



AGENDA ITEM NO. 13

**STOCKWOOD, HENGROVE & WHITCHURCH  
NEIGHBOURHOOD PARTNERSHIP  
19<sup>th</sup> MARCH 2014**

**Report of:** Ariaaf Hussain, Area Coordinator, Neighbourhoods

**Title:** Area Coordinators' Update Report

**Contact:** 0117 922 3218 / [ariaaf.hussain@bristol.gov.uk](mailto:ariaaf.hussain@bristol.gov.uk)

**RECOMMENDATIONS**

**Comments and views sought from the NP on:**

- **Lease for: Whitchurch Folk House &**
- **Elections for NP Representatives:**

**To note the contents of the report.**

**1. Proposed Community Asset Transfer:**

New Lease for: Whitchurch Folk House,  
Bridge Farm House  
East Dundry Road  
Whitchurch  
Bristol  
BS14 0LN  
to: Whitchurch Folk House Association (WFHA)

This is a request for the views of Stockwood, Hengrove and Whitchurch Neighbourhood Partnership on the proposed new Lease for Whitchurch Folk House.

In accordance with the council's Community Asset Transfer ('CAT') Policy, Neighbourhood Partnerships will be consulted on proposals to let a council-owned property in their area at less than the full market rent to a voluntary/community organisation.

**Background:**

Whitchurch Folk House is a two storey, 200 year old, Grade II listed, stone-walled longhouse building, consisting of a small meeting room, kitchen area, and toilets at ground floor level, and 3 meeting rooms with toilet and kitchenette area at first floor level. In addition, a ground floor bar & entertainment area forms the social club, with an external garden area and off-road car parking.

WFHA 's current Lease has expired and a request has been received to renew it for a further 25 years, at nil rent. To present their case, they have developed a business plan that sets out proposals for future management and care of the facility.

WFHA is a registered charity. They have refurbished the building inside over recent years within the constraints of it being a listed building. The community centre spaces are not fully accessible to disabled people. They do not have an accessible toilet or access to upstairs rooms. WFHA is largely self-sustaining, without any Community Development grant/funding. WFHA rely on a new lease to successfully apply for the capital investment needed to build an extension to the building and improve its accessibility. The social club generates much of the income that supports the Folk house as a whole, covering all running costs, including repairs, maintenance, insurance, utility bills, etc. The building is well-used but the management committee are aware of its greater potential through marketing; greater engagement with community and extensive capital improvements to improve accessibility.

**Proposal:**

The council proposes to grant a new 25 year Lease to WFHA to replace its previous Lease.

The tenant will be responsible for all outgoings associated with the property and for repairing and insuring the property.

The Lease will be subject to a Service Agreement, which will set out a range of services that WFHA will need to deliver each year from the premises.

The rent will be abated to a peppercorn for as long as the Service Agreement is complied with.

WFHA has demonstrated that it is capable of managing the property effectively and is committed to continue making the premises available widely so that it can be hired by other organisations and individuals for community activities and private functions.

**Process:**

The Stockwood, Hengrove and Whitchurch Neighbourhood Partnership is asked to make any comments on the proposed CAT to the WFHA, either in support or against, and to briefly set out the grounds for its views.

Officers in Community Development will then prepare a report for the Service Director Strategic Property, who will make a final decision on the proposed CAT.

A copy of the minutes of the NP meeting is required in due course.

Judy Preston  
Community Assets and Access Officer  
Community Development Team  
Neighbourhoods & Communities Department  
3rd Floor Brunel House  
St Georges Road  
BRISTOL BS1 5UY

### **Neighbourhood Forum update:**

Stockwood Forum

There were two forum meetings which were held on 7th November 2013 and 6th February 2014.

The issues raised at the November 2013 Forum included damaged pavement, bus shelter, double yellow lines, dual sign on junction, and parking issues, including environmental issues such as fly tipping and an overgrown hedge.

The issues raised at the February 2014 Forum included damaged roads, inconsiderate parking at school pickup and drop off times, pothole, parking on zigzag lines.

### **Future Neighbourhood Forum Meetings:**

Stockwood Forum dates and venues for 2014/15

- Thursday May 8, 2014, 7pm at Christ the Servant, Stockwood Road.
- Thursday July 24, 2014, 7pm at Stockwood Free Church, Ladman Road.
- Thursday November 6, 2014, 7pm Christ the Servant, Stockwood Road
- Thursday February 5, 2015, Counterslip Baptist Church, Wells Road.

### **Neighbourhood Forum update:**

Hengrove & Whitchurch Forum

There were two forum meetings which were held on 6th November 2013 and 4th February 2014.

The issues raised at the November Forum included litter bins, tree planting, fly tipping, parking issues and Traffic Regulation Orders.

The issues raised at the February Forum included cycling infrastructure, parking on green space/grass, environmental issues such as flowerbeds and cars driving over green spaces leaving deep ruts.

### **Future Neighbourhood Forum Meetings:**

Hengrove & Whitchurch Forum dates and venues for 2014/15

- Tuesday May 6, 2014, 7pm at the South Bristol Hospital, Hengrove Plaza.
- Tuesday July 22, 2014, 7pm at Christ Church, Petherton Road.
- Tuesday November 4, 2014, 7pm at the South Bristol Hospital, Hengrove Plaza.
- Tuesday February 3, 2015, 7pm at Christ Church, Petherton Road.

### **Community Engagement Activities:**

Stockwood, Hengrove & Whitchurch

There were over 22 community engagement opportunities between October 2013 and 28th February 2014 with over 177 people being engaged.

Three door knocking events, two road shows and two poster distribution events were also held during October 2013 to February 2014 to promote the Neighbourhood Working priorities and publicise the NP.

Consultation support has been provided to colleagues in Library Services around devolved s106 funds held for Stockwood Library (a further consultation is to be held on 6th March 2014).

NP attendance and support has been provided at the Stockwood Community Group, NP Environment Sub Group and Ladman Road Free Church where information has been provided and any issues recorded raised by local people. A litter picking event was held on 25th February 2014 in Stockwood following discussion with local residents.

### **Neighbourhood Partnership Review update:**

Recommendations regarding the NP review are still awaiting a response from senior BCC management. Once this has happened, meetings with NPs will take place to discuss the proposals and update people on the changes to the service. It is anticipated that these will take place in April. Any progress made prior to this NP will be provided, verbally, by the Area Coordinator at the NP meeting.

### **20mph update:**

The formal consultation for the proposed rollout of the 20mph Inner South area began on Thursday 20 Feb 2014.

This consultation forms part of the Speed Limit Order (SLO) for the Inner South area will run until Friday 14 March 2014.

The roads proposed to be exempt from the 20 mph speed limit in the South Area are as follows:

- A3029 Winterstoke Road
- A37 Wells Road
- A4 Bath Road
- A4 Bristol Hill
- A4174 Hartcliffe Way
- A4174 Hengrove Way
- A4174 Airport Road
- A4174 Callington Road
- A370 York Road
- A38 Bedminster Road / Parson Street Gyratory
- B3122 Bedminster Road
- B3122 St Johns Lane (except in the location of school and shops)
- B3122 Redcatch Road to Axbridge Road
- Clarence Road

You can view the paperwork at: [www.bristol.gov.uk/trafficorders](http://www.bristol.gov.uk/trafficorders) or visit City Hall, College Green between 10am and 4pm.

The paperwork is also available at Bedminster, Filwood, Knowle, Wick Road and Marksbury Road Libraries from Thursday 20 Feb.

The proposed implementation date for this phase is April/May 2014.

The NP is being advised of this development as some of the roads affected are on the boundary with the Hengrove and Stockwood wards.

### **Community Speed Watch:**

Community Speed Watch engages the community in addressing speed related offending.

Local volunteers join together and monitor traffic speeds at identified road locations in the community.

Information is recorded and passed to the police, which result in a warning letter being sent to the registered keeper.

The main objectives are:

- To secure a reduction in vehicle speeds to prevent collisions.
- To improve quality of life.
- To raise public awareness to inappropriate speed.

CSW volunteers will work closely with the Neighbourhood Policing Teams and in liaison with and supported by the Roads Policing Unit.

CSW will only take place at locations where there is an identified speeding issue. All volunteers are trained by Road Policing Officers in monitoring traffic speed and must comply with a code of practice.

CSW is not about spying or snooping on neighbours, it is about taking positive action on the ground working in partnership helping to improve the safety and quality of life for everyone in the community.

BCC and the Police are organising the delivery of CSW in south Bristol and have asked for residents who wish to become a part of CSW in Stockwood and Hengrove wards

### **Elections for NP Representatives:**

The NPs advice is being sought as to the implementation and timescale of any elections for selecting residents' representatives to the NPs.

The election process could be promoted following the NP meeting – with elections held in each of the wards at the next forums in May.

Nominations would close prior to the Forum meetings and voting material will be prepared by the NP team to aid in the election process at the Forum meetings.

All members emerging from the election process will be formally endorsed at the June NP.

The NP may wish to continue with the existing resident representatives for 2014/15, due to the NP review.

## Meeting dates 2014 – 2015:

Month	Meeting	Date	Time	Location
Apr 2014	Environment Group	Tuesday 01/04/14	3.30 to 5.00 pm	<i>Hengrove Sports Centre(Parkwood Health Centre</i>
May 2014	Forum (H)	Tuesday 06/05/14	7.00pm	
	Forum (S)	Thursday 08/05/14	7.00pm	
	Well Being Deadline	Friday 23/05/14	12.00pm	<i>n/a</i>
June 2014	Well Being Panel & NC/NP Briefing	Tuesday 03/06/14	10.00am	<i>Brunel House</i>
	<b>NP (Sylvia Doubell)</b>	<b>Wednesday 18/06/14</b>	<b>7.00pm</b>	<b>Hengrove</b>
Jul 2014	Environment Group	Tuesday 01/07/14	3.30 to 5.00pm	<i>Hengrove Sports Centre(Parkwood Health Centre</i>
	Forum (H)	Tuesday 22/07/14	7.00pm	
	Forum (S)	Thursday 24/07/14	7.00pm	
August 2014	Well Being Deadline	Friday 22/08/14	12.00pm	<i>n/a</i>
September 2014	Well Being Panel & NC/NP Briefing	Tuesday 02/09/14	10.00am	<i>Brunel House</i>
	<b>NP (David Morris)</b>	<b>Wednesday 17/09/14</b>	<b>7.00pm</b>	<b>Stockwood</b>
Oct 2014	Environment Group	Tuesday 07/10/14	3.30 to 5.00pm	<i>Hengrove Sports Centre(Parkwood Health Centre)</i>
November 2014	Forum (H)	Tuesday 04/11/14	7.00pm	
	Forum (S)	Thursday 06/11/14	7.00pm	
	Well Being Deadline	Friday 14/11/14	12.00pm	<i>n/a</i>
	Well Being Panel & NC/NP Briefing	Tuesday 25/11/14	10.00am	<i>Brunel House</i>
December	<b>NP (Barry Clark)</b>	<b>Wednesday</b>	<b>7.00pm</b>	<b>Hengrove</b>

2014		<b>10/12/2014</b>		
Jan 2015	Environment Group	Tuesday 13/01/15	3.30 to 5.00pm	<i>Hengrove Sports Centre(Parkwood Health Centre)</i>
February 2015	Forum (H)	Tuesday 03/02/15	7.00pm	
	Forum (S)	Thursday 05/02/15	7.00pm	
	Well Being Deadline	Friday 20/02/15	12.00pm	<i>n/a</i>
March 2015	Well Being Panel & NC/NP Briefing	Tuesday 03/03/15	10.00am	<i>Brunel House</i>
	<b>NP (Jay Jethwa)</b>	<b>Wednesday 18/03/15</b>	<b>7.00pm</b>	<b><i>Stockwood</i></b>