

Minutes of a meeting of the Wynhill Re-Development Committee
held on Wednesday 19 July 2023 at 7.00pm
held at The Old Court House, Church Street, Bingham, NG13 8AL

PRESENT:

Councillors: G Williams, F Purdue-Horan, T Wallace, R Bird, S Perkins and W Stapleton

Rugby Club Representatives: C Packer and J Mitton

Officers: J Riddle (Town Clerk) and C Beecroft (Deputy Clerk)

Members of the Public: 3 Including Councillors E Georgiou, A Shelton and N Jejna

1. **ELECTION OF CHAIR**

Councillor G Williams was nominated as Chair by Councillor R Bird and this was seconded by Councillor S Perkins.

A vote was taken, and Councillor G Williams was duly elected as Chair.

2. **APOLOGIES FOR ABSENCE**

All committee members were present.

3. **ELECTION OF VICE CHAIR**

Councillor S Perkins was nominated as Vice-Chair by Councillor R Bird and this was seconded by Councillor T Wallace.

A vote was taken, and Councillor S Perkins was duly elected as Vice Chair.

4. **DECLARATIONS OF INTEREST**

No declarations of interest were received.

5. **CONFIRM REPRESENTATIVES FROM BINGHAM RUGBY CLUB**

The committee noted that C Packer and J Mitton would be the representatives from Bingham Rugby Club attending the meetings.

6. **TERMS OF REFERENCE**

The terms of reference were noted by the committee.

7. **MINUTES**

The minutes of 14 March 2023, Folio 10027 to 10028 were taken as read, approved and signed by the Chairman as a correct record.

8. **OUTSTANDING DECISIONS AND ACTIONS**

The committee noted the completed actions and updates on agreed actions.

9. **DIY WORK UPDATE**

The committee noted the work completed over the DIY weekend which included cladding, removal of rotten wood, painting, ceiling replacement, heater cleaning, new guttering and LED lighting and sensors.

10. **FUNDING REQUEST**

The Committee considered the request for support for the costs of electrical work, supplies for the DIY SOS work, new windows and doors and new flooring. The club provided 3 quotations for the windows and doors and 4 quotations for the flooring. The invoices for electrical and DIY supplies were also provided. The Committee confirmed that they could see that work had been completed, but for future projects, the Club noted that retrospective consideration of invoices would not be accepted. The costs noted were, £1474.36 for electric supplies, £1960.56 for DIY supplies, £9360 for windows and doors and £5480.28 for flooring.

RECOMMEND: that payment of £18,275.20 be made to Bingham Rugby Club to support the building improvements from the ringfenced amount in the three-year reserves plan.

11. **WELHAM ARCHITECTS FEASIBILITY WORK**

The committee updated the representatives of the Rugby Club on the feasibility work taking place to progress plans for the site. The architects would be meeting directly with the Club and service users of the site to gather information relating to the current and long terms requirements.

12. **BINGHAM RUGBY CLUB FEASIBILITY**

The representatives of the Club updated the committee regarding their considerations of a conservatory extension to extend the life of the use of the building and engagement with an architect linked to the club. The meetings had resulted in the same conclusion that the building required replacement and some initial drawings were shared of the ideas discussed. It was noted that the club would cease work with the architect whilst the Council progressed feasibility with Welham Architects.

13. **LEASE UPDATE**

The Clerk confirmed that Finance, Policy and Resources had recommended progression of the 40 year term lease and terms would be clarified for a future meeting. Queries relating to the Club would be sent as they arise. The representatives of the Club asked that it be removed from the lease any responsibility for the structure of the building, but confirmed that they would continue with buildings insurance. Advice would be sought by the Clerk and options would be progressed by the Finance, Policy and Resources Committee.

14. PARKING PROGRESSION

The representatives of the Club provided information on a parking solution for the site and advice from the original architects in relation to meeting planning conditions prior to the commencement of the car park works. It was requested that the committee give a steer to the club to progress the project or agree delivery of the project by the Town Council.

To consider the project, the committee confirmed the requirement to know what planning conditions needed to be met and how these would be progressed prior to the work starting, potential completion of a test area as noted in the product specification, how the work would be completed and by who. If the Club was providing labour, how this would potentially affect any guarantees for the system.

The Clerk confirmed she would seek advice on the leadership of the project as the Club confirmed that they would need financial support for some of the costs to enable the project to proceed. Approximate project costs and the expected contribution from the Town Council would be confirmed to allow advice to be sought.

The meeting closed at: 8.47pm

.....CHAIRMAN

Date:

RECOMMENDATIONS:

- Payment of £18,275.20 be made to Bingham Rugby Club to support the building improvements from the ringfenced amount in the three-year reserves plan.