

NEWSLETTER for PYMORE VILLAGE MANAGEMENT COMPANY (PVMC)



Newsletter 15: 18th August 2023 (1/4)

PVMC BOARD

In October 2022, Richard Gillingham stepped down from the board. The directors co-opted Moira Shaw as 5th director (currently Director Without Portfolio) and this appointment was confirmed at the PVMC AGM on 13th October 2022. Current directors:

- Sandra Barnes: Treasurer, Risk Management
- Lorna Coward: Secretary
- Eliot Forsey: Chair, General Works
- Moira Shaw: Director Without Portfolio
- Helen Williams: Environment, Green Areas



The board continues to meet monthly with a minimum quorum of 4 directors.

PVMC AGM

2022 AGM: Was held on 13th October 2022 – 15 shareholders attended. The minutes were circulated to shareholders by email and posted on the website.

2023 AGM: Will be held at 7pm on Thursday 19th October 2023 in the Town Hall. Please join us for updates and discussion on PVMC activities - we welcome your attendance.

TREASURER'S STATEMENT for 2022

- INCOME 2022: £16,423

In-line with the Estate Charge demand plus additional income for clearing/repairs to the leat and for work on the reedbed.

- SPEND 2022: £20,846

For example:

- Work to Surface Water Pump cost £516.
- Work on the Leat wall cost £6,414, considerably less than original quote.
- Total landscaping, tree and leat costs amounted to £7,191 of which £292 was recovered from LTD Pension Fund.
- Work on the reed bed cost £2,500, of which grants were obtained in 2022 of £1,311. The remaining grants to cover the total cost have been received in 2023.

*Additional details on PVMC finances
will be sent to all shareholders in
advance of the 2023 AGM*

- OVERALL POSITION END 2022: £28,095

Carry forward fund as insurance against future unknown costs

Our brokers were unable to obtain an insurance quote for material damage therefore our renewal was £770 less than budget. It was decided to retain that as part of the contingency fund.

ESTATE CHARGE for 2023: £200 (£10/5% increase)

Reminders: PVMC REMIT

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.

WEBSITE

PVMC website: pvmcltd.com

Includes for example: AGM minutes, newsletters, photographs

If you have any comments on the website, please contact Moira Shaw.

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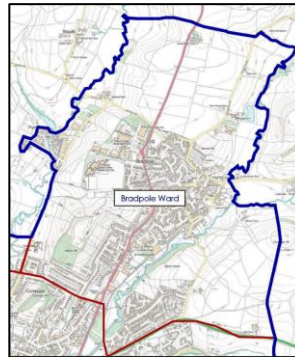


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NEW BRIDPORT AREA COUNCIL

The PVMC estate has previously been included within the Allington and Bradpole Parish Council wards. However, with the new structure that will be implemented in spring 2024, the PVMC will be mostly covered by the new Bradpole ward (see map). We have recently met with both the chairman and the clerk of the current Bradpole Parish Council to discuss the implications of the new structure and how best we can work together. We are meeting with the clerk and surveyor of the current Bridport Town Council in the next few weeks for similar discussions and will provide an update on this at the October 2023 AGM.

In the proposed map for new Bradpole ward, you can see that not all of the PVMC estate is included within the Bradpole ward ie reedbed and woodland path. We have highlighted this discrepancy to Bridport Town Council.



STRUCTURES

Periodic repairs are made to various structures that the PVMC is responsible for, for example – electrical works have been completed around the Pymore Island car park and repair work to the wall of the Pymore Island car park will be completed later this year.

Dorset Council repaired the tarmac at the end of the metal footbridge and repaired railings along the road bridge following damage by a vehicle.

RISK ASSESSMENT

In May 2023, risk assessments were completed in line with the village walk around, so that the board can consider and rate the risks for activities required to be undertaken by the board.

The risk management document is in development and will be reviewed and updated as necessary.

YOUR VILLAGE NEEDS YOU



We are regularly looking for volunteers to support PVMC activities around Pymore, for example with the wildflower banks, with the reed bed activities.

In addition - as the councils are evolving in structure, now would be a good time to set-up a broader Pymore Residents Committee. This committee could cover all of Pymore including Pymore Terrace, Queenwell and the cottages around the Pymore Inn. The committee and the PVMC would not overlap in remit however, can stay connected to ensure alignment.

Please contact Lorna Coward if you are interested in being a volunteer or being part of a Pymore Residents Committee.

Reminders: 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, please contact a director.

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ENVIRONMENTAL UPDATE

GREEN AREAS:

- Upkeep of the green areas has been challenging in 2023:
 - The challenges started in February when we learned that Alex Munro, our former (and very good contractor) had been offered a job in New Zealand.
 - A new contractor with significant landscaping experience was employed but unfortunately, this did not work out.
 - A new contractor, who we already knew and had done a good job on clearing the leat last year, was approached. The contractor already had a full schedule but agreed to take on the work. So, Andre Reynolds and his partner Matthew Valaitis, have been trying to play catch-up ever since. Andre and Matthew have a heart for the work, they care about wildlife/environment and have a good knowledge of plants and their care.
 - The weather has been a challenge - the late cold spring followed by the warm and wet summer has resulted in sudden and rapid growth of grass and shrubs.
 - There has been the surge in growth of Himalayan Balsam. This is being worked on but it takes a lot of the contractor's time and of course we need to prioritise.

Please bear with us as we work through the backlog of gardening activities.

- Wildflower banks: These continue to develop. The end of summer cut is planned over the next few weeks when the flowers have finished flowering and seeding. The cuttings will be left for a couple of days before being raked up, to allow the seeds to fall. Thanks to Richard Gillingham and Mecki Testroetfor their continued support.
- Ash Tree: Unfortunately, the beautiful ash tree outside 1 Thread Mill Lane has early 'ash die-back'. We are monitoring this tree closely and may need to cut it back at some point.
- Willows: All willows were pollarded/cut-back at the end of 2022 winter. Due to excess growth, specific willows will be pollarded in the end of 2023 winter.
- Giant Hogweed: We have had some hogweed on the river bank –this requires specialist handling. If you suspect hogweed, do not touch it but instead *contact Helen Williams*.
- Review of activities for 2024: Will begin following the October 2023 AGM.



REED BED:

A third of the reed bed was cut back in 2022. Our volunteers contributed >126 hours of work – thankyou! Cutting a third of the reed bed is due in autumn of 2024. Submission of grant application has been initiated and will continue into 2024.



ENVIRONMENT AGENCY (EA):

Silt has been building up in the river over the past few years. The EA is responsible for desilting work in the river. The EA conducted a biodiversity survey in 2022 in advance of desilting activity (desilting must consider local wildlife which for Pymore includes water voles and otters - both species are protected). We were expecting desilting work in the mill basin in 2022 but unfortunately, this did not happen. We have contacted the EA several times this year. The good news is that the EA team recently visited the mill basin site to assess requirements, timing, access, water vole residency etc - the mill basin work may be completed this year. Please note, when this work is performed - there may be restricted access to traffic adjacent to the site to allow for the work to occur.

RIVER BRIT CITIZEN SCIENCE (non-PVMC activity)

A team of ~10 volunteers from Pymore will begin monthly monitoring of the River Brit (the stretch that runs through Pymore) in April 2024. Monitoring will include assessment of water quality, invertebrate life, invasive species and pollution.

Managing the balance between the landscaped and wild areas has brought some differences of opinion amongst residents, and all are taken into consideration by the board. Many of you share positive feedback on the beauty of the area and we appreciate this. We welcome discussion on this during the 2023 AGM meeting.

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Residents are welcome to comment or make any proposals for the board's consideration - please contact any PVMC director



PVMC DIRECTORS

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