

**MINUTES OF THE RECREATION COMMITTEE MEETING OF  
KEMPSEY PARISH COUNCIL HELD ON MONDAY 20<sup>TH</sup> FEBRUARY 2012  
AT 7.30 p.m. AT KEMPSEY COMMUNITY CENTRE**

**PRESENT:** - Mrs. C Campbell (Chair)  
Mr. D. Harrison, Mr. M Legg, Mr. J Michael and Mr. M Stevens

**IN ATTENDANCE:** - 5 Parishioners (Representatives from Kempsey Lawn Tennis Club Mr. Androlia, Linda Rimmel plus 3 others)

1. Apologies for Absence: Mr Bannister (Holiday) Mrs Gerrard and Mrs Hart (Jubilee Celebration Meeting)
2. Declaration of Interest – Personal & Prejudicial – Mr M Stevens declared a personal interest concerning an item of the minutes of Monday 7<sup>th</sup> November 2011.
3. Open Forum: Standing Orders were adjourned for the Open Forum. At the end of the Open Forum the Chairman reconvened Standing Orders.
4. To consider the adoption of the minutes of Monday 7<sup>th</sup> November 2011: Having been previously circulated these were signed by the Chairman as a true and correct record.
5. Tennis Club Lease: Mrs.Campbell and Mrs.Gerrard met with Mr. Sprake from Stallard March & Edwards solicitors and a new draft lease was drawn up. A copy had been issued to the Tennis Club. Mr Androlia acting on behalf of the Tennis Club made various comments to specific clauses. Each of these clauses were addressed by members of the Recreation Committee. **(This discussion was adjourned and reinstated at various intervals to seek clarification and guidance from the Tennis Club Representatives)** to enable a new draft lease to be drawn up with amendments and corrections where necessary.

Discussions took place concerning the rent. Should the Parish Council charge a peppercorn rent or charge rent? Mr Harrison made a suggestion of £1000 per annum whereby the Parish Council only actually receive £10.00. Mr Androlia advised the Tennis Club would not be in a financial position to pay £1000. Mr Stevens requested if a member of the Parish Council could become a trustee of the Tennis Club? This item will be discussed at the next Tennis Club meeting. A proposal was made by Mrs Campbell to accept a basic peppercorn rent of £10.00 per annum to be reviewed every 5 years at the discretion of the Parish Council. This was seconded by Mr Michael with all members voting unanimously to accept these proposals.

Discussions took place concerning the term of the lease focussing on grant funding opportunities if the lease did not exceed 21years plus. A proposal was made by Mrs Campbell to grant the lease over a 25 year term period from the commencement of the lease. This was seconded by Mr Michael with all members voting in agreement to accept these proposals.

Clarification needs to be obtained concerning issues surrounding fencing. A map drawing is to be marked up identifying the boundaries.

Photographic Evidence is to be taken of the current state of the courts.

Currently the third tennis court has no floodlights. A clause is to be inserted into the lease for consideration to be given by the Parish Council for future expansion.

A discussion took place concerning the cost implications as to whether the Parish Council or The Tennis Club pays the solicitors costs for the new lease. A suggestion made was for a 50/50 contribution from each party. Meeting adjourned.

The Tennis Club did not feel a 50/50 split was appropriate given that they had paid the whole amount of the original lease without any financial support. They will supply monetary values. They advised they did not have the resources to agree to these costs. Meeting reconvened.

6. Painting Play Equipment: To obtain some quotes to repaint/ touch up the swing, motor cycle, buddy shelter, pendulum swing and eclipse climbing frame. To check what colour paint is required.
7. Fencing on Playing Field: Mrs Campbell and Mr Legg had sectioned the areas that need fencing. A specification is to be devised and quotes to be obtained. Mrs Campbell to explore cricket style boundary netting and to check the deeds to establish which fence belongs to the Parish Council
8. Pavilion: An update is required concerning the repairs to the Sports Pavilion.

Request completion of a timesheet from the Pavilion caretaker.

Following on from an inspection carried out by HTE Solutions Ltd a legal requirement is to

have emergency lighting installed inside the building. (Mr Harrison declared a personal interest). Quotations are to be obtained.

9. Removal of Rubbish in SE Corner: Mrs Campbell advised the rubbish has been inspected for removal. The Parish Council needs to consider what extra piece of play equipment they would like to purchase. Mrs Campbell suggested a gym style piece of equipment to benefit the whole community, this may be applicable for a grant available from Worcestershire County Council via District Councillors.

Mr Harrison made a suggestion to clear the rubbish away and to remove the trees that face Napleton Lane, turn the gate around (but maintain vehicular access) and to use this whole area for several pieces of play equipment. This will be looked at and given consideration.

Meeting Closed 9.34pm

Sharon Baxter

27<sup>th</sup> February 2012

## **OPEN FORUM**

Mr B Androlia spoke on behalf of the Tennis Club. He briefly outlined the history advising of the number of active members/teams and the links with local schools and coaching. He was very disappointed it had taken 2.5 years to have a minor amendment made to the lease.

He answered/commented on various clauses stated in the draft lease as invited by the Chairman.