

# West Rainton Parish Council - 17 May 2018

## Item 20: Jubilee Hall

**Report of: G Keedy, Project Officer**

### **Background:**

At its' meeting held on 15 March 2018, Parish Council agreed that a formal letter be sent to Durham County Council (DCC) to confirm aspects jointly identified for action and as being necessary to inform Parish Council's position; and to seek a meeting with DCC.

A copy of that letter was forwarded to Members on 25 April 2018 for information.

A response dated 10 May 2018 has now been received from DCC and this is attached as Appendix 1.

### **Issues arising:**

1. The only financial support available is confirmed as the potential £112K grant funding. All potential costs associated with the purchase eg legal fees, independent valuation fees, and new management set up costs would have to be met from this amount, which may be insufficient.
2. DCC have stopped short of specifying a particular management model, but would appear to prefer that the Parish Council take on direct responsibility for the running of the Hall. This model is likely to be the most onerous for the Parish Council in terms of costs, logistics, resources and responsibilities.
3. Other possible operational models advised by Durham Community Action are outlined in Appendix 2.
4. In formulating proposals for Jubilee Hall, DCC appear not to have considered the future viability of the community facility. The onus for business planning (including associated costs) will fall to the Parish Council, regardless of which management model is put forward in any grant application. Responsibility for financial success would rest with the Parish Council.
5. DCC intend to seek some protection for its "investment" through a "claw-back" clause in its grant conditions. No details have been provided.
6. The Parish Council's request for a copy of DCC's valuation and buildings condition report has been declined. However, it is likely to be obsolete due to the time which has elapsed since completion (2015).

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7. DCC confirm there are no outstanding legal issues from their perspective. This does not necessarily mean that there are no outstanding legal hurdles for the Parish Council.

#### **Recommendations:**

Parish Council note the response from DCC dated 10 May 2018 and issues arising.

The Chair and Vice Chair and officer(s) meet at the earliest opportunity with the appropriate officers from DCC to discuss these concerns and related issues on a formal basis.