Chairman – Mr F Smethers **Clerk** – Mrs S Willis

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Minutes of the Community Facilities Committee meeting held on Monday 21st September 2026, in the Methodist Chapel at 7.15pm.

Present – Cllrs D Starmer (Chair), N Bess, F Smethers, G Taylor, J Douglas (HFC)
Also present – Clerk

Meeting start: 7.20pm

172/26 APOLOGIES FOR ABSENCE.

Apologies approved from Cllr Gibbins, G Mills of Football Club and P Brazier of Tennis Club.

173/26 DECLARATIONS OF INTEREST IN ITEMS ON THE AGENDA.

Cllrs Starmer and Smethers declared interests as trustees of playing field charity.

174/26 PUBLIC PARTICIPATION

No members of the public

175/26 MINUTES

Minutes of the committee meeting 21st September 2026 were approved and signed.

176/26 WORK PLAN

Clerk had compiled rough 30 year plan costings based on figures provided by Football club and playing fields committee. Bulk of income for Football club comes from hospitality (bar etc). They try to keep reserves in the bank account for emergencies. Are as self sufficient as they can be and are looking to make improvements to introduce community café at the pavilion. The football club have looked at becoming a charity but funding is better from FA if a not for profit group than a charity.
When new pitches are laid and ready for use, more of existing field will be opened up for general use.
Football club is aware of future proofing to ensure that there is not just 1 person that can do any job.

177/26 LEGAL AGREEMENTS

Heads of Terms had been suggested based on Bowls club lease. Football club ideally need 25 year lease to enable access to grants. Three yearly rent review based on index linking seemed appropriate. Repairing lease on Pavilion as at present and Right to use pitches. There was a discussion about whether timings should be included. It was proposed that the FA is approached to ensure the lease is appropriate to allow grants to be awarded.
Original constitution for playing fields states sport for all and the lease would need to ensure that this is still possible. Details of who is responsible for what maintenance etc needs to be agreed. Details of insurance also needs to be added, as does what options are available when there is expansion with new pavilion and pitches.
School and Tennis Club will also need some kind of right to use agreement.

178/26 ITEMS FOR NEXT AGENDA

DRAFT

More details for lease and other agreements.

Meeting closed 8.35pm
Signed Date

DRAFT