



EARLS BARTON SPORTS & LEISURE PROJECT MANAGEMENT TEAM

Minutes of the Meeting held on Tuesday 6th July 2021 at The Grange Sports Field

Present: Antony Owen – EBUFC (Chair), Cllr J Bond (EBPC), Cllr G Broadhead (EBPC), Chris George (EBCC), Cllr V Gould (EBPC), Jonathan Groves (CS2), Cllr S Hiscock (EBPC), Matt Kennedy (EBCC), Rosie Smart (Clerk to EBPC).

1. Welcome and Apologies for Absence

Apologies were received from Cllr S Dodds (EBPC), Cllr S Glover (EBPC), B Entwistle, R Mair (EBCC), D Rust, Cllr Colin Wells (EBPC)

2. Approval of the Minutes of the Meetings held 8th June 2021

It was agreed to approve the minutes.

Matters Arising:

- Item 4b has remained as there is still outstanding items.
- Item 5b and 5d will be reported on within the following reports
- Item 6b MK provided the scanned copy and passed original to RS.
- Item 7 will be reported on within the following reports

3. Liaison with Developers

There are 5 items that require resolving and CS2 will write to Ben and Rob pointing out the items that require bringing to a conclusion:

1. Topographical Survey

We require the updated topographical survey including drainage and connection details.

This survey is now holding us up with the design and tender process.

2. Fine Turf Pitch Remediation / Pitch Analysis

There are several areas of turf to the football and cricket pitch which have not 'taken' and are not growing to an acceptable standard. This is a particular concern as the football club require the use of the pitch in just over a month, and there will be resultant consequential losses should they not have use of the facility due to the standard of the turf.

Can we have Fine Turf return to site and complete their soil tests / root growth report / pitch analysis report etc. CS2 are obtaining quotes for an independent report from the GMA and other consultants

We need to understand as to what the contractor's proposals are to bring the affected areas up to acceptable condition.

In addition, a general weed killing exercise is required to the site, please could you confirm the contractors programme of works through to the hand over date. The weed growth throughout the site has been made worse by the lack of cutting and maintenance to the boundaries of the site and the bottom (old sports field) which has resulted in weeds / seeds spreading to the turf across the new fields. There is also a concern on the gradients for mowing of banks.

CS2 require clarity on the exact specification required to get quotes. This is as per the sport England conditions in the planning for the pitches to meet a certain standard.

3. Planning Application Contribution

DWH were to make a contribution to Earls Barton Parish Council for their planning application costs. RS to check and advise CS2 however it is believed it has not been received.

4. Boundary Conditions

There are a number of planning conditions relating to boundary treatment etc which we feel may fall under the remit of DWH. CS2 to further review with Richard Coulson and will report back accordingly. A suggested online meeting is organised with DWH

5. Collection of Fencing etc

DWH to confirm their plan of action for the collection of the remaining wire fencing from site. EBCC have removed their section to the DWH site boundary as agreed with BK in previous meeting.

4. Advancement of Project

(a) Project Manager - update – AO had forwarded a Next Steps schedule to the committee and handed the same to CS2. Each item was gone through with JG providing comment as part of the CS2 report; CS2 to advise RC that a Noise Management Plan had been produced in line with BCW Planning officers required format and could he look over it. All the consultants approved by the EBPC had been verbally appointed and a design meeting had been held with each party. It was expected to have contracts of appointment within the next couple of weeks. A quote is being obtained to draft the documents. CS2 organising.

The soil investigation just has some CBR tests to carry out and these will be complete in 14 days. The report on the bore holes is being carried out and will not be effected by the delay to the CBR tests.

CG had forwarded a copy of the draft specification to review. AO to report back in a week. JG had discussed planning with RC and RC had discussed with NNC's Planning Officer, Chris Law. RC reported that a condition application could just be made on the netting height revision and not a full planning application involving the whole site.

The sports hall is to remain on all plans to show that it is part of the future plans and permission remains intact.

The application for the Noise Management plan and ball strike fencing has been withdrawn under advice from CL (Planning officer) EBCC and CS2 to discuss with Labosport on adjusting their report to cover all fencing elements necessary. It was noted that the temporary position of the cricket fencing protecting the A4500 will need relocating and the correct height above playing surface installed. It was also noted the football fencing was on the planning permission at 4.5m so shouldn't need to be on the Labosport report. (RC/DWH and CS2 to check. CG thought Perspex screening maybe needed to protect the clubhouse patio rather than netting.

EBCC had direct discussions with the neighbours on Northampton Road and whilst amicable, they requested that removable posts as well as removable nets are used. EBCC has looked into this. It will cost an additional £47,000.00 to install and up to £3,000 each time they are taken up and down. In addition, the posts will need to be 5m apart, rather than the current

15m. Unfortunately, the costs means that this is not possible. CG prepared a draft letter but it was agreed this needed reducing in content to advise we were looking into their requests and seeing what would be feasible. No further meeting needed to be held.

CS2 would have a cost plan with the EBPC by the middle of next week,

CS2 advised now that a meeting had been held with the design team a pre-construction programme will be put together in the next 2 weeks.

It was noted that as a cost saving the enabling works for the road and car park is still a good possibility ahead of the main contractor's work.

EBCC /EBSA advised the marquee was collected today and has been moved to Wellingborough for remedial works.

EBCC advised that the replacement materials for the picket fence had arrived and repairs would be carried out shortly. It was noted that provision should be made for the sections to be removable incase the posts to the ball strike fencing needed amending.

EBCC advised that the area for the covers to be stored had not been allowed for in the fencing and access gates would be needed.

EBCC advised that maintenance of the ball strike netting was a key part of the planning condition and would requires some sort of weed control measures and the netting would probably need proper storage bags.

It was felt that it would be a good idea to have the clubhouse and pitch set out to show people locations CG will provide co-ordinates. (POST Meeting quotes were being received around £900)

CS2 needed to provide service loads to DWH and whilst they had been assessed the M&E consultants were double checking before presenting to DWH. It was noted the urgency of this matter with the potential removal from site of DWH in the near future.

It was suggested that some of the original consultants were asked for quotations and re-engaged to complete their work. CS2 to provide a full list after discussions with RC.

However, it may be worth the main contractor's landscaper being involved in meeting the landscaping spec. (Post meeting note if the planting is minimal it may be worth EBPC doing direct due to maintenance agreements)

5. **Funding** - RS/AO had put together a draft budget tracker and once the CS2 cost plan had been received this would become a working document and be reported on. RS to look at the EBPC contribution total with AO to confirm its correctness. It was agreed that the budget be added to the agenda.
 - (a) **Funding Co-ordinator** – DR sent a report stating that he hopes to hear from the Lottery soon. He will also apply for funding from Mick George for the outdoor gym.
 - (b) **Sports Specific Funding (FA/ECB/etc)** – AO reported that he had made no further enquiries with the FF due to other commitments with EBUFC, Pioneer and the Development Committee.
 - (c) **Other Funding** – SG has spoken to the new Ward Councillors for Earls Barton about arranging a meeting to discuss the early release of the grant from NNC.
 - (d) **VAT Implications** – Information has been sent to the VAT advisor. Currently awaiting a response.
6. **Governing Body**
 - (a) **EBS&CT** – the AGM will be held on 15th July.
 - (b) **Lease** – No report.
7. **Any Other Business** – it was agreed that more publicity for the project is needed. An article will be put together for Barton Today and a future information event to share progress will be arranged. RS also to look into adding a page for the development onto the EBPC website.

MK reported that Anglian Water charge £33 per week for the hire of a standpipe along with a charge for metered water. Other options to be looked into. (post-meeting note – MSC didn't have a standpipe and it is felt that for the 10 weeks or so it is needed it is a worthwhile investment by EBCC to avoid the greater cost of damage to their playing surface.) EBCC to advise on training net materials. AO advised that the area where the old nets are sited needs to be dealt with by the club. An action column with dates and initials to be added to future minutes.

Date of Next Meeting – Tuesday 3rd August 2021