

**TAVISTOCK TOWN COUNCIL  
WORKS MANAGEMENT REPORT**

***1. Works Department***

Property Maintenance

EICR remedial works have been commissioned in respect of two commercial properties on Duke Street.

Investigations are ongoing in respect of the waste pipe from one of the Duke Street commercial properties following a leak last month.

In one of our vacant residential property lets, part of a ceiling has come down. The Works Manager will investigate and commission the required repairs.

In respect of the Town Hall boiler, work in the region of £7,000 has been commissioned to replace the failing main boiler heating system circulation pump. The current pump is a twin head (one in use, one back up) however one head failed quite some time ago and the remaining head keeps seizing. The replacement pump is a high efficiency spec and should provide significant energy savings.

The Works Department continue to undertake monthly inspections and maintenance on the TTC civic building rainwater goods.

In line with the Town Hall project drawing to a close, the Works Depot have refurbished the benches on Bedford Square which are scheduled to be reinstalled shortly.

Grounds Maintenance

Following ongoing public concerns regarding the alleged increase in rodent activity within the town, the Works Manager has reviewed current preventative measures and consulted with pest control. The Works Manager is confident the Town Council has an appropriate policy in managing their areas of responsibility however will continue to monitor. It has been suggested a joint approach by stakeholders is required, which the Works Manager will facilitate / feed into if required.

Unfortunately, due to ground conditions and following consultation with the principal contractor, the Bannawell Play Park project has been postponed to Spring. The Works Manager will keep Council informed of the new installation date when it has been agreed in the New Year.

The Works Manager is currently investigating utility works which have been undertaken on Whitchurch Down of which the Council have not been consulted on. Currently there is an open excavation located near the Pimple which although is barriered off has no signage to indicate which firm is responsible, what the work entails or the duration.

Tavistock Lions have now removed their storage container from Pixon Lane Open Spaces and thank the Town Council for their longstanding support in allowing the container to be kept there.

Following a flood at the entrance of Pixon Lane open spaces last month during a period of significant rainfall, it was identified the cause of the flood was a blockage in the pipe under the

road. The Works Manager has commissioned a grate to be installed to prevent debris from being washed through the pipe and causing further blockages and flooding.

The Community and Compliance Officer who manages burials in Plymouth Road Cemetery, has undertaken a piece of work to compare and review current burial figures with 2022. To date, the total number of burials is the same as the period in 2022, however there has been increase in the number of interments of Ashes received. This trend does correspond with national research recently released whereby 77% of funerals in the UK are cremations.

#### Events & Community Working Partnerships

November is a busy month for the Works Department, not only installing and testing all of the Christmas lights throughout the town but also working in partnership with the Tavistock Lions to install and dress the three Trees of Light on the Town Hall as well as supporting the St Eustatius Tree Festival by collecting the tables and delivering the tables.

The Works Manager again this year worked in partnership with Tavistock BID to steward the annual Dickensian Evening. A number of staff members from all departments worked the evening, ensuring the event could take place, safely, for the public to enjoy. The Works Manager would like to thank those staff who gave up their evening to work the event.

The Works Manager has been in liaison with the Tavistock College who requested use of Whitchurch Down for a cross country run in the New Year. The Works Manager will report in more detail once a date has been confirmed.

The Town Council, Tavistock Lions and Men in Sheds have been working in partnership to refurbish two benches within the town, one of which will be a "Chatty Bench". The concept of a "Chatty Bench" is a national mental health initiative which aims to reduce loneliness and isolation by providing a space for people to sit down and connect with each other whether that be through sharing a conversation with each other or simply sharing a moment in a time.

**REBECCA ROWE  
WORKS MANAGER  
NOVEMBER 2023**