

Marden Parish Council

New Community Facilities Working Group (NCFWG) Meeting
for the New Community Centre
on Monday 5 September at 19.00 in the Community Centre

Notes of the Meeting

Present: David Bennett (Chairman), Sandra Gladwyn, Dave Lloyd, Geoff Nash, Jess Tidball, Arthur Fraser, Angela Sasso and Chris Wathen.

In attendance: Alison Sutton, Parish Clerk and Paul Neep from Architype

1. **Apologies** – Paula Barratt, Robin Brook and Stefka Glavcheva.

2. **Open Forum** – None.

3. **Display for consultation** –

The draft display was considered at length and various amendments made.

Alison tabled a document about funding issues as follows:

Lottery application

Telephone call and email exchange as follows –

Current situation:

New consultations have been undertaken with users and non-users

3 options are being considered as follows –

1 option to extend current community centre and provide accommodation for the pre-school – currently the community centre site is owned by Herefordshire Council, Marden Academy leases the whole site (the school area and the community rooms) from Herefordshire and Marden Village Trust (a charity running the community centre) sub-leases the community rooms from Marden Academy

Giselle Browne (Local Lottery Officer assigned to us) advised that the parish council cannot apply for a lottery grant to provide new accommodation on the school site for the pre-school (a private business charity) to use and to extend and update the current community centre for community use 24/7, as the parish council is not the sub-lessee

2 new build options on land being gifted to the parish council under a Section 106 agreement as part of planning approval – initial costings are £467,000 and £551,000 respectively dependent on size

- A new lottery application by the parish council for £300,000 is being discussed, with the rest of the funding coming from other grants (eg. Tarmac), a Public Works Loan and local fundraising
- As a new build would be on land gifted to the parish council for the community, is this a project that RCB might support?

Giselle Browne has spoken with the RCB team and the 2nd option of “a new lottery application by the parish council for £300,000 is being discussed, with the rest of the funding coming from other grants (eg. Tarmac), a Public Works Loan and local fundraising” is supported (though nothing is guaranteed!).

Other grant applications

It is likely that the same issues of sub-lease and lack of a relationship between the PC and the landowner would mean that a grant for work on the current facility would be extremely unlikely. Even an application by MVT may not be possible as there is no direct relationship with the landowner now. Alison still waiting to confirm situation with Dave Tristram.

Update: Dave Tristram has confirmed that the PC could not apply for grants from other bodies eg. Tarmac for work on the current building, due to the same issues with leases. Nor could MVT apply with the current sub-lease situation

Public Works Loan

Alison has had a long conversation with Lynda as follows:

- If the PC applied for a PWL it would be acting as banker for an organisation that can't raise money itself – whether that is MVT or pre-school
- As the landowner, Herefordshire Council could decide tomorrow to terminate the lease with the academy and sell the land and the PC would still have to pay the loan back via the precept
- Lynda would not support a PWL application on this basis and although in theory we could still send an application in, it won't be supported by London if there is no tangible asset and especially without Lynda's support
- Lynda would support a PWL application with a suitable business plan for a new build owned by the PC on behalf of the community

- Although the PC would theoretically have the power to support a school under General Power of Competence, it has to be what a 'reasonable man would do' and a reasonable man would not spend such a large amount of money on a project with no surety/tangible asset
- In addition, the PC will not get agreement for it to act as a banker and use public money to support a charity
- As a charity MVT cannot give any lease termination money to the PC to use to pay back a PWL taken out by the PC.

4. Next steps -

Agreed will need another meeting before actual presentation to PC on Monday 17 October. David and Alison to amend presentation once Alison has confirmation from Dave Tristram.

5. News and Views copy for September copy date (20.9.16) –

Not considered. Alison will draft for David to check.

6. Next meeting – Thursday 29 September at 7.00 pm in Community Centre.

Alison Sutton – Parish Clerk

7 John Davies Place, Westcroft, Leominster, Herefordshire HR6 8JD. Tel: 07789 322771. Email: mardenclerk@gmail.com