

Stirchley Neighbourhood Forum

Draft Minutes of Meeting held on 11th September 2023 @7.30pm in Stirchley Community Church

Present: 26 including; Chair (RM), Vice Chair (SC), Treasurer (PA), members of the Forum's management committee, and Lee Hands (LH) from Tricas Construction, Carl Taylor (CT) from Green Care Accord, Chris Tomlinson (ChT) from housing Cooperative

Rob Morris (Chair) welcomed everyone to the meeting

1. Apologies

Ron Coley, Kerry Leslie, Margaret Walker, Pete Walker, and Rachel West

2. Presentation

In a change from normal proceedings, it was decided that Tricas construction would deliver their presentation first before usual business.

LH presented on the Stirchley Co-Operative Development building.

Work started on site in June 23, and is expected to last 70 weeks into autumn 2024. The piling has now been completed. They had to use steel driven piling due to the belt on sandstone before you reach bedrock. The poles have been driven in 12-15m deep.

It was noted that a friend of an attendee has cracks in their ceiling, and spoke with a staff member on site who wasn't very helpful. It was decided this would be discussed in private afterwards. It was further noted that some warning about the piling rather than just in immediate houses would have been appreciated.

Carl Taylor (CT) from Green Care Accord notes that he appointed Tricas due to their considerate construction practices.

LH and CT assured people that the noisiest part is now over. The piling took longer than expected because the piling machine broke down.

The building is not built with traditional brick which means fewer deliveries and in turn use less carbon.

RM notes that Green Care Accord and Tricas have been very different than previous experience engaging with construction and it has been an open and inclusive process.

It was noted that you could not hear the piling near the Cotteridge end of Stirchley.

It was asked if the steel was for a heating system. LH noted that the steel is recycled, and can be taken out of the ground easily at the end of the building's life; but ground source heat pumps were too risky.

The first floor steel will be delivered in the coming days following the meeting; a 2 floor timber construction will then continue until December.

Year 2 of the build includes rendering, cladding, and roofing by April and the building will then be fitted out from April to October.

It will have 3 commercial units, some apartments and is cooperatively owned.

The loss of pathways was discussed.

LH addressed the misinformation: the path is secure but will not be reopened during construction due to safety issues. 78% deaths of sites are from falling objects. Whilst there is currently minimal risk, in 3 weeks' time the construction site will be 2m in the air.

CT noted the association was in support with the pavement closure.

It was asked if the pavement was staying the same post construction or if it could be made wider? The planning department at the Council would not let the path be moved and wanted construction up to the front of the space.

The Forum were in support of the original plans with more inclusive access.

And old bottle has been found on site and the old back to backs are currently visible.
LH to send photos to Forum or History Group

It was asked what hat colours mean on site: Black - supervisor, blue - logistics and white is general workers.

LH noted that 1000 wagons of soil have been removed off site.

There will be no lights on site and construction will take place 8-4 during the winter. They will work up to Christmas Eve and back on the 2nd Jan.

The housing will be co-operative and with the aim of 'somewhere for people in Stirchley to work and live'. ML noted the importance of social housing and the long history of the co-operative movement in Stirchley.

The development has a zero car rule unless you have a disability.

They had over 300 applicants for residents and will be interviewing people mid-October.

They have not yet decided on a name, SC asked if anyone had a photo of what the old buildings were called.

RM noted his confidence in the project and his happiness of the 'care and vigilance of thought'.

CT and LH noted they would be happy to return to the forum.

Carl can be contacted on: Carl.taylor@greensaureaccord.co.uk

3. Minutes of meeting 10th July 2023

The Minutes were accepted as being a true record

4. Matters arising from previous meeting

3 Alan Bale who presented at the Forum in the July meeting appeared o Alone on Channel 4.

9 Defibrillator is on hold due to unknown situation with the Community Chest funding

5. Police Update (To be Renamed)

It was once again noted that WM were not present.

This section is to be renamed as to ensure the agenda is pushed by locals rather than expecting the police to attend.

6. Planning issues

SC (Planning Officer) updated the meeting

Update from July meeting

Fordhouse Lane Car Park - rejected and enforcement officers aware that it's already being used as a car park.

1189 Pershore Rd: Technically not in Stirchley, but has had application to add decking outside shop rejected.

Corner of Twyning Rd: 3rd application awaiting decision. It has been heard there are over 20 objections.

7. Networking

Sat 16th: Community Market, Heritage Open Day and Library and Baths and Community Event on the green near Ascension Church.

30th September there is an autumn fair 1-5pm at Stirchley Baths

Cllr Locke's ward meeting at Dad's Lane has been cancelled.

8. Any other business

There have been complaints about a development on Ivy Rd. The police have been involved and evidence has gone back to planning enforcement.

It was asked if there was any new information about the situation at the Council? Cllr Locke said that they are currently working on a new budget but nothing has been decided yet.

The next meeting is the 9th October and the AGM is the 13th Nov. RM asked people to consider standing for the committee.

The meeting closed at 9pm

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2. The Forum is not aligned to any political party or one group and hence will hold a neutral stance in all political items which are raised at the meetings; the Forum may take a stance (positive/negative) on planning applications discussed at the meeting or on changes to community/neighbourhood services which affect the Forum area
3. The Forum's Management Committee will not allow a person or organisation to use the Forum's meeting as a means to any political end.
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