

Minutes of : King George's Playing Field, Lower Heyford, Annual General meeting in St Mary's Church in Lower Heyford

Tuesday 21 November

Chaired by Peter Stoddart (PS)

Steering group – Cheryl Pike (CP), Anthony Alder (AA), Bruce Eggeling (BE) and Nuala Francis (NF)

Meeting opened 7.30pm

PS opened the meeting with a brief explanation of the purpose of the meeting being to elect the five independent members needed on the Committee of Management for the heads of agreement with the Parish Council to be satisfied.

On 16 May 2013 Lower Heyford Parish Council (LHPC) granted the trustees a 22 year lease from 20 March 2003 to 19 March 2025. LHPC was the freeholder and registered it with the Land Registry, along with the signed lease. It was not recorded by the trustees.

The driving force for the changes is that Heyford Athletic Football Club (HAFC), which operates in the playing field, has been successful in the Banbury District & Lord Jersey Football Association and it wants to look to play a better standard of football and increase the level of competition.

The Oxford Senior league/Oxfordshire FA were happy for HAFC to move up into the higher leagues but stated that we needed to improve the facilities for inspiring status and to meet the current requirements and standards. So it was noted that HAFC had a legal and moral obligation to comply with these improvements.

The extension requires a considerable amount of funding, of which £20,000 has been secured from the Lower Heyford Sports & Social club, £6,000 from HAFC and other potential options were being explored. There have been approaches to the Lower Heyford Village Hall Fund (LHVHF) for the residual of the net proceeds from the sale of the village hall, The Football Foundation for £50,000 and Viridor for up to £20,000. The estimated costs are coming in at approximately £200,000.

Therefore the club applied to LHVHF for finance and LHPC for an extension on the lease. It was a standard business lease which expires in 2025, and they were open to apply for a new lease, and sensibly applied to LHPC for an extension. It has been agreed in principal for 50 years. If the club is investing in an expansion plan then they want a long lease to enjoy the facilities.

When applying to LHVHF and LHPC it became clear that the lease was unusual, as when the lease was granted for 22 years it also included a declaration of trust. In the Terms, clause 8 of the lease, the trustees (tenants under the terms) who were David Gregory, Peter Thompson and Darren Anthony Osborne Mackay hold the premise as a 'community playing field and for recreation', in which it needs the Committee of Management in place and follow Schedule 3. There were several obligations within this and it became apparent through the applications that the terms were not being fully complied with.

So the purpose of this meeting is to move forward, in which you all have a copy of the requirements from the LHVHF and the Heads of Agreement that are being used to draft the lease extension, being in the form of a variation to the lease.

These are important documents and are which the independent members need to adhere to. The club should be available to be used by all the parish of Lower Heyford and the purpose of this meeting is to appoint the 5 independent members.

When it was decided to hold the AGM, there was no chairman in place so PS was asked to be on the steering group which was put in place by the trustees. The members of the steering group, being BE, CAP, AA and NF were introduced. The Committee of Management is to be made up of 12 members, 7 nominated representatives and 5 independent members.

The 7 organisations are:

- Parish Council of Lower Heyford – Bruce Eggeling
- Heyford Athletic Football Club – Anthony Alder
- Lower Heyford Village Hall Fund Management Committee – Atlanta Kyte
- Heyford Bowls Club – Roger Bowen
- Heyford Church Parochial Church Council – Chris Daly
- Lower Heyford Sports and Social Club – Cheryl Pike (was Andy Gray)
- Womens' Institute – Nuala Francis

The COM has the ability to co-opt 3 further members if particular expertise is required or an organisation that is not represented can have a nominated person. The 7 representatives are nominated not elected. From the 5 independent elected members, one of them needs to be the chair person, then PS term of chairman of the steering group will end.

The steering group has advertised the AGM and already found potential candidates for the independent members. The independent members have to be residents of Lower Heyford & Caulcott, but cannot be connected to any of the 7 organisations. Only residents of the parish can vote, but you can vote for as many people as you like. If there is a tie for the last place then PS will have the casting vote.

Finance report as at 31 October 2017 – there is £2,349.06 in the bank account. There are no outstanding debts, expenditure is all expected to be normal and all is in good heart.

The nominations for the independent members are:

Lyn Chandler – proposer is Chris Daly, seconded by Melissa Chadderton

Terry Hawkins – proposer is Pete Thompson, seconded by Brian Draper

Brian Draper – proposer is Lyn Chandler, seconded by Lesley Thompson

Dr Jane Masegla – proposer is Emily Daly, seconded by Peter Stoddart

Dr Elizabeth Goodwin – proposer is Bruce Eggeling, seconded by Atlanta Kyte

There were no other proposals.

It was requested that the 5 candidates gave a brief summary about themselves:

Lyn – manager of The Bell, Lower Heyford, feels could give good input for a licensed premise, and can help and steer in the right direction.

Terry – lives in Freehold Street, wants the village to move forward

Brian – lives in Valley View since 2013, likes the village and want to improve it as much as we can going forward.

Jane – lives on Freehold Street, has a young baby and has that angle to bring to the committee. She has knowledge of village halls, as play in a Silver band, so has knowledge of facilities and can help us improve ours.

Liz – lived for 6 years in Lower Heyford, near the pub, has been/is on numerous organisations for the village, and has management experience as CEO for 9 years for a charity, and is the chair of London Waste and Recycling Board.

The voting took place and the results were as follows:

Lyn – 19 votes

Terry – 21 votes

Brian – 19 votes

Jane – 17 votes

Liz – 20 votes

There were no other proposals, so all are now independent elected members of the CoM.

The CoM, being the 12 members will need to meet and elect a chairman, and ensure that they support and foster the terms of agreement and the LHVHF application.

Any other business

- Query from someone who lives opposite the entrance to LHSSC, requesting that the access is considered by the CoM although in favour of the development as it would be great for the village. At the moment it works reasonably well, there can be a lot of traffic, and parking not great at times, so need to be managed and controlled as the road is not suitable for heavy volumes of traffic.
- Reply was that when the village hall was sold a meeting was held to discuss the access, and the Fields in Trust and the Highways Agency were not in favour of another entrance. There was talk of a new access from the Bromswell close field but this development never happened.
- Janine raised concerns regarding the 'village hall' having a bar and that it was encouraging people to drink and drive. As her cat had been hit and killed by someone using the club. Barry Varney explained that is not a village hall, but a community space/social club.
- Issue has been raised about the name of the building as the expansion is for the whole village, so both the LHVHF and LHPC have requested the name to be changed.

PS, as chairman, final comments are that he wishes the CoM all the success to develop the field and club for Lower Heyford all to be proud of.

Meeting closed at 8.10pm