



SEA BREEZE PLAY AREA

TOWN COUNCIL MEETING

REPORT 6/13

21 JANUARY 2013

This report is the response to Minute 157/12 of the November meeting of the Town Council that concluded a discussion of this matter with the resolution that the Town Clerk be asked to discuss the situation further with Ventnor Enhancement Fund and report back to a future meeting of the Town Council.

No. DETAIL

1) BACKGROUND

- a) Members will recall that the Play Area was formally opened in 2010 at the conclusion of its installation by Ventnor Enhancement Fund on the basis of their successful bid for Playbuilder Funding in a total of £50,000.
 - b) An underspend balance of £2,050 was retained in the Town Council's account while Ventnor Enhancement Fund (VEF) considered options for its commitment.
 - c) That balance was transferred to Ventnor Enhancement Fund at their request on 13 June this year in line with their decision to provide fencing for the facility.
 - d) However, all three quotations received by relevant suppliers for the completion of the fencing were in excess of the £2,050 available.
 - e) A request from VEF to the Isle of Wight Council to provide the additional amount was rejected on the grounds that they did not regard the work as necessary.
 - f) Consequently VEF has passed on that request to Ventnor Town Council.
 - g) The Town Clerk was able to meet with VEF Chair Bernard Cawley on 9 January for a helpful discussion of the issues.
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2) ISSUES

- a) The letter from the Isle of Wight Council's Parks & Countryside Manager, Matthew Chatfield's of 20 July 2012 to Bernard Cawley states: *we do not agree that the site needs further fencing, but if that is what the community wants to spend its money on we would not object.*
 - b) He makes the point that the concerns the VEF Chair had expressed in his letter to him *are similar to issues raised at various other sites across the Island* and asks that reference should be made to the Play England publication *Managing Risk in Play Provision* which is the basis of his view that further fencing is not necessary.
 - c) Matthew Chatfield's letter then goes on to make further comments should it be decided to ignore this advice:
 - o *Access for machinery:* a removable panel with secure fittings will be required.
 - o *Rake angle fencing:* any panels on anything other than a minor slope should be constructed with this style of fencing to prevent gaps appearing at the downhill side.
 - o *Insurance:* any contractor carrying out this work would be required to hold £10M public liability insurance.
 - o *Maintenance:* for any fencing installed by VEF would be their responsibility *for so long as they are required*. If they are not adequately maintained *you would also be required to remove the railings and reinstate the ground.*
 - o *Prior approval:* *you should neither make any commitment nor start any works on site until we have seen and agreed a final specification for the project, including a timetable and method statement.*
 - o *Guarantee:* a commitment of support from Ventnor Town Council will be required and *their assurance that if for any reason VEF is no longer able to fulfil its responsibilities Ventnor Town Council will accept them.*
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3) COSTS

- a) VEF have secured three quotations between April and July last year for the additional fencing and have selected a preferred supplier. The gap between the £2,050 remaining grant they hold and the price quoted by that supplier is £622 plus VAT.
 - b) However, it is not clear from the paperwork that the quotation includes the removable section or the rake fencing and the supplier states that his insurance cover is £5M not the required £10M.
 - c) Is likely, therefore, that revised quotations would be higher and that there may well be additional costs in the requirement for a final specification, timetable and method statement.
 - d) The VEF Chair was very clear that they would not be in a position to commit to any subsequent maintenance costs or responsibility for them.
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4) FUNDING

- a) The request from the VEF to the Isle of Wight Council initially and now to Ventnor Town Council, is based on the statement that their financial contribution cannot exceed the £2,050 residue from the original Playbuilder grant.
 - b) VEF accounts submitted to the Charity Commission for the six financial years from its registration to the year end of 30 April 2012 show a total income of over the period of £31,025 and total expenditure of £26,855, a positive balance of £4,170.
 - c) That does not include the grant residue; that was held by Ventnor Town Council until June 2012.
 - d) There may have been significant changes during their current financial year and the Town Clerk has requested clarification on that.
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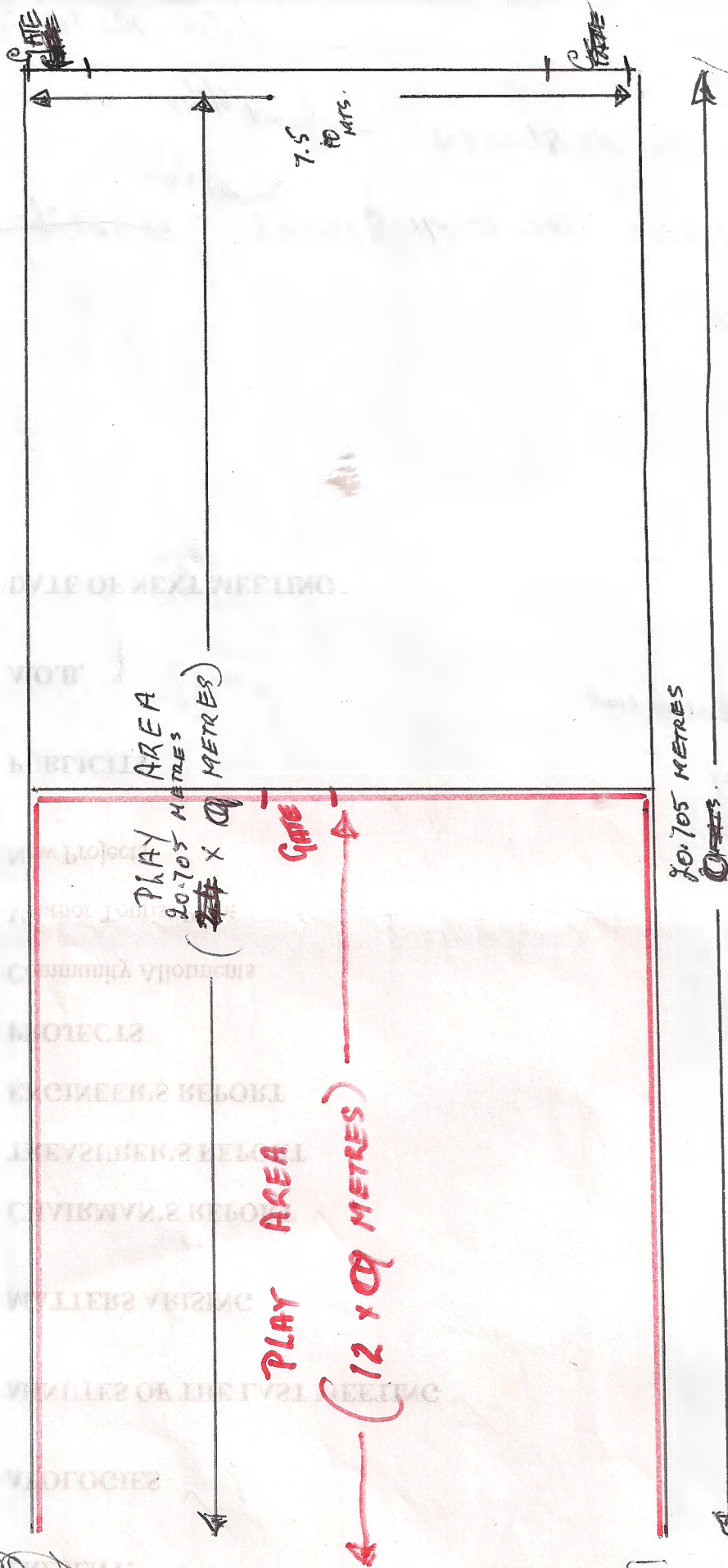
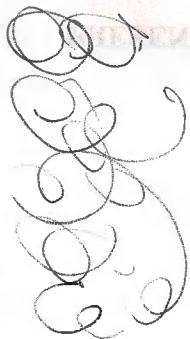
5) CONCLUSION

- a) It was agreed at the end of the discussion with Bernard Cawley that it not possible for decisions to be made without establishing an actual, inclusive and current cost of the work if it is to proceed.
 - b) The Town Clerk has offered, subject to Town Council approval, to request revised quotations on a fuller brief as a basis for further discussions about feasibility and funding.
 - c) The site drawing used by the VEF is attached to this report for Members' information.
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SEA BREEZE PLAY AREA - VENTNOR

(UNPROTECTED AREA)

NEVERON



10 METRES

(NB NOT TO SCALE OR MEASUREMENT)

AREA IN BLACK IS THE UNPROTECTED PERIPHERY
AREA IN RED IS RESTRICTED TO ALL EQUIPMENT
EXCEPT THE SLIDE.