

# Carwinion Playing Field Trust

Carwinion Road, Mawnan Smith, TR11 5JA  
Registered Charity 1173925

# Mawnan Junior Playing Field Trust

Behind St Michael's Court, Carwinion Road,  
Mawnan Smith, TR11 5JD  
Registered Charity 1173926

## MINUTES OF ONLINE PUBLIC MEETINGS OF BOTH THE OF JUNIOR PLAYING FIELD TRUST & CARWINION PLAYING FIELD TRUST TO BE HELD CONCURRENTLY ON WEDNESDAY 22<sup>ND</sup> JULY 2020 AT 7.00PM VIA ZOOM

This meeting was also streamed online via the parish councils' dedicated meeting facebook page ([www.facebook.com/profile.php?id=100015156047548](https://www.facebook.com/profile.php?id=100015156047548)) and will remain up until 20<sup>th</sup> August 2020

**Present:** Mr M Faiers (chair), Mr P Bradley, Mr J Gladstone,, Mr G Marsden, Mr P Moyle, Mr D Nash, Mr R Sadler & Mrs C Toland,

**Apologies:** Mrs J Whibley

**Also Present:** Administrator (parish clerk) + 4 members of the public

81.20 **Safety Procedures** – noted

82.20 **To receive apologies for absence** - Mrs J Whibley

83.20 **To received minutes from the last joint trust meeting on 5<sup>th</sup> February 2020**

Mr Sadler asked to change 78.19 to read "would" on the first line.

It was proposed by Mr Marsden, seconded by Mrs Toland and

**RESOLVED** that the minutes of the meeting held on 5<sup>th</sup> February 2020 now be approved and signed by the Chair

on a vote being taken this matter was approved unanimously

84.20 **Any matters specifically arising from previous minutes**

AGM – this was scheduled for June but could obviously not take place with the current restrictions. It was agreed to defer this until we were able to have a face to face public meeting.

85.20 **Details on any Covid specific actions taken (either in response to additional measures needed or to allow reopening to take place)**

Carwinion Field: The Administrator said that she had purchased signs and had been working with the MCA/Clubs to make sure signs in the changing areas were suitable. These areas have also been thoroughly cleaned down. Risk Assessments for both the field & changing pavilion had also been redone and circulated. Risk Assessments by the teams & the preschool had also been received back. A bucket with ropes & posts was to go up in the porch of the MCA for us by groups needing to put social distancing boundaries down (we are advising this to all groups using the field to prevent spectators being classed as involved).

Junior Playing Field: all equipment had been deep cleaned with disinfectant by Mrs Toland and the Administrator and is now being used. Further cleaning is done on a Monday morning. New signs have gone up but it is impossible to police social distancing on this site. A new Risk Assessment has been created and equipment checks have resumed. The sensory garden has been trimmed back over lockdown but will still need a decision on its continued use.

Mr Faiers thanked the Administrator for all of the additional work that she had done to allow all of these spaces to reopen safely and throughout the lockdown period. Mr Bradley also added this thanks to Mrs Toland and the Teams for their help in keeping both of these Playing Fields clean and safe to use.

**86.20 To receive the draft Annual Trustees report(s) and to agree any changes before submission to the Charity Commission along with the end of year accounts.**

CPFT – a change to the final line of the Achievement section was discussed. It was finally agreed that this be modified to read “However these plans failed when wider community consultation was undertaken early in 2020 when the option of space at the Mawnan Memorial Hall was proffered.”

It was proposed by Mr Marsden seconded by Mr Moyle and  
**RESOLVED** that the Trustees report for the Carwinion Playing Field Trust 2019-20 be accepted as a true record and could now be published

It was proposed by Mrs Toland seconded by Mr Gladstone and  
**RESOLVED** that the Trustees report for the Junior Playing Field Trust 2019-20 be accepted as a true record and could now be published

on a vote being taken both these matters were approved unanimously

**Junior Playing Field**

**87.20 Any information on the project to upgrade / refurbish the playground equipment.**

Mrs Toland said that she is still waiting on a quote to replace the equipment from the Outdoor Play People, who had done a site visit and in their estimation, apart from the slide, very little of the current structure was safe to refurbish. The quote for a new fort (or similar structure) was pending from them.

It was the feeling of some members that after their visit that the majority of the wood was sound, however the Administrator did talk them through a number of issues, such as rotten planking, rusted fixings, & compromised uprights. Mr Faiers said that the overall feeling of the JPF was it was a well provision site that should be maintained as it. Mr Gladstone asked for a costing for repair if possible, and also felt that if it was in the state reported should we be allowing it to be used (notices, tape, chains etc. already being used). We need to discourage use until safe. Mr Sadler said that if a nice notice was laminated and put up then photographed it would suffice in the interim. Quotes for a like for like replacement and for repair to a safe standard were to be sought.

Mr Sadler suggested that local builders/ carpenters should be taken up to assess. He also said that putting on metal shoes would extend the life of the uprights, but Mrs Toland did press the fact that much of the rest of the structure was also failing.

The Administrator then reiterated the point that this was the 2<sup>nd</sup> year that this piece of equipment had been condemned/ put as high risk and that nothing had been done to remedy the highlighted issues with it being deferred from meeting to meeting for review/consideration or to obtain quotes. She is concerned that nothing is being done to sort the problem. Mr Faiers understood this but agreed to call a meeting as soon as these quotes were received. Mr Sadler asked that a notice go up asap and this be photographed.

Mrs Toland was also concerned that a large amount of the fencing is being pulled off leaving nails etc. and that this needed immediate removal. It was agreed to remove all the fencing & make safe.

## Carwinion Trust

### 88.20 **Current state of re-negotiations on the MCA lease.**

The Administrator went through the current lease negotiation position – the 1<sup>st</sup> draft had been gone through and the few points still under discussion or that needed clarification had gone back to the solicitor for inclusion/explanation. The only sticking point was the rental value. Mr Faiers then explained that an independent valuation of £3000 had been obtained. A codicil for this amount to be offset against cleaning/ maintenance of the pavilion & repair works undertaken was originally agreed but the starting figure of £3000 was now being questioned by the MCA team. Mr K Bate (from the MCA negotiation team) then stated that they too felt that the meetings had been very proactive and had made the process to date successful but that the sticking point was the finances. He then explained that the majority of the money they made went back into the upkeep of the building. They were happy with the drafting of the rest of the lease, the cleaning of the pavilion & kitchens but the rent was beyond the scope of what else they could manage – cleaning costs could be £600+pa. A discussion on how cleaning was done and what expectation were of the MCA by the Trustees. Mr Sadler asked that this be split into 2 instalments.

It was proposed by Mr Marsden seconded by Mr Gladstone and **RESOLVED** that the rental figure be amended to £1000pa clear paid in 2 instalments, with decoration & cleaning to be supervised by the MCA and that the teams be asked/expected to clean up after themselves.

on a vote being taken this matter was approved unanimously

Further discussion about larger maintenance issues for one off repairs were to be made to the Trust as soon as noted so that adequate financial provision could be made.

Mr Bate was also aware that the MCA had no income since the start of lockdown and that their finances for the year were showing this shortfall and that any additional expenses this year would put their future in jeopardy. Mr Faiers said that we were aware of this and were looking into ways of helping.

### 89.20 **Discussion on the use of the field for 'commercial trading' – what this covers given the public need for open social space post lockdown.**

Mr Faiers explained that as a tangent to the June Parish Council meeting a proposal had been put forward that all commercial trading on Carwinion Field be suspended. The Administrator said that this was making things difficult for her as there were a number of displaced groups wanting to use the open space to hold classes that would have taken place at the Memorial Hall for the benefit solely of parishioners, which she was having to refuse. There were now a number of comments from the public against this decision.

The Administrator was asking for clarification on what the Trustees saw as "Commercial Trading" and that reasonable requests from those supporting community groups could be given the OK. Mr Faiers said that there was already a comprehensive hiring form for the field, Mr Moyle saying that these are extraordinary times that we should be supporting the wider community, Mr Gladstone being happy with groups of 6 [based on current legislation] being allowed provided suitable measures were in place, Mr Marsden said that the word "commercial" was divisive even the Farmers Market could have some sellers and be viewed as commercial.

Mr Sadler said that if the groups just needed space then they should be allowed- we just needed to have a register of users and where they would usually pay a hiring fee a nominal amount would be agreed with the clerk (£5.00 or £1 per user was suggested).

It was agreed that local groups, or those groups supporting specifically local residents, would be allowed to make use of the field provided that a hiring form and risk assessments/ insurance details provided. It was stated that we are not trying to make money out of the field at present but that this might change in the future. We are trying to support the parishioners as best we can at the moment.

Mrs Toland asked if the farmers market could take place at the end of August – Mr Faiers said that the paperwork needed to be filled in and returned to the Administrator before it was agreed.

90.20 **Public comments - please be aware that this will not be a forum for debate nor will any form of bad behaviours be tolerated. Questions can be asked to the chairman only by those members of the parish who have pre-registered.**

Mr Sadler said he felt that the wording used above was distasteful and unnecessary.

Meeting finished at 8.15pm

DRAFT