

MAGOR/UNDY JOINT MEETING

Undy Athletic Club – Thursday 6th July 2017

PRESENT	
Name	Representing
Rob Lynch (Chairman) Andrew Cox Phil Guard Councillor Donna James (Chair) Councillor Sally Bailey (Vice-Chair) Councillor Jeff Cook Beverley Cawley (Clerk) Sally Raggett Kevin Wright Councillor Lisa Dymock Councillor Frances Taylor Mike Moran	Undy Athletic Club (UAC) Magor with Undy Community Council (MUCC) Magor with Undy Community Hub (MUCH) Monmouthshire County Council
1	<p>Purpose of Meeting</p> <ul style="list-style-type: none"> • To report on progress of the three projects • To explore joint working opportunities • To clarify business plan requirements
2	<p>Progress of Projects</p> <p>Community Hub, Three Fields Site</p> <p>MCC and MUCH working closely together to bring forward development of community facilities on the Three Fields Site;</p> <p>Project Plan agreed (MM to circulate) & updated on a regular basis by MUCH;</p> <p>Community Hall likely to cost circa £1million / £1.2million;</p> <p>£800K S106 funding committed to the project from the Rockfield Farm site;</p> <p>Need to find alternative sources of funding to cover remaining shortfall;</p> <p>MCC to commission/oversee construction then “hand over” via CAT to MUCH for them to take on operational management of the site;</p> <p>To date the main focus has been on the community hall building but there are opportunities for further outdoor development of facilities on the site;</p> <p>MUCH wishes to ensure complete transparency and reps from UAC & MUCC are welcome to attend their monthly meetings (held in Magor Church Hall);</p> <p><u>Key immediate timelines</u></p> <p>August 2017 – appoint architect – project brief to be despatched 07/07/17</p> <p>September 2017 – pre-app discussions with LPA</p> <p>October 2017 – public consultation</p> <p>December 2017 – submit formal planning application</p> <p>March 2018 – anticipated date for grant of planning permission</p>
	MM

	<p>Sycamore Field Multi Use Tennis Courts</p> <p>MUCC has been in discussion with a number of companies about redeveloping the tennis courts to bring them up to a good standard, and is also looking to provide further facilities on the site, e.g. fitness/trim trail around the site;</p> <p>Current research suggests circa £75K to upgrade the tennis courts and a further £75K to provide additional facilities – also looking to see what is required to bring floodlights up to modern standards;</p> <p>In addition to the £73K S106 funding allocation MUCC does have some funding available to contribute to the project but will need to look for further funding to complete the full range of works envisaged;</p> <p>MUCC is looking to replace the existing tarmac surface of the courts with an alternative “multi use” product and is undertaking a site visit shortly to see the type of surface suggested by one of the potential contractors.</p> <p>Undy Playing Field</p> <p>Originally UAC had looked at a project likely to cost in the region of £800K to completely regenerate the site, including the provision of a new 3G pitch to accommodate the needs of the club and its growing membership – the club currently has circa 300 playing members and the expectation is that this is likely to grow significantly with the new housing developments in the area;</p> <p>However, following a recent meeting with the FAW (Football Association of Wales), the club has had to make substantial alterations to its plans, as there is no likelihood of funding from that source in the foreseeable future;</p> <p>To maintain its Welsh League Division 1 status the club has to upgrade its current facilities by April/May 2018 in order to meet the League’s facility requirements;</p> <p>The club is now considering a two stage project, the first of which is to take up and re-lay the main grass pitch (and move it slightly) at the end of the 2017/18 football season, construct a 250 seater stand and install dug-outs and a surround fence – these are basically the League’s facility requirements;</p> <p>Floodlights are not currently required to meet the standards but these are likely to follow either as part of stage 2 of the works or at a later date;</p> <p>The current estimates for the stage 1 works is £75K and floodlights are likely to cost a further £75K.</p>	
2	<p>Joint Working Opportunities</p> <ul style="list-style-type: none"> • Plenty of scope for joint working between MUCC and MUCH due to adjoining sites and footpath/bridge link; • MUCH have been considering possible outdoor facilities (e.g. fitness trail) so this could be a “joined up” trail covering both sites; • The new community hall will include changing rooms and toilets so these will be available for use in connection with the upgraded facilities at Sycamore Field; • UAC would definitely be interested in utilising the upgraded multi use tennis courts on a regular basis if the surface is suitable for football 	

	<p>training – if the fence could be taken down between the single court and the double courts to form a larger footprint for football training this would be better still;</p> <ul style="list-style-type: none"> • MUCC offered UAC the opportunity to attend the site visit later this month (date to be confirmed) to look at the alternative surface being proposed for the tennis courts. 	BC
3	<p>Business Plan</p> <ul style="list-style-type: none"> • Plans to be submitted by the end of this calendar year at the latest but can be submitted sooner – the funding is available to the three parties now, subject to approval of the business plans; • The plans need not be extensive documents but they will need to include: <ul style="list-style-type: none"> ➤ Current status and use of facilities ➤ Details, cost and timescale of works proposed ➤ Statement of outcomes e.g. benefits of development, current and proposed uses/users, etc. ➤ Income and expenditure projections 	
4	<p>Conclusion</p> <p>All agreed that the meeting had been useful and it was agreed to meet again (on an ongoing basis if necessary) to keep all groups updated on progress. Rob kindly offered the Athletic Club as a venue but pointed out that the bar opens to the public at 7.00pm.</p> <p>Agreed to meet again at 6.15pm on Thursday 28th September 2017 at the Athletic Club</p>	MM