



TODMORDEN TOWN COUNCIL

Item 11 Development Committee 5
June 2024

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Report To Development Committee

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Date	5 June 2024
Subject	Condition of the Town Hall, the Streets Around, the Viaduct on Burnley Rd and Network Rail Land near the Railway Station

Purpose of Report

1. To inform and make a recommendation.

Background

2. Cllrs A Greenwood and the Rev G Kent invited the Assistant Town Clerk to look around areas in the Town Centre with maintenance issues. These included the Town Hall and surrounding streets, Oddfellows Hall (Todmorden News and Boots), the Millenium building (One Stop, Post office etc) the railway station surroundings and the railway viaduct on Burnley Rd. Several photos are included below. In the meantime, initial reporting on the condition of these sites have been done with Calderdale Council, Network Rail and local landlords.
3. The Town Hall - The external paintwork of the doors has crumbled away exposing bare wood. The door opposite the One Stop has a piece missing and looks very shabby.



4. The Town Hall - The condition of the wooden handrails leading to the door on Halifax Rd. Any paint on them has long gone and the bare wood is unsightly and probably not ideal for the longevity of the handrails.



5. The Town Hall - Unattractive Excess wiring outside the Town Hall.



6. The Town Hall - Door open in the basement.



7. The Town Hall - Damaged brickwork along the railing opposite the One Stop.



8. The Town Hall - The large amount of bird droppings around the entrance opposite One Stop.



9. The Town Hall_ Rubbish on the lower level (outside the basement) opposite One Stop



10. The Town Hall- A significant amount of detritus is under the benches around the outside of the Town Hall.



11. The Town Hall - Dirty window frames.



12. The Town Hall - Green mould on the round end of the Town Hall



13. The Town Hall - The slippery surface of the flagstones surrounding the Town Hall when it's wet.



14. The general appearance of Oddfellows Hall and the Millenium Building is shabby with graffiti, damaged woodwork, pavements with detritus, weeds and litter





15. Millenium Building and Surrounding Area - There is graffiti, decaying window frames and general detritus.



16. Railway Station and Vicinity and Railway Viaduct on Burnley Rd - There are a few plots of Network Rail land that are unkempt. Examples are the bird and butterfly garden and under the arches.



17. There are several drainage and signage issues around the viaduct on Burnley Rd which lead to surface water flooding, especially on the Aldi side.



Actions so Far

18. Contacted Calderdale Council about the issues with the Town Hall, the drains and the surface water flooding near the viaduct on Burnley Rd.
19. Contacted Network Rail about the untidy areas around the railway station and issues with the viaduct on Burnley Rd
20. Contacted the owners of Oddfellows Hall and the Millenium Building

Progress so Far

21. Additional help is being provided for keeping the Town Hall tidy, for example, clearing the rubbish from the basement and closing the basement door.
22. Pigeon prevention gel to be installed high above the side door on 14/15 May which hopefully will lead to reduced pigeon droppings there.
23. Network Rail has said that it will replace the damaged downpipes on the viaduct and clean the dirty signs.

Financial

24. N/A. The responsibilities for maintenance lie with the relevant authorities.

RECOMMENDATION

25. That the Committee resolves to request that the Assistant Town Clerk to continue liaising with the relevant authorities: Calderdale Council, Network Rail and the landlords of the Millenium Building and Oddfellows Hall for the resolution of the current issues and the implementation of a maintenance schedule to prevent them from reoccurring in the future.

Reasons For Recommendation

26. That parts of the Centre of Todmorden are unkempt and spoil the aesthetic appearance of the Town Centre. In particular, the Town Hall is a grade 1 listed building and Oddfellows Hall is a grade 2 listed building. Also, the drainage from the viaduct near Aldi is causing a surface water flooding and freezing issue.

Policy Implications

27. None

Details Of Consultation:

28. N/A

Climate Change:

29. N/A

Impact Equality Assessment

30. N/A

Further Information, Please Contact: Susan Miles