

**D R A F T** **MINUTES OF THE MEETING OF THE**  
**VISCOUNTESS BARRINGTON'S MEMORIAL HALL AND RECREATION GROUND**  
**TRUST**  
**HELD IN THE MEMORIAL HALL, SHRIVENHAM ON MONDAY 5<sup>th</sup> JANUARY 2008**

**PRESENT:** Councillor R Bartle  
Councillor Mrs C Dawson  
Councillor Mrs S Day (Chairman)  
Councillor K Downton  
Councillor C Holman  
Councillor S Howell  
Councillor Mrs P Mullin  
Councillor P Saunders  
Councillor S Spencer  
Councillors G Tidmarsh  
Councillor B Watson

In attendance Mr D Pratt

**994 MINUTES OF THE PREVIOUS MEETING-**

The minutes of the Meeting of 1<sup>st</sup> December were approved and signed.

**995 MATTERS ARISING**

**985/973/958/940/935 Fire Doors.** Contact has still to be made with the District Council's Listed Buildings Officer.

**985/977 Cricket Club.** No further information regarding the Cricket Club's approach to the Tennis Club.

**996 PRE SCHOOL SHELTER**

The Chairman allowed this item to be brought forward as the Chairman of Chestnut Trees Pre-School was present. Cllr Watson stated that the only significant Ofsted criticism of the Pre-School was the lack of a covered outdoor play area. He hoped the Trustees would agree to this request in principle in order to allow the Pre-School to apply for grant funding. He had seen drawings of possible designs and believed that such a facility would be useful for other events. The Chairman believed that in particular it could be of use to smokers who would be required to smoke outside the Hall. Cllr Saunders was of the opinion that listed building consent would be very difficult to obtain but nevertheless thought a decision by the Trustees to agree in principle would be a good thing. Cllr Spencer pointed out that in his opinion the loggia part of the building was most unsightly and that a canopy could perhaps disguise this feature. However, he did not believe a canopy should be available to smokers as it assumed hirers could use the loggia. Cllr Howell said that it would be of value to the village but that complications, such as the outside clock and the use by cricketers should be taken into consideration. Cllr Spencer agreed stating that the Cricket Club needed to be consulted before a canopy was erected. On the proposition of Cllr Howell, seconded by Cllr Watson, it was resolved to agree to the proposal in principal to erect a canopy subject to Trustees approval of the design.

**997 FOOTBALL CLUB FENCE**

The Chairman allowed this item to be brought forward as the Chairman and committee members of the Football Club were present. The Chairman informed the Trustees that she

had attended a meeting with FA officials at the Football Club at which the officials were adamant that FA rules stated, Clubs playing at this level are required to have a fenced pitch. The officials were not swayed by the fact that the Recreation Ground is private property and stated that failure to allow a fence would result in the team being relegated. Mr Forty, Chairman of the Football Club related the recent history and success of the Club with three senior teams, one veterans and seven junior teams. He also pointed out that success means that it encourages the juniors to stay and become part of the senior teams when they mature. If the team were to be relegated, he was sure there would be a knock on effect to the junior teams, with the most promising players moving to Highworth. The Club do not charge for entrance but sell programmes. The proposed fence would contain two twelve ft entrances which would remain open most of the time except on important match fixtures. The 6 ft high fence would be situated 1.83 metres from the touchline at the foot of the grass slope. Cllr Howell enquired whether the hedge side would remain open and how the Highworth Club were managing with the fence which would cross a cricket pitch. Mr Forty replied that the FA officials had ruled that the hedge was a defined boundary and that the Highworth Club were required to take down their fence on 31<sup>st</sup> March each year. Cllr Spencer congratulated the Club on their success but stated that the FA should clarify the need for the fence. The Chairman read from the FA rules which stated that during Cup matches the pitch should be secure. Cllr Downton was sure this was to keep out undesirable elements. Cllr Bartle enquired why there was a controversy regarding the erection of a fence on the recreation Ground and the Chairman quoted the Trust deed which stated that the Recreation Ground was for the use of the Village. Cllr Mrs Mullin proposed that clarification be sought from the Charities Commission but the Secretary suggested that a solicitor's opinion would be more informed. Cllr Watson, having inspected the area, was sure that little of the fence would be seen from the Chestnut Avenue and that as the fence would be open most of the time, he was in favour of giving permission. Cllr Holman enquired about the type of fence that the club proposed to erect. Mr Forty replied it would be a close boarded fence, similar to the fence on the eastern boundary. Cllr Howell asked whether a removable fence could be erected or maybe a low permanent fence with removable upper panels. Mr Forty replied this would be a most expensive option. Cllr Holman suggested that the use of a green stained fence would go some way to camouflaging the structure. Cllr Spencer was concerned that as and when the team found further success and was promoted to a higher league whether there would be further obligations placed on the Club which would affect the Recreation Ground. There would surely have to be a time when the Trust would have to regretfully say, so far and no further. Cllr Tidmarsh stated that there was no choice and that in his opinion the Trust would need to grant this request or see the Club demoted to a lower league. The Trustees with one abstention were unanimous in allowing the Football Club to erect a 6ft high close boarded fence stained green along the southern boundary of the pitch.

## **998 ACCOUNTS**

Cheques paid in December and for payment in January were approved.

## **999 CHAIRMANS ANNOUNCEMENTS**

There were none.

## **1000 STANDING ORDERS**

On the proposition of Cllr Spencer, seconded by Cllr Saunders, the standing orders were unanimously accepted.

## **1001 HALL ROOF**

Cllr Watson had carried out a detailed investigation of the roof problem with Mr Morse and in his opinion the major repair costs would be the valleys where no lead flashings had been installed and where the tiles had not been given sufficient overlap. He was also of the opinion that the roof had not been tiled in accordance with the specification. He had asked two other contractors to inspect the roof and to provide estimate of costs. He had also sought advice from a solicitor who had unofficially advised that a considered letter should be sent to the original contractors and the overseeing architect stating that the identified faults were a result of poor workmanship. A time limit of say 2 – 3 months should elapse before further action was taken. This action should be taken within three years of the faults first being reported. It would weaken the case if the remedial works were undertaken prior to a settlement being reached with the original contractor and architect. He believed it would be best if the letter was sent from the Trust's solicitor and he would provide a draft for submission. Cllr Spencer was sure that both parties would have insurance cover and be able to employ barristers for possible court cases which would prove too expensive for the Trust. The Chairman was of a mind to start the process now prior to the additional reports on the roof being made available. Cllr Howell enquired whether as the total cost was about £12,000 two small claims court cases could be brought against both parties. Cllr Saunders felt that this was not a possibility. The Chairman thanked Cllr Watson for his hard work and the Trustees agreed to take action against the original contractor and architect.

#### **1002 SHRIVENHAM BOOK**

Both Cllr Spencer and the Secretary had contacted Mr Boobyer who had raised no objection to the book being sold at £5.00. Cllr Spencer proposed that the Post Office be approached to place an order for 100 books at £5 each, with no suggested retail price.

#### **1003 LIGHTING**

Cllr Watson provided a draft proposal for lighting design for the large hall (see attached). The designer would require base drawings, which would need to be drawn up by a surveyor and CAD drawings produced. Cllr Spencer wanted to see an idea of costing in order for the Trust to set a budget. Cllr Watson estimated the costs would be in the region of £3,000 for replacement of the existing pendant lights, and around £20,000 for the complete hall lighting. Cllr Dawson believed there would be no increase in hall revenues should the Trust decide to install new lighting. Cllr Watson was of the opinion that until expenditure on other items such as the roof had been quantified, the most urgent requirement was to replace the existing pendant lights with better facility for maintenance. Cllr Howell enquired whether there were grants available for this type of work. The Trustees agreed to go ahead with the pendant lighting and to investigate potential grant funding.

#### **1004 PICTURES**

The Chairman proposed that this item be dealt with at the next meeting.

#### **1005 TREE FELLING**

Four estimates for felling 7 chestnut trees and replanting with saplings were considered

Westwood Tree Surgeons	£2,265.00
BGG	£1,050.00
Ringrose Tree Surgeon	£2,990.00
Bawdens Contractors	£2,794.72

The Trustees accepted the BGG quote in the sum of £1,050.

**1006 ACCESS TRACK**

Trustees were circulated with a copy letter dated 8<sup>th</sup> December 1998 from the Secretary of the Viscountess Barrington's Homes stating that the Trust were in complete agreement that the cost of any future works associated with the Access Road should be shared between the two Trusts. A copy had also been sent to the current secretary to the Homes Trust who had replied that "things had moved on" and that the Football Club should bear the cost of keeping the track in good order. The Chairman was of the opinion that there was a far greater frequency of traffic to and from VB Homes properties and that in her opinion the current surface was adequate. Trustees agreed and the Secretary was instructed to inform VB Homes of this decision and to refer that Trust to this letter should they require alterations to the road surface.

**ANY OTHER BUSINESS****1007 DOGS OFF LEADS**

Both Councillors Tidmarsh and Howell had noted dogs loose on the Recreation Ground and it was proposed that further information be given in the next edition of the News drawing members' attention to this matter.

The meeting ended at 10.00 pm