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Stanley Town Council
Assessment Committee
Minutes

1948

The Assessment Committee met on Monday
25th October 1948 at the Council office.

Mr Bunting was in the chair and the following
members were present. Mr. A. H. Hines (Chairman elect)
Mr. S. Lees, Mr. R. H. Robson & Mr. W. H. Sedgwick.

After studying the Bill for the Stanley Rating
Ordinance the meeting decided that in view
of the overlap of the old assessment period
with the new legislation it would be physically
impossible to forward to the Town Council by
November 1st. The draft valuation list in complete
form.

The chairman offered to bring the 1948 assessment
list up to date with the building applications &
land which could be amended to include
additional buildings, up to 31st December and
Government properties, by the Town Council under
Sec 20 (2)(b) at a later date.

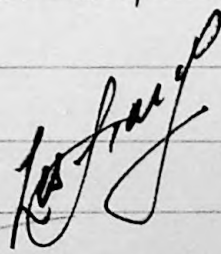
It was agreed that the assessment period
for 1949 would be January to September inclusive
and thereafter, 1st October to 30th September.

There being no further business the meeting closed
Fanc & Leeman

Secretary - Town Clerk

Read and confirmed this 24th day
of April 1950

Chairman



The assessment Committee met on Monday
24th April. 1950.

Present were Mrs Briggs, Mr G Perry & Mr W Sedgwick.
Mr Hardy was in the Chair.

The minutes of meeting held on 25 October 1948
were read and confirmed.

The Secretary presented draft valuation list
on which were a number of properties not yet
assessed. These properties were valued.

The Secretary explained that the draft list
could not be prepared earlier owing to delay
in obtaining a ruling from Government re rates
on Government owned and occupied property.

The Chairman advised the meeting that a complete
reassessment of the town was required for 1951 and
15 this end forms had been sent to all owners.

Some still remained to come in and a start
would be made as soon as possible.

Mr Sedgwick expressed the opinion that more
dependable measurements would have been obtained
had the Council employed two men to take the measurements.
The meeting discusses ways and means of
assessing.

There being no further business the meeting closes

Wm Sedgwick
Secretary

Read & confirmed this 18th day
of September. 1950

Wm Hardy
Chairman

The Assessment Committee met on Monday
18th Sept. 1950

Mr A. Hardy was in the chair and present
were Messrs Briggs & Messrs Bunney, Perry Robson &
Sedgwick.

The minutes of meeting held on 24th April
were read and confirmed.

The Secretary advised that Mr H. Slade had
protested at the assessment of a shed on his
property at £6 as a "storage shed" it was now
used as a peat shed. The meeting agreed to reduce
the assessment to £1.

This session then followed on methods for
re-assessing. Members agreed that position in
relation to the Town Centre & Ross Road should
have effect on assessment. It was agreed that
peat sheds & wash houses be encouraged and by not being
assessed.

A suggested assessment at the rate of 6^s per
square foot was tried and discovered to give mostly
lower assessments than at present. Mr Bunney
suggested that the total footage @ 6^s be compared with
the present total of assessment, and offered the
use of the PWD adding machine for the purpose.

It was agreed to meet again when these
figures were available.

There being no further business the meeting
closed.

[Signature]
Secretary

Read and confirmed this 7th
day of November 1950

[Signature]
Chairman

The Assessment Committee met on Tuesday
7th Nov. 1950

Mr A L Hardy was in the chair and present
were Miss Begg and ~~Miss~~ Mr R Robson and
Mr W Beagwood

The minutes of meeting held on 18th Sept 1950 were
read and confirmed

The secretary stated that assessment based
on 6^s per sq. foot would mean a reduction in the
assessment value generally, whereas at the rate
of 30^d to the £ would give a slight increase. A
suggested alternative method of assessing in
slabs according to size would bring about the a
similar effect. Both these methods however
produced drastic changes, in both directions
which it was felt would result in considerable
dissatisfaction.

It was then suggested that the assessment should
be on a "fair rental value" which the meeting agreed
was in most cases £36 p.a.

The secretary was instructed to mark on
the assessment list those houses obviously or
apparently rented at £3 p.m. (doubtful cases
to be dealt with in detail) and the committee
to meet when this was done

There being no further business the meeting closes

Kane & Coleman
Secretary
Trowcenth

Read and confirmed this

4th day of Nov. 1950

Chairman

The Assessment Committee met on Tuesday 14th November. Mr A. H. Hardy in the chair and Mrs Biggs, and Messrs E. Bunting, G. Perry & Robson and H. Esford.

The minutes of meeting held on 7th Nov. 1950 were read and confirmed.

The Committee then considered all properties on the assessment Roll and revalued same on a basis of fair annual rental value. Outbuildings were considered as "desirable amenities" and as such were not allowed to affect the value of the property. Garages however were in all cases valued separately.

A letter from the F.I.C. was read asking that their over-water warehouses be given special consideration when assessing by reason of the fact that they are not served by the usual amenities of roads, lights etc. The Meeting felt that as these buildings were used commercially, ~~off~~ for and could well require the services of the Fire Brigade they should be assessed as previously.

There being no further business the meeting closed

~~Paul V. ...~~
(From Clerk) / Secretary

Read and confirmed this 22nd day
of January 1951

J. H. Summer
Chairman

The Assessment Committee met on Monday
22nd Jan 1900 Mr. S R Sumner was in the
chair and present were Mrs E Sumner
Mr Gleadowe, J. Hurston, G Perry, & R L Hobson. Mr Livermore
attended

The minutes of meeting held on 14th Nov. were
read and confirmed

Letters of objection were read and dealt
with as follows: -

F. Coleman. reduction of £6 made in respect of shop
at Shackel. - £6 - of barber shop

F. I. Co. Property on Ross Rd - £3 considered a
fair rent.

H H Sedgwick. assessment considered fair. Notice has
been taken of circumstances

K Coleman as H Sedgwick.

C Henrickson. - assessment considered fair in view of
keeping a boarder.

T P Walker. Assessment in accordance with rental value

Jahnsonoff ~~as~~ as T P Walker.

H Nunn. fair rental value as Walker

Mr S Hansen fair rental value as Walker

J A King fair rental value as Walker

Rev. J Kelly. fair rental value as double dwelling

A L S Briggs. Mr Gleadowe proposed & Mr Perry
seconded but the assessment of Penguin
shop was excessive at £36 and that it
be reduced to £30. This was agreed

Complaints by Mr Gleadowe on behalf of Mrs Stella Barnes
and by the Secretary on behalf of Mrs F Paine, both
verbal, were examined and both assessments
were considered to be a fair rental value

Mr. Bunting then suggested that the assessment committee should meet every two months in order to avoid a rush at the end of the year. This was considered by all as sound and agreed upon. There being no further business the meeting closed.

Carl V. Newman
Secretary / Town Clerk.

Read and confirmed this 4th
day of May 1951

J. R. Lummes
Chairman.

The Assessment Committee met on Friday 4th May '51
Mr J R Sumner was in the Chair and present were
Messrs. A Livermore, J Huston, G Perry & K Robson

The minutes of meeting held on 22 Jan were read & confirmed

The following letters were read & the Secretary indicated
to reply as indicated:-

- A P Shackle. - Nothing to add to previous letter
- T Walker - Nothing to add.
- J A Kemp. - Explain & define "Fair Rental Value"
- A Clarke - Give reason for reassessment

The Committee then commenced with reassessment where
considered as justifiable:-

A. C. Acland.	Garage. (addition)	£2				
T Braxton	House	increase to £48	in view of size			
M & J Biggs	House	✓	✓	✓	✓	✓
G Brechin	House & shop	✓	✓	£60	✓	✓
Bundes. Jeff.	House	✓	✓	£48	✓	✓
Mrs Bonner	House & shop	✓	✓	£60	✓	✓
Church House Trusts	House	✓	✓	£60	✓	✓
A Cleckhoe	House	✓	✓	£42	✓	✓
S. Cleckhoe	House	✓	✓	£48	✓	✓
W Carey.	House	✓	✓	£48	✓	✓
Mrs A E Davis	House	✓	✓	£60	✓	✓
F. I. C.	House (cruel)	✓	✓	48	✓	✓
West Store		✓	✓	£300	✓	✓
Imel Store		✓	✓	£250	✓	✓
MC.	Wood shed (Duff)	-		60		
✓	Wood Shed	✓		60		

FIC.	Egeria. increase to	£60	size value.
FIC.	Carpenter shop.	£60	- -
FIC.	Sundry	£60	- -
B Leewet.	House	£48-	in view of size

Clifton. C.	Greenhouse.	£2	in view of business potential
Morrison (ex Finlayson)	✓	£2	- - -

In the course of discussion it was revealed that a shearing shed had been erected at the FIC. slaughter house without the requisite building permit.

There being no further business the meeting closed
 Fare uccena

Read and confirmed the 18th day
 of Sept 1951

S. R. Summery
 Chairman

The Assessment Committee met on Tuesday 18th September 1951

Mr L R Sumner was in the chair and present were Messrs A E Heremore, S Luxton, G Perry & R L Robson

The minutes of meeting held on 14th May were read and confirmed.

The meeting discussed the question of rates on property of FIDS and Air Ministry which it was felt were not covered by the Government Grant. It was agreed that the Secretary should endeavour to discover what property was owned by these bodies.

The following assessments were revised: -

F I Co Slaughterhouse & skin shed		£60	
F I Co.	Marmont Row. (white)	48	
J J Goodwin	House	£48	
R Hills	✓	£48	
G Halliday	✓	£48	
A Hall	Shed	£9	
Mrs Harvey	House & workshop	£38	
L Hardy.	House & shop	£120	
A P Hardy	Shop.	£12	(rate for ½ year 1951/52)
Mrs Jennings	House & Shop	£60	
F J Hillman.	House	£48	
Mrs Mercer	✓	£48	
J Miller.	✓	£48	
H. Myles	✓	£48	
Wm Leod	✓	£48	
Wm Carthy	✓	£48	

Mr McGee	House	\$ 48
Dr McLeod Cooper Plow.	-	\$ 48
Est W. McLeod	-	\$ 48
A Newcup	-	\$ 48
H M Napier	-	\$ 48

The meeting learned that the "shop" owned by Mr. H. H. Hardy was at present being used as a dwelling.

Comment was also made on the condition prevailing in the F. Co. mineral water factory.

The chairman agreed to inspect these two buildings in company with the other members of the Health Committee.

There being no further business the meeting closed.

Carroll & Newman
Secretary/Town Clerk

Read & confirmed this
26th day of October 1951

S. P. Lummen
Chairman.

The assessment Committee met on Tuesday 26th at 1951
 Mr J R Summers was in the chair and the
 following members were present :-

Messrs A E Levermore, S. Lupton, J Perry & R Robson

The minutes of meeting held on 18th Sept were read
 & confirmed

The following assessments were raised

Mrs Phillips	dwelling	increased to	£30
Alex Pidaluga	✓	✓	48
Kenn Ross	✓	✓	48
Robson M.	✓	✓	48
Roslanes Mrs E.	✓	✓	36
Ryan J.	✓	✓	42
Yonge G.S.	Garage & Shed	assesses at	£4 each
Shoray Mrs	dwelling	increased to	42
Short Mrs B.	✓	✓	36
Turner Mrs M	✓	✓	48
Wm S Club	clubroom	✓	42
Dearlup E	dwelling	✓	36

There being nothing further the meeting terminated

Karl Newman
 Secretary

Read & confirmed this 31st day
 of Dec 1951.

Chairman J Lupton

14
The Assessment Committee met on Tuesday,
October 6th, 1953.

Mr. S. duaton was in the chair, and present
were Messrs. G. Perry, R. Reive, R. Robson and
A. Lwermore.

The following assessments were added to
the roll.

L. Handy	—	Garage
W. Baults	—	"
C. Skilling	—	"
M. Llea dell	—	"
R. Robson	—	"
P. Davis	—	"
D. Ross	—	"
A. Alcock	—	"
Mrs. P. A. Jennings	—	"
Mrs. Sedgewick	—	"
F. J. G.	—	Carpenters Shop
"	—	Squash court.
D. Pech	—	Shop.
W. Roberts	—	House
S. Atkins	—	House

The following assessments were revised
W. J. Baults — Garage increased to £2
R. L. Bonner — House & shop increased to £42
D. Pech — House & shop increased to £60.

The Secretary was instructed to try and
discover the situation in regard to rates on
F. J. D. S. property. The total ground floor of the
F. J. G.'s new Carpenters Shop was to be discovered

for purposes of a fair assessment.

Mr. Livermore proposed a vote of thanks to Mr. Perry and Mr. Reive for their willing assistance. This was seconded by Mr. Robson.

There being no further business the meeting closed.

Read and confirmed this 9th day
of June 1954

R. Robson
Chairman

Idahurton
Secretary.

The Town Council Assessment Committee met on Wednesday, June 9th, 1954.

Mr. Rolson was in the chair, and present were Messrs. Livermore, Luxton, Reine and Perry.

The minutes of the meeting held on October 6th were read and confirmed.

Arising from the minutes it was found that the total floor area of the J. S. B's new carpenter's shop was approximately 15,500 sq. ft. After comparison with other buildings, this was assessed at £500. The area of the Squash court was found to be 620 sq. ft. and this was assessed at £24. The Hairdressing Salon was assessed at £30. Rates for the Squash court should be paid as from June 1953, those for the Hairdressing Salon as from Jan. 1954 and those for the Carpenter's Shop as from April 1954.

The question of the garage owned by Mr. F. T. Hellman was next discussed. After comparison with other garages, it was decided that the assessment should be reduced from £5 to £2, as from the beginning of 1953.

The following additions were made

to the roll.

St. b	standing	House	£48
		Garage	£2
A. Mercer		✓	£2
L. Robson		✓	£2
Ted Carey		✓	£2
(Ex. Mrs. Canine)			
W. Sedgewick		✓	£2
E. Johnson		✓	£2
Mrs. Price	Shed		£2

All of the above should be rated as from June 1954.

A garage belonging to W. McMullen was added as from the beginning of 1954.

The assessed value of the house and bakery belonging to A. Summers was increased to £48 to cover the addition to the Shop.

There being no further business the meeting closed

Read or confirmed this 25th.
day of November 1954

R. L. Robson
Chairman

Secretary.

The Town Council Assessment Committee met on Thursday November 25th 1954

Mr Robson was in the chair and Messrs Himmere, Lupton, R. Rive, and Glynn were present.

The minutes of the meeting held on June 9th were read and confirmed.

The following increases were made in rates

The ^{rate on the} double house belonging to the F. Co on John St was raised from £72 to £96

The Ship Hotel rate was increased by £4

No 32 Fitzroy Rd owned by F. Mc^{was} raised to £41

House owned by Mrs Mc Scott increased to £37

The stable owned by Mr. H.V. Summers was raised from £4 to £24 as it was revealed that he was using the building for living in.

A complaint from Mr D Peck was considered and the rate on his house was put back to £48 as from September 1954 as it ceased to be a store from that date.

It was also decided to levy a water rate on his shop as from the 1st of July 1954.

The following additions were made to the roll.

R.L. Bonner.	Garage	£2
J.S. Barnes	"	£2
M. Gleadell	"	£2
D. McEvedy	"	£2

D. Goodwin.	Garage	£2
G. Osborne	..	£2
G. H. Fallin	Greenhouse	£2
J. D. Williams	-	£2
J. H. King.	Garage	£2
R. King.	..	£2

There being no further business the meeting closed

Martin W. H. Biggs
Secretary.

Read & confirmed this 24th day of November 1955.

W. Sullivan
Chairman.

The Town Council Assessment Committee met on Thursday 24th November 1955

Mr O'Sullivan was in the chair and Miss Brigg and Messrs Linnemore, G. Ferry & S. Linton were present.

The minutes of the meeting held on November 25th 1954 were read & confirmed.

The following additions were made to the register.

Mrs. V. Bonner	Garage	£2
J. Mr. Campbell.	Garage	£2
Est. H. Griffin.	Garage	£2
A. Pearson	Garage	£2
W. H. Roberts	Garage	£2
Eddie Anderson	Garage	£2
H. V. Summers	Garage	£2
F. I. Co.	2 Garages	£4
	Bricklaying plant	£36
	Works Dept Store.	£200
	Warehouse.	£150

b Hawkins.	Garage	£2
W. P. Hills	Greenhouse	£1

Mrs Ada Jennings house. raised to £69

Hugh Liffon house raised to £40

M. Hyse garage was lowered to £2.

The ^{note built} garage previously belonging to the Estate G. Robson was deleted.

Note: This appears to be the end of the meeting - minutes found in incomplete state on my taking up duties in

this office.

W. E. Enderby
 Town Clerk. 9/2/56.

W. E. Enderby

10/10/56.

The Assessments Committee held a Meeting in the Library on Tuesday 29th January 1957; the following members being present: Messrs Enderby, Williams, Allan, & Robson and Miss Madge Ligg, M.A.E.

The Meeting discussed Rating for 1957 and recommended that the Rating List ~~published~~ be published when typed. This Rating list, typed on the 30th January 1957 was approved by the Town Council on the 6th February 1957, General Rate 3/4 in the £ and Water Rate 2 2^d.

(Three Shillings and four pence rate and three pence rate respectively) and notification of its publication was made over the Radio on the 5th, 6th & 7th Feb 1957. This Rating list was published in the Town Hall Notice board from 5th Feb - 27th Feb 1957 inclusive.

The Meeting closed at 4 P.M.

W. E. Enderby Town Clerk
 8th March 1957

Read & Confirmed

Chairman *W. E. Enderby*

(Messrs Enderby, Allan, & Robson & Miss Ligg - Mr Williams ^{absent})

The Assessments Committee met on 6th March 1957 and discussed further property to be assessed for 1957 including some increases ^{for 1957} and decreases for 1956. The proposals were typed on Additional Rating list dated 6th March 1957 and will await authorisation.

Meeting closed at 4 P.M.

W. E. Enderby Town Clerk
 8th March 1957

Read & Confirmed

Chairman *W. E. Enderby*

Tuesday 15th October 1957. An Assessment Committee Meeting arranged to be held at 8 pm was abandoned as only three members attended - Mr O'Sullivan, Mr Allan and Miss M. Higg MBE. Mr Williams was delayed from attending and Mr Robson notified the Town Clerk that he would make no promise to attend owing to Meeting being held in the evening.

M. O'Sullivan
Chairman 22/10/57

John 16/10/57

The Assessments Committee met at 5 pm on Tuesday, 22nd October 1957. Present were Mr O'Sullivan, Chairman, Messrs Allan & Williams and R.L. Robson and Miss M. Higg MBE.

1. The Committee discussed certain properties for ~~tax~~ rating in 1957 and 1958 and recommended the assessments as set out in No. 3 Adjustment List dated 23/10/57.
2. The Committee discussed the exemptions from Rating of Church properties which are not authorised to be exempted by law.

Proposed by Mr Robson and seconded by Miss Higg that all Church property is exempt from taxation.
Meeting closed at 6.15 pm.

M. O'Sullivan Chairman
1/11/57

John Town Clerk

Assessments Committee met at 2 pm on Friday 1st November 1957.

Present Messrs O'Sullivan, J. Allan and Williams.

1. Minutes dated 22nd October 1957 read & confirmed.
2. Recommended that the 1958 Rating list be adopted.
Proposed by Mr Allan, seconded by Mr Williams and carried
Meeting closed at 2.5 pm.

Dep Chairman

E. F. Luntton

John Town Clerk

Assessments Committee met at 8.20 P.M. Wednesday 5th Nov, 1958.
 Present were Deputy Chairman Mr. Luxton,
 Mr. Williams & Miss Biggs M.B.E.

The Committee discussed ratings, 1958/1959
 and after considering, adjustment, additions and
 deduction of the 1958 Rating lists the meeting
 was adjourned at 10.10 P.M. when all properties
 to No 213, Page 22, were checked.

Read & Confirmed
 Deputy Chairman.
 E. J. Luxton

J. H. Smith
 C. Clerk
 6. November, 1958

The Assessments Committee met at 7.30 P.M. Thursday
 6th November, 1958:

The following members were present: Deputy Chairman
 Mr. Luxton, Mr. J. J. Williams & Mr. R. B. Robson.

The Committee continued the revision of the
 1958/59 Rating lists until these were completed
 and agreed to additions & deductions etc to
 be incorporated in the 1959 Rating lists as per
 adjustment No 1 - dated 10th November, 1958.
~~Read & Confirmed~~

The Meeting Closed at 9 P.M.

Read & Confirmed.

Deputy Chairman
 E. J. Luxton

J. H. Smith
 C. Clerk
 8th November, 1958

- The assessments Committee met at 8.30 PM Friday 14th November, 1958. Present were Deputy Chairman Mrs E. F. Luxton & Mr J. J. Williams. ^{Miss M. Biggs} ~~was unable to~~ ^{being ill} ~~the~~ ^{Chairman} Mr J. H. Jones attended.
1. Minutes dated 5th & 16th November were read and confirmed.
 2. Recommended that the 1959 Rating List be adopted.
- Meeting Closed at 8.40 PM.

Read & Confirmed
R. L. Robson
Chairman.

J. H. Jones
E. Clerk
15th November, 1958

- The assessments Committee met at 2 pm on Tuesday the 25th October 1960. Those present were Chairman - Mrs R. L. Robson, Dep. Chairman - Mr J. D. Williams, Miss M. Biggs, Mr E. F. Luxton & Mr A. E. Limerick.
1. Minutes for 1959 had not been entered in the Minute Book.
 2. The Committee discussed the correspondence received from Mrs. Butler regarding rates being charged for the house occupied by her on the Common & it was unanimously ~~decided~~ ^{agreed} that Rates should be charged & the Town Clerk was directed to write & inform her accordingly.
 3. It was decided that rates should not be charged for workshops.
 4. The 1960 Rating List was perused & after discussion & consultation of Building Permits, adjustments, deductions & additions were made to be incorporated in the 1961 Assessment List. The meeting closed at 5.15 pm.
- Read & Confirmed
R. L. Robson
Chairman.
- J. Jones.
Town Clerk.
15th November 1960

The Assessments Committee met at 8 p.m. on Tuesday 16th Nov 1960. Those present were:- Chairman - Mr R. L. Robson, Dep. Chairman - Mr J. D. Williams, Miss Biggs, Mr. A. E. Loomore & Mr R. F. Lustin.

The business under discussion was the further correspondence received from Mrs. Butler. It was unanimously agreed that the matter should be brought before Council.

Miss Biggs proposed that the Mansignor should be informed that he ought not to allow the Annex of St. Mary's to be used for business purposes. (i.e. Mr. Hardy's gift shop). Mr Williams seconded this. Mr ~~Loomore~~^{Lustin} proposed that the matter be placed before Council & Mr Loomore agreed. The Town Clerk said an extraordinary meeting of Council would be called to decide action to be taken in respect of both matters.

The meeting closed at 9.30 p.m.

Read & Confirmed.

G. Jones.

Town Clerk.

Chairman

16th Nov. 1960.

Note:- Town Council meeting held on 18th Nov.
See minutes.

