

# MINUTES

**Meeting:** Salisbury Area Board  
**Place:** Five Rivers Health & Wellbeing Centre, Hulse Road,  
Salisbury.SP1 3NR  
**Date:** 28 September 2023  
**Start Time:** 6.00 pm  
**Finish Time:** 7.55 pm

---

Please direct any enquiries on these minutes to:

Lisa Alexander(Senior Democratic Services Officer),(Tel): 01722 434560 or (e-mail)  
[lisa.alexander@wiltshire.gov.uk](mailto:lisa.alexander@wiltshire.gov.uk)

Papers available on the Council's website at [www.wiltshire.gov.uk](http://www.wiltshire.gov.uk)

---

## **In Attendance:**

### **Wiltshire Councillors**

Cllr Ricky Rogers (Chairman), Cllr Sam Charleston (Vice-Chairman),  
Cllr Caroline Corbin, Cllr Brian Dalton, Cllr Dr Mark McClelland and  
Cllr Paul Sample JP

In attendance for Item 08 – Cllr Richard Clewer, Leader of the Council

### **Wiltshire Council Officers**

Karen Linaker – Strategic Engagement & Partnership Manager (SEPM)  
Karlene Jammeh – Area Board Delivery Officer  
Lisa Alexander – Senior Democratic Services Officer  
Mark Tucker – Director ICT (allocated to the Area Board)  
David Redfern – Director Leisure Culture & Communities – Item 08  
Parvis Khansari – Corporate Director Place – Item 08  
Andy Brown – Corporate Director Resources – Item 08

**Partners** (available during the pre-meeting networking session 5.30 – 6.00pm)  
Wiltshire Police – Inspector Tina Osborn

**Total in attendance: 45**

---

<b><u>Minute No..</u></b>	<b><u>Summary of Issues Discussed and Decision</u></b>
152	<p><u>Apologies for Absence</u></p> <p>Apologies for absence had been received from:</p> <ul style="list-style-type: none"> <li>• Councillor Sven Hocking</li> <li>• Councillor Charles McGrath</li> </ul>
153	<p><u>Minutes</u></p> <p>The minutes of the last meeting were presented.</p> <p>It was;</p> <p><b>Resolved:</b></p> <p><b>The minutes of the meeting held on 15 June 2023 were agreed as a correct record and signed by the Chairman.</b></p>
154	<p><u>Declarations of Interest</u></p> <p>There were no declarations of interest.</p>
155	<p><u>Chairman's Updates</u></p> <p>The Chairman made the following announcements:</p> <p><u>Change to order of Items</u> The City Hall update would be taken before Area Board Funding.</p> <p><u>Silver Salisbury Event - 23 September to 7 October</u> The Silver Salisbury project was an annual celebration of International Older People's Day, being delivered locally over two weeks from 23 September 2023. Thanks to Irene and her team of volunteers for putting together the vast range of events and activities, that contribute to supporting older local residents to maintain their independence and provide opportunities for people to get out and about more.</p> <p><u>Salisbury Transportation Strategy Update</u> A meeting had been held between Members and Officers on 13 September, where it was agreed that a list of priorities would be compiled so that possible funding routes could be looked in to.</p> <p><u>Public Spaces Protection Orders (PSPO)</u> Attention was drawn to a public consultation on PSPOs which was currently running. Further information could be found online by following the link.</p>

	<p><u>All Things Roads event</u> A special themed event would be held on 25 January, 6.00pm at the Elim Christian Centre, Dews Road, Salisbury.</p>
156	<p><u>Information items</u></p> <p>The Board noted the Information Items as set out in the agenda pack, these were:</p> <ul style="list-style-type: none"> <li>• Community First</li> <li>• Healthwatch Wiltshire</li> <li>• BSW Together (Integrated Care System)</li> <li>• Current consultations: <a href="https://wiltshire.objective.co.uk/portal/">https://wiltshire.objective.co.uk/portal/</a></li> <li>• Wiltshire Council Information Items: <ul style="list-style-type: none"> <li>- Wiltshire Local Plan Review</li> <li>- Cost of living update</li> <li>- Polling Place &amp; Polling District Review Consultation 2023</li> </ul> </li> </ul>
157	<p><u>Partner and Community Updates</u></p> <p>The Board received the following verbal updates:</p> <p><u>Street Light Audit Update – Liz Batten</u> Liz noted her appreciation to the Board for instigating the Atkins review of Dark Spaces. Further work would include the use of mirrors and lights in some of the under tunnels in Salisbury to improve the visibility. Costings were not yet complete.</p> <p><u>Underpasses working group update – Karlene Jammeh</u> The group met in September and a positive outcome was the community artwork project in the Exeter St underpass, funded by the Area Board and Salisbury City Council. The project was delivered by Splash Wiltshire and a group of young people from the Friary area of Salisbury, who designed, planned and painted the artwork with Fred Fieber.</p> <p>Local residents had been very impressed by the artwork, noting that it had brightened up the underpass, making it feel safer. Thanks were given to Liz Batten for all her hard work and time on the street lights and mirrors report.</p> <p><u>Air Quality Group – Karlene Jammeh</u> The Group met recently to review the 4 themes within the Action Plan and to discuss future goals, including increased engagement with Schools, improved tree planting and no-idling in the city. The Area Board had funded a project to install 8 PM2.5 sensors in hotspots across the city.</p> <p>The Board also noted the written Updates attached to the agenda which were:</p>

	<ul style="list-style-type: none"> <li>• Neighbourhood Policing Team &amp; Road Safety Data</li> <li>• Fire &amp; Rescue</li> <li>• Salisbury BID</li> </ul>
158	<p><u>Area Board Funding</u></p> <p>The Board noted the budgets remaining for allocation at the meeting and heard from representatives in attendance who gave a brief overview of their project followed by any questions by the Board.</p> <p><b>Community Area Grants:</b></p> <p><u>Inspire Gymnastics – Purchase of equipment to support the boys section of the Club, requested £499.98</u> The Applicant Natalie Page spoke in support of the project.</p> <p>Cllr Rogers moved the motion to award in full, this was seconded by Cllr Dalton.</p> <p><b><u>Decision</u></b> <b>Inspire Gymnastics was awarded £499.98 towards the purchase of Equipment.</b> <b><u>Reason</u> – The application met the Community Area Grants Criteria 2023/24</b></p> <p><b>Older &amp; Vulnerable Adults Grants:</b></p> <p><u>Wiltshire Music Centre, Celebrating Age Project, requested £1,500</u> The Applicant Rebecca Seymour spoke in support of the project.</p> <p>Cllr Dalton moved the motion to award in full, this was seconded by Cllr Corbin.</p> <p><b><u>Decision</u></b> <b>Wiltshire Music Centre was awarded £1,500 towards The Celebrating Age Project .</b> <b><u>Reason</u> – The application met the Community Area Grants Criteria 2023/24</b></p> <p><u>Silver Salisbury – Intergenerational Project, requested £800</u> The Applicant Irene Kohler spoke in support of the project.</p> <p>Cllr Rogers moved the motion to award in full, this was seconded by Cllr Dalton.</p> <p><b><u>Decision</u></b> <b>Silver Salisbury was awarded £800 towards The Intergenerational Project.</b> <b><u>Reason</u> – The application met the Community Area Grants Criteria 2023/24</b></p> <p><b>Young People Grants:</b></p>

	<p><u>Soroptimist International Salisbury - Schools Forum combating violence against women and girls, requested £1150</u>  The Applicant Liz Batten and a young person from the project spoke in support of the project.</p> <p>Cllr Rogers moved the motion to award in full, this was seconded by Cllr Dalton.</p> <p><b><u>Decision</u></b>  <b>Soroptimist International Salisbury was awarded £1,150 towards Schools Forum combating violence against women and girls.</b>  <b><u>Reason</u> – The application met the Community Area Grants Criteria 2023/24</b></p> <p><b>Area Board Initiative:</b></p> <p><u>The Bee Trail – printing of Maps, requested £500</u>  Cllr Rogers spoke in support of the Area Board Initiative.</p> <p>Cllr Dalton moved the motion to award in full, this was seconded by Cllr Rogers.</p> <p><b><u>Decision</u></b>  <b>The Bee Trail was awarded £500 towards The Map Printing element of the project.</b>  <b><u>Reason</u> – The application met the Community Area Grants Criteria 2023/24</b></p> <p><b>Delegated Funding:</b></p> <p>There were no Delegated Funding Decisions taken since the last meeting.</p> <p>Information links: <a href="#">Area Board Grants</a> &amp; <a href="#">Grants Criteria</a></p>
159	<p><u>City Hall Update</u></p> <p>Members were asked by the Chairman to note the Resolution which had been agreed by the Board in 2020, which was:</p> <p><i>The Area Board supports the re-opening of City Hall as an historic entertainment venue as soon as is safe and practical and requests that Wiltshire Council conducts any community engagement and/or consultation should the usage change, through the Salisbury Area Board.</i></p> <p>The Chairman then invited David Redfern, Director Leisure, Culture &amp; Communities to provide an update.</p> <p>Some of the key points from the update included:</p> <ul style="list-style-type: none"> <li>• The Council remained committed to reopening City Hall as an</li> </ul>

entertainment venue with the view of long-term success.

- The preference would be to find a third-party provider.
- The building still required repairs before it could reopen.
- Recent work included looking at the options available, to establish the viability of each option.
- Following the soft market testing which had been carried out, the next steps would be to finalise a Prior Information Notice (PIN) and hold a City Hall Market Engagement event, to signal to the market that the Council was formally looking for a third-party provider which shared its vision for the project.
- A City Hall Project Group had been formed and was meeting regularly to continue to drive the programme of work forward.
- A dedicated webpage would be kept up to date with the latest information [www.wiltshire.gov.uk/salisbury-city-hall](http://www.wiltshire.gov.uk/salisbury-city-hall)

Questions and comments included:

Whilst looking for a third party, would the council carry out works on the building or would that third party be expected to make the repairs once in place?

Answer: It was understood that repairs costing in the region of £138m were made to the Bristol Beacon, which the Council was now unable to secure an operator to manage it. The Council would want to have a serious conversation with anyone interested in operating City Hall, prior to investing in any repair programme.

If there was an acoustic issue with auditorium, preventing current use, could the Alamein suite be used for holding meetings?

Answer - There were other issues with the building that meant public access was not possible at this time.

**Action: A report on what repairs were required would be compiled and circulated to the Area Board members following the meeting.**

The Structural Report states that the building was not watertight, was any work being done to prevent the issue getting worse?

**Action – A response would be obtained and provided to the Board Members following the meeting.**

In the Cabinet report from November 2022 there was no mention of a management fee or further subsidy. It had appeared the plan was to hand over all of the costs to the third party. City Hall had been run as a deficit since 1962. Farham Borough council had spent a substantial amount of money on Farnham Hall and now had an extremely successful third-party operator. Even the best of companies needed a subsidy.

Answer: Once a third-party operator had been found, the Council would consider the best way forward to get the venue up and running again.

What was the current amount needed to be spent on City Hall, as there was a figure of £11m and now of £2m, and had the Council considered the War Memorial aspect of City Hall?

Answer: The War Memorial element would always remain a consideration. Discussions had taken place with the War Memorial Trust, who had asked for assurances. The £11m figure had been associated with the Levelling Up Fund which involved larger project areas. The safety elements of the repair programme were costed at approximately £2m.

Who was on the City Hall Project Team?

Answer: City Hall was an Officer led piece of work, which we update on at the Area Board. The team is made up of Officers from Arts and Culture, Economic Regeneration and others including Karlene and Karen.

Would there be any involvement with Salisbury City Council (SCC)?

Answer: The Project Group would be looking at options for re-opening the venue. Another exercise involved asking SCC whether it interested in an asset transfer. Negotiations were ongoing.

SCC had no aspiration to take City Hall on without a financial package being in place, as it did not have the funds.

Cllr Richard Clewer, Leader of the Council explained that a procurement process was currently underway and that elected Members, or third parties were not able to play a part in that process. Once a third party was found, Members and Stakeholders would be consulted. The Council was seeking to find a suitable third party to operate the venue successfully. Once found the Council would look to them, drawing on their expertise in the entertainment industry to advise what would be needed to be done to the building, to make it suitable as a modern entertainment venue.

If SCC was serious about taking on the venue, then the Council would need to be sure it was equally committed to opening as a live entertainment venue.

If the Council was proposing to providing financial support to a third party to manage the venue, then would it also offer funds to SCC if it wished to take on an asset transfer?

Answer: There were discussions to be had between SCC Officers and our Financial Officers, however there has been no offer of funding to third parties.

City Hall was viewed as a public service, and they cost money. Just because something costs money you can't just close it down. Having City Hall closed was damaging the economy in Salisbury.

If the PIN process was unsuccessful what would the Council then do?

Answer: City Hall would be reopened as a live entertainment venue. There were other venues which were successful which had better designed bars for

example, as a venues profit margin was dependent on selling drinks before and after shows. It was closed right now because it was not possible to open it, as it would not be covered by insurance.

Cllr Paul Sample then made a statement about City Hall and moved a motion for the Board to consider.

The Chairman suggested that as not all members had had the opportunity to consider the new motion ahead of the meeting, that it be deferred until the November meeting for consideration.

Cllr Sample requested that the motion be put forward for consideration at this meeting, therefore a slide was produced detailing the wording.

The Chairman asked for clarification on whether the motion was suggested to come into play should the current procurement process which was underway not be successful and whether the Area Board continued to support the PIN process and attempts to procure a third party as set out in the update.

Cllr Sample agreed that it was the intention to support the current attempts to procure a third party to take on the running of City Hall as an entertainment venue, however, should that process fail to secure a third party, then the motion would come into play.

This motion was seconded by Cllr Caroline Corbin.

It was;

**Resolved:**

**That Salisbury Area Board continued to support the current PIN procurement process to secure a Third-Party Operator for Salisbury City Hall, with the view to reopening as an entertainment venue as soon as was safe to do so.**

**However, should that process be unsuccessful, the Board supported the following:**

- (1) If negotiations with Salisbury City Council fail, Salisbury Area Board would invite interested parties in the Salisbury community to discuss the management and operation of the City Hall through:
  - a. the formation of a Salisbury City Hall Trust (a registered charity) similar to the Trust which operates Portsmouth Guildhall, or
  - b. the creation of a Community Interest Company (a charitable company limited by guarantee) similar to St John's Place, Bemerton.



	<p>(2) Salisbury Area Board was committed to supporting that all future Wiltshire Council Salisbury-based meetings, including Salisbury Area Board, would be held at Salisbury City Hall.</p> <p>(3) Training in support of the Learning Disabilities community return to the City Hall thereby enabling local families much-needed support without the need to travel to Trowbridge.</p> <p>(4) Wiltshire Council should ensure that Salisbury City Hall be open during Remembrance Commemorations in November 2023.</p> <p>(5) Wiltshire Council should hand back Salisbury City Hall to the next operators in at least “as good as” condition as it inherited from Salisbury District Council in 2009.</p> <p>The motion would be forwarded to Cabinet for its consideration.</p>
160	<p><u>Ground, Tree &amp; Weed Maintenance Arrangements</u></p> <p>The Chairman drew attention to the Arboriculture report which had been uploaded as Supplement 3 to the agenda.</p> <p>On 1 April 2023 a schedule of streetscene maintenance work was delegated to Salisbury City Council (SCC). The City Council was considering how to ensure the schedule could be implemented and resourced.</p> <p>The Chairman had met with Officers at Wiltshire Council and SCC to highlight the matter and seek clarification on plans to move forward. SCC aimed to discuss the matter at its Environmental &amp; Climate Committee and would send a representative to the next Area Board meeting to clarify which areas of work sat under each council.</p> <p>The MyWilts App was highlighted as the correct way members of the public could log any issues <a href="#">MyWilts online reporting - Wiltshire Council</a></p>
161	<p><u>Area Board Priorities</u></p> <p>Karlene Jammeh, Area Board Delivery Officer and Lead Members gave an update on the Priorities:</p> <ul style="list-style-type: none"> <li>• Youth engagement, employment and positive activity opportunities - Cllr Ricky Rogers had recently been to visit the Bunker and the Bemerton Heath Youth Club, which relied heavily on volunteers to run. The Salisbury Youth Forum meeting had been very successful with 17 organisations in attendance. Some topics of discussion included the Safe Places Scheme and looking at other examples across the country.</li> <li>• Addressing climate change – The group was currently discussing the Air</li> </ul>

	<p>Quality Action Plan.</p> <ul style="list-style-type: none"> <li>• Supporting positive mental health and wellbeing – As mentioned earlier, the Silver Salisbury programme of events was currently running across Salisbury. Thanks were given to all of the volunteers, without whom Salisbury would not have the array of provision it does.</li> <li>• Supporting underrepresented groups - Working with partners on community conversations and the Salisbury Foody Network. With work ongoing to look at a review of the cost of living flyer, which listed all types of support available to the community</li> <li>• Improving transport and access – covered as part of the Underpasses Working Group update.</li> </ul>
162	<p><u>Local Highways and Footpath Improvement Group (LHFIG)</u></p> <p>The Board noted the report from the last LHFIG meeting held on 7 September 2023. There were no funding recommendations to approve on this occasion.</p> <p><u>Salisbury Transportation Strategy (STS)</u></p> <p>The Chairman had attended a meeting to discuss the STS and possible options for feeding into the discussion on how funds were allocated. He would be working on putting together a list of priorities for local areas of work, for consideration.</p>