them, as an enhancement to the entrance to the wharf.