



MINUTES OF THE MEETING OF THE WATLINGTON PAVILION AND SPORTS FIELD COMMITTEE HELD ON MONDAY 3rd OCTOBER 2022 AT 7.30PM IN THE SPORTS PAVILION

Present:

Parish Council members:

Matt Reid, Alex Basden, Steve Bolingbroke,

Football Club representatives:

Keith Woolfson, Pippa Tolfts

Officer:

Kristina Tynan

44/22 Apologies for Absence

Neil Boddington, Chris Allen, Margaret Noon

45/22 To approve the Minutes of the meeting held on Monday 25th July 2022 which were approved by Council on the 27th October 2022.

Resolved: That the minutes of the meeting held on 25/7/2022 be agreed as a correct record and that they be signed by the Chair

46/22 Matters arising

There were none other than agenda items.

47/22 Declaration of Interests

There were none notified.

48/22 Progress on alternative management arrangements and business plan

There was much lively discussion on this. At the last meeting NB had stated that he would have something to present for this meeting. However he had not sent a proposal. SB explained that WPC need to have a decision on this as it is time critical. WCC and WTFC have had a meeting to discuss this but had more questions that they needed answering. SB reported that he had sent WTFC and WCC a business plan etc 6 months ago and offered to help the clubs, but this has not been asked for to date. This is the one opportunity for the Clubs to run this facility. KW stated that he is aware of the deadlines, but a decision cannot be made tonight.

1. **Subsidy** - How can WPC justify subsidising football and cricket when they subsidise the Youth Club and Family Hub on the basis that WPC are a community service. WPC could do a fair comparison of the social benefit to Watlington residents and consider how many other clubs and societies in the town might also be offering a social benefit to understand the effect of subsidising all of them equally within the limited budget we have if we have given numbers and ages of people playing various sports.

2. **Ownership** – KW said that both WTFC and WCC would want to have ownership of the Pavilion. SB said we could then we will investigate the legal basis on which we can do this and the likely cost to the clubs of the transfer. SB stated that the WPC cannot legally sell under the market value. KW said that WTFC does not have money available and would it be possible to buy the pavilion over a number of years.

3 **Current state of the building**- see minute 49/22

SB also reported that the contract with the Football Foundation will cease in 2023 and the Parish Council can then do what they wish with the building.

[Post Minute Note: 21 years from 15/8/2003. Contract ends 15/8/2024]

The Parish Councillors present at this meeting:

Resolved: That we seek approval from the November Full Council Meeting for a pavilion / sports field budget for 2023/24 which fixes the cost of running the facility to WPC at £5k. WPC to be open to any suggestions for cost reduction but, if there are none, the shortfall in the budget will be made up by an increase in rent and/or energy charges to the clubs.

SB gave some idea of the sums involved; the current WPC contribution is about £10k so an increase of £5k+ seems likely. WPC are open to how this is structured but the aim will be for WPC's expenditure to be £5k and any under- or over- spend will be passed on to the clubs. The target net expenditure by WPC in 24/25 will be £0k and will be achieved by a further increase in charges to the clubs. So potentially another £5k increase in that year. Under this regime WPC may investigate outsourcing the maintenance of the building to a third party and any excess cost or saving will be passed on to the clubs using the same mechanism.

SB stated that in the future the Clubs would be able to apply for a grant from the WPC as other local groups do but WPC will not subsidise an open-ended amount.

KW also asked that if more time is needed for preparations could the deadline for taking over be extended. SB said that this could be agreed if progress is being made.

49/22 Progress on establishing the baseline condition of the building

Resolved; That the condition survey be commissioned. The cost will be £1200 which will be paid out of the Pavilion Budget. Once we have the findings, we will discuss who pays for it along with the issues raised.

50/22 Progress on pitch development works

WPC sent a letter to FootAntsey, Beechwoods new legal team and they asked for further information and they chased up for this two weeks later. The information was sent to them over two weeks ago and the Clerk has sent a chase up email to them.

51/22 Progress report on MUGA

The works have been delayed by three weeks. WPC will ask NB for an update. It was noted that the MUGA is a multi-use games area, but it was agreed that WTFC would be the main users. KW stated that if it was a facility purely for football a different surface would have had to be used. A 25% payment has been made to Field Form.

52/22 Review of finances 2022/23 to date

The budget up to 30/9/2022 was sent out by email to all members. SB reported that with new management accounts it is now easier to get monthly budget figures. Updated figures will be available at the next PSFC meeting.

It was noted that there has been an expenditure of approx £10K (Budget £16,678) and pavilion rental income is about half of the budget amount. The potential shortfall at the end of the year is thought to be approximately £10K.

53/22 Outstanding Invoices WTFC and WCC

WTFC have a rent invoice outstanding, and KW said he was not paying this until things got fixed. SB urged him to pay this and asked him to send his five priority issues to the Clerk. WCC still owe invoices for last year. Post meeting note : WCC have £1933 of outstanding invoices from last financial year.

54/22 Update on Actions

1. **Extra CCTV Cameras** – Installed – The modem needs to be recalibrated. MR said he thinks he knows what the problem maybe. At present Ian Hill is looking into this. KW said that has been some problem with the Wi-Fi connection, but MR said that these issues would not be linked.

2 Stewardship **Agreement** – WTFC have signed waiting for Sports Club and WCC. It was noted that there is a basic level of service which is defined in this agreement.

4. **Football Floodlights** – These have been replaced and KW stated that there is one less pole than previously.

55/22 Reports from Sports Clubs

1. **Football** – The season is going well, and the bar is well used. KW said that there has not been enough interest to run a women's team.

2. **Cricket** – no report

3. **Sports Club** – The committee is being reformed and there will be a meeting to finalise the new officers. MR asked if the visitor book is being used.

56/22 Any Issues for discussion

Dog Fouling on the Sports Field – KW said that this seems to have increased and has spoken to Ray from the Dog Clean up group regarding this.

Rabbits – KW said that the rabbit holes are very bad, and it is taking a long time to fill them in. The long-term solution would be to install a rabbit fence which would be very expensive for the area size. It was thought that this could be brought up with the Redrow Developers on Sites B and C to see if they would make a community contribution.

Car Park tarmacking and lining – This is currently with the Operations Committee

Shutter in Kitchen – The Clerk reported that she had tried to contact the original suppliers to no avail. She will know contract other shutter companies.

Storage – It was noted that this is always an issue. Roger Beattie has sent through a plan putting extra storage in by putting in a mezzanine floor. This would need someone to put together a business case if the wished to do so.

57/22 Any Other Business

THERE BEING NO OTHER BUSINESS THE MEETING CLOSED AT 21.10.