



Annual General Meeting
Thursday 9th November 2023
Holy Trinity Hotwells, Hotwell Road, Bristol

Chair - Rachel McNally

44 people attended including 6 members of the Management Committee

Apologies

Sue Otty

Max Tucker

Brenda McLennan - Treasurer and Company Secretary

James Smith - Trustee

Heather-Ann- Management Committee

Paula O'Rourke - Councillor - Clifton

Patrick McAllister- Councillor- Hotwells & Harbourside

Dru Taylor

Lorna Allsop

Introduction

Welcome to this AGM of Hotwells and Cliftonwood Community Association.

Chair's Report for Year End 31 March 2023 Anna Haydock Wilson & Rachel McNally

Please follow this link to see full [Chair and Treasurer Report](#)

Snapshot of Our Year in 5 Figures

- Newsletter Opened 2074 times
- Celebrating Sanctuary on Cumberland Piazza 60+people
- 3 New Noticeboards
- Community Petition to Save Jacobs Wells Baths 1000+ signatures
- 1000+ Volunteer Hours

Events & Activities

As a voluntary run organisation our events and activities reflect the capacity of our management committee and volunteers and we would like to thank all of them for their commitment and hard work.

This year our work focused on events and activities in Cumberland Piazza, support for local people in social housing, ongoing community signposting and information sharing, and representation to local government on city wide issues affecting our communities. We will be having updates on some of these issues after these reports, so this Chair's report will focus on the activity up to the end of March 2023.

Cumberland Piazza

We continue with our maintenance and gardening work and gradual improvements to Cumberland Piazza, including new artworks. We are welcoming new volunteers to our bi-monthly gardening sessions and we would

like to thank them and everyone else who does litter picking on the Piazza.

Our main event was Celebrating Sanctuary in partnership with Bristol Refugee Festival in June 2022. Over 60 people attended and it was a welcoming event with food and arts activities.

Activity on the piazza is currently supported by the legacy left to HCCA by Ray Smith. However as we use these funds up, we will need to raise more to continue this work in the future.

[To find out more about joining the Piazza gardening and work group please follow this link](#)

St Peter's House

We worked with residents to improve their communal garden, planting bulbs and removing ivy and overgrowth to make the area more attractive and usable.

Local Communication

Noticeboards

We know that lots of people use these and we would like to thank Caroline Grazebrook and the team of local people who keep them up to date. In 2022 we added new noticeboards to the network:

Hope Chapel Hill

Carrick House (for use by residents and for community notices)

Brandon House (for use by residents and for community notices)

This means that there is now a network of 8 notice boards in the area - other locations include Cliftonwood Road, Hensmans Hill, The Cumberland Piazza, The Lion Cliftonwood, The Nova Scotia, Hotwell Rd, Cumberland Road - near the McColl Store (now Morrisons).

Newsletter

We continue to bring you the latest news to our neighbourhood every month. Thank you to everyone who has submitted articles and a big thank you to Omair Khan who has edited our newsletter for the last few years.

Steps and Paths and Graffiti Cleaning

We have a number of local people who regularly sweep up leaves along the many paths and steps that we have around our neighbourhood and we would like to say a huge thank you to everyone who does this, including Lesley, Anna, Giles and David. We would also like to thank Caroline Grazebrook who, as well as looking after the noticeboards also heads up the graffiti cleaning group that manages the tagging in the area.

Representation

During this period the Management Committee worked to ensure that community views on key issues were represented to Bristol City Council. This included:

Western Harbour

-Formal Response to Western Harbour Consultation in Summer 2022, follow up with Bristol Civic Society and the Council,

-Formal Response to Historic England's Review of the Western Harbour Site regarding listed assets.

Jacob's Wells Baths

In response to the withdrawal of Fusion from the Jacobs Wells Baths site and the campaign to save the Baths launched by Trinity in Old Market, we organised a community petition to save the Baths from redevelopment and for the community. The petition received over 1000 signatures and we would like to thank everyone who signed. As most of you will know, the campaign was a success and we have an update from Emma Harvey, CEO of Trinity who are leading on the work to redevelop the Baths for the community.

In February we also hosted Hustings for the Hotwells and Harbourside By-election, which were well attended and, as the Chair, I would like to thank everyone who attended, asked questions, and the candidates. Following the

by-election we welcomed Patrick McAllister as the new councillor.

HCCA Organisation

We continue to operate on an entirely voluntary basis, which is not sustainable in the long term as we rely too heavily on the goodwill of a few people. Over the year, with new management committee members, we have reviewed our working practices and our finances. We know we need to increase our income. Our overheads are small but outstrip our annual income. We would like to recruit some administrative support for HCCA. While we work to make this happen we do ask that if anyone is able to lend a few hours per month to HCCA as a management committee member, newsletter editor or general volunteer please let us know.

Thank You's

We couldn't do this work without the support of partners such as Trinity Hotwells, Hotwells Primary School and Trinity Old Market: thank you. As well as thanking all of our volunteers, I would also like to thank our Management Committee for their tireless work and I urge the meeting to join me in thanks to

Heather Anne

Carol Walton

Damian Rooney

Sandra Fryer

Anna Haydock Wilson

Sibusiso Tshabalala

James Smith

Brenda McLennan

Julian Brown

I would particularly like to thank Brenda who has handed over the role of Treasurer to Julian after 20 years.

Brenda has been instrumental in steering HCCA through some tricky times and for the moment she will continue as Company Secretary.

I would also like to thank both Sandra Fryer and Anna Haydock Wilson, my previous co-Chairs who continue to share their skills and experience for all our benefit.

And finally, I would like to remind everyone that in 2024 HCCA will be celebrating its 50th birthday!

Treasurer's Report

Prepared by Julian Brown and read by Julian Brown.

[Please see attached Annual Report and Financial Statement](#)

Incoming resources the year to 31st March, 2023 totalled £2,257 with expenditure of £5,565 so our net expenditure for the year was £3,308.

At the end of March, we had £14,182 in unrestricted cash, £2,217 in designated funds, and £7,285 in restricted funds for a total of £23,683.

Unrestricted income included: £1,269 net from the 500 Club, after monthly prizes were paid¹, £135 from notice board advertising, and £98 from bank interest.

Our overheads for the year were £3,016. This included insurance of £387, and small project purchases of £580. Also within this total is the work undertaken to install an additional community noticeboard, spending £850. In summary this means our operating budget is in deficit by £1,514. This shortfall is covered by our surplus but will need to be addressed in the future.

¹ The 500 Club prize draw for the period January 2023-March 2023 did not take place until after this reporting period. The payment of prizes for this period will appear in the annual accounts for the year 2023-24.

As an association, we hold money for a number of subgroups and projects as either Restricted or Designated funds. The main spending from these in 2022-23 was for the Piazza project, where we spent £1,168 on activities during the year, including the Celebrating Sanctuary event. This left a balance of £2,204 for ongoing Piazza projects and maintenance.

At 31 March 2023 we were holding £905 for the Argyle Place playground fund. We were holding £19 for the Cliftonwood Town Green Gardening Group.

A number of our Restricted and Designated funds had no financial activity in 2022-23, at the close of which we were holding £593 from what was the CHASE sub-group, £2,000 for the phone box project, £1,830 from the Neighbourhood Partnership and a £650 donation to Avon Crescent from filming there. The Management Committee are in contact with leads for each of these projects in order to review the manner and timescale in which the money might be put to use. Whilst there is no specific urgency, it is likely that use will be made of some of these funds in the financial year 2023-24, including additional support for community outreach meetings.

We are holding the balance of funds for the Jacob Well Community Hub for their ongoing projects; this stood at £1,288 at 31 March.

At the direction of the Management Committee, a new designated fund was established at the start of the financial year 2023-24 as Designated Reserves. At that point, we kept a sum of £3,000 in unrestricted funds (between six- and twelve-months' running costs) and allocated the remainder of our unrestricted cash balance for this Designated Reserves fund. Such funds remain available for returning to unrestricted funds if required, whilst making clear that we also continue to look to support establishing a community hub. Whilst the overall sums with which we are operating are not large, we hope that this change will also make clear when we make applications to potential funders the reality of our current cash- flow situation.

Questions arising from Co-Chairs' and Treasurer's Reports

Q: What do you mean by Community Hub?

A: it's more of an idea than a physical hub so community hub with small case letters.

Q: HCCA income seems very small, how do you propose to increase it and to raise it in the future?

A: Yes it is small and we do need to achieve at least our operating costs. Ideas for future fund raising include the Community Lottery which we'll come onto shortly.

Historically we have raised funds through:

- Grants
- Noticeboards
- Bank interest
- Funding Applications

We will continue to pursue these

Q: Do we know which date the 50th Anniversary is? It's quite an achievement.

A: Not precisely. We can ask Sue Stops. It would be great to have a spring or summer celebration.

Chair and Treasurer's reports were proposed by Jenny Frayne, seconded by Sandra Fryer and approved by the meeting.

Election of Management Committee Members

Current committee continues: Carol Walton, Rachel McNally, Heather, Anna Haydock-Wilson, Sandra Fryer, Sisbusiso Tshabalala, Damian Rooney, Julian Brown, James Smith & Brenda McLennan.

Above members were re-elected by the meeting

If you think you would like to be part of a friendly management committee who meet bi-monthly please contact chair@hotwellscliftonwood.org.uk. We are especially looking for a new company secretary.

Community Lottery

Presented by Rachel McNally

500 Club is becoming HCCA Community Lottery

If you are a member of the 500 Club - don't worry we are contacting you so please check your email.

We think this is a more self explanatory name.

How It Works

- Pick a Number (1-1000)
- Buy a Number (or more!)
- Each Number costs £20 per year
- Every Month we have two Random Prize Draws - each for £30
- If there is no winner, there is a rollover to the next month until there is a winner
- There is also an Annual Prize Draw for £150

You will receive quarterly updates on our activities and projects so you can see how your support for the Lottery makes a real difference in our communities.

What does HCCA Community Lottery support?

We get no regular funding so the Community Lottery is our main source of income generation and an easy way to support the work that we do in the community. You can find out all about the work we do by visiting our [website](#) or [emailing us](#) with queries.

Some Goals - assuming one number, one person - but you can buy more than one number!

This is just some ballpark stuff:

250 People Sign Up

Net Income £3391

This covers all HCCA running costs at present and reverses our running loss - which is currently covered by large levels of reserves. It means that noticeboards are maintained, website exists and newsletter can go out.

500 people sign up

Net Income £8171

Covers HCCA Running Costs and allows us to expand our support of community projects. e.g. planting bulbs in community gardens, arts events on Cumberland Piazza, community meetings etc - what would you like to see happen?

750 people sign up

Net Income £12951

All of the above plus some paid admin time for HCCA - this would free up MC time to work on representation and community development ideas.

1000 people sign up

Net Income £17731

All of the above plus investment and match funding helps HCCA to be financially sustainable and independent for the long term.

I want to join the lottery, what do I do now?

Just to reassure, if you are an existing 500 club member, you will receive an email with clear instructions. If you would like to sign up, email treasurer@hotwellscliftonwood.org.uk and Julian will let you know what to do. At time of writing we are still waiting for the lottery to go live.

Jacobs Wells Baths (JWB) Update from Emma Harvey, CEO Trinity Old Market

A year ago she heard about JWB and in January 2023 the council said they would sell. She knew Heather and the Jacobs Wells Hub already and she connected with HCCA, who did a petition. This gave momentum and showed BCC some evidence that people cared about the building. Trinity Old Market secured a Community Asset Transfer. Thanks to local councillors. They secured £300,000 investment from trusts etc and are talking to Historic England about doing remedial works.

They re-submitted the 2015 planning documents to do parts of the building. There are some tricky areas- the Slipper baths side is complex with water ingress and pipework.

The aim is to restore the building as a dance centre/community arts centre with well needed local youth provision and to give a home to a local community hub.

Western Harbour/Cumberland Basin update by Sandra Fryer

Sandra has been reading her way through the BCC Local Plan which is soon approved to go out to local consultation, perhaps as soon as this week.

The plan contains a City Vision, divided into 4 areas Centre, North, Sout and East. Our area is part of Centre.

There are 5 'growth areas' including the area around the Cumberland Basin (aka Western Harbour).

It is important for us to decide how we want to respond to this consultation- do we want a meeting?

There is a Bristol Harbour Place Shaping event 5-10th December at the M-Shed run by placemaking consultants.

The boundary ends at Merchant's Bridge, better known to locals as Junction Lock Bridge.

There is a consultation for the Portway, excluding the 'western harbour' area which closed on 12th November.

Q & A & discussion

Q: Can you comment on the significance of the listing of Avon Cres substation? Will that stop the 4 lane carriageway previously proposed?

A: There are no specific plans on the table at the moment. The council is still procuring consultants.

Katy Grant also wrote to Emily Price the BCC Regeneration Manager working on WH project about the Western Harbour Advisory Group (WHAG) which has been reconstituted with the same chair John Savage and this needs to change. Apparently the consultant's brief will go out to tender by 17th November.

Q: How do we interact with WECA? Cumberland Basin Stakeholder Group (CBSG) would like to interact. So far it's been really hard.

A: Let's arrange a meeting of our key local experts.

Stephen Williams stated that from 2019 there was a split in the consultation of Open Spaces and Southville, Bedminster and Hotwells were removed.

Sandra: We really need proper engagement. I can't even find the number of homes proposed. The council is the only landowner so this will make a planning proposal complex.

Q: Do we need to unite?

Q: Richard (RW)- Are you, as HCCA, going to take a watching brief over this planning process?

A: Sandra- It would be normal for a community to do that. That's how it works in other local authorities.

Q: Rachel- could the experienced people in the room brainstorm together? If you feel you have the relevant expertise, HCCA could organise a dedicated session.

RW- there's no accountability with CBSG

ACTIONS

- Rachel can write to the council and ask for a meeting.
- Sandra can lead on this- they will liaise

Little Libraries Project by Luise Holder

Luise described the Little Libraries Project and explained that she had had funding from Neighbourhood Partnership several years ago.

She has now made the book boxes and is asking who would like them on their properties or property boundaries. These boxes are self managed and people can take books and leave books. It's part of a wider initiative and links to similar 'libraries'.

They can be put in public spaces such as Town Green, Lion Park and Piazza. For play spaces they should be children's only books. Is there somewhere on Spike Island?

[Please follow this link for further info and to sign up](#)

ACTION

Anna will find a Spike Island location.

Hotwells Gateway activities

HCCA are working with UWE MA Architecture students on their [Hands On Project](#). This year's project is called Hotwells Gateway, which is looking to join up some of the independent projects already done while enabling us to reimagine the area's possibilities. [Here is a link to the students' brief](#).

The students have been researching local projects, including the [HCCA Community Traffic Strategy](#) produced by Richard Walker and Paul Walker Jones in 2008 and the [Hotwells Corner ideas](#) and [hand out summary](#) produced by the Hotwells Corner Group. They have been meeting regularly with Anna and Sibs to develop their work and have done a local walk around with Anna, Cllr Katy Grant and Jenny & Ian from Hotwells Corner. Here are the documents they shared with our 2022 AGM.

They plan to engage with Holy Trinity Lunch Club and Hotwells Primary School. They will produce a report in mid December, reflecting local people's views on how we could redesign some of the area around the Cumberland Piazza and Hotwell Road to make it safer and more child friendly in the future. The idea is that HCCA and other local groups could use this plan to apply for future funding and contribute to general neighbourhood planning.

The students devised and presented an engagement activity, using some of the methods from the HCCA Community Traffic Strategy. We'd like to thank all the AGM participants for their time and enthusiasm in engaging with this and responding. There were lots of comments about the lack of joined up cycle routes! We will share the report once it is complete.

Community Supper

This was a lovely spread made by Rachel and people really enjoyed eating, drinking and chatting together.

Street Champ Awards

This year we wanted to celebrate the people who live on our streets and make all our lives a little better, who turn our neighbourhoods into communities. We were delighted to award the first ever Street Champ Award to Liz on Ambra Vale East. This is what her neighbour Liz said (they are both Liz):

"Liz is a v kind person who is very approachable, non judgmental and giving without questions. She has helped her neighbour who's a single mum by taking her child to school 2-3 times a week over the years, looked after other dogs in the neighbourhood, she's often taken in neighbours when they need a spare bed. Liz is an active member of the community garden and grows veg in the patch for everyone. Liz is involved in all the community activities in the community garden such as hallowe'en, Christmas, pancake day. When our house was being repaired Liz took us in for a week. Liz is a quiet modest person and never refuses when being asked for help. Liz loves her dog Delilah who she took on from another member of the local community."

Thank you Liz for all that you do!