

## NEWSLETTER for PYMORE VILLAGE MANAGEMENT COMPANY (PVMC)

Dear Shareholders & Village Residents, welcome to the Pymore Newsletter 2022!

### PVMC REMIT

As a reminder, the primary remit for the PVMC is to manage the Pymore estate (which includes land and structures, for example - riverbanks, reed beds, trees, walls, footbridge) in a cost effective manner ensuring that covenanted agreements are met and that appropriate insurance cover is kept up to date.

This newsletter includes an update on relevant Pymore matters.

### PVMC BOARD

The board has met monthly since the 3 new members were appointed in October 2021.

Sadly, Richard Gillingham has decided to step down from the board although he will still occasionally provide consultancy and participate in volunteer activities. Richard has put significant effort into Pymore for many years now, for example with the development and management of the Morbae Grove wildflower bank and management of the reed bed. **Thank you** Richard for all of

your contributions – we will continue your legacy.

The responsibilities of the remaining directors have been adjusted to accommodate this change however in addition, we wish to recruit a fifth director. The fifth director will be a Director Without Portfolio supporting the other directors, mostly with contractor and environmental activities. If you would like to be considered for this fifth director position, please contact Lorna Coward by **16<sup>th</sup> September 2022**.

### TREASURER'S REPORT

Income for the year 2021 was in line with the Estate Charge demand plus additional income was obtained towards clearing and repairs to the leat, giving a total income of £15,030.

Work to the Surface Water Pump amounted to £900, work by Casterbridge Fisheries on the Fish pass amounted to £780. Total landscaping, tree and leat costs amounted to £10,340, of which £990 was recovered from BT Pension Fund and Magna. The work to the leat wall commenced in 2021 but was not completed and invoiced until 2022.

At the end of 2021, PVMC had a carry forward fund of £32,517 as insurance against future unknown costs. The Estate Charge was increased by a nominal £10 to £190 for 2022.

### PVMC CODE OF CONDUCT

Following a suggestion from a resident, we have generated a Code of Conduct that is now posted on the website.

### WEBSITE

Are you aware of the PVMC website (pvmcltd.com)? Do

you ever look at it? Is it useful? Should we drop the newsletter and post all updates and relevant information on the website? Are you interested in actively contributing to the website (if yes, please contact Lorna Coward)?

*Note: This will be an agenda item at the 2022 AGM.*

### ENVIRONMENTAL UPDATE

We are privileged to live in a beautiful area and we have responsibilities, together with the Environment Agency and Wessex Water, to manage it appropriately.

#### GENERAL GARDENING:

The village contains a mix of wild and landscaped areas. Alex Munro took over the general Pymore gardening last summer - he does a great job in maintaining the green spaces on a regular basis as per agreed management plans/work schedule.

#### WILDFLOWER BANKS:

The development of a wildflower bank takes effort and takes several years. Both the Morbae Grove and Thread Mill Lane wildflower banks are developing nicely.

Please note that the banks are cut back in early spring and August. The August cut considers the timing of flowering and allows for seed development/dispersal. Prior to the August cut, we endeavour to keep the overall look tidy with regular cutting of the verges/edges.

Richard Gillingham and Mecki Crook have driven development of the wildflower banks supported occasionally by volunteers – **thank you** for your support.

#### REED BED MANAGEMENT:

The reed bed is a Site of Nature Conservation Interest

(SNCI) and is a priority Biodiversity Action Plan (BAP) habitat – it is of local importance within West Dorset.

The next reed bed cut is due 7<sup>th</sup>/8<sup>th</sup>/10<sup>th</sup> October 2022 as per the biennial schedule. Helen Williams has secured ~£1,700 in grants from the Dorset Area of Outstanding Natural Beauty (AONB) Partnership and Allington and Bradpole councils (*thank you Helen*) that will generally cover the costs of the work. In addition, as in previous years, we will need volunteer support to complete the work. If you are interested in supporting this activity and have some time (even a few hours are really helpful), please contact Lorna Coward.

**ENVIRONMENT AGENCY (EA):**  
The EA conducted a biodiversity survey earlier in the year in advance of desilting work. Desilting must consider local wildlife which for Pymore includes water voles (endangered) and otters (near threatened) - both species are protected. We are awaiting feedback from the EA on this survey and on their plans for upcoming desilting activity which we understand will focus on the Mill Basin and be completed ~ autumn 2022.

**RIVER BRIT CITIZEN SCIENCE:**  
Dorset AONB Partnership is co-ordinating a team of volunteers across Dorset to monitor the quality of our rivers (for example - assessment of water quality, invertebrate life, invasive species, pollution). If anybody is interested in supporting this, please let Lorna Coward know.

### STRUCTURES

Periodic repairs are made to various structures that the

26<sup>th</sup> August 2022

PVMC is responsible for, for example - the wall behind Suttill Crescent has been repaired and we are awaiting repair work to the wall of the Pymore Island car park.

Now that the roads have been adopted, Dorset Council also has responsibilities, for example - we are awaiting repairs to the tarmac at the end of the footbridge.

### BOLLARDS:

We have several sets of bollards around the village, some are owned by the PVMC and others are owned by the EA.

The bollards at the end of the Courtyard on Thread Mill Lane **must** be kept clear at all times for emergency access ie no parking is allowed.

Access through other bollards maybe required at specific times, for example to allow access to vehicles onto the riverbank or onto the Morbae Grove slipway. Please minimise any parking across these bollards.

### PVMC CONTRACTORS

Contractors employed by PVMC directors should not be approached by residents with requests to change or expand the designated work schedule. If a resident has concerns with the work being carried out, he/she should contact a director to discuss the concerns.

### INSURANCE

As PVMC is a limited company, we have specific responsibilities that require insurance. During renewal of one of our policies earlier this year, we were unable to source a suitable policy for 'material damage'. This means that any damage inflicted on

PVMC owned property is not insured and will need to be covered by the PVMC contingency fund. We do not consider the risk of damage or associated costs to be high however, we are assessing the potential risk/costs to support financial planning.

*Note: Richard Gillingham, an expert in insurance, is involved in assessment of suitable insurance policies for PVMC.*

### AGM

The next AGM will be held at 7pm on Thursday 13<sup>th</sup> October 2022. Specific location in Bridport to be confirmed.

If you are available, we would welcome your attendance at this meeting. Details will be sent out closer to the planned date.

[Residents are welcome to comment on the above policies or make any proposals for the board's consideration. Please contact any PVMC director.](#)

### PVMC DIRECTORS

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