



Landrake & St Erney Parish Council

www.landrakeparishcouncil.gov.uk

ANNUAL PARISH MEETING

Tuesday 21st April 2026

Present: Councillor Mervyn Gingell (Chairman)

: Christopher Cook – Parish Clerk & Responsible Financial Officer

Also in attendance:

Members of the public: **12 residents**

Residents were invited to speak, without a time restriction, on matters relating to the Parish.

This meeting was advertised as the Annual Parish Meeting and as such could be filmed or recorded by broadcasters, the media and members of the public. The public were advised that whilst every effort is taken to ensure that members of the public would not be filmed, it could not be guaranteed.

The Annual Parish Meeting was advertised from the 1st April, 2026 on the Parish Noticeboards and the Parish Council website.

Minutes 8th April 2025

1/2026 Chair's Welcome & Announcements

Cllr Gingell (Chairman) welcomed residents to the Annual Parish Meeting and delivered Health and Safety housekeeping rules. No members of the public intended recording the Public Meeting. The Chairman explained that Covid safety measures would be adhered to for this Meeting.

2/2026 Apologies for absence

Rosemary Savery, Dawn Morris.

Resolved to note.



3/2026 To note the Minutes of the Annual Parish Meeting held on 8th April 2025.

The Minutes were noted as approved at the Annual Meeting of the Parish Council. There were no matters arising.

The Meeting **Resolved** to note the Minutes, proposed Trish Barton, seconded Nigel Owen.

4/2026 To receive the Chairman's Annual Report

Cllr. Mervyn Gingell (Chairman) delivered the Annual report.

Sir Robert Geffery Memorial Hall Annual report 21st April 2026

to the Landrake with St Erney Parish Council

Committee-Consisting of 10 committee members of which four are also members of the Landrake Parish Council

Finance Current account £3,359.57

Instant access deposit account £79,699.05

Total in Bank £83,058.62

For information last year at the beginning of April there was approx. £60,000 in our accounts, so the Committee has worked very hard over the last 12 months to increase our money pot by over £20,000, towards the £120,000 of the estimated cost of the rebuilding project.

Waitrose of Saltash Tokens Project, lots of support from the community managed to get the Landrake Hall into second place which will give the hall a donation from Waitrose of £1,000. Brill, many thanks to Rhiannon who set this up, and to all those in the community who helped to fill the Waitrose token box for Landrake Hall. It is suggested that for good publicity for Waitrose and the hall we could make the presentation to the Hall on Tuesday 12th May at 1.00pm during the monthly Tuesday community lunch club, when there will be a good community presence in the hall

Lots of applications to various grant schemes undertaken to fund the Solomon Browne room integration into the Hall, but no luck from the big grants, we currently have a grant of £8,760.00 from Pillaton solar farm, to help towards the toilets in the Solomon Browne room, and a grant of approx. £ 2,490 from the Parish Council towards the replacement of the Solomon Browne room ceiling, which needs a complete renew for Health and Safety purpose.

Insurance, Alcohol Licence, Public music, TV licence all updated, Solar Panels system Health and Safety Check completed for Insurance purpose.

Building/ Maintenance



The Main Hall, Annex, Front porch and all toilets have been decorated apart from some of the doors, it's been a mammoth effort to undertake this challenge undertaking the decorating without stopping the hiring of the hall, so sometimes some of us were down here in the hall decorating from 8.00am and not leaving until 10.00pm evenings to get the job down, (some days Lesley would not let me go home for dinner, as she thought I would not come back down again). And a big thank you to Sue Stapelton for the very nice bacon butty to sustain us., A very big than you to all of those who helped with the decorating task, you are very much appreciated. Estimated spend on the decorating so far is £450.00.

I hope over the next four weeks to get the backstage area completed, and then perhaps the Library.

New side stage curtains are in place, and some other new backstage curtains are being made at this moment in time by Julie, Nick and Paul have fitted new swish curtain rails to facilitate the new curtains.

I have to say that the hall is now looking great again, and a big thank to you all for your help and support in this venture, Many Thanks.

The Builders have started the Solomon Browne room integration, the cut through from the annex into the stage pit area is near completion, waiting for the plaster to dry out before fitting the fire door which will also be lockable. This storage area will eventually be for tables and chairs storage, but whilst the Solomon Browne ceiling is being replaced, the new storeroom will be used to temporary store the alcohol, as it would be difficult to access it from the Solomon Browne room.

In the Solomon Browne room, the old chimney and fireplace have been knocked down and all the debris removed.

We have two more wedding receptions in May, so the Builder will then start work on the excavations for the alterations to the Hall and the Solomon Brown room toilets, so if anybody would like to help move some of the excavations during that period, we would be very grateful.

As to the future

Once we have completed the Hall and Solomon Browne integration, there will be a lot more work and fund raising to do, with plans to the following.

All the flooring in the Kitchen, the Annex, the backstage toilets and backstage area as well as the stage itself will need replacing as it is worn and damaged.

Replace the current main hall windows with suitable stained-glass double-glazing replacement windows and glass to help with the heat loss and heating expense

Add more Solar panels on the new flat roof and suitable Battery storage to increase the electric productivity.

Look to a different heating system to heat the hall, as the current system is about 20 years old and when it breaks down it is getting very difficult to obtain the parts to undertake the



repairs. We could look at replacing with new boiler or maybe look at air source heating if we add more Solar panels to run the electricity supply for the air source heating system.

And at some time we will have to replace the whole roof of all the hall, as the roof has no roof felt under the slates, and as soon as a roof slate is blown off in the gales the water comes into the hall and damages the decoration, this would be a very big job and would need a huge amount of funding. I feel this will be a great benefit to the village as we are very lucky to have such a large hall to cater for all sorts of occasions and thank you to all the volunteers that help support in the running of the hall, you are very much appreciated.

The hall is a very valuable asset to the village and its community, it can hold events for up to 200 persons standing at a time and 120 persons as a seated venue. It is a vast space to maintain and keep clean, with a large kitchen, and 6 toilets that require cleaning after every event, and then there are the floors, which needs sweeping and also regular washing and polishing, as well as the tables, and inside windows to clean. At the moment the Chairman and his wife Lesley undertake the majority of the cleaning activities. This will not be sustainable in the near future, partly because of age and also it detracts the chairman from other Hall duties that he ought to be undertaking.

Until the year mid 1990s, the Parish council used to employ a cleaner for so many hours a week to clean the Geffery Hall to maintain it fit for purpose. This person was paid by the Parish Council as was the income tax and NI contributions. It could be a consideration for the future to ensure the community assets continues to run.

Thank you everyone for your time and attention

The annual report by the Parish Council Chairman was well received and appreciated by residents of Landrake with St. Erney. **Resolved** to note.

5/2026 To invite members of the public to raise any matters of interest

A resident representing the Carnival Committee mentioned that two Community events took place in the village in September & December 2024. The income generated does not seem to have materialised and the question was asked as to whether the Parish Council could contact the organiser to establish the facts. As the events were not Council managed it would be more appropriate for the Carnival Committee to contact individuals direct.

Resolved to note.

6/2026 To receive a Statement on the Parish Council accounts for the year ending 31st March 2026 from the Responsible Financial Officer

The Responsible Financial Officer (RFO) delivered the end of year Accounts statement.

Annual receipts General Account Unity Trust Bank £23,751.50 and payments £24,042.91.

Annual receipts Earmarked Funds Unity Trust Bank £397.47 (+ £1,808.00) (Nationwide – account closed) and payments £3,468.00



New savings Account formed £5,216.42

Total Annual receipts £29,365.39 and payments £29,318.91

The Year end General Account balance £14,309.25, Earmarked Funds £22,611.93, Savings Account £5,216.42.

Total Funds £42,137.60 (unaudited)

The Chairman proposed moving the (EMF) reserve amount £22,611.93 to the Savings account in order to attract interest to the amount. Councillors agreed.

Proposed Cllr Landers, seconded Cllr Owen. All agreed.

Cllrs **Resolved** to transfer the amount of £22,611.93.

The full report can be viewed on the Parish Council website under 'Reports' at www.landrakeparishcouncil.gov.uk

Resolved to note.

7/2026 Close of Meeting at 18:45

Cllr. Mervyn Gingell (Chairman) stated that the Public Meeting for the 21st April 2026 would follow on immediately after the Annual Parish Meeting.

Signed..... Date.....

(Chairman)

Christopher Cook – Parish Clerk & RFO (*CiLCA*) (*PIALC*)

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