

Minutes of the virtual meeting of the Recreation and Amenities Committee
of Bingham Town Council, on Tuesday 09 March 2021 at 7.15pm

PRESENT:

Councillors: G Williams, A Shelton, J Stockwood, V Leach, P Moskwa and M Monni.

Officers: S Pyke (Clerk) & J Riddle (Deputy Clerk)

Public: 6 including Councillors F Purdue-Horan, W Stapleton and J Lewis.

1. APOLOGIES

All members of the committee were present.

2. DECLARATIONS OF INTEREST

Councillor G Williams declared an interest in item 4 as a coach at the Rugby Club. Councillor V Leach declared an interest in item 7 as a Director of Bomberz CIC.

3. MINUTES

The minutes of the virtual meeting held on 19 January 2021, Folios 9692 to 9696, were taken as read and approved as a correct record. The minutes would be signed by the Chairman at a later date, when it was safe to do so.

4. WYNHILL RE-DEVELOPMENT WORKING GROUP MEETING AND FURTHER ACTIONS (Folio 9741 to 9742)

The Committee was updated that a meeting of the working group had taken place and discussions had centred around the funding options, that were no longer available due to Covid 19, and the options to move the project forward. The notes from the meeting were discussed and standing orders were suspended at 7.27pm, to allow a representative of Bingham Rugby Club to answer any queries raised. Standing orders were re-instated at 7.38pm. Further work was requested by the committee to specify costs, contingency budget (unspent amounts to be returned), clarify the commitments for community use and to deliver the car park.

RECOMMEND: that the committee support the working group to continue to develop plans for planning permission for option 3, with the understanding that option 2, with the increased community facilities, would be delivered in the immediate term.

5. BINGHAM TOWN SPORTS CLUB MEETINGS AND FURTHER ACTIONS (Folio 9743 to 9744)

The committee noted the two meetings that had taken place with Bingham Town Sports Club. The project for increased facilities and pitches was being developed and costed by Bingham Town Sports Club. The committee also noted the requirement for increased community and sporting facilities, identified by the Community Led Plan. The sports club would continue their work to progress costings, for the phases of development planned, and talks with the other funding partners were continuing.

6. MATTERS RELATING TO PLAY PARKS AND FURTHER ACTIONS

Cogley Lane –

The response from the LIS scheme was noted by the committee.

The Clerk confirmed that the play area consultant was no longer available to progress the redevelopment plans and to continue the dialog with Heritage England. The consultant had confirmed that all work he had committed to would be handed over and the Clerk confirmed that arrangements for this would be made. The committee wished to thank Mr Sycamore for the work he had completed for Bingham Town Council.

The committee discussed that Cogley Lane had complications, due to it being a designated site of architectural interest, and that local residents had already raised concerns over traffic in the area, due to the close proximity of Carnarvon School. The committee agreed that early consultation was a priority, rather than moving straight to planning new play equipment. It was suggested that Rushcliffe Borough Council may have the expertise to advise on traffic issues near a play area.

RECOMMEND: that the Clerk work to identify possible solutions to the traffic concerns raised and to commence work on finding project management options for liaising with Heritage England and managing the re-development.

7. TEEN PROVISION AND FURTHER ACTIONS

Councillor V Leach confirmed that she was still in the process of chasing responses to emails, with regards to land availability for a skate park. The Clerk confirmed that she was awaiting information on the community land on Chapel Lane and once received, the information would be added to the website.

8. LARGE GROUND'S MAINTENANCE EQUIPMENT REVIEW AND SALE OF EQUIPMENT AND REMOVAL FROM THE ASSET REGISTER

The committee received an update that the equipment that had been deemed unsuitable for the Council's need had received two offers for sale. An offer of £19,250 and a second offer of £20,000 for the purchase of the New Holland Tractor, Trimax Mower, Ransome HR3300, Fleming roller, Sisis tilth and seed and Sisis Mega Slit had been received.

RECOMMEND: that the Clerk and Chair of the Committee work to secure the best price for the sale of the equipment and to remove the items from the asset register.

9. SEASONAL GROUNDS WORKER

The Clerk updated the committee that the seasonal grounds worker had confirmed acceptance of the position for 6 months and would be commencing on 6 April 2021.

10. MEMORIAL TREE RECOMMENDATIONS FOR THE CEMETERY

The Clerk had met with Rushcliffe Brough Council’s Design and Landscape Officer and two tree specimens had been suggested as being the most suitable for the site and location of the tree.

RECOMMEND: that the Clerk work with the family to select from the two tree suggestions.

11. CORRESPONDENCE

- (a) Wychwood Road traffic concerns – the committee noted the concerns and that the comments had been passed onto Nottinghamshire County Council. The County Councillor for that area would be notified of the concerns and the committees previous decision to secure the site with knee high fencing would be progressed on receipt of a response.
- (b) Boot Camp at Cogley Lane – the committee noted that the current lease may prevent the charging of bookings for Cogley Lane and concerns had been raised earlier in the meeting about traffic concerns around the park. The Committee wished to support any plans for outdoor activities for the residents and suggested that the resident could approach the bookable outdoor facilities at Wynhill, Butt Field and Bingham Leisure Centre. The committee also requested that the Clerk investigate the use of the Town Council’s land for outdoor activities and that a policy could be considered by the Policy and Resources Committee.

The meeting closed at 8.59pm

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CHAIRMAN

Date:
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RECOMMENDATIONS:

- The committee support the Wynhill Re-Development working group to continue to develop plans for planning permission for option 3, with the understanding that option 2, with the increased community facilities, would be delivered in the immediate term.
- The Clerk work to identify possible solutions to the traffic concerns raised and to commence work on finding project management options for liaising with Heritage England and managing the re-development.
- The Clerk and Chair of the Committee work to secure the best price for the sale of the ground care equipment and to remove the items from the asset register.
- The Clerk work with the family to select from the two tree suggestions for the memorial tree in the cemetery.

Wynhill Re-development Working Group meeting notes

Monday 01 March 2021 at 7:15pm

Attendees: John Mitton – Bingham Rugby Club
Chris Packer – Bingham Rugby Club
John Perry – Bingham Rugby Club
Councillor F Purdue-Horan
Councillor G Williams
Councillor W Stapleton
Joanne Riddle – Deputy Clerk

Apologies: None

The working group were updated on the progress of the meetings between Bingham Rugby Club, their architect and preferred contractor.

Due to the pandemic the funding options with the RFU were no longer available and therefore alternative options had been considered to move the project forward. Bingham Rugby Club were aware that a new public consultation would be required with any altered project agreed and that a consultation could not take place before 6 May 2021.

The option of what could be provided for £400,000, from the grant previously agreed with Bingham Town Council, was considered to fall short of the requirements for the community facilities of a large room that would be partitioned for smaller meetings. It would be a much reduced size to the original plans and not too dissimilar to how the building currently is.

Option 2 plan was shown and was considered to give a greater focus on improved community facilities, with the ability to partition the main room, toilet facilities for all areas, kitchen, improved changing facilities but not additional. There would also be a separate meeting room & work room, both available for community use. Option 2 is also designed to enable further expansion for a further two changing rooms and another officials room to be added at a later stage, when funding streams were available for the Rugby Club to access. The figure expected for Option 2 would be in the region of £500,000, with a 5% contingency budget within the costs for unforeseen costs during the build.

Option 3 plan was shown with the addition of the extra changing facilities and the costs for the full project was expected to be in the region of £625,000. This would increase the changing facilities, but was seen as something to aspire to as the finished result after option 2 was built. Option 3 would be presented for planning permission, but option 2 was the main aim at this time to build, with the changing block addition at a later stage, when other funding streams were available.

The Car park extension costs were not part of the above options. There were electric charging points and disabled places included in the plans, but to extend the car park would require additional funds. Rather than the expensive option of raising the car park to be all one level, an

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overspill area was considered more useful by the Rugby Club, as this would not be needed constantly. The overspill car park extension would be raised slightly, but grass crete was being considered an option to create stable parking, for times of heavy use to avoid cars parking on the residential streets around. Bingham Rugby Club confirmed that they were committed to raising the funds for this part of the project and Councillors confirmed that the car park extension was an important requirement.

Bingham Rugby Club confirmed that they have heavily invested in the project so far, spending around £20,000 to get to this stage. They also confirmed that they had recently proceeded to commit to the funds for the flood lighting infrastructure and the project was moving forward.

The project was seen as a partnership, with the investment and commitment shown by Bingham Rugby Club. The enhanced community facilities in option 2 was noted as a huge benefit for the West Side of Bingham. The needs of the current hirers of the building would be met with the increased size and flexibility of the design.

Bingham Rugby Club were asked to gain quotes for project management of the development to give the Council re-assurance and to reduce the liability on both parties. Options 2 and 3 would be taken to the next Recreation and Amenities Committee, to update them and to gather any additional questions. Bingham Rugby Club would continue to work with the architect and contractor to get more detailed plans and costings for the Council to consider. Working Group meetings would be called as plans move forward.

The other large Council projects would be monitored, as the Council wished to combine consultations, where possible, to reduce the number of public consultations required. If this was to cause large delays to this project, the Council would be asked to consider a fully costed plan in May after purdah had ended, this would then lead into a new public consultation if agreed.

The requirements for the forthcoming grass season were confirmed as to continue with the regular twice weekly cutting, with the ride on mower, as this was giving better results. There would potentially be a request to the Council to move to weekly cutting from August. The Rugby Club confirmed that they have a commitment to Sports England to introduce a pitch maintenance plan, fertilise the pitches and increase work. Verti-draining was being investigated by the Rugby Club from a local source.

Bingham Town Sports Club meeting notes

Thursday 14 January 2021 at 7:00pm

Attendees: Steve McRobie – Chair of Bingham Town Sports Club
Rob Harwood – Chair of Bingham Town Football Club
Paul Maylard-Mason – Bingham Cricket Club
Councillor J Stockwood
Councillor G Williams
Sharon Pyke – Town Clerk
Joanne Riddle – Deputy Clerk

Apologises: Councillor P Moskwa
Jez Donovan

A presentation was received from Bingham Town Sports Club regarding a 2-phase initiative to increase the football and cricketing capacity at the Butt Field site. There is a recognition that both sports clubs are close to capacity and they have an eye on the future because of an anticipated increase in demand resulting from the additional housing at Chapel Lane.

Councillor Stockwood updated the club on the car park project, which continues to be a Council priority. The driveway within the phase 1 plan would potentially be beneficial to both parties, as it could also serve as a footpath to access the station as part of the car park project. The Town Council are still planning on moving forward to secure additional pitches for the clubs, but further information on this could not be discussed at this stage.

A figure of £600,000 for the 3G pitch with a funding opportunity of 60% from the FA was noted. This was confirmed as the cost for the 3G pitch only, the costs for the driveway and car park would be additional. The club is therefore looking for funding for the shortfall in providing phase 1 of their plan. The football club confirmed that they had £10,000 in funds available for the project.

The Council will require more detailed costing projections for the phase 1 development, to include all costs, contingency plans and other funding sources. Once the Council has received a costing projection for phase 1, this could be presented to Council for consideration. Whilst PWLB loan rates remain low, now is the ideal time to secure loans for agreed community investments.

The club agreed that they would move forward with creating a more detailed proposal for the Council for phase 1. They also confirmed that any lease alterations, would be preferred as one alteration, rather than many, as they are also aware of the clarification needed in the lease that they cut and maintain the grass with their new equipment.

A query was raised as to how much of the £50,000 was still left in the Council reserves. This was confirmed as £35,100.

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The Council would continue to progress work to secure additional land for pitches and any financial contribution toward phase 1. A PWLB loan application was most likely route for the Council. If the Council was successful in securing land for the additional pitches, the club would then have the land ready for their phase 2 plan.

It was agreed that a joint working group of Councillors and club representatives would be required to move the project forward.