

Nelson Community Council

Ordinary Meeting held on 12th September 2024 beginning at 7:00 pm at Nelson Institute

Present: Cllr G Davies
Cllr A Gray (Chair)
Mr L John (Clerk)
Cllr E ap Llwyd Dafydd
Cllr B Miles
Cllr L Dufty
Cllr A John

Also present: S Knott (agenda item 4 only)

1 To Receive apologies for absence

Apologies were received from Cllr B Miles who is was expected to attend late.

2 To Receive a Report from the Community Police Representative

Members noted receipt of the report. It was noted that the police will no longer attend meetings. Members noted that they appear to be attending other meetings such as Bargoed Town Council.

Members discussed incidents at the school before the summer and note that the police did not intend to pursue the matters because of a lack of evidence.

3 To consider questions from members of the public/reports from members

There were none to consider.

4 To Receive an update on agreed actions

An update was provided (see appendix) including below:

Toilets

There is work ongoing to re-open some of the toilets in the County Borough including Nelson Community Council following the re-constitution of Caerphilly Taxi Association as a Community Interest Company (CIC).

It has been agreed that Blackwood toilets will re-open on 1st October 2024. There will be a delay to re-open Nelson toilets subject to the resolution of the outstanding bill.

There has been an ongoing dispute with EDF energy around the costs of providing the facility. An investigation is now ongoing with the Ofgem. There is an acknowledgement of the issue by EDF but an insistence that the bill is still outstanding. Options include paying it and contesting it later. This would allow a change of suppliers. The total outstanding is £1,488.27.

It was confirmed that the rates are satisfactory, but the consumption is disputed.

It has been recommended that the supplier undertake investigations on site by Ofgem.

Other local toilet facilities, their ownership status, and condition were discussed.

It was confirmed that Caerphilly Taxi Association would refund the Council any amounts that EDF refund in due course.

Members agreed to consider funding the outstanding bill. Members discussed the power to pay and how much the Chairs' Allowance.

Members agreed to fund subject to confirmation of the bill, and the confirmation of the council's power to pay.

Llancaiach Fawr/Blackwood Miner's Institute

Members discussed the CCBC proposal to 'mothball' the facilities. It was confirmed that the Council has objected to both proposals.

Councillor Davies expressed concern that ward members appeared to be ineffective and unwilling to discuss the issue.

5 To consider update regarding the building condition survey and next actions

S Knott was introduced and thanked for receipt of his report. The following was also noted:

- The report is a building condition survey, and a full structural survey would be very different
- The report is an overview of the condition of different elements of the building, the work that is required, and when/how it could be repaired.
- The process of completing the report was shared. Two other surveyors quality assure the report before it is completed.

Major structural issues were referenced. This included:

- Roof needs replacing
- Bulge in the rear wall
- Cracks in the corners of the end gable possibly due to the way the adjacent building was removed.
- Defects to the bressummer horizontal beam structure above neighbouring tenants. Water ingress in the crack could cause major structural problem. It is not thought that the boxing club equipment is responsible for the structural defects. This needs to be checked soon because it has the potential to be a serious issue.

Members were referred to the *Headline Schedule of Works and Planned Maintenance Programme*.

- The figures provided are estimates. The costs for building works are volatile and have been since the COVID pandemic.

Members discussed the implications of the lease which obligates the Council to put the building in good repair.

- There is some evidence of asbestos in the building. Asbestos register is required. It was confirmed that there was a register that CCBC had originally compiled.
- Minor repairs would be sensible such as replacement of roof tiles and consideration of a boiler service. The boiler has not been serviced for 4 years.

Ferrier Hart Thomas can provide services to assist in the management of any required works. Members noted the need to keep work local where possible.

Grant funding was discussed and may need a period of time and resource to acquire. The Architectural Heritage Fund (AHF) was discussed as a potential source of funding.

Members resolved to consider it at a special meeting on 3rd October at 7pm.

6 To Receive and approve minutes:

a. Ordinary meeting on 11th July 2024

The minutes of the meeting were approved as an accurate record.

Matters arising:

- Bryncoch Kennels. Councillor Gill Davies confirmed that there appeared to be a commercial activity ongoing at the premises, but a change of use has not been requested.
- Feedback from the Joint Liaison meeting was provided. A report by the Clerk was received and was excellent. It was confirmed that following the meeting, Public Transport shared with Cllr Davies that the local regular bus was due to be replaced (from 1st August) for a bus without special access because of a higher need elsewhere. However, the bus was returned because it didn't work out. There are to be 2 new buses in September. The issue of the need of Caerphilly being prioritised above Nelson will be raised at the next meeting.
- Page 2: It was noted that the Council had not received notice before of the planning application by Bryn Quarry. The application and that for permission to remove the boundary wall in Llanfabon were now on this week's planning sheet. Concern was raised of the delay to inform the Council and the fact that planning was sought to remove the boundary wall after it has been removed,
- Page 3: It was noted that some works near the zebra crossing had taken place, but it is unclear whether they have been completed.
- Members gave positive feedback on Songs of Praise. It was noted that Treharmony were grateful for the donation and would like to join us for the Christmas event.

b. Special meeting on 29th August 2024

The minutes of the meeting were approved as an accurate record.

B Miles declared an interest in the discussion around the planning application.

- The clerk confirmed that he had shared concerns through the appropriate methods.
- Councillor Davies suggested it was challenging for the ward that ward Councillors did not have the same opportunity to represent the community because of interests and their roles at CCBC.

7 To receive a report from the Chair

It was noted that Songs of Praise was very successful.

Members noted a very successful show.

The Clerk agreed to post on Facebook.

8 To receive a report from the Clerk

The Clerk provided a verbal report. The following was noted: -

- a. Details of correspondence available online [here](#)

Members suggested there was a further delay to the amalgamation of Llancaeath Juniors and Llanfabon Infants.

- b. Finance available [here](#). Members resolved for the payments to be made in the period.

It was noted that there has been a delay with the internal audit due to problems accessing the bank account. It is hoped that this will be resolved imminently with the internal audit to follow. It was confirmed that the Clerk is now an authorised user at the bank.

Members discussed the audit and agreed to appoint W Davies if available and use M Fisher if he is unavailable.

It was confirmed that £683.07 would be donated to Cancer Research Wales as a result of the donations from the summer events.

- c. Planning

Members noted the planning applications submitted during the period.

9 To Consider request from the boxing club

Members agreed to defer this item until consideration of the recent building survey report has been made.

10 Consider actions related to activities

Members agreed not to host a Halloween event.

Members agreed to convene an Activities Committee meeting at 6pm on Thursday 10th October.

Members agreed to host the Remembrance Sunday event as per last year's event.

Members agreed to continue to use Elsbury to provide the Christmas lights in the village and to have them switched on, on the weekend of 30/11-1/12.

It was noted that the Salvation Army and Treharmony had enquired about the Christmas event and would be available to support. Members agreed to host an event on Friday 20th December 2024.

The sad news that Fred Brooks had passed away was shared. Members

expressed their condolences to his family and friends.

Appendix A

Meeting	Action	Resp.	Status	Note
9-Nov-23	Check how old notice board could be removed.	AG	Ongoing	GD to ask Co-op. 18/1 GD confirmed that it can be removed and the Coop manager offered to remove it. Members agreed to proceed. 22/2 Coop have agreed to remove but this has not been done. The clerk agreed to engage a handyman to undertake the work. 23/2 RP agreed to undertake work 14/3 It was confirmed that it has been inspected and will be removed. 11/4 Clerk to engage handyman to remove. 12/4 Visited with the Chair. It was suggested that the board is in very good condition and could be utilised as a secondary board to showcase Council activity. Clerk to consider replacement perspex. Some quotes have been received. AG to enquire about perspex. It was noted that quotes ranged from £60-£90. Members resolved to attempt cleaning of the perspex first.
14-Mar-24	Ask George at Caerphilly Taxi Association for an update in writing on current position and outstanding costs	RP	Ongoing	Requested, awaiting response from George. The clerk agreed to contact George for an update. George as responded to confirm that he will be in contact. It was noted that there is a Town and Community Council Liaison Committee meeting next week and an update will be requested. 14/6 Spoke with George. Dispute is ongoing. He will attend our meeting on 11th July so that we can make a decision on proceeding. 11/7 GE suffered major medical event last week, will be available to speak next week. Councillors noted that public toilets in Bargoed have recently been re-opened and how they fund it would be interested. It was noted that Bute Energy have agreed to include the facilities in the community benefit if the project starts. 15/8 Trying to make contact with George. 6/9 Still no contact from George. 9/9 George agreed to attend meeting on 12/9 GE attends meeting. See Minutes.

11-Apr-24	Ask for information about process to install defibrillator on Council land	LJ	Ongoing	<p>I have sought advice from Emma Sullivan, Community Council clerks and Phil Hill. Am awaiting a response. Chris, a colleague of Phil's is away on leave and has tried to make contact with me. The LA have made contact and are to provide a quote for siting a defibrillator. Quote provided of £653. I have asked for some advice of ongoing costs. Members noted a suggestion that it may be possible to site one outside of the junior school. Members discussed promoting the defibrillators in the village and where others could be sited. 4/7/24 Asked other clerks for advice on ongoing energy costs. LA confirmed that they pay energy costs. Members agreed to support the provision of a defibrillator at the Tylers Arms. The clerk agreed to ask CCBC if they could also site an access point near to the Tyler's Arms. Members confirmed the prices for installation The Council agreed to proceed with installation at Bwl Road. 15/8 Post has been installed. 20/8 CCBC have confirmed that there is no availability to connect to supply near Tylers Arms. 27/8 Contact with Jack's Appeal and with electricians for a quote to install. 4/9 Invoice received for defib and cabinet. 9/9 Contact with recommended welders for bracket to attach to post- awaiting quote/invoice. 10/9 invoice received.</p>
18-Apr-24	Seek quotes to provide new condition survey for building	LJ	Ongoing	<p>Have contacted near; approx. 20 suppliers as recommended by chartered body. Will chase and provide feedback. LA are also getting back to me to confirm their own schedule of surveying. Members resolved to proceed with survey given the evidence of request for quotes- FHT Building Surveyors, £2,100.00 plus VAT. It was confirmed that the survey will take place w/c 6th July . Clerk agreed to let tenants know that it will be undertaken. Clerk agreed to let Members know more information when known so they can be in attendance if required. 10/7 initial visit took place, will return shortly. Report will be shared soon and surveyor will attend meeting to share contents. 11/7 S Knott attended meeting. Report to follow. 5/9 S Knott to attend meeting.</p>

19-Apr-24	Seek quotes to replace floor and windows; and seek help to fix back window gates	LJ	Ongoing	Quote received to replace flooring- £994 for full downstairs flooring to include fitting. Awaiting quote for windows. Have asked local metal shop to quote to fix window gate. EaLD noted that he had replaced the padlock on the shutter. LJ to chase metal shop. Members discussed a quote to replace windows on the front of £3879. Members discussed a quote to replace flooring of £994. The clerk agreed to seek 2 other quotes/estimates for both pieces of work. Members agreed that the replacement windows should be in keeping with the rest of the village and be non-white. 13/6 Still awaiting feedback on quotes. AG to provide Robert Roberts contact details to help resolve the metal window shutter issue. Below is the choice of standard colours we supply and the job would come in at £4935 inc vat with any of these colours: Black, Irish oak, Rosewood, Anthracite Grey, Chartwell Green. The Council agreed to proceed with anthracite grey. 12/7 Members agreed to proceed with non-white installation of anthracite grey. Members agreed to wait for the building survey before deciding on further expense. 25/7 Stevely's to confirm measurements in further appointment. 31/8 Missed appointment by tenant so re-scheduled 9/9 Appointment rescheduled- awaiting feedback.
13-Jun-24	Research sound systems	AJ	Ongoing	
13-Jun-24	Ask interested party to apply for councillor vacancy	BM	Ongoing	
13-Jun-24	Ask Community Centre if minutes can be shared	LD	Ongoing	11/7 Last meeting was cancelled.