



Agenda for Community Fund Panel Tuesday, 19th March, 2019, 9.30 am

Members of Community Fund Panel

Councillors: D Barrow (Chairman), P Carter, D Hull, G Jung,
D Key and M Rixson

Venue: Clyst Room, Blackdown House, Honiton

Contact: Chris Lane;

01395 517544; email clane@eastdevon.gov.uk

(or group number 01395 517546)

Tuesday, 12 March 2019

East Devon District Council
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www.eastdevon.gov.uk

1 Public speaking

Information on [public speaking](#) is available online.

2 Minutes of previous meeting - 5 February 2019 (Pages 3 - 4)

3 Apologies

4 Declarations of interest

Guidance is available online to Councillors and co-opted members on making [declarations of interest](#)

5 Matters of urgency

Information on [matters of urgency](#) is available online.

6 Confidential/exempt item(s)

To agree any items to be dealt with after the public (including the Press) have been excluded. There are no items which officers recommend should be dealt with in this way.

7 Guidance notes for the Community Building Fund (Pages 5 - 8)

8 Kilmington Village Hall (Pages 9 - 47)

9 Yarcombe Village Hall (Pages 48 - 69)

10 Bicton Recreation Room (Pages 70 - 127)

11 Chardstock Village Hall (Pages 128 - 156)

Under the Openness of Local Government Bodies Regulations 2014, any members of the public are now allowed to take photographs, film and audio record the proceedings and report on all public meetings (including on social media). No prior notification is needed but it would be helpful if you could let the democratic services team know you plan to film or record so that any necessary arrangements can be made to provide reasonable facilities for you to report on meetings. This permission does not extend to private meetings or parts of meetings which are not open to the public. You should take all recording and photography equipment with you if a public meeting moves into a session which is not open to the public.

If you are recording the meeting, you are asked to act in a reasonable manner and not disrupt the conduct of meetings for example by using intrusive lighting, flash photography or asking people to repeat statements for the benefit of the recording. You may not make an oral commentary during the meeting. The Chairman has the power to control public recording and/or reporting so it does not disrupt the meeting.

Members of the public exercising their right to speak during Public Question Time will be recorded.

[Decision making and equalities](#)

For a copy of this agenda in large print, please contact the Democratic Services Team on 01395 517546

Report of a Meeting of the Community Fund Panel held at
Knowle, Sidmouth on 5 February 2019

Present: Councillors:
Dean Barrow (Chairman)
Paul Carter
Geoff Jung
David Key

Also present: Jamie Buckley, Engagement and Funding Officer
Chris Lane, Democratic Services Officer

Apologies: Councillor:
Douglas Hull
Marianne Rixson

The meeting started at 9:00am and ended at 9.35am.

5 Notes of Meeting held on 13 August 2018
The notes of the meeting held on 13 August 2018 were accepted as a true record.

6 Eligibility Criteria for Crowdfund East Devon
The Engagement and Funding Officer reported on the eligibility criteria for the Crowdfund East Devon pilot 2018/2019.

During discussions the following points were raised:

-) Crowdfund East Devon funding is now live.
-) There would be a workshop in the Council Chamber at Blackdown House on Wednesday 13 February between 4-7pm on Crowdfund East Devon. 30 voluntary and community groups had already agreed to attend, along with Council Officers and representatives of Crowdfund UK. The Engagement & Funding Officer agreed to send an email inviting all Panel members to this event.
-) Crowdfund UK was a company commissioned by Devon County Council (DCC), Police, EDDC and other district councils to run Crowdfund Devon.
-) Applicants for funding should go to the Crowdfund UK website and fill in the application form.
-) Projects must meet a criteria where 75% of the benefits are to communities and people within East Devon.
-) If a crowdfunding applications full fund raising goals were not met then funding would not be released.
-) Applications for Crowdfund East Devon finished at the end of April.
-) Those eligible could apply for a maximum of 50% of total project costs, with a minimum of 50% of total project costs being funded from elsewhere.
-) Those eligible could apply to Crowdfund East Devon for a minimum of £2,000 and a maximum of £10,000.

RESOLVED that the eligibility criteria for Crowdfund East Devon as presented in the report, be noted.

7 Brief Guidance Notes for Councillors

The Engagement and Funding Officer reported the guidance notes for reference were as follows:

-) If the project meets the eligibility criteria it should be approved and then funded. There may be very rare cases when the Panel decide that something that seems to meet the eligibility criteria shouldn't be funded, clear reasons for this would need to be recorded.
-) Due to the timescales need for crowdfunding to work, decisions need to be made within a week to ten days. We have authority from the Council to make decisions by email in this case. Please respond to emails asking for your decisions as soon as you can but within a week to ten days.
-) The funding is allocated on a first come first served basis, once, and if, its run out Crowdfund East Devon would close.
-) To make this a success we need applications. Please publicise this funding as far and wide as you can within your Wards, to your town and parish councils and fellow Councillors.

8 Date of Next Meeting

Monday 4 March 2019 at 10am in the Axe Meeting Room, Blackdown House, Honiton.

East Devon District Council

Community Building Funding

Guidance Notes

2018



Please read the guidance notes thoroughly before completing the application form

The Community Building Fund- An Introduction

Each year East Devon District Council allocates a sum of money to be given in grants for community buildings in Parish Council areas.

Always ensure you have the most up to date version of the guidance notes and application form before applying to us.

Who can apply?

-) This grants scheme is open to all multi-use community buildings within Parish Council areas covered by East Devon District Council. Community shops in Parish Council areas can also apply.
-) Community buildings and community shops that are within an area covered by a Town Council are not eligible to apply. So if your community building or community shop is in an area covered by Budleigh Salterton Town Council, Exmouth Town Council, Ottery St Mary Town Council, Axminster Town Council, Seaton Town Council, Honiton Town Council, Sidmouth Town Council you cannot apply.
-) Community buildings must be multi-use (minimum of three separate user groups), with open community access, and owned and / or managed by the community.
-) You must have permission from all the relevant bodies to carry out the project before you apply. For example, if the Parish Council owns the building then you must have their permission before you apply.

How much can you apply for?

Grants are available of between £1,500 and £5,000, but we will only contribute up to 1/3 of total project costs. Total project costs cannot exceed £750,000.

Match funding should make up 2/3 of the total project costs, this should include a contribution from your Parish Council.

We pay grants upon receipt of valid invoices and receipts. If the organisation paying for the project is VAT registered so is able to claim back VAT, you must only claim for the net amount (total amount minus VAT).

What projects are eligible for a grant?

Grants are available for capital projects only (not to help with running costs, routine repair or maintenance).

What we will fund

-) Providing a new/ replacement building
-) Serious structural defects i.e. roof and walls
-) Adapting the building for disabled access
-) Kitchen refits
-) Modernising/ improving outdated facilities
-) Environmental/ green projects e.g. solar panels, ground source heating, wind turbines etc

What we will not fund

-) Single use buildings e.g. sport club or church
-) New curtains or carpets
-) Ground works
-) Removable items such as kitchen appliances, crockery, chairs and tables
-) Community buildings outside of EDDC boundaries
-) Community buildings in Town Council areas
-) Routine maintenance such as re-painting.

When to apply?

Closing dates for applications are 5pm on Friday 29 June 2018 and 5pm on Friday 11 January 2019 (please bear in mind that there is only limited funding available so if all is granted in July there will be no funding available in January). Any applications received after the deadline will be deferred until the next round. Once the deadline is reached there is a critical timescale, so incomplete applications will not be assessed and will be returned to the applicant.

Please ensure that your match funding is in place before applying to us. As a general rule this grants scheme operates as a final funder. Please be aware that other organisations and authorities may have different timescales for their grants schemes.

How to apply?

1. Read through all of the guidance notes to ensure your application is eligible. Early contact with us will ensure feedback for your application.
2. Fill in the application form using the guidance notes to complete the questions. Make sure to attach all the documents specified in the application form otherwise your application will be returned to you as incomplete.
3. Submit your application before the deadline. Do not leave applying until the last minute.

How will we assess your application?

Once the deadline has passed all applications undergo an eligibility check. If we find that your application is incomplete we will not proceed any further. This could include an incomplete form, missing documentation or ineligibility against our criteria i.e. match funding.

Once your application has passed its eligibility check, all eligible application forms will be presented to the EDDC Community Fund Panel of Councillors for decision.

The whole process takes approximately 8 weeks. You will be notified in writing whether your application has been successful or not. Successful applicants will receive a grant offer letter and form which must be completed within 3 months to secure the grant.

For further information:

Jamie Buckley, Engagement and Funding Officer, East Devon District Council, Knowle, Station Road, SIDMOUTH, EX10 8HL Email: jbuckley@eastdevon.gov.uk
Telephone: 01395 517569

How to complete the application form

Please read the guidance notes thoroughly before completing the application form

A - Your contact details

The majority of this section is self explanatory but please note

3	The main contact will be the person contacted on all issues regarding the grant application
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B - The legal status and management of your community building

The community building must be multi-use (minimum of three separate user groups), with open community access, and owned and/ or managed by the community.

9	Your community building should be a charity governed by a trust deed based on either the Charity Commission approved village hall or community centre model trusts. Whatever form of governing document is used by your hall, it must be enclosed with your application.
10	The holding/ custodian trustees are distinct from your management committee which runs the community building. Their details should be laid out in your governing document.
11	The community building must be freehold or with a remaining lease of 28 years or more.

C - About your project

17	All projects are required to provide evidence of need for the project. Letters of support from user groups and partners would be appropriate for most projects. For a new building, a big extension or big refurbishment project we will expect you to have reviewed the present and likely future needs of the community, undertaking a consultation exercise such as a survey or community consultation, and to have held public meetings or exhibitions.
18 19	Applicants must make sure that they obtain planning and building regulation approvals where these are required.
20	You should not start working on a project until you have received a written offer of a grant from EDDC. Starting work before this could make your application ineligible. EDDC would expect funded projects to be completed and grant money claimed within a year of the grant offer.

D - Project costs and match funding

19	Grants are not available for land purchase alone, this must form part of an overall plan to build a hall within a reasonable timescale. When land or buildings are being purchased grants will not be awarded on a price higher than that recommended by
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	<p>the District Valuer. A grant cannot be awarded to cover costs already incurred, or contracted for, except where fees have been paid for professional services in connection with a project which is awarded a grant.</p>
23	<p>Complete the match funding table with appropriate amounts from each funder, state whether or not it has been confirmed and a date when this has or will happen. Any letters from funders confirming their grants should also be enclosed with the application. Your contribution- This should include any funds from your reserves, local fundraising and donations. Grant from EDDC- Grants are available of between £1,500 and £5,000, but we will only contribute up to 1/3 of total project costs. Grants are discretionary. Each application is considered on its merits and an offer is dependent on the amount of money available from EDDC in any one year and on a number of factors used to assess your application. The total amount of funding requested usually exceeds the amount available and so even sound projects will sometimes have to be turned down. The shortfall is the difference between your total costs and your total match funding including the grant requested from EDDC. You have to make clear how you will be addressing this difference. The same applies for funding which has not yet been approved. This grant scheme will only fund applications with the vast majority of their match funding in place and prefer to fund schemes with all their other funding in place.</p>

E - Your Finances

Please enclose a copy of your latest annual accounts. We encourage community buildings to follow good practice and generate reserves to meet the costs of unforeseen costs and emergencies. If you are holding significant reserves which are not allocated for specific purposes please explain why you are not contributing more to this project. If you are in deficit please explain how you are addressing this and the longer term sustainability of your community building.

F - East Devon District Councillor comments

Please ensure you include comments about your project from your East Devon District Ward Councillor(s). If you don't know who your EDDC Councillor is you can find out online here: www.eastdevon.gov.uk/council-and-democracy/who-is-my-councillor/

G - Application Checklist

Essential Documents- Please ensure that the essential documents listed are enclosed with the application. If these documents are not received by the deadline, your application will not be assessed.

Optional Documents- These are a number of items which are optional for inclusion. Only enclose additional documents if they support or provide evidence for your application.

For more information

Jamie Buckley, Engagement and Funding Officer, East Devon District Council, Knowle, Station Road, SIDMOUTH, EX10 8HL

Email: jbuckley@eastdevon.gov.uk

Telephone: 01395 517569

FORM 1: FIRST STAGE ELIGIBILITY CHECK

Name of Group: Kilmington Village Hall

Application Eligibility		
Criteria	Yes	No
Is the application form <i>complete</i> ?	X	
Is the form <i>signed</i> ?	X	
Group Eligibility		
Criteria	Yes	No
Is the group a registered charity and standard Village Hall?	X	
Is there a copy of the group's governing document? E.g. trust deed, mem & arts, constitution.	X	
Is there a long-term lease (i.e., 28 yrs or more from time of application) or is the land free-hold?	X	
Is there a copy of the most recent annual accounts?	X	
Is there less than one year's running costs in reserve?	X	
Project Eligibility		
Is it an admissible type of project?	X	
Are there drawings or builders specifications, if applicable?	X	
Is the proposal not solely for land purchase?	X	
Have the works not yet started? NB: earlier phases and professional fees are admissible.	X	
Is it for capital works only?	X	
Will there be likely spend in 12 months from time of approval?	X	
Costs Eligibility		
Are there 3 quotes or a 'bill of quantities'?	X	
Is the grant requested no larger than £5,000?	X	
Is the overall project no larger than £750,000?	X	
a. Is the grant requested no larger than 1/3 of the overall project costs?	X	
b. Is there 1/3 of the funds from the group? NB. This is flexible, as long as the whole 2/3 is not from sole, large source e.g. lottery	X	
Do funding gained and cost of project match?		X

ASSESSOR Comments:
 There is a £122.33 shortfall, which they state will be gained by extra fundraising.

FORM 2: PRIORITY ASSESSMENT

Minimum score for each = 0, Maximum score for each = 5

	ITEM	Max. Score	Score Given
1	To what extent is the hall, itself, needed by the local community?	5	5
Comments: The hall is booked 80% of the time. There are no other community buildings in the parish. They have regular bookings from a wide variety of groups.			
2	To what extent are the works needed?	5	5
Comments: There is severe rotting at the windowsill level of the wooden supports carrying the roof structure.			
3	To what extent has the project been developed with community support?	5	5
Comments: The works are necessary for important health and safety reasons, before there is a serious structural failure to the roof.			
4	How well is the project planned (including works, advice and disability access)?	5	4
Comments: The project has been well planned. Have three quotations.			
5	How realistic is the funding package?	5	5
Comments: They have all the other funds in place. Parish Council contribution is confirmed as is hall contribution.			
Total Score:		25	24

ASSESSOR Comments:

Is the only hall in the village, is well used, works are necessary for health and safety reasons.

FORM 3: SUMMARY SHEET FOR COMMITTEE

Name of Hall:

Kilmington Village Hall

The hall is well used by various user groups. It is the only hall in the village and is regularly used. The project is to replace the roof supports and the windows, which are severely rotting. If they continue to rot it would cause serious issues with the roof.

Total Project Cost:

£13,683.50

Award Requested

£4,561.17

Recommendation

£

Funding Package:

Unconfirmed Funds:

£0

Shortfall:

£122.33

<u>Funds Applied For or Raised</u>	<u>Amount</u>	<u>In hand? Yes, No, or Unsuccessful</u>
Parish Council	£5,000	Yes
Hall contribution	£3,000	Yes
Grant:		
Axe Vale Festival Fund	£1,000	Yes
Total (if we give our grant)	£	9,000

Priority Scoring:

ITEM	SCORE (0-5)
1. Need for Hall	5
2. Need for proposed works	5
3. Local support	5
4. Planning of project	4
5. Funding package	5
TOTAL SCORE:	24

Assessment Summary:

East Devon District Council Community Building Fund Application Form 2018

Please read the guidance notes thoroughly before completing the application form.

IMPORTANT- If your application is incomplete by the deadline, it will not be assessed and will be returned to you.

Data Protection

Any personal information which you provide will be held and used by East Devon District Council for the purpose of your grant application. Your information will be held temporarily by SNAP Surveys Ltd who provide the software used for the application. Your information may also be shared within East Devon District Council for the purposes of carrying out our lawful functions. Otherwise your personal information will not be disclosed to anybody outside East Devon District Council without your permission, unless there is a lawful reason to do so, for example disclosure is necessary for crime prevention or detection purposes. Your information will be held securely and will not be retained for any longer than is necessary. There are a number of rights available to you in relation to our use of your personal information, depending on the reason for processing.

Further detail about our use of your personal information can be found in the relevant Privacy Notices which can be accessed online: <http://eastdevon.gov.uk/privacy>

SNAP Surveys Ltd Privacy Policy: <https://www.snapsurveys.com/survey-software/privacy-policy-uk>

Eligibility checklist

1 Please answer the following questions. If you answer 'No' to any of them your project isn't eligible for this funding.

	Yes	No	Does not apply
Does your total project cost between £4,500 and £750,000?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your application to us for between £1,500 and £5,000?	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have all of your match funding from other sources in place?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your community building or community shop in an area not covered by a town council?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your community building or community shop in East Devon?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
If the application is for a community building, is it used by a minimum of three separate and distinct user groups?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have permission from all the relevant organisations and people to carry out the project?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your project a capital project for non-removable items (not to help with running costs, routine repair or maintenance nor removable items such as chairs and crockery)? Please refer to guidance.	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>

2 Have you been awarded funding through our Community Buildings Grants scheme in the last two years?

- Yes - if yes, you aren't eligible for this funding
 No

A - Your contact details

3 Name of your community building:

Kilmington Village Hall

4 What Parish is your community building in?

Community buildings in Town Council areas are not eligible.

Kilmington

The contact details below will be removed before the application is made public as part of the agenda and minutes of the decision making meeting. Please see section F and the start of the questionnaire for further information.

5 Main contacts name, position on the Committee, and address (including postcode):

Treasurer

6 Main contacts phone number:

7 Main contacts e-mail (IN BLOCK CAPITALS):

B - The legal status and management of your community building

8 Are you a registered charity?

- Yes
 No - please move onto question 9

If yes, what is your number?

291939

9 Is your governing document a....

- Trust Deed
 Conveyance
 Lease
 Charity Commission Scheme
 Other - please write in below:

10 In whom is the property vested? E.g. who are the holding/ custodian trustees?

- Named trustees
 Parish Council
 Official Custodian for Charities

11 Is your community building:

- Freehold
 Leasehold - please tell us how many years remain on the lease:

12 Are there any restrictive covenants in your governing document?

- Yes
 No - please move onto question 13

If yes, please specify:

C - About your project

13 Are there any other community buildings in the parish? If so, please tell us what they are and explain why the community building you are applying on behalf of is needed as well as the others.

There are no other Community Buildings in our parish. Our Village Hall is available to the whole of our community for group or private bookings. The nearest other village halls are in Dalwood, Musbury and Whitford.

14 Please explain how regularly is your community building used and who uses it?

Our hall is booked on average 80% of the available time, and is used by people of all ages from our parish and surrounding areas. We have regular bookings from our Pre School Group, Primary School, Badminton, Table Tennis, Short Mat Bowls, Country Dance and Sequence Dance groups meet regularly, as does the Gardening Club and St Giles Church, we have Moviola Cinema monthly, and also Amateur Dramatics performances, plus private functions, wedding receptions and parties.

15 What is your project?

Please check the rules to make sure your project is eligible. In particular we can't fund routine maintenance and repair costs.

In 2015 a qualified structural engineer carried out a survey of the high level windows of Kilmington Village Hall, the survey revealed severe rotting at the windowsill level of the wooden support posts carrying the roof structure. The Committee Room section of the high level windows, support posts and external cladding were all renewed in 2016, with the assistance of the generous grant from EDDC. It is now necessary to replace all the remaining posts, which are showing signs of decay, the old wooden framed single glazed windows, which are now deteriorating, have to be removed to replace the posts, we would replace the windows with modern up to date UPVC double glazed units matching the previous installation, and clad the external woodwork with UPVC which would protect, waterproof, weatherproof, and eliminate the cost of painting in future. We would also replace the two wooden single glazed lower windows in the main hall, which are ill fitting and draughty, with UPVC double glazed units to match the upper level. While the high scaffolding is in place, we would complete the installation of fitting eaves protectors to the remaining 15mtrs of the roof on the north side of the building. This would protect further deterioration of the roof rafters from wet weather where the roof felt has decayed over the years. We are proposing to carry out this work in August 2019 over a period of 2-3weeks when the hall bookings are at a minimum. This work would greatly improve the energy efficiency and sustainability of the Hall for many years to come.

16 Why do you want to carry out this project, why is it needed and what difference will it make?

By completing this project we will be ensuring that the remaining 35year old decaying timber roof support posts are all replaced before there is serious structural failure to the roof on the north side of the Hall. Replacing the support posts, and replacing the old wooden framed single glazed windows, both on the upper and lower level, with UPVC double glazed units will greatly increase the energy efficiency of the Hall, and the installation of UPVC cladding on the external woodwork will also eliminate the cost of decoration in future. Carrying out this work will ensure that the Hall is a safe venue for our whole community to enjoy their varied activities for many years to come.

17 How do you know this work is needed? Who and how have you consulted?

In 2015 we consulted a building surveyor, and a structural engineer, both have conducted a thorough inspection of the property. The structural engineer's report has strongly advised that the proposed major work is carried out. Our Parish Council is fully supportive for us to complete this work, and will contribute towards the cost.

The survey we had in 2015 checked the structure of the whole of the upper window level of our Hall but we could only afford to carry out the Committee Room area at that time. This project would complete the renovation of the whole of the upper level of the building securing the safety of the roof above the windows for the foreseeable future.

18 Has planning approval been given?

- Yes- Planning application reference: _____
- Not required
- No- If no, why not:
Because this is not new building work just renovation.

19 Has building regulation approval been given?

- Yes
- Not required
- No- If no, why not:
Because this is renovation work.

20 When do you intend to start this project and how long is work likely to take?

August 2019 over a period of 2 - 3 weeks

D - Project costs and match funding

21 Can you claim the VAT back on any of your project costs?

Yes - please apply for the costs without including the VAT you can claim back

No - please apply for the project costs inclusive of VAT

22 Project costs (£)

Purchase of land

Purchase of building

Construction work

Adaptation/ repair work

£12,683.50

Fixtures and fittings

Car park

Other (please specify below)

Professional Architect Fees

Professional Surveyor Fees Free of charge

Professional Solicitor Fees

Disability access audit

Safety planning supervisor

Planning application/ Building Regulations

VAT inclusive

Inflation/ contingency 1000.00

Total Cost

£13,683.50

We would like to accept the quotation from Hounsell & Harding of £12,683.50 as they carried out the previous work in 2016, and we were extremely pleased with the efficient and professional way in which they completed the project.

Please adapt the costs for Q22 & Q23.

Please send us copies of quotations for the project, we would expect quotations from a minimum of three companies. If you don't send quotations you won't be eligible for the funding.

23 Match Funding (£)

We do prefer to be final funder, please make sure you have at least the vast majority of your funding in place before applying

Grant you are requesting from EDDC **£4,561.17**

Your contribution 3000.00

Grant from Parish Council- is this confirmed? 5000.00

Yes up to £5000.00

Other (please specify below and send evidence where possible) 1000.00

Axe Vale Festival fund

Total **£13,561.17**

Shortfall **£122.33**

We would need to meet the difference with extra fundraising over and above that which we regularly do.

E - Your finances

Please send your most recent set of approved annual accounts to us

F - East Devon District Councillor comments

24 Please ask your East Devon District Council Ward Member(s) for their comments on your project and write their name(s) and comment(s) in below:

If you don't know who your EDDC Councillor is you can find out online here: www.eastdevon.gov.uk/council-and-democracy/who-is-my-councillor/

Dear Pauline I am in full support of the renovation of Kilmington Village Hall. I know this community building well and it is a real hub within the village and used regularly by many clubs and societies; the hall is comparatively modern compared to many village halls, although I can see without foresight it will soon fall into disrepair and become a liability. The renovation work proposed will help maintain the general fabric of the building and I look forward to seeing the works all completed, enabling the village hall to carry on with successfully fulfilling its role in the community as a meeting place. Regards Iain Chubb Newbridges Ward Member Transformation Portfolio Holder Phone 01297 35468 Mobile 07932 45 95 95 • Think before you print to save energy and paper East Devon On The Jurassic Coast World Heritage Site The Jurassic Coast UNESCO World Heritage Site is England's first natural World Heritage Site - It covers 95 miles of truly stunning coastline from East Devon to Dorset, with rocks recording 185 million years of the Earth's history.

Section F- Checklist

25 Please check that you have included / sent the following with your application:

- Copy of governing document
- Details of offers / grants from any other funder / organisation
- A minimum of 3 quotes for total project costs
- Copy of most recent set of approved annual accounts

Optional documents to send us:

- Photographs, specifications and drawings
- Extract from your Parish Plan
- Evidence from consultation e.g. letters of support from users
- Other

Please send all accompanying information by post or by e-mail to us:

Post: Jamie Buckley, Engagement and Funding Officer, East Devon District Council, Knowle, Station Road, Sidmouth, EX10 8HL

E-mail: jbuckley@eastdevon.gov.uk

26 Please click in the box below to indicate that you have understood that East Devon District Council is subject to Freedom of Information legislation. Unless your information is classed as confidential or protected under data protection legislation and policies it will be made public. This will be in the form of the agenda and minutes of the decision making meeting and to fit in with any other Freedom of Information requests. If any information you have given is exempt from disclosure under the Freedom of Information Act, it may be redacted before the remainder is published.

Find out more here: <http://eastdevon.gov.uk/access-to-information/freedom-of-information/>

If you don't tick this box your application can't go forward.



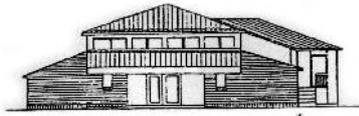
27 Signature of applicant:

Mrs Pauline Horwood

28 Date:

4th December 2018

Please complete this application form in full and click on the 'submit' button below to send your answers to us



Kilmington Village Hall

**WHITFORD ROAD
KILMINGTON
DEVON EX13 7RF**

EDDC COMMUNITY BUILDING FUND

Please find estimates from the following building companies

- 1 E J Dayment Construction Ltd
- 2 Hounsell & Harding Ltd
- 3 H M Construction



QUOTE

Quote: 01
 Date: 17th August 2018
 Page: 1

[Redacted] Treasurer, Kilmington Village Hall [Redacted]

£

Re: Remedial Work at Kilmington Village Hall

Health and Safety

Provide health and safety planning as required by the construction industry and complete risk assessments, work schedules and method statements as required.

Windows

- Remove existing upper posts and replace with sapele hard wood posts and stain to match rosewood colour.
- Remove 5 timber windows to skip.
- Supply and install 5 new upvc rosewood colour windows.
- Supply and clad existing timber with rosewood cladding to match windows.
- Replace lead work where required and make good.
- Supply and install new upvc internal window cills.
- Fit new eaves protectors to the remaining length of the upper roof.
- Replace 2 new single windows in the main hall to match the upper windows using the existing wooden cills.

Materials and labour
 1 skip hire

13,342.00
 199.00

Nett Total	13,541.00
VAT @ 20%	2,708.20
TOTAL	<u>16,249.20</u>

VAT No: 441 115 105



HOUNSELL & HARDING Ltd

General Building Maintenance & Repairs

The Workshop
Helliers Road
Chard

Somerset TA20 1LL

Mobile: 07721 834844 or 07977 486843

Email: hounsell.harding@gmail.com

Web: www.hounsellandharding.co.uk

Kilminster Village Hall
Whitford road
Kilminster
EX13 7RF

24/06/2018

Quotation

Erect scaffold inside and over lean to roof outside
Remove all windows and softwood posts, supporting as necessary
Supply 10mm steel plates under posts
Supply new hardwood posts
Fit new lead flashings
Fit rosewood UPVC windows all with safety glass and to
Be opened using a pole.
Clad all external timber with rosewood UPVC to match windows
Replace 2no ground floor windows with rosewood UPVC windows
Fit eaves protectors to roof

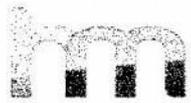
Windows £6,310.00

Scaffold, Structural work, flashings and eaves protectors £4,263.75

Total £10,573.75 excluding Vat

VAT £2114.75

TOTAL £12688.50



CONSTRUCTION



Date: 28/08/2018

To: [Redacted]

[Redacted]

[Redacted] kilmington villiage hall 668 Lee Mussey 30 Days

[Redacted]

Works to kilmington villiage hall as discussed on site meeting

1.00	no	Labour	2,500.00	2,500.00
1.00	no	Materials	4,270.00	4,270.00
1.00	no	Scaffold provisional sum	1,200.00	1,200.00
			Subtotal	7,970.00
			VAT @ 20%	1,594.00
			Total	9,564.00

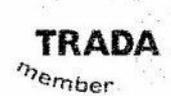
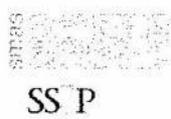
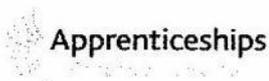
Please make cheques payable to: H&M Carpentry Ltd or to pay via bacs please use sort code: 401738 and account no. 51266608

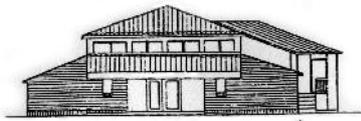
Thank you for your business!

H&M Carpentry Ltd trading as HM Construction

Company register in England no. 7363419 - Company UTR no. 1272324689 - Company VAT no. 115 8064 28

[Redacted]





Kilmingon Village Hall

**WHITFORD ROAD
KILMINGTON
DEVON EX13 7RF**

EDDC Community Building Fund.

Please find the following funding confirmations from

- 1 Axe Vale Show
- 2 Kilmingon Parish Council

From: [REDACTED]
Sent date: 26/11/2018 - 18:23
To: [REDACTED]
Subject: Axe Vale Show grant

Dear [REDACTED]
Just to confirm that Axe Vale Show has awarded Kilmington Village Hall a grant of £1,000 for upgrading the Hall windows.
This will be paid in December 2018.
[REDACTED]
Chair Grant sub committee.
[REDACTED]

KILMINGTON PARISH COUNCIL

Clerk: Miss Hilary Kirkcaldie,

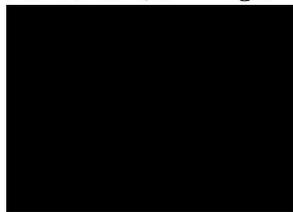


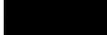
Tel. 01297 33462

Email: kilmingtonpc@btconnect.com



Chairman, Kilmington Village Hall,



Dear 

PROPOSED WORKS AT KILMINGTON VILLAGE HALL

Thank you for your letter of 31st August 2018 with accompanying details of the proposed works. This matter was discussed at the September and November meetings of the Parish Council and I am pleased to be able to let you know that the Parish Council has agreed to fund the cost of the actual window units themselves, as was done in the first phase of works.

Obviously, the exact amount will depend on which of the three quotes you accept and the price that that contractor specifies for the units.

As you know, the Parish Council recognises the value of the Village Hall as a facility and community focus for residents of all ages and is fully supportive of all that your Committee does to ensure that it is kept in good order.

Yours sincerely,



PARISH CLERK

Kilminster Village Hall
Whitford Road
Kilminster
Devon EX13 7RF

Dear Miss Buckley,

On behalf of the Kilminster Village Hall Management Committee I have submitted an online application for an EDDC Community Fund Grant.

I have now attached the various documents to complete the application.

- 1 Kilminster Village Hall Title Deed.
- 2 Kilminster Village Hall confirmation of funding from any other funder/organization.
- 3 Quotations for the project costs from 3 separate building companies.
- 4 Copy of our most recent set of approved annual accounts.

Your consideration of this vital project would enable us to complete work we began in 2016

and ensure the future of our Hall for our community.

Yours sincerely,



Treasurer



Dated

1st April

1985

The Exeter Diocesan Board of Finance Ltd.

-and-

Kilminster Parochial Church Council

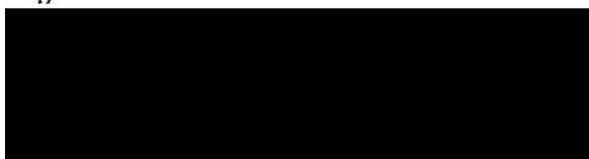
-to-

The Parish Council of Kilminster

CONVEYANCE

of Number 4100 on the National Grid Plan
(formerly Number 297 on the Ordnance Survey Map)
for the Parish of Kilminster in the County of Devon

Certified copy of deed.



Chairman Kilminster Village Hall Committee

EVIDENCE OF SIGNATURE AS IT IS ON THE 1ST PAGE
IS ACCEPTABLE AS PER THE V. DOCUMENT

19. APR. 1985

FINANCE ACT 1931



CONVEYANCE AND TRUST DEED is made the *first*
 day of *April* One thousand nine hundred and
 eighty five BETWEEN THE EXETER DIOCESAN BOARD OF FINANCE LIMITED
 having its registered office at Exeter Diocesan House Palace
 Gate Exeter Devon (hereinafter called "the Authority") of the
 first part THE PAROCHIAL CHURCH COUNCIL OF THE PARISH OF
KILMINGTON in the Diocese of Exeter (hereinafter called "the
 Church Council") of the second part and THE PARISH COUNCIL OF
KILMINGTON in the County of Devon (hereinafter called "the Parish
 Council" which expression shall where the context so admits
 include the Council's successors in title) of the third part

W H E R E A S:-

- (1) The Authority is the Diocesan Authority for the said Diocese for the purposes of the Parochial Church Councils (Powers) Measure 1956 (hereinafter called "the said Measure").
- (2) By a Deed of Appointment dated the 20th day of July One thousand nine hundred and seventy nine and made between John Dare and Elijah Robert Wakeley (therein called "the Appointors") of the first part The Church Council of the second part and the Authority of the third part (expressed to be supplemental to a Conveyance dated the 14th day of May One thousand nine hundred and forty two whereby the property hereinafter described and expressed to be hereby conveyed was conveyed (inter alia) to the Appointors and other the original Trustees in fee simple as therein first recited) the Appointors in exercise of the power conferred upon them by the Trustee Act 1925 and of every other power enabling them appointed the Authority to be Trustee of the said Conveyance dated the 14th day of May 1942 in place of the

NOW THIS DEED WITNESSETH as follows:-

1. The Parish Council is the Trustee of the Kilmington Village Hall (hereinafter called "the Charity")
2. In pursuance of the said agreement and in consideration of the sum of Five thousand pounds (£5,000.00) now paid by the Parish Council to the Authority (the receipt whereof the Authority hereby acknowledges) the Authority as Trustee hereby conveys and the Church Council as Trustees with the consent of the Authority convey and confirm unto the Parish Council ALL THAT piece or parcel of land situate at Kilmington in the County of Devon forming part of Ordnance Survey Number 4100 on the National Grid Plan SY2798 (formerly part Number 297 on the Ordnance Survey Map) of the said Parish as the same is for the purpose of identification only delineated on the plan annexed hereto and thereon edged red TOGETHER WITH (a) a right at all times and for all purposes connected with the use and enjoyment of the property hereby conveyed with or without vehicles to pass and repass over the strip of land coloured brown on the said plan and (b) the right to lay construct and maintain and use sewers drains gutters channels water gas and other pipes electric telegraphic telephone and other wires and cables and appliances (with necessary inspection chambers) through under or upon the land edged green and coloured brown on the said plan or any part thereof and the right for the Parish Council and their surveyors agents and workmen from time to time and at all reasonable times with materials and tools to enter upon the said land edged green and coloured brown to carry out the works aforesaid and also for the purpose of having access to the valves cleaning repairing and replacing and renewing the said pipes drains wires cables and appliances making good to the reasonable satisfaction of the

Church Council all damage done by reason of the carrying out of any such works EXCEPT AND RESERVING to the Authority and the Church Council for the benefit of the remainder of their property known as Church Orchard or any part thereof and to their tenants servants licensees and all other persons entitled thereto:-

(i) Full right and liberty at all times and for all purposes with or without vehicles and animals to pass and repass over the land hatched brown on the said plan

(ii) The right within eighty years from the date hereof (which shall be the perpetuity period applicable thereto) to lay construct and maintain and use sewers drains gutters channels water gas and other pipes electric telegraphic telephone and other wires and cables and appliances (with necessary inspection chambers) through under or upon the land hereby conveyed or any part thereof or (subject to consent of the Competent Authorities if necessary) to connect into services laid therein by the Parish Council and their successors in title and the right for the Authority and the Church Council and their surveyors agents and workmen from time to time and at all reasonable times with materials and tools to enter upon the land hereby conveyed to carry out the works aforesaid and also for the purpose of having access to the valves cleaning repairing replacing and renewing the said pipes drains wires cables and appliances and making good to the reasonable satisfaction of the Parish Council all damage done to the said land by reason of the carrying out of any such works

TO HOLD the same unto the Parish Council in fee simple upon the trusts and SUBJECT TO the powers and provisions set out in the First Schedule hereto

3. For the benefit and protection of the adjoining and neighbouring lands of the Authority and the Church Council and the Vicarage adjoining the property hereby conveyed and each and every part of such properties the Parish Council hereby covenant with the Authority and as a separate covenant with the Church Council as follows:-

(i) Not to use or suffer or permit to be used the land hereby conveyed or any part thereof or any building to be erected thereon or any part thereof otherwise than as a Village Hall

(ii) Not to cause suffer or permit any nuisance annoyance or disturbance to the Incumbent or other owners or occupiers for the time being of the said Vicarage or the Authority or the Church Council or their successors in title to the adjoining land of the Authority and of the Church Council PROVIDED ALWAYS that this Clause shall not be construed so as to prejudice the use of the building to be erected on the land hereby conveyed as a Village Hall for the Parishioners of Kilmington aforesaid so long as no excessive noise or disturbance is caused

4. IT IS HEREBY AGREED AND DECLARED between the parties hereto that if the Hall to be erected on the property hereby conveyed is not erected within Five years from the date hereof the Parish Council will reconvey the same to the Authority for an estate in fee simple subject only to the covenants set out in Clause 3 hereof above but otherwise free from encumbrances and for the same consideration as herein mentioned and each party shall pay its own costs of that transaction and The Law Society's General Conditions of Sale (1984 Revision) shall apply to such resale and the Parish Council shall deduce title commencing with these

Council to production of the Deeds and documents specified in the Second Schedule hereto and to delivery of copies thereof

6. IT IS HEREBY CERTIFIED that the transaction hereby effected does not form part of a larger transaction or of a series of transactions in respect of which the amount or value or the aggregate amount or value of the consideration exceeds Thirty thousand pounds (£30,000)

IN WITNESS whereof the Authority has caused its Common Seal to be hereunto affixed and the Chairman Presiding and Two other Members of the Church Council present at a Meeting of the Church Council held on the *twelfth* day of *February*

One thousand nine hundred and eighty five at which a Resolution was passed authorising the execution of this Conveyance have on behalf of the Church Council hereunto set their respective hands and seals and Two Members of the Parish Council have pursuant to a Resolution of the Council passed on the *nineteenth* day of *February* One thousand nine hundred and eighty five hereunto set their hands and seals the day and year first before written

FIRST SCHEDULE

VILLAGE HALL TRUSTS

Paragraph 1 (1) The property hereby conveyed (hereinafter called "the Trust Property") shall be held upon trust for the purposes of a Village Hall for the use of the inhabitants of the Parish of Kilmington in the County of Devon (hereinafter called "the area of benefit") without distinction of political, religious or other opinions, including use for meetings, lectures and classes, and for other forms of recreation and leisure time occupation, with the object of improving conditions of life for the said inhabitants

ADMINISTRATION BY COMMITTEE

(2) The Charity shall be administered in conformity with the provisions of this Deed by the Committee of Management hereinafter constituted (and hereinafter called "the Committee") who shall be the Charity Trustees of the Charity within the

meaning of Section 46 of the Charities Act 1960

PROVIDED THAT until the end of the first Annual General Meeting to be held after the date of this Deed the Charity shall be administered in accordance with the provisions of this Deed by the following persons:-

Bertram Henry Cudmore (Chairman)	Yvonne Joy Hurford
John Bryan Challis (Secretary)	Ann Hilda Marsh
Gordon Alwyn Dendle (Treasurer)	Philip Mascall
Bruce Beckingsale	Barbara Gillian Hogford
Revd David John Reading Moseley	Dr. Robert Edwin Bowers
Alec Broom	Pansy Angela Overton
Laura Kathleen Broom	Henry Robert Pape
Diana Mary Church	Gillian Margaret Perkins
James Douglas Dell	Alan Leslie Seward
John Richard Hill	Olive Mary Seward
Dr. Simon Richard Hodges	Bryan James Webb

CUSTODIAN TRUSTEE

Paragraph 2 The Parish Council of Kilmington shall be Custodian Trustee of the Charity and the provisions of sub-section (2) of Section 4 of the Public Trustee Act 1906 shall apply to the said Council and to the Committee respectively in like manner as they apply to the Public Trustee and Managing Trustees

COMMITTEE OF MANAGEMENT

Paragraph 3 (1) Except as hereinafter in this paragraph provided the Committee shall consist of Six Elected Members Seventeen Representative Members and may include not more than Four Co-opted Members

(2) The Elected Members (other than those appointed under sub-paragraph (8) of this paragraph to fill casual vacancies) shall be elected at the Annual General Meeting to be held as in this Deed provided

(3) One Representative Member shall be appointed by each of the following organisations:-

Kilmington Baptist Church	
Kilmington Pre-School Play Group	Kilmington Players
Kilmington Branch Royal British Legion	Kilmington Parish Council
Kilmington Parochial Church Council	1st Kilmington Brownies
Kilmington Produce Association	Kilmington Cricket Club
Kilmington Women's Institute	St. Giles Junior Church
1st Kilmington Girl Guides	Kilmington Football Club
Kilmington Mother and Toddler Group	Kilmington Senior Circle
Kilmington Tennis and Putting Club	Kilmington Bowling Club

A Representative Member shall ordinarily be appointed not more than one month before the Annual General Meeting: provided that an organisation which fails to appoint a Representative Member before such a Meeting shall make the appointment as soon as practicable thereafter Each organisation shall notify the Secretary of the Committee the name of its Representative

(4) Co-opted Members shall be appointed at a duly constituted Meeting of the Committee

(5) Subject to the provisions of sub-paragraphs (6) and (8) of this paragraph the period of office of Members shall commence:-

(a) In the case of Elected Members, at the end of the Annual General Meeting at which they were elected;

(b) In the case of Representative Members appointed before the Annual General Meeting in any year, at the end of that Meeting or, in the case of a Representative Member appointed after such Annual General Meeting, or to fill a casual vacancy, on the day on which notification of his appointment is received by the Secretary;

(c) In the case of Co-opted Members, from the date of their co-option

(6) All Members of the Committee shall retire from office together at the end of the Annual General Meeting next after the date on which they came into office but they may be re-elected or re-appointed

(7) In the event of any application for representation on the Committee being received from any existing or newly-formed organisation operating in the area of benefit the Committee may, upon a Resolution supported at a duly constituted Meeting of the Committee by the votes of a majority of not less than two-thirds of all the Members of the Committee, allow such organisation to appoint a Representative Member of the Committee in the same manner as if such organisation had been named in sub-paragraph (3) of this paragraph. A minute of the relevant Resolution, authenticated by the Chairman and the Secretary, should be (a) placed with the Title Deeds and (b) kept with the Committee's working papers

(8) Upon the occurrence of a casual vacancy the Committee shall cause a note thereof to be entered in their Minute Book at their next Meeting and, if in the office of Representative Member, it shall be notified as soon as possible to the proper appointing organisation. A casual vacancy in the office of Elected Member may be filled by the Committee and the period of office of an Elected Member elected to fill a casual vacancy shall commence at the end of the Meeting of the Committee at which he was so elected

(9) The constitution of the Committee as hereinbefore provided may, on the application of the Committee, be altered from time to time by order of the Charity Commissioners

FAILURE TO APPOINT

Paragraph 4 The proceedings of the Committee shall not be invalidated by any failure to appoint or any defect in the appointment election or qualification of any Member

DECLARATION OF MEMBERS

Paragraph 5 No person shall be entitled to act as a Member of the Committee, whether on a first or on any subsequent entry into

office, until after signing in the Minute Book of the Committee a declaration of acceptance and of willingness to act in the trusts of this Deed

MEMBERS NOT TO BE PERSONALLY INTERESTED IN THE CHARITY

Paragraph 6 Except in special circumstances, with the approval in writing of the Charity Commissioners, no Member of the Committee shall take or hold any interest in any property belonging to the Charity, otherwise than as a Trustee for the purposes thereof, or receive any remuneration, or be interested in the supply of work or goods, at the cost of the Charity

DETERMINATION OF MEMBERSHIP

Paragraph 7 Any Member who is adjudged bankrupt, or who makes a composition or arrangement with his creditors, or who is incapacitated from acting, or who communicates in writing to the Committee a wish to resign, shall thereupon cease to be a Member

MEETINGS OF THE COMMITTEE

Paragraph 8 The Committee shall hold at least Two Ordinary Meetings in each year. A Special Meeting may be summoned at any time by the Chairman or any Two Members upon Seven clear days' notice being given to all the other Members of the matters to be discussed

CHAIRMAN AND VICE-CHAIRMAN OF THE COMMITTEE

Paragraph 9 The Committee, at their first Meeting in each year after the Annual General Meeting, shall elect one of their number to be Chairman of their Meetings and may elect one of their number to be Vice-Chairman. The Chairman and Vice-Chairman shall continue in office until their respective successors are elected

If the Chairman is absent from any Meeting, the Vice-Chairman (if any) shall preside; otherwise the Members present shall, before any other business is transacted, choose one of their number to preside at that Meeting

VOTING IN COMMITTEE

Paragraph 10 Every matter shall (except as in this Deed provided) be determined by the majority of the Members of the Committee present and voting on the question. In case of equality of votes the Chairman of the Meeting shall have a second or casting vote

ANNUAL GENERAL MEETING

Paragraph 11 (1) There shall be an Annual General Meeting in connection with the Charity which shall be held in the month of _____ in each year or as soon as practicable thereafter

(2) All inhabitants of the area of benefit of Eighteen years of age and upwards shall be entitled to attend and vote at the

Annual General Meeting

(3) The first Annual General Meeting after the date of this Deed shall be convened by the persons named in paragraph 1(2) hereof and subsequent Annual General Meetings by the Committee. Public notice of every Annual General Meeting shall be given in the area of benefit at least Fourteen days before the date thereof by affixing a notice to some conspicuous parts of the Trust property or other conspicuous place in the area of benefit and by such other means as the conveners think fit.

(4) The persons who are present at the first Annual General Meeting after the date of this Deed shall, before any other business is transacted, appoint a Chairman of the Meeting. The Chairman of subsequent Annual General Meetings shall be the Chairman for the time being of the Committee. In his absence the Vice-Chairman (if any) shall take the chair but, if neither is present, the persons present shall, before any other business is transacted, appoint a Chairman of the Meeting. In case of equality of votes the Chairman of the Meeting shall have a second or casting vote.

(5) The Committee shall present to each Annual General Meeting the Report and Accounts of the Charity for the preceding year.

REPAIRS AND INSURANCE

Paragraph 12 The Committee shall cause all the buildings and other property of the Charity at all times to be kept in repair and sufficiently insured against all insurable risks including fire, theft and public liability and shall whenever necessary procure (and act upon) a professional valuation for insurance purposes of the said buildings and property of the Charity.

APPLICATION OF INCOME

Paragraph 13 After satisfying its obligations under paragraph 12 hereof the Committee shall as and when it thinks fit apply the net yearly income for the purposes of the Charity.

SURPLUS CASH

Paragraph 14 Any sum of cash at any time belonging to the Charity and not needed as a balance for working purposes shall (unless otherwise directed by the Charity Commissioners) be invested.

FURTHER ENDOWMENTS

Paragraph 15 The Committee may receive any additional donations or endowments for the general purposes of the Charity and it may also accept donations or endowments for any special objects connected with the Charity not inconsistent with the provisions of this Deed.

MINUTES AND ACCOUNTS

Paragraph 16 The Committee shall provide and keep a Minute Book.

and Books of Account All proper statements of account in relation to the Charity shall in each year be prepared as prescribed by Section 32 of the Charities Act 1960 and copies thereof shall be sent to the Parish Council of Kilmington

MORTGAGES AND CHARGES

Paragraph 17 The Committee may with the consent of the Charity Commissioners from time to time by Mortgage or otherwise obtain such advances on the security of the Trust Property or any part thereof as may be required for maintaining extending or improving the same or any part thereof or erecting any building thereon or for the work carried on therein and may continue or may repay in whole or in part and from time to time any existing Mortgage or Charge on the Trust Property

LETTING OR SALE

Paragraph 18 Subject to the provisions of clause 4 of the Conveyance to the Parish Council if the Committee decides at any time that on the ground of expense or otherwise it is necessary or advisable to discontinue the use of the Trust Property in whole or in part for the purposes stated in paragraph 1 it shall call a meeting of the inhabitants of the age of Eighteen years and upwards of the area of benefit of which meeting not less than Fourteen days' notice (stating the terms of the Resolution that will be proposed thereat) shall be posted in a conspicuous place or places on the Trust Property and advertised in a newspaper circulating in the area of benefit and if such decision shall be confirmed by three-quarters of such inhabitants present and voting at such Meeting the Committee may with the consent of the Charity Commissioners let or sell the Trust Property or any part thereof All monies arising from such letting or sale (after satisfaction of any liabilities properly payable thereout) shall with such consent as aforesaid be applied either in the purchase of other property approved by the Committee and to be held upon the trusts for the purposes and subject to the provisions hereinbefore set forth (including this power) or as near thereto as circumstances shall permit or towards such other charitable purposes or objects for the benefit of the inhabitants of the area of benefit as may be approved by the Charity Commissioners and meanwhile such monies shall be invested and any income arising therefrom shall either be accumulated (for such time as may be allowed by law) by investing the same and the resulting income thereof in like manner as an addition to and to be applied as the capital of such investments or shall be used in furthering the purposes specified in this Deed

RULES

Paragraph 19 Within the limits prescribed by this Deed the Committee may from time to time make and alter rules for the management of the Charity and in particular with reference to:-

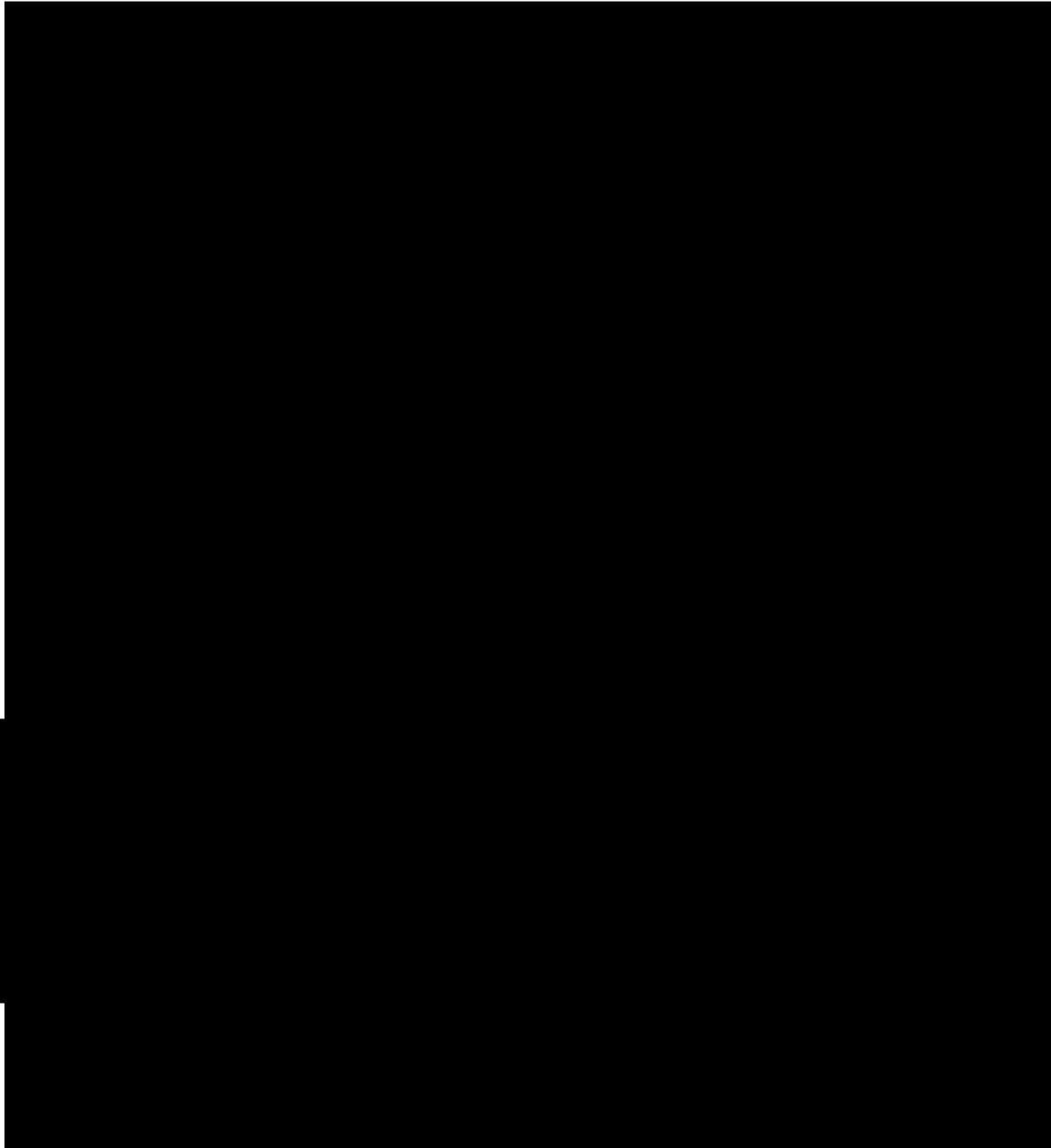
- (a) The terms and conditions upon which the Trust Property may be used by persons or bodies other than the Committee for the purposes specified in this Deed and the sum (if any) to be paid for such use;
- (b) The deposit of money at a proper Bank and the safe

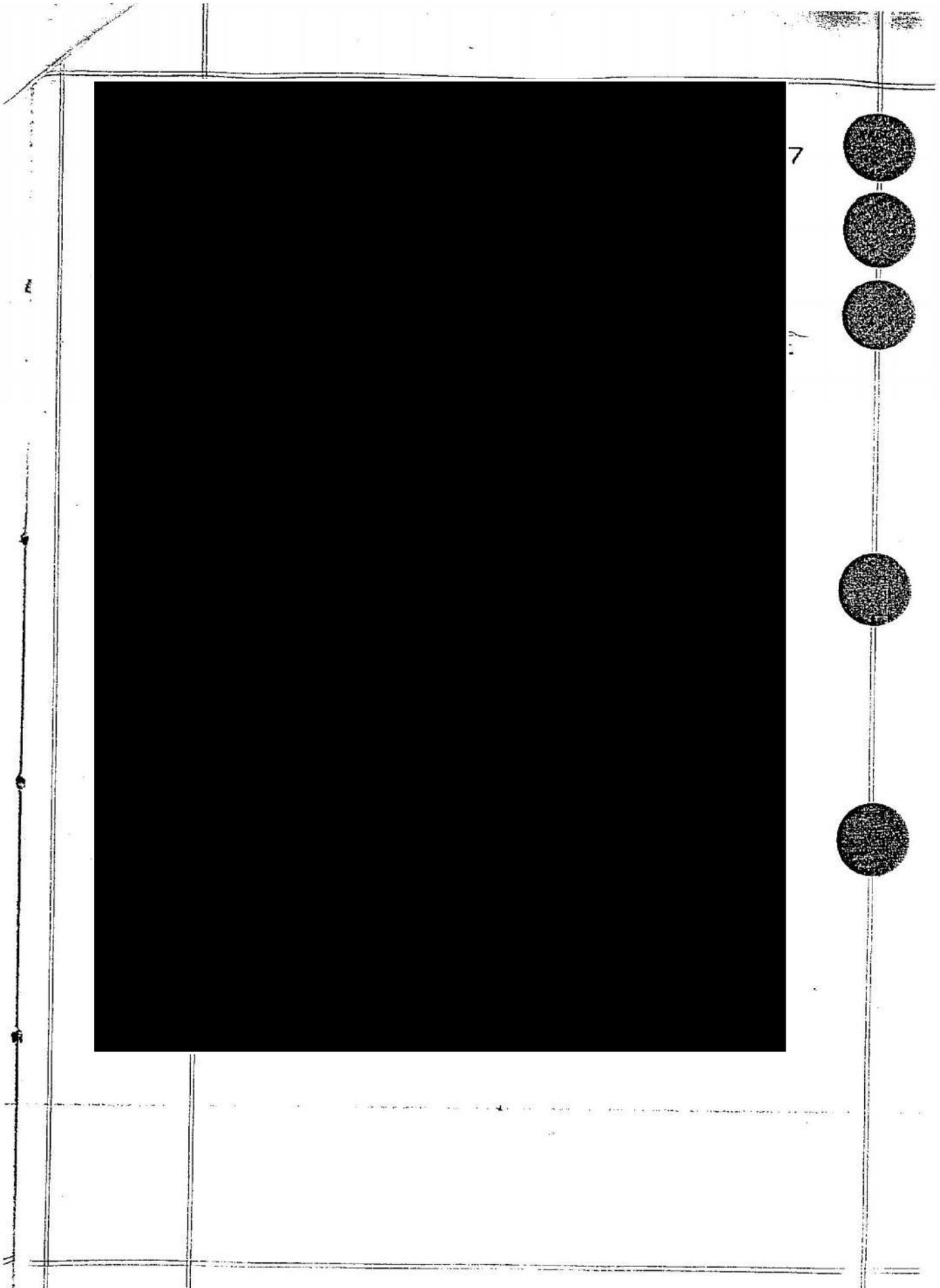
custody of documents;

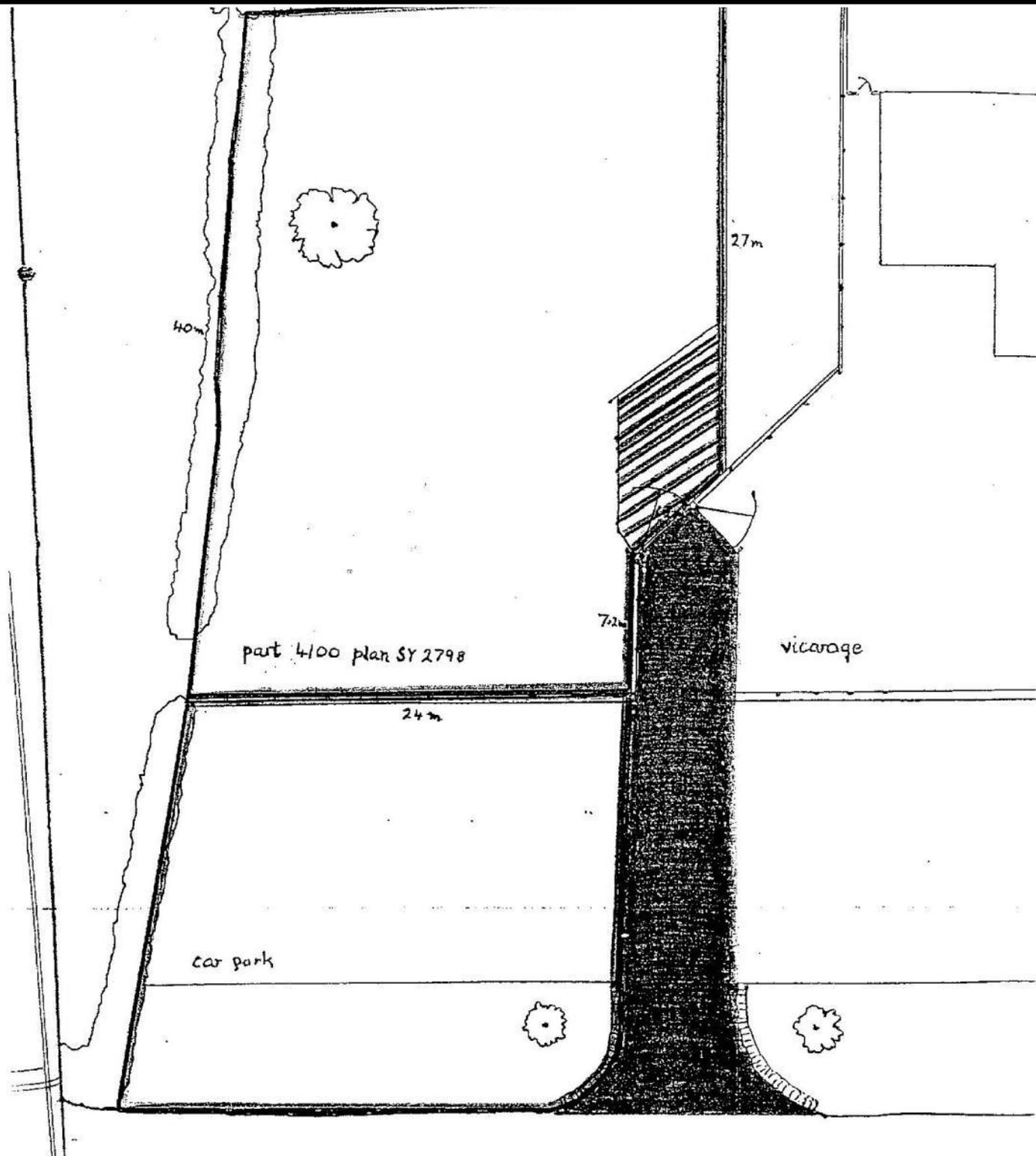
(c) The appointment of an Auditor;

(d) The engagement and dismissal of such officers servants and agents as the Committee may consider necessary and the payment of such persons (not being Members of the Committee);

(e) The summoning and conduct of Meetings including the number of Members who shall form a quorum thereat: PROVIDED THAT at Meetings of the Committee the quorum shall not be less than one-third of the total number of the Members for the time being







For Members of the Community Council Hall Grant Sub-Committee.

Kilmington Village Hall - our submission.

Background : Kilmington's ageing wooden "Church Room" has been giving problems. The walls needed buttressing. The Fire Officer refused a licence unless the wooden walls and ceiling were treated with fire retardant paint. Public Health requirements were both financially and physically impossible to meet. Space alone did not permit extra toilets and urinals. Last winter the heating boiler was patched up after a warning that it was on it's last legs and could break down at any time. The roof leaks in several places. The Parochial Church Council is unable to meet the cost of this challenge. The urgency to provide a replacement hall for this very lively village became paramount.

Village Involvement : Three quarters of all households were represented at a public meeting in March 1983 and, with only four abstentions, strongly supported establishing a Hall Project and raising money for a Village Hall as distinct from a Church Hall. All 17 organisations in the village have aided the cause by having functions of their own and joining in a wide range of fund-raising village projects. Many donations, large and small, were received. In the space of 18 months some £10,000 has been raised - a very positive indication of zealous support. The urgency of getting a replacement hall has been fully recognised. The challenge of planning for and building it has made a tremendous mark on the community spirit of the village - not least in bringing together the elderly and the young, the "locals" and the newcomers.

Regular News-letters have been distributed to keep every household informed of progress and fund-raising events. The Parochial Church Council will lease the site on 99 year lease. The Parish Council has some land to dispose of and a public meeting gave full support for it to be sold and enable the Parish Council to donate £20,000 towards the new hall. The Committee has worked very hard to raise £10,000 before the 1st October deadline to ensure attaining the necessary 1/3rd of the total projected cost of £87,000.

The Building : On such a prominent site, the Committee has been aware of the need to build a hall with character and with exterior materials to blend with it's surroundings. It has possibly become slightly more expensive as a result. The estimated cost is, however, based on the lowest tender of five received, and has been further reduced by adopting cheaper alternative interior materials, e.g. flooring, and other economies including the use of voluntary labour wherever possible and practicable; plumbing and equipping the kitchen are prime examples.

The overall size and shape of the Hall has been designed with the needs of two very active village organisations very much in mind. We have a forty year old Drama Group wanting a good stage, etc. and Badminton has been a flourishing activity for many years. The new hall will invigorate both these groups and create considerable new opportunities for others. Special provision for the weekly surgery and facilities for the Pre-school Play Group and Toddlers are included.

E.D.D.C. : We have been notified that a decision has been made to give a grant of up to £29,000 to equal any grant from the Community Council.

Conclusion : The Hall Committee greatly appreciates the full and friendly help and encouragement at every stage given by Mr.Dennis Reed and the provision of useful literature.

said original Trustee thereof and it was agreed and declared that the said property had since the date of the said Conveyance and would henceforth be used by the Church Council for such of the purposes specified in Section 5 of the said Measure as are charitable and it was also thereby provided that in the event of the sale of the said property the net proceeds of sale should be applied for the same purposes under the provisions of the Measure

(3) By virtue of the said Deed of Appointment the said property is now vested in the Authority in fee simple on behalf of the Church Council on charitable trusts whereof the Church Council are the Managing Trustees

(4) The said property has not been used otherwise than for one or more of the purposes specified in Paragraph (b) of Regulation 1 of the Charities (Church of England) Regulations 1963 during the period of Three years immediately preceding this transaction and accordingly by virtue of those Regulations no Order of the Court or of the Charity Commissioners is required under Section 29 of the Charities Act 1960 as regards the sale of the said property

(5) The Parish Council holds the sum of Twelve thousand five hundred pounds (£12,500.00) which has been raised by voluntary contributions upon trust for the provision and maintenance of a Village Hall

(6) The Church Council in exercise of the powers conferred on it by the said Measure has with the consent of the Authority agreed to sell the same to the Parish Council at the price of Five thousand pounds (£5,000.00)

(7) The Church Council has requested the Authority to convey and the Authority has consented to convey the said property in manner and upon the trusts hereinafter appearing

3. For the benefit and protection of the adjoining and neighbouring lands of the Authority and the Church Council and the Vicarage adjoining the property hereby conveyed and each and every part of such properties the Parish Council hereby covenant with the Authority and as a separate covenant with the Church Council as follows:-

- (i) Not to use or suffer or permit to be used the land hereby conveyed or any part thereof or any building to be erected thereon or any part thereof otherwise than as a Village Hall
- (ii) Not to cause suffer or permit any nuisance annoyance or disturbance to the Incumbent or other owners or occupiers for the time being of the said Vicarage or the Authority or the Church Council or their successors in title to the adjoining land of the Authority and of the Church Council PROVIDED ALWAYS that this Clause shall not be construed so as to prejudice the use of the building to be erected on the land hereby conveyed as a Village Hall for the Parishioners of Kilmington aforesaid so long as no excessive noise or disturbance is caused

4. IT IS HEREBY AGREED AND DECLARED between the parties hereto that if the Hall to be erected on the property hereby conveyed is not erected within Five years from the date hereof the Parish Council will reconvey the same to the Authority for an estate in fee simple subject only to the covenants set out in Clause 3 hereof above but otherwise free from encumbrances and for the same consideration as herein mentioned and each party shall pay its own costs of that transaction and The Law Society's General Conditions of Sale (1984 Revision) shall apply to such resale and the Parish Council shall deduce title commencing with these presents

5. The Authority hereby acknowledges the right of the Parish

FORM 1: FIRST STAGE ELIGIBILITY CHECK

Name of Group: Yarcombe and Marsh Village Hall

Application Eligibility		
Criteria	Yes	No
Is the application form <i>complete</i> ?	X	
Is the form <i>signed</i> ?	X	
Group Eligibility		
Criteria	Yes	No
Is the group a registered charity and standard Village Hall?	X	
Is there a copy of the group's governing document? E.g. trust deed, mem & arts, constitution.	X	
Is there a long-term lease (i.e., 28 yrs or more from time of application) or is the land free-hold?	X	
Is there a copy of the most recent annual accounts?	X	
Is there less than one year's running costs in reserve?	X	
Project Eligibility		
Is it an admissible type of project?	X	
Are there drawings or builders specifications, if applicable?	X	
Is the proposal not solely for land purchase?	X	
Have the works not yet started? NB: earlier phases and professional fees are admissible.	X	
Is it for capital works only?	X	
Will there be likely spend in 12 months from time of approval?	X	
Costs Eligibility		
Are there 3 quotes or a 'bill of quantities'?		X
Is the grant requested no larger than £5,000?	X	
Is the overall project no larger than £750,000?	X	
a. Is the grant requested no larger than 1/3 of the overall project costs?	X	
b. Is there 1/3 of the funds from the group? NB. This is flexible, as long as the whole 2/3 is not from sole, large source e.g. lottery	X	
Do funding gained and cost of project match?	X	

ASSESSOR Comments:
 They have proposed accepting one of the three quotations, but are waiting for a revised version including professional fees.

FORM 2: PRIORITY ASSESSMENT

Minimum score for each = 0, Maximum score for each = 5

	ITEM	Max. Score	Score Given
1	To what extent is the hall, itself, needed by the local community?	5	4
Comments: The only other community building in the parish is the church. The hall is used most days including the odd Sunday. The wider rural community use it as well.			
2	To what extent are the works needed?	5	5
Comments: Works to renew the back entrance steps to the hall and re-instate them as a fire escape. This is an important safety feature.			
3	To what extent has the project been developed with community support?	5	5
Comments: The works are necessary for important health and safety reasons.			
4	How well is the project planned (including works, advice and disability access)?	5	3
Comments: The project has been well planned. Awaiting on revisions to one of the quotations to include professional fees. Do not have a final, final quotation.			
5	How realistic is the funding package?	5	5
Comments: They have all the other funds in place. Parish Council contribution is confirmed as is hall contribution.			
Total Score:		25	22

ASSESSOR Comments:

Is the only hall in the village, is well used, works are necessary for health and safety reasons.

FORM 3: SUMMARY SHEET FOR COMMITTEE

Name of Hall:

Yarcombe and Marsh Village Hall

The hall is well used by various user groups. It is the only hall in the village and is regularly used. The project is to renew the back entrance steps to the hall, and reinstate them as a fire escape. They have proposed accepting one of the three quotations, but are waiting for a revised version including professional fees so don't have a final quotation.

Total Project Cost:

£5,048

Award Requested

£1,500

Recommendation

£

Funding Package:

Unconfirmed Funds:

£0

Shortfall:

£0

<u>Funds Applied For or Raised</u>	<u>Amount</u>	<u>In hand? Yes, No, or Unsuccessful</u>
Parish Council	£200	Yes
Hall contribution	£2,848	Yes
Grant:		
DCC Locality Budget	£500	Yes
Total (if we give our grant)	£	5,048

Priority Scoring:

ITEM	SCORE (0-5)
1. Need for Hall	4
2. Need for proposed works	5
3. Local support	5
4. Planning of project	3
5. Funding package	5
TOTAL SCORE:	22

Assessment Summary:

Cllrs could decide to provisionally award £1,500 but if the cost of the project ends up being more to agree to raise the grant up to a decided maximum.

East Devon District Council Community Building Fund Application Form 2018

Please read the guidance notes thoroughly before completing the application form.

IMPORTANT- If your application is incomplete by the deadline, it will not be assessed and will be returned to you.

Data Protection

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Further detail about our use of your personal information can be found in the relevant Privacy Notices which can be accessed online: <http://eastdevon.gov.uk/privacy>

SNAP Surveys Ltd Privacy Policy: <https://www.snapsurveys.com/survey-software/privacy-policy-uk>

Eligibility checklist

1 Please answer the following questions. If you answer 'No' to any of them your project isn't eligible for this funding.

	Yes	No	Does not apply
Does your total project cost between £4,500 and £750,000?	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your application to us for between £1,500 and £5,000?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have all of your match funding from other sources in place?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your community building or community shop in an area not covered by a town council?	<input checked="" type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>
Is your community building or community shop in East Devon?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
If the application is for a community building, is it used by a minimum of three separate and distinct user groups?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have permission from all the relevant organisations and people to carry out the project?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your project a capital project for non-removable items (not to help with running costs, routine repair or maintenance nor removable items such as chairs and crockery)? Please refer to guidance.	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>

2 Have you been awarded funding through our Community Buildings Grants scheme in the last two years?

- Yes - if yes, you aren't eligible for this funding
 No

A - Your contact details

3 Name of your community building:

YARCOMBE JUBILEE HALL

4 What Parish is your community building in?

Community buildings in Town Council areas are not eligible.

YARCOMBE AND MARSH PARISH COUNCIL

The contact details below will be removed before the application is made public as part of the agenda and minutes of the decision making meeting. Please see section F and the start of the questionnaire for further information.

5 Main contacts name, position on the Committee, and address (including postcode):

[Redacted]

6 Main contacts phone number:

[Redacted]

7 Main contacts e-mail (IN BLOCK CAPITALS):

[Redacted]

B - The legal status and management of your community building

8 Are you a registered charity?

Yes

No - please move onto question 9

If yes, what is your number?

301024

9 Is your governing document a....

Trust Deed

Conveyance

Lease

Charity Commission Scheme

Other - please write in below:

10 In whom is the property vested? E.g. who are the holding/ custodian trustees?

Named trustees

Parish Council

Official Custodian for Charities

11 Is your community building:

Freehold

Leasehold - please tell us how many years remain on the lease:

12 Are there any restrictive covenants in your governing document?

Yes

No - please move onto question 13

If yes, please specify:

C - About your project

13 Are there any other community buildings in the parish? If so, please tell us what they are and explain why the community building you are applying on behalf of is needed as well as the others.

No. except church.

14 Please explain how regularly is your community building used and who uses it?

MOST days, including odd Sunday
VILLAGE ORGANISATIONS MOSTLY BUT ALSO WIDDER RURAL COMMUNITY, YOUNG FARMER ETC.
WEDDING, FUNERAL, RECEPTIONS) PARTIES ETC. (WHEN USED) ELECTIONS, DANCES, THEATRE
ETC. ETC.

15 What is your project?

Please check the rules to make sure your project is eligible. In particular we can't fund routine maintenance and repair costs.

TO COMPLETELY RENEW THE BACK ENTRANCE STEPS TO THE HALL
AND REINSTE THEM AS A FIRE ESCAPE.

The existing steps were demolished by the authorities as not being suitable as a fire escape and have been taken out of action as such. Although they are still in use they are tired and need replacing and replacing for future safety and reinstatement as a fire escape. We intend to do this by putting in place a sound metal construction.

The cost will be in the region of £4500. (The back entrance stems from the rear car park we have quotes.
to
£5000

16 Why do you want to carry out this project, why is it needed and what difference will it make?

Explained in item (6)

17 How do you know this work is needed? Who and how have you consulted?

As (6)

18 Has planning approval been given?

Yes- Planning application reference: _____

Not required EXISTING STRUCTURE PART OF BIGGER BUILDING (REPLACEMENT)

No- If no, why not:

19 Has building regulation approval been given?

Yes PROJECT NOT STARTED YET APPLIED FOR AND FEES PAID IN PLACE AT BUILDING REG DEPT EDDC

Not required EXISTING STRUCTURE PART OF EXISTING BUILDING

No- If no, why not:

NOT YET AS NOT STARTED

20 When do you intend to start this project and how long is work likely to take?

AS SOON AS WE CAN RAISE THE FUNDS. AND RECEIVE APPROVAL FROM FUNDERS
2 WEEKS

D - Project costs and match funding

21 Can you claim the VAT back on any of your project costs?

- Yes - please apply for the costs without including the VAT you can claim back
 No - please apply for the project costs inclusive of VAT

22 Project costs (£)

Purchase of land	/
Purchase of building	/
Construction work	YES INCLUDED
Adaptation/ repair work	/
Fixtures and fittings	APPROX. £4500
Car park	/
Other (please specify below)	

NEW STRUCTURE ALL METAL, SAFETY SCHEDING

Professional Architect Fees	£500
Professional Surveyor Fees	/
Professional Solicitor Fees	/
Disability access audit	IN PLACE
Safety planning supervisor	/
Planning application/ Building Regulations	£348
VAT	/
Inflation/ contingency	£200
Total Cost	Approx £5,048

Please send us copies of quotations for the project, we would expect quotations from a minimum of three companies. If you don't send quotations you won't be eligible for the funding.

23 Match Funding (£)

We do prefer to be final funder, please make sure you have at least the vast majority of your funding in place before applying

Grant you are requesting from EDDC

Your contribution

Grant from Parish Council- is this confirmed?

Other (please specify below and send evidence where possible)

Total

Shortfall

Please send your most recent set of approved annual accounts to us

F - East Devon District Councillor comments

24 Please ask your East Devon District Council Ward Member(s) for their comments on your project and write their name(s) and comment(s) in below:

If you don't know who your EDDC Councillor is you can find out online here: www.eastdevon.gov.uk/council-and-democracy/who-is-my-councillor/

COUNCILLOR AIAN CHUBB.

Cllr Iain Chubb is supporting with his Devon County Council Locality Budget

Section F- Checklist

25 Please check that you have included / sent the following with your application:

- Copy of governing document *(Turn Deed) Charity (committee)*
- Details of offers / grants from any other funder / organisation
- A minimum of 3 quotes for total project costs
- Copy of most recent set of approved annual accounts

Optional documents to send us:

- Photographs, specifications and drawings
- Extract from your Parish Plan
- Evidence from consultation e.g. letters of support from users
- Other

Please send all accompanying information by post or by e-mail to us:

Post: Jamie Buckley, Engagement and Funding Officer, East Devon District Council, Knowle, Station Road, Sidmouth, EX10 8HL

E-mail: jbuckley@eastdevon.gov.uk

26 Please click in the box below to indicate that you have understood that East Devon District Council is subject to Freedom of Information legislation. Unless your information is classed as confidential or protected under data protection legislation and policies it will be made public. This will be in the form of the agenda and minutes of the decision making meeting and to fit in with any other Freedom of Information requests. If any information you have given is exempt from disclosure under the Freedom of Information Act, it may be redacted before the remainder is published.

Find out more here: <http://eastdevon.gov.uk/access-to-information/freedom-of-information/>

If you don't tick this box your application can't go forward.

27 Signature of applicant:

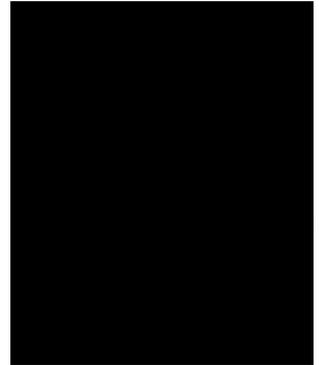
--	--

28 Date:

<i>30th November 2018</i>

Please complete this application form in full and click on the 'submit' button below to send your answers to us

GARETH DEAR

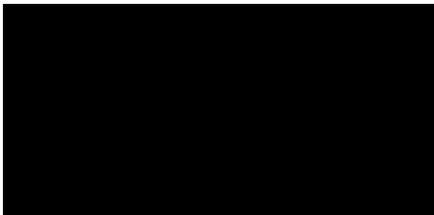


REF: YVH QUOTE

FAO: YARCOMBE VILLAGE HALL

**TO SUPPLY & ERECT SUITABLE GALVANISED METAL STEPS C/W 1
METRE PLATFROM, STEPTREADS AND HANDRAIL
AT YARCOMBE VILLAGE HALL**

TOTAL = £3904.15



Denton-Powell Ltd

Quotation

Yarcombe Village Hall
Yarcombe
Honiton
Devon
EX14 9AD

9th November 2018

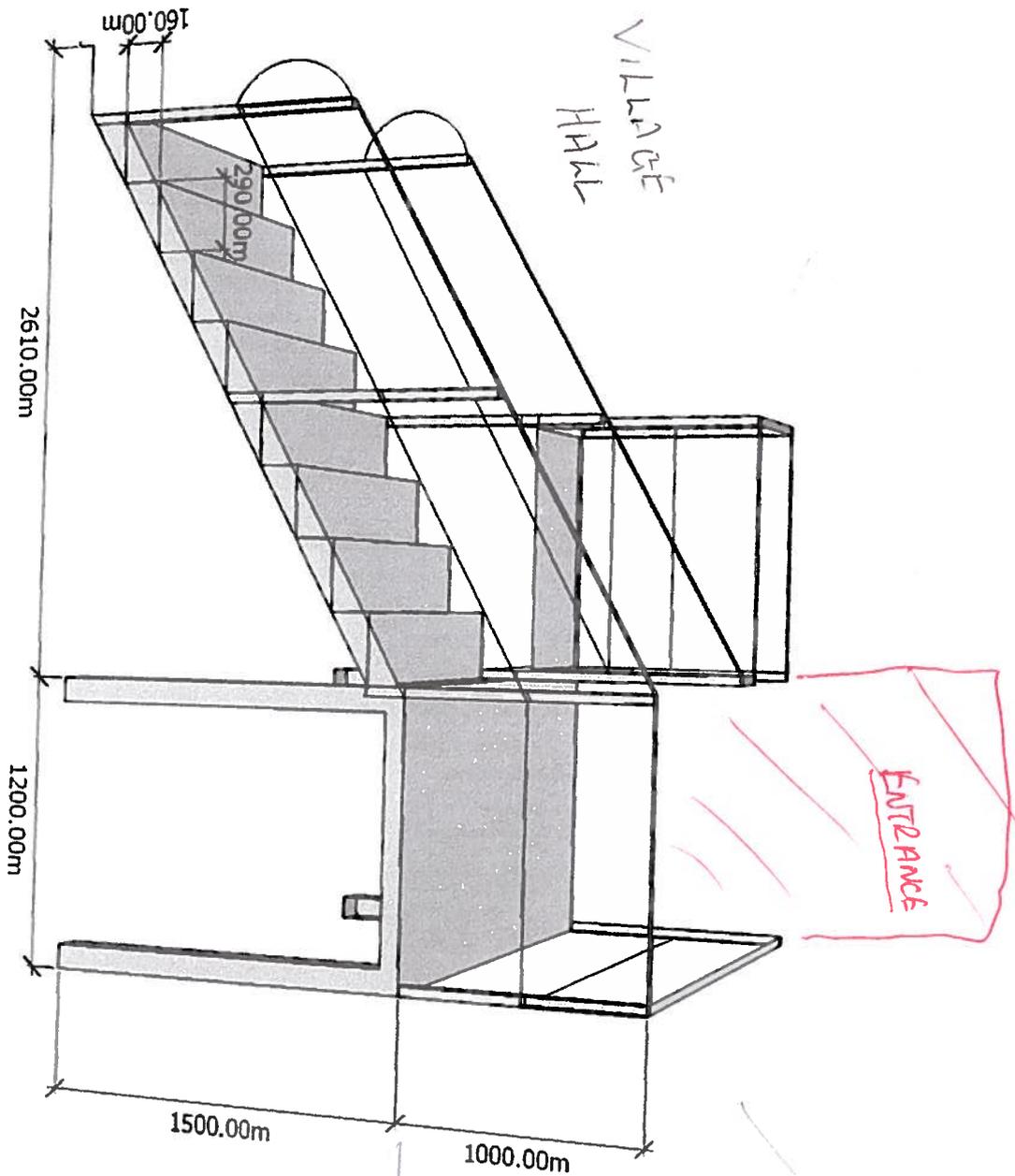
To supply & erect (but not remove old steps) 1 nr platform and treads with handrail for Yarcombe
£3179.42 +vat

The platform and treads will be made from perforated safety grip type material suitable for
stiletto heels with a yellow nosing indicating hazard strip.

All material will be galvanised.

Denton-Powell Ltd
Unit 1 Brook House, Leach Road, Chard Business Park, Chard, Somerset TA20 1FA
Telephone: 01460 261638 phil@denton-powell.co.uk
Company Registration number: 9616270
Vat no. 215 4317 37

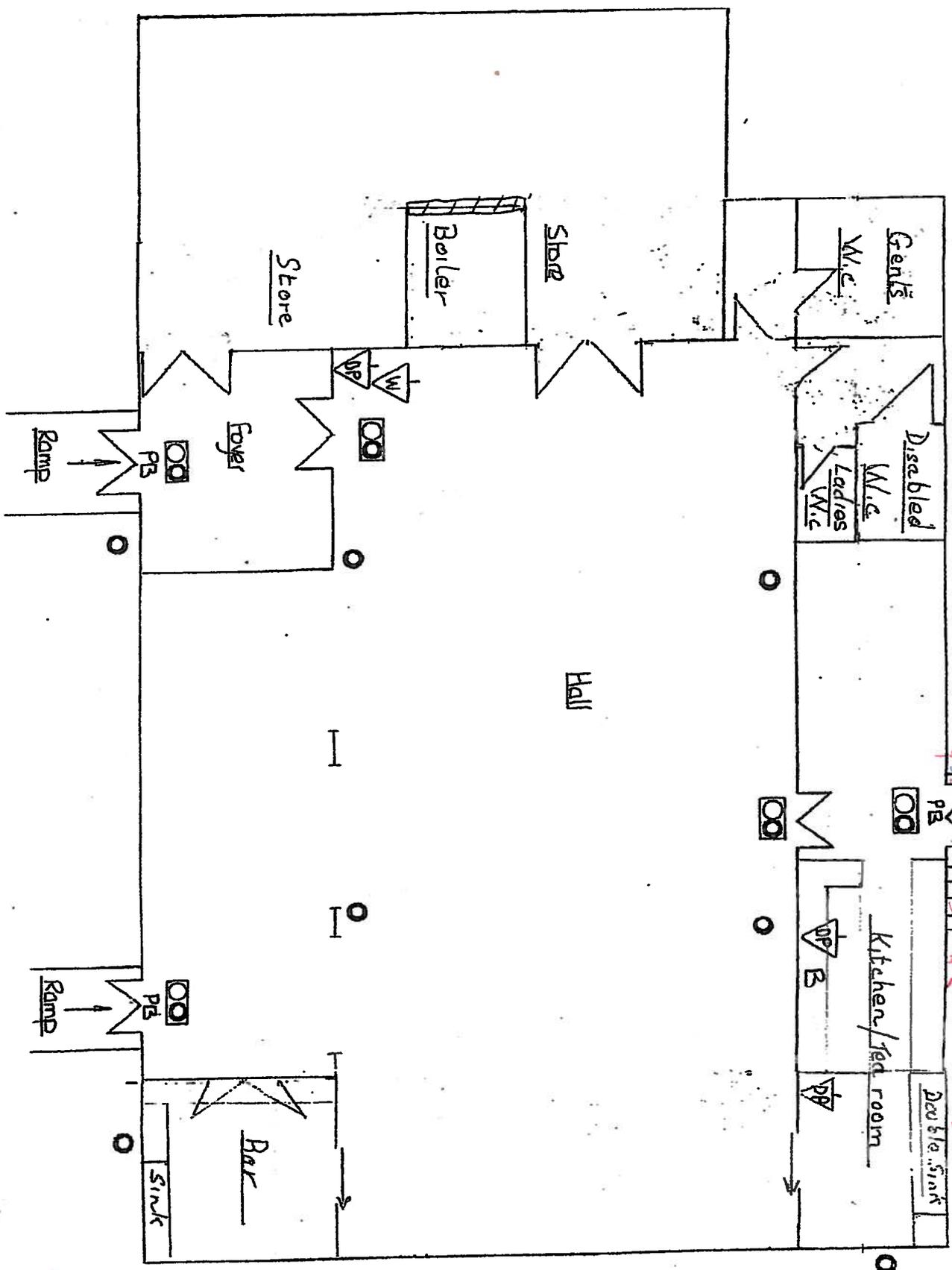
CAR
PARK



VILLAGE
HALL

ENTRANCE

VILLAGE HALL



SCALE 1:100

YARCOMBE TURBINE HALL

CAR PARK

POSITION OF NEW METAL STAIRS

CAR PARK

↑ TO CAR PARK

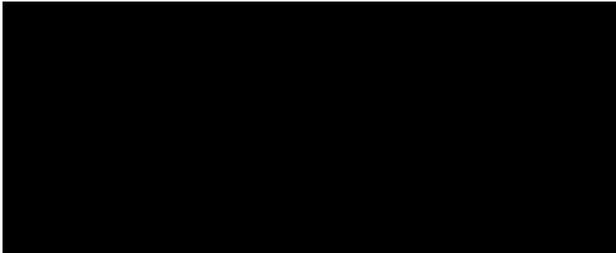
14cm x 22cm x 102
1400 x 2200cm



Your account statement
 Statement sheet number: **43**
 Issue date: **10 May 2018**
 Page: 1 of 2

Write to us at:
PO Box 1000
Andover
BX1 1LT

Call us on: **0345 072 5555** (from UK)
+44 1733 347338 (from Overseas)
 Visit us online: www.lloydsbank.com



J3185B008BLJAA0000002824001002000

TREASURERS ACCOUNT
 YARCOMBE JUBILEE HALL

Account Summary

Balance On 10 April 2018	£7,289.51
Total Paid In	£1,255.90
Total Paid Out	£365.66
Balance On 10 May 2018	£8,179.75

Account Activity

Date	Payment type	Details	Paid out (£)	Paid in (£)	Balance (£)
10 Apr 18		BALANCE BROUGHT FORWARD			7,289.51
13 Apr 18	Payment	000647	48.00		7,241.51
16 Apr 18	Cheque	000645	159.66		7,081.85
16 Apr 18	Deposit	500157		920.00	8,001.85
8 May 18	Cheque	000642	75.00		7,926.85
8 May 18	Deposit	500158		335.90	8,262.75
8 May 18	Payment	000650	48.00		8,214.75
10 May 18	Direct Debit	EDF ENERGY 671083561506	35.00		8,179.75
10 May 18		BALANCE CARRIED FORWARD			8,179.75

PGEBO640000000

Messages

Please note that only compensation related queries should be referred to the FSCS on the reverse of this statement.
 For our data privacy notice, please see: <http://www.lloydsbank.com/business/privacy.asp>

Yarcombe Jubilee Hall, Devon

Charity Commission Registered Number: 301024

Conveyance: 25th March 1937 to four Charity Trustees. The land Vested in Charity Commission 12th September 1937, recorded October 1938

Objective of Charity: The object of the Charity shall be the provision and maintenance of a Village Hall for the use of the inhabitants of the Parish of Yarcombe without distinction of political, religious or other opinions, including use for meetings, lectures and classes, and for other forms of recreation and leisure-time occupation, with the object of improving the condition of life for the said inhabitants.

The land, with the building thereon, as specified in the said schedule shall be held upon trust for the purpose of a village hall as aforesaid.

The committee shall consist when complete of 30 members. Twelve Elected Members and Eighteen Representative Members. These to be appointed at the Annual General Meeting.

Representative members: one member to be appointed by each organisation.

Trustees currently five.

Copied and contracted by JC June 2016.

YARCOMBE JUBILEE HALL Y/E 31ST MARCH 2018

2017	INCOME	2018
3482.50	HALL HIRE	3737.50
1644.79	MARKET	1442.66
371.00	100 CLUB (NETT)	371.00
24.00	CAR PARK	0.00
5425.00	DONATION	264.00
.24	BANK INTEREST	.24
341.50	FUND RAISING	42.00
1250.00	GIFT AID	0.00
<hr/>		
12539.03		5857.40

2017	EXPENSES	2018
1824.00	CARETAKER	1824.00
388.86	ELECTRIC	411.95
80.26	WATER	98.68
461.14	OIL	284.20
1212.83	INSURANCE	1228.38
801.48	REPS/RENEWALS	2315.90
148.44	CLEANING PROD	4.72
145.00	OFFICERS EXP	100.00
217.39	SUNDRIES	70.20
134.00	LICENSES/SUBS	137.60
7750.00	IMPROVEMENTS	0.00
<hr/>		
13163.40		6475.63

ASSETS

7867.98	CURRENT A/C	7249.51
461.27	SAVINGS A/C	461.51



Peter Meyrick



Gate Automation, Design &
Metal Fabrication

Higher Pithayne, Yarcombe, Honiton, Devon EX149AD

Telephone: 07949800160 or 01404861457

Email: petemeyrick@live.co.uk

Yarcombe village hall

Estimate

Supply and fit new staircase to replace the old concrete one of the dimensions discussed and given to me in the specific paperwork these are also in the image provided. With a 2x2 Meter landing, this price assumes that the concrete steps are removed before hand. The legs will then be bolted to concrete pads that we will set in the ground, the stair case will be galvanized with a fire-resistant grp treads and landing £3095+VAT

They have accepted this quotation, but are waiting for it to be updated with additional costs.



FORM 1: FIRST STAGE ELIGIBILITY CHECK

Name of Group: Bicton Parish Recreation Room

Application Eligibility		
Criteria	Yes	No
Is the application form <i>complete</i> ?	X	
Is the form <i>signed</i> ?	X	
Group Eligibility		
Criteria	Yes	No
Is the group a registered charity and standard Village Hall?	X	
Is there a copy of the group's governing document? E.g. trust deed, mem & arts, constitution.	X	
Is there a long-term lease (i.e., 28 yrs or more from time of application) or is the land free-hold?	X	
Is there a copy of the most recent annual accounts?	X	
Is there less than one year's running costs in reserve?		X
Project Eligibility		
Is it an admissible type of project?	X	
Are there drawings or builders specifications, if applicable?	X	
Is the proposal not solely for land purchase?	X	
Have the works not yet started? NB: earlier phases and professional fees are admissible.	X	
Is it for capital works only?	X	
Will there be likely spend in 12 months from time of approval?	X	
Costs Eligibility		
Are there 3 quotes or a 'bill of quantities'?	X	
Is the grant requested no larger than £5,000?	X	
Is the overall project no larger than £750,000?	X	
a. Is the grant requested no larger than 1/3 of the overall project costs?	X	
b. Is there 1/3 of the funds from the group? NB. This is flexible, as long as the whole 2/3 is not from sole, large source e.g. lottery	X	
Do funding gained and cost of project match?	X	

ASSESSOR Comments: Have more than a year's running costs in reserve but will use up nearly all their reserves on this project.

FORM 2: PRIORITY ASSESSMENT

Minimum score for each = 0, Maximum score for each = 5

	ITEM	Max. Score	Score Given
1	To what extent is the hall, itself, needed by the local community?	5	3
Comments: There is a church hall in East Budleigh and East Budleigh Village Hall within the vicinity. Bicton Parish Recreation Room provides for the Bicton and Yettington communities. The hall is used fairly regularly for 3 clubs, and some non regular functions.			
2	To what extent are the works needed?	5	5
Comments: The hall has reached the end of its working life and needs a full overhaul of the roof, electrics and windows.			
3	To what extent has the project been developed with community support?	5	5
Comments: Features in the Neighbourhood Plan, listed as a community asset that should be preserved.			
4	How well is the project planned (including works, advice and disability access)?	5	4
Comments: The project has been well planned. Have three or more quotations.			
5	How realistic is the funding package?	5	5
Comments: They have all the funding available.			
Total Score:		25	22

ASSESSOR Comments:
 Serves the Yettington and Bicton parishes. Has reached the end of its working life, features in the Neighbourhood Plan.

FORM 3: SUMMARY SHEET FOR COMMITTEE

Name of Hall: Bicton Parish Recreation Room

The hall is the only hall in Bicton / Yettington and is used fairly regularly but not as regularly as others. The hall has reached the end of its life and needs a complete overhaul – roof, electrics, windows and doors. The hall features in the Neighbourhood Plan as a community asset. They have funds for all the quotations in place.

Total Project Cost:	Award Requested	Recommendation
£15,466.44	£5,000	£

Funding Package:

Unconfirmed Funds:

£0

Shortfall:

£0

<u>Funds Applied For or Raised</u>	<u>Amount</u>	<u>In hand? Yes, No, or Unsuccessful</u>
Parish Council	£0	
Hall contribution	£4,966.44	Yes
Grant:		
Donors	£5,500	Yes
Total (if we give our grant)	£	15,466.44

Priority Scoring:

ITEM	SCORE (0-5)
1. Need for Hall	3
2. Need for proposed works	5
3. Local support	5
4. Planning of project	4
5. Funding package	5
TOTAL SCORE:	22

Assessment Summary:

East Devon District Council Community Building Fund Application Form 2018

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IMPORTANT- If your application is incomplete by the deadline, it will not be assessed and will be returned to you.

Data Protection

Any personal information which you provide will be held and used by East Devon District Council for the purpose of your grant application. Your information will be held temporarily by SNAP Surveys Ltd who provide the software used for the application. Your information may also be shared within East Devon District Council for the purposes of carrying out our lawful functions. Otherwise your personal information will not be disclosed to anybody outside East Devon District Council without your permission, unless there is a lawful reason to do so, for example disclosure is necessary for crime prevention or detection purposes. Your information will be held securely and will not be retained for any longer than is necessary. There are a number of rights available to you in relation to our use of your personal information, depending on the reason for processing.

Further detail about our use of your personal information can be found in the relevant Privacy Notices which can be accessed online:<http://eastdevon.gov.uk/privacy>
SNAP Surveys Ltd Privacy Policy:<https://www.snapsurveys.com/survey-software/privacy-policy-uk>

Eligibility checklist

1 Please answer the following questions. If you answer 'No' to any of them your project isn't eligible for this funding.

	Yes	No	Does not apply
Does your total project cost between £4,500 and £750,000?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your application to us for between £1,500 and £5,000?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have all of your match funding from other sources in place?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your community building or community shop in an area not covered by a town council?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your community building or community shop in East Devon?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
If the application is for a community building, is it used by a minimum of three separate and distinct user groups?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have permission from all the relevant organisations and people to carry out the project?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your project a capital project for non-removable items (not to help with running costs, routine repair or maintenance nor removable items such as chairs and crockery)? Please refer to guidance.	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>

2 Have you been awarded funding through our Community Buildings Grants scheme in the last two years?

- Yes - if yes, you aren't eligible for this funding
 No

A - Your contact details

3 Name of your community building:

Bicton Parish Recreation Room (aka Yettington Hall)

4 What Parish is your community building in?

Community buildings in Town Council areas are not eligible.

East Budleigh with Bicton

The contact details below will be removed before the application is made public as part of the agenda and minutes of the decision making meeting. Please see section F and the start of the questionnaire for further information.

Main contacts name, position on the Committee, and address (including postcode):

[REDACTED]

6 Main contacts phone number:

[REDACTED]

7 Main contacts e-mail (IN BLOCK CAPITALS):

[REDACTED]

B - The legal status and management of your community building

8 Are you a registered charity?

- Yes
 No - please move onto question 9

If yes, what is your number?

9 Is your governing document a....

- Trust Deed
 Conveyance
 Lease
 Charity Commission Scheme
 Other - please write in below:

10 In whom is the property vested? E.g. who are the holding/ custodian trustees?

- Named trustees
 Parish Council
 Official Custodian for Charities

11 Is your community building:

- Freehold
 Leasehold - please tell us how many years remain on the lease:

12 Are there any restrictive covenants in your governing document?

- Yes
 No - please move onto question 13

If yes, please specify:

C - About your project

13 Are there any other community buildings in the parish? If so, please tell us what they are and explain why the community building you are applying on behalf of is needed as well as the others.

Church Hall - serves East Budleigh with small room East Budleigh Village Hall - Serves East Budleigh with larger room Bicton Parish Recreation Room (also known as Yettington Hall) provides for the needs of the communities of Bicton and Yettington and offers an intermedtate size room for both these communities and the Parish.

14 Please explain how regularly is your community building used and who uses it?

It is regularly used for Camera Club, Whist Drives, Orchestra practice, AGMs and other non regular village functions.

15 What is your project?

Please check the rules to make sure your project is eligible. In particular we can't fund routine maintenance and repair costs.

The Hall has effectively reached the end of its working life. It requires an overhaul of its roof, electrics and windows. The recent East Budleigh with Bicton Parish Neighbourhood Plan listed it as a community asset that should be preserved. The work is a major capital spend for a small community and thus we view the works as a refurbishment project to keep a valuable community facility operating.

16 Why do you want to carry out this project, why is it needed and what difference will it make?

In addition to the above, the project aims to extend the use of the Hall and offer a wider range of events and activities to the community. The work is needed as the Hall is on the point of being no longer fit for purpose. Bringing the Hall back into a serviceable condition will enable it to increase its revenue stream and thus make financial provision for its future. To validate there was support from the residents for the rejuvenation of the Hall, the project undertook a local questionnaire survey. We received a 55% response rate with 68% of responders saying they would be more likely to use the Hall if its facilities were improved.

17 How do you know this work is needed? Who and how have you consulted?

A survey was conducted by a local structural engineer whose report highlighted the remedial work necessary for the Hall to continue to function.

18 Has planning approval been given?

- Yes- Planning application reference: _____
- Not required
- No- If no, why not:

19 Has building regulation approval been given?

- Yes
- Not required
- No- If no, why not:

20 When do you intend to start this project and how long is work likely to take?

We plan to start the work in 2Q19 and envisage that work should be complete in the same quarter

D - Project costs and match funding

21 Can you claim the VAT back on any of your project costs?

- Yes - please apply for the costs without including the VAT you can claim back
- No - please apply for the project costs inclusive of VAT

22 Project costs (£)

Purchase of land

Purchase of building

Construction work

Adaptation/ repair work

£15,466.44

Fixtures and fittings

Car park

Other (please specify below)

Professional Architect Fees

Professional Surveyor Fees

Professional Solicitor Fees

Disability access audit

Safety planning supervisor

Planning application/ Building Regulations

VAT

Inflation/ contingency

£15,466.44

Total Cost

Proposed accepted quotations:

- Liam Ellis Roofing insulated estimate - £5,695

- Stuart Wilkins Electrics - £4691.44

- Select Windows windows and doors - £3,730

- Liam Ellis, roof painting - £1,350

Please send us copies of quotations for the project, we would expect quotations from a minimum of three companies. If you don't send quotations you won't be eligible for the funding.

23 Match Funding (£)

We do prefer to be final funder, please make sure you have at least the vast majority of your funding in place before applying

Grant you are requesting from EDDC £5,000

Your contribution £4,966.44

Grant from Parish Council- is this confirmed? 0

Other (please specify below and send evidence where possible) Donations of £5,500 (see attachments)

Total £15,466.44

Shortfall £0

E - Your finances

Please send your most recent set of approved annual accounts to us

F - East Devon District Councillor comments

24 Please ask your East Devon District Council Ward Member(s) for their comments on your project and write their name(s) and comment(s) in below:

If you don't know who your EDDC Councillor is you can find out online here: www.eastdevon.gov.uk/council-and-democracy/who-is-my-councillor/

See letter from Cllr Alan Dent sent under separate cover

Section F- Checklist

25 Please check that you have included / sent the following with your application:

- Copy of governing document
- Details of offers / grants from any other funder / organisation
- A minimum of 3 quotes for total project costs
- Copy of most recent set of approved annual accounts

Optional documents to send us:

- Photographs, specifications and drawings
- Extract from your Parish Plan
- Evidence from consultation e.g. letters of support from users
- Other

Please send all accompanying information by post or by e-mail to us:

Post: Jamie Buckley, Engagement and Funding Officer, East Devon District Council, Knowle, Station Road, Sidmouth, EX10 8HL

E-mail: jbuckley@eastdevon.gov.uk

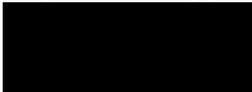
26 Please click in the box below to indicate that you have understood that East Devon District Council is subject to Freedom of Information legislation. Unless your information is classed as confidential or protected under data protection legislation and policies it will be made public. This will be in the form of the agenda and minutes of the decision making meeting and to fit in with any other Freedom of Information requests. If any information you have given is exempt from disclosure under the Freedom of Information Act, it may be redacted before the remainder is published.

Find out more here: <http://eastdevon.gov.uk/access-to-information/freedom-of-information/>

If you don't tick this box your application can't go forward.



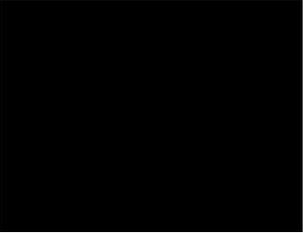
27 Signature of applicant:



28 Date:

9 Jan 2019

Please complete this application form in full and click on the 'submit' button below to send your answers to us



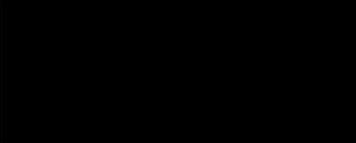
3rd January 2019.

Dear 

Firstly I must apologize for not writing to you earlier. Thank you very much for the kind donation of £2,500 you gave our Treasurer, before Christmas. It is very much appreciated and hopefully will set the ball rolling for the work needed to bring it up to standard. Hopefully attract extra grant monies from other sources.

Wishing you a Happy New Year.

Yours faithfully



Secretary Bicton Recreation Room.
Yettington Village Hall.



Dear 

Firstly I must apologize for not writing to you earlier. Thank you so much for the kind donation of £500 you gave our Treasurer, before Christmas.

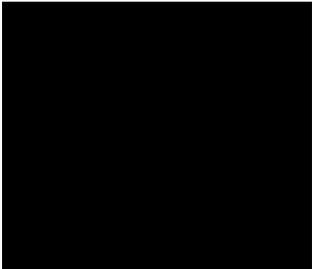
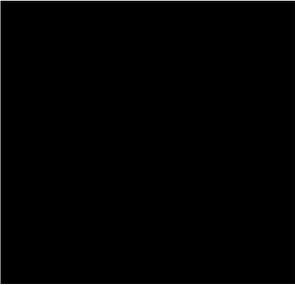
It is very much appreciated and hopefully will set the ball rolling for the work needed to bring the Hall up to standard. Hopefully it will attract extra grant monies from other sources.

Wishing you a Happy New year.

Yours faithfully



Secretary Bicton Recreation Room.
Yettington Village Hall.



3rd January 2019

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Firstly I must apologize for not writing to you earlier. Thank you so much for the kind donation of £2,500 you gave our Treasurer, before Christmas.

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Wishing you a Happy New Year.

Yours Faithfully



Secretary Bicton Recreation Room.
Yettington Village Hall.



Part of the ECA Group
**Part P
Approved Contractor**
www.elecsa.co.uk



1 Oak Hill Cottages, Oak Hill
East Budleigh, EX9 7DW
Telephone: 0779 406 6873
Email: ian@otter-electrical.co.uk

www.otter-electrical.co.uk

1st May 2018



Yettington Village Hall Committee
Yettington Village Hall
Yettington
Devon
EX9 7BP

**Quote for the complete re wire of the Village Hall
+ additional emergency lighting option**

Dear Mr Quant,

Following our meeting recently I have the pleasure of submitting this quote for your consideration.

All wiring will be run in surface mounted 20mm white PVC conduit. Sockets and switches will be of good quality white plate style with a 20 year warranty.

Main Hall Entrance area

- Make safe and remove all old wiring
- Install 1x 4ft 4800 Lumen output LED strip light. This light will be one way switched from just inside the front door.

Main Hall

- Make safe and remove all old wiring.
- Install 1x Metal clad main switch consumer unit loaded with RCBOs (combined RCD/MCB) with additional spare ways for future expansion.
- Install 6x Double sockets.
- Install 2x Switched Fused Connection Units to supply fixed electric heaters if required (heaters not included in this quote).
- Install 4x 6ft 7800 lumen output LED strip lights suspended from the ceiling. These lights will be one way switched located next to the doorway.

Extension Building

- Make safe and remove all old wiring.
- Run a 10mm² armoured cable feed from the main consumer unit in the main hall to supply a 2nd metal clad distribution board located in the entrance area of the extension building. This distribution board will supply the final circuits for the extension. This board will have additional spare ways for future expansion.
- Install 1x 5ft 7200 lumen output LED strip light in the entrance area. This light will be one way switched located where you enter the building.
- Install 1x 5ft 7200 lumen output LED strip light, extractor fan with isolator switch in the toilet area. This light and fan will be operated by a motion sensor.
- Install 4x double sockets in main/photography room.
- Install 1x 5ft 7200 lumen output LED strip light in main room. This light will be one way switched as you enter the room.
- Install 1x 4ft 4800 lumen output LED strip light in the back store room. This light will be one way switched and you enter the room.

External Lighting

- Install 1x High level LED flood light located on the left corner of the main hall. This light will have a built in motion sensor.
- Install 1x Bulkhead LED light mounted on the wall outside the doorway to the extension building. This light will have a built in motion sensor.

Rewire without Emergency Lighting**Materials & Labour:****£5250.00**

Otter Electrical Services is not VAT registered so there will be no VAT to pay

Emergency Lighting Option

Upgrade the above installation to incorporate a self contained, class 3 emergency lighting system to comply with BS 5226

Rewire + Emergency Lighting**Materials & Labour:****£6030.00**

Otter Electrical Services is not VAT registered so there will be no VAT to pay

I look forward to hearing from you in the near future. If you have any questions please do not hesitate to contact me.

Yours Sincerely,





Raymond G. Street & Sons, Electrical Contractor.

Partners RG & CM Street

Established 1968 VAT Reg. No. 142 6314 93

ELECTRICAL CONTRACTOR - DOOR ENTRY - INTRUDER ALARMS – EMERGENCY LIGHTING
SECURITY LIGHTING - APPLIANCE TESTING - TESTING & INSPECTION – FIRE ALARMS

N.I.C.E.I.C. APPROVED CONTRACTOR

204 Exeter Road, Exmouth, Devon EX8 3EA Tel 01395 272777 MOB 07773 634683



1af2



Dated 10/12/18

Estimate for the electrical alterations at the Yettington Village Hall

Dear Peter,

Apologies for the delay in getting the estimate out to you, it was very busy on the run up to my trip to New Zealand. I'm still here but have managed to spend a few hours sorting some paperwork tidied up.

Thank you for your valid inquiry reference the electrical alterations at the above property, please find enclosed our estimated price and schedule of work to be carried out as per our meeting, all works to be installed in trunking or conduit were possible.

Main Hall Entrance (item 1)

- 1 x IP rated LED light 1way
- 2 x E/lights 3hr bulkhead
- 1 x External 20w PIR flood light

Main Hall (Item 1)

- 1 x 5/5 17th Edition consumer unit
- 6 x Double sockets
- 4 x 5ft LED strip lights individually switched
- 1 x E/light 3hr bulkhead

Proposed extension building (Item 2)

Kitchen

- 1 x 30a cooker point
- 4 x Double sockets
- 1 x 5ft LED strip light 1way
- 1 x E/light 3hr bulkhead

Toilet (Item 2)

- 1 x IP rated LED light 1way
- 1 x 4" extraction fan
- 1 x E/light 3hr bulkhead

Hallway (Item 2)

- 1 x IP rated LED light 1way
- 1 x Double socket
- 1 x External 20w PIR flood light
- 2 x E/lights 3hr bulkhead

Rear room (Item 2)

- 4 x Double sockets
- 1 x 5ft LED strip light 1way
- 1 x E/light 3hr bulkhead

General electrical work to be carried out around the house (Item 1)

- 1 x Test & inspection of the works upon completion and issue of relevant test certs
- 1 x Water main bond

Any making good and to be carried out by others. Materials used or supplied will be of the Crabtree or Sector manufacture and be white including any light fittings.

The estimated price assumes that the properties wiring meets all of today's standards and regulations including the relevant earth bonding of the main services, i.e. incoming services (Gas and Water).

Estimated price **excludes** any ducting and any ventilation holes, any Western Power costs, upgrading of amplifiers/aerials etc for the TV. Removal of refuse to be undertaken by others.

Break down of costs

Item 1

Price estimated for the electrical work as described above, being approximately £1850/2000 + vat.

Item 2

Price estimated for the electrical work as described above, being approximately £1850/2000 + vat.

Item 3 E/Lighting

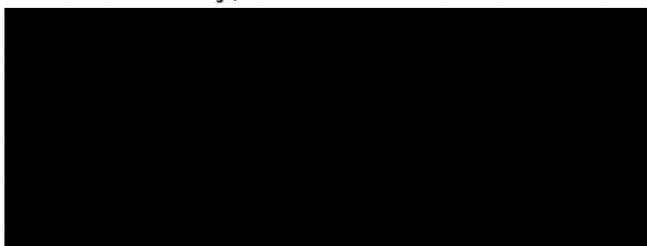
Price estimated for the electrical work as described above, being approximately £700 + vat.

All work done will be to the latest standards of the 17th Edition IEE Rules and Regulations. Starting date will be subject to your notification to us of the acceptance of the above in writing. Test certs to be issued upon completion of the contract.

Terms of payment, being in stage payments and in full upon completion. These prices will be held for two months.

If I can be of any further assistance please don't hesitate to contact me on my mobile 07773 634683.

Yours truly,





laf2

Stuart Wilkins Electrical Services Limited

Quote

Garden House, Westdown Farm
 Sandy Bay, Exmouth
 Devon EX8 5BU
 VAT Reg N°: 272239894
 Office 01395 741972
 Mobile 07725 644043
 stuart@swelectricalservices.co.uk
 www.swelectricalservices.co.uk
 NICEIC approved contractor 501229

Quote No: 458
 Date: 13/12/2018

For: Yettington Village Hall
 pdandsr@hotmail.co.uk
 Yettington Village Hall
 Yettington Road
 East Budleigh

Description	Quantity	Rate	Amount
Electrical works Yettington Village Hall main hall rewire	1	£0.00	£0.00*
Labour allowance:	1	£1,920.00	£1,920.00
To remove all old wiring and fittings			
Upgrade consumer unit and supply arrangements			
Fit surge protection device as per recommended in the new 18th edition wiring regulations			
Replace existing lights and sockets like for like replacement in exact positions. (Modern LED lights shall be installed in the hall but a type selected to retain the original look as existing fittings in situ) Wiring shall be contained in the form of plastic 20mm PVC conduit installed around the room to conceal cables. This offers protection for cables and hall users and is more aesthetically pleasing to look at.			
Fit emergency light above doorway in hall.			
Fit heaters and control switches. We have gone off the guidance of our supplier who has calculated the heating requirements from the floor plan that we have measured. Cheaper units are available but will in the long run cost more to use and are less efficient. A re-quote can be provided with those heaters and or a mixture of the Fahro with electric panel convector heaters if needed.			
Fit standard light fitting in entrance hallway with switch.			
Fit emergency light in entrance hallway.			
Fit x2 outside motion detection LED lights including emergency function with switch isolation inside entrance.			
Test and certify installation.			
We are proposing 1 lighting circuit, 1 socket circuit, 1 heater circuit with the addition of spare capacity for future work			
(X3 qualified electricians to carry out the above work)			

Description	Quantity	Rate	Amount
20mm PVC conduit for cable containment 3metre per length 30 lengths per pack. Estimated 50m of conduit in main hall with bends and conduit drops for sockets and heaters	2	£30.42	£60.84
PVC conduit box and angles. Bush adapters. Couplers and PVC cement for glueing conduit together. Right angle, T boxes and through boxes to assist with cable installation 20mm galvanised saddles, conduit lids, screws	1	£100.00	£100.00
Emergency lights LED units. 3 hr mains battery back up. To be positioned in entrance hall and above hall doorway	2	£17.98	£35.96
Standard light fitting for entrance hallway.	1	£16.98	£16.98
Main hall lights. A modern LED equivalent to replace the existing fittings at the village hall to be in keep with the character of the building.	4	£100.00	£400.00
Outside motion lights LED standard with emergency function	2	£39.98	£79.96
Cable allowance for installation	4	£24.99	£99.96
Switches. Retractive switches for hall to dim main lights, emergency key test switch, switch pack for entrance.	1	£35.99	£35.99
Sockets and conduit surface boxes	5	£4.98	£24.90
Heater switch fuse spurs and surface boxes	3	£4.98	£14.94
Fahro electric oil filled radiator. Modern looking sealed energy efficient unit. Comparable to a storage heater	3	£300.00	£900.00
New metal clad consumer unit 10 way with type 2 surge protection for electrical 18 th edition compliance	1	£200.00	£200.00
Supply tails for consumer unit in 25 mm csa	1	£20.00	£20.00
*Indicates non-taxable item			
		Subtotal	£3,909.53
		VAT 20%	£781.91
		Total	£4,691.44
		Total	£4,691.44

Notes

For the purposes of this quotation it is assumed that no asbestos based product will be or likely to be disturbed in the course of these proposed works ,ie drilling holes and or fixing of equipment to either the walls or ceilings or cable passing points.



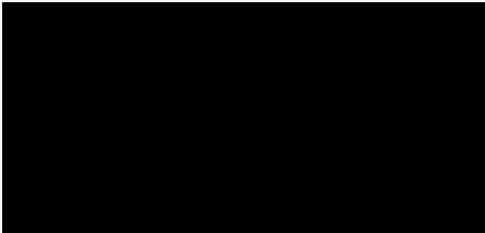
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 Office 01395 741972
 Mobile 07725 644043
 stuart@swelectricalservices.co.uk
 www.swelectricalservices.co.uk
 NICEIC approved contractor 501229

Quote No: 459
 Date: 15/12/2018



Description	Quantity	Rate	Amount
Electrical works for Donkey hut	1	£0.00	£0.00*
Labour price for provision of new supply feed from main hall dB Proposed to be installed in black pvc conduit around the outside of the building which we believe to be the most cost effective installation method for this particular job.	1	£250.00	£250.00
Labour for donkey hut internal wiring Toilet kitchen and corridor lights including emergency Kitchen socket ring main Cooker supply New mini consumer unit Cable containment in PVC conduit	1	£300.00	£300.00
Material allowance for supply cable in conduit	1	£50.00	£50.00
Material allowance for kitchen works	1	£250.00	£250.00
			*Indicates non-taxable item
		Subtotal	£850.00
		VAT 20%	£170.00
		Total	£1,020.00
		Total	£1,020.00

1 of 2

Baker Electrical Ltd
Unit 2-3 Salterton Workshops
Station Road

Budleigh Salterton
EX9 6RJ

Quotation

To **Yettington Hall**
Yettington
Budleigh Salterton

Site Address:
Yettington Hall
Yettington
Budleigh Salterton

Quote No: 179
Date: 16/10/2018
Your Ref:
Our Ref:
Valid To:

Ref: Hall Upgrade

Notes:

Qty	Part Ref	Description	Price Each	Price Total
40		Labour to rewire buildings, bringing cabling to current standards. also allowing for new circuits dedicated to heating and sockets and lighting. To provide emergency lighting into the light circuits to allow for basic protection. All cabling to be run in a trunking system to allow for additional protection. New consumer unit to be installed with RCBOs being used to give additional protection.	£25.00	£1,000.00
1		8 way consumer unit	£62.00	£62.00
5		RCBO	£10.6625	£53.31
10		Double Socket	£2.3625	£23.63
10		Double Pattress	£1.8875	£18.88
3		750watt Panel Heater	£89.475	£268.43
3		Double Pole Switch	£3.60	£10.80
3		Single Pattress	£1.2625	£3.79
1		8 gang switch	£51.975	£51.98
3		14 watt LED emergency light fitting	£51.95	£155.85
1		Emergency LED twin spot fitting	£52.50	£52.50
5		Long Pendant Sets	£4.9375	£24.69
2		External Bulkhead light fittings	£14.00	£28.00
30		Mini Trunking	£3.1625	£94.88
1		Emergency Exit Box with signage	£40.00	£40.00
2		1 gang switch	£1.1125	£2.23
2		single pattress	£1.0125	£2.03

Carriage £0.00

Total Net £2,047.05

£409.44

Total £2,456.49

2 of 2

Baker Electrical Ltd
Unit 2-3 Salterton Workshops
Station Road

Budleigh Salterton
EX9 6RJ

Quotation

To **Yettington Hall**
Yettington
Budleigh Salterton

Site Address:
Yettington Hall
Yettington
Budleigh Salterton

Quote No: 179
Date: 16/10/2018
Your Ref:
Our Ref:
Valid To:

Ref: Hall Upgrade

Qty	Part Ref	Description	Price Each	Price Total
1		2.5mm twin and earth cable per 100m	£44.1125	£44.11
1		1mm twin and earth cable per 100m	£39.0625	£39.06
1		1mm 3core and earth cable per 100m	£38.75	£38.75
3		25mm mains tails cable per metre	£1.2625	£3.79
3		16mm earth cable per metre	£1.1125	£3.34
1		sundry items, IE fixings, clips etc	£25.00	£25.00

Carriage £0.00

Total Net £2,047.05

£409.44

Total £2,456.49



Mick Collins



Building and Plumbing Services
Superior EPDM Flat roof solutions
Firestone membranes

Email: mickyfix@btinternet.com



5 Middle Street ,East Budleigh,Devon EX9 7DQ

Tel/Fax 01395 442526 Mobile 07971 480707

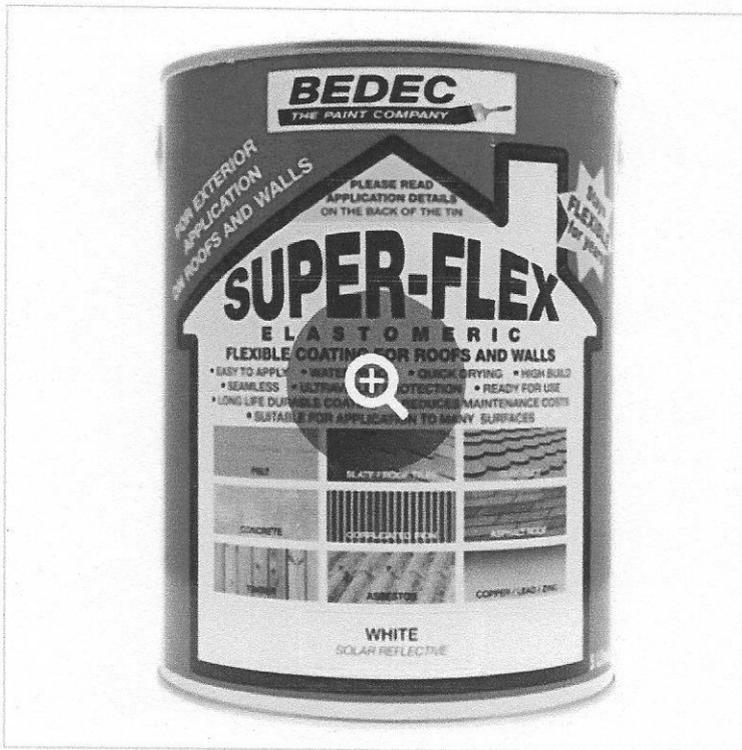
Estimate

Re- Yettington Village hall

Painting and repairs to roof.

Labour only £850.00

Roof seal paint is at currant market prices (see attachments for recommendations)



Bedec Super-Flex

Reference: DAB001

Manufacturer: Bedec

Bedec Super-Flex is a quick application, flexible & seamless elastomeric coating for roofs and walls.

ADVANTAGES

- Free from toxic hazards - Water based
- Requires no pre-heating or mixing
- Supplied ready for use - Easy to apply
- Reduces maintenance costs
- Waterproof, quick drying and high build
- Long life durable coating - UV protection
- Suitable for application to many surfaces

Looking to buy in bulk?
Call 0113 245 5450 for a quote



Item is
in Stock



Express
Delivery



Rust-Oleum Mathys Dacfill Waterproofing

Manufacturer: Mathys

Rust-Oleum Mathys Dacfill Waterproofing is a watertight, water-based liquid membrane for roofs. It forms a lasting elastic coat without joints or seams on sloping roofs (min. 5% slope). It has been tested and independently approved for asbestos encapsulation which makes it an excellent alternative to asbestos sheet replacement saving cost, time and expensive disruption.

Looking to buy in bulk?
Call 0113 245 5450 for a quote



Acrypol Metal-Kote (20 Litre Drum) - Dark Grey



Spread the cost...
FINANCE NOW AVAILABLE 
 View finance options »

£324.78 inc vat
 £270.65 ex vat

1 [Add to Basket](#)

1+	60+	332+
£324.78 inc vat £270.65 ex vat	£306.78 inc vat £255.65 ex vat	£294.61 inc vat £245.51 ex vat

Additional Information
 Product code: METAL-KOTE-DG
 Brand: Metal-Kote
 Estimated delivery: 2-3 Days
 Help

Description [PDF Brochures](#) [Delivery](#)

Metal-kote is the only metal roof coating that never needs priming - it seals and waterproofs all metal roofs in just one coat!

Rust occurs when unprotected metal is exposed to moisture. Once rust attacks, it can quickly spread and may cause serious structural damage. Metal-kote coats directly over surface rust with a 100% watertight seal and inhibits rust from spreading. Unlike other coatings on the market, Metal-Kote does not require blasting or sanding to remove rust completely before application, nor does it require a primer before it can be applied.

Recommended coverage is 1.7m²/litre at 600 microns wet film thickness.

Owing to the fact that the Metal-kote resin is formulated for immediate bonding, the product sets up quickly, forms an instant watertight barrier and skins over in 30 mins to 2 hours.

Final dry time is dependent on thickness of application, air movement and weather conditions, but on average will take up to 7 days.

What are the benefits of Metal-Kote?

- Exclusive Formula
- Seals in One Coat
- Coats Rust with No Priming

[Read More](#)

From: 1St Class Fibre Glass Roofing
69 moorfield road
exmouth
ex8 3qp
United Kingdom

ESTIMATE

Issue Date	11/01/2019
Estimate No.	00071

To: Yettington village hall
Sue Barnard
Yettington
Budleigh salterton
Ex9 7bp

Accept/Decline online at [REDACTED]

Item	Description	Unit Cost	Qty	Total
1	This quotation is to scaffold the front and back of the village hall to remove the corrugated metal sheets from the rear and dispose of and to replace with like for like also to replace the current ridge system with a like for like one to prepare the front roof ready for painting and to paint the whole roof paint and colour to be agreed.	6,795.00	1	6,795.00

Thank you for asking us to quote any questions please don't hesitate too contact me on 07597157494 many thanks.

Simon

Sub Total:	6,795.00
Estimate Total (GBP):	6,795.00

Payment on completion of works

1af1

Oak Property Restoration

Trow Lodge, Trow Hill, Sidford, Sidmouth, Devon.
EX10 0PW

Tel: 01395 514 016

Email : info@oakpropertyrestoration.co.uk

30/11/2018

Estimate

[Redacted]

Dear [Redacted]

Re : Yettington Village Hall.

Please find attached estimate for renovation work at Yettington village hall. If the estimate is acceptable perhaps we could have a site meeting to discuss renovation in more detail.

[Redacted]

Estimate

- To fit a new corrugated roof to both sides to both sides of the roof. The roof isn't in good enough condition just to re-new one elevation.
- Fit new timber fascia boarding and new plastic guttering to front and rear elevations.
- Supply and fit 6 new UPVC windows.

Labour and Materials_ - £9990.00

VAT - £1998.00

Total - £11988.00

Payment Details - £6800.00 + VAT paid prior to work starting for materials,
Balance due upon completion of work. Thank you

10/11

Select Windows (Honiton) Limited
Unit 7/9 Devonshire Way
Honiton Devon EX14 1YF

Tel : 01404 46776 Fax: 01404 46776

mail : sales@selectwindowsandconservatories.co.uk Web: www.selectwindows and conservatories.co.

QUOTATION

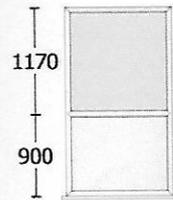
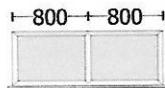
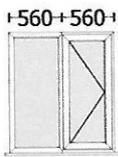
For: [Redacted]

Date: 1 / 11 / 2018
Ref : 01.11.2018

[Redacted]

Budleigh Salterton Devon EX9 7BN

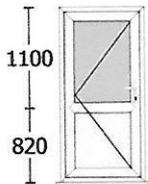
All Items are Viewed from OUTSIDE



Hall	Qty:1
Featured Casement window	
O/all size : 1120w x 1350h	
White finish	
£ 460.00	
	1/5

Hall	Qty:1
Featured Casement window	
O/all size : 1600w x 630h	
White finish	
£ 360.00	
	2/5

Hall	Qty:1
Featured Casement window	
O/all size : 1130w x 2100h	
White finish	
£ 430.00	
	3/5



Front Elavation	Qty:1
Featured Open out resi door	
O/all size : 900w x 1950h	
White finish	
£ 1100.00	
	4/5

Back Elavation	Qty:3
Featured Casement window	
O/all size : 1120w x 1350h	
White finish	
£ 1380.00	
	5/5

Total price: £ 3730.00

EXMOUTH WINDOWS

LIMITED

Exmouth Windows Ltd
4 Tidwell Business Units
Liverton Business Park
Exmouth
Devon
EX8 2NR

10-1
TEL: 01395 277 855
FAX: 01395 260 473
info@exmouthwindows.co.uk
www.exmouthwindows.co.uk

Registered in England no. 474422

HOME IMPROVEMENT QUOTATION

customer email: pdandsr1@hotmail.co.uk
01395 567572

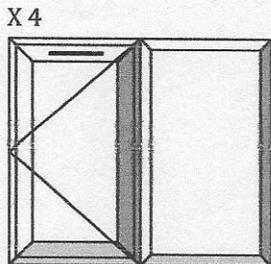
08/11/18

Ref: Windows & door for Village hall

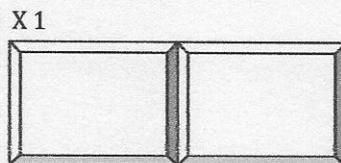
To supply and fit uPVC windows & door in the designs shown below

- The frames will be standard white uPVC internally & externally.
- The frames will be reinforced where required to industry standards.
- The frames will be glazed with clear or obscure argon gas filled 28mm double glazed sealed units with a black warm edge spacer bar.
- Toughened glass sealed units where required to industry standards or as required for building regulations.
- Obscure glass selection from a choice of 25 Pilkington texture glass designs.
- Energy efficiency well exceeding building regulations requirements to an energy rating of A+4.
- Weather tested for air and water tightness and wind loading to British Standards BS6375.
- High security tested to meet the requirements of British Standards PAS24.
- Key-locking window handles in a selection of colours: white/gold/chrome/silver (brushed chrome)/black.
- Night vent locking as standard for ventilation purposes.
- Trickle vents where requested or as required for building regulations.

STYLE OF WINDOW VIEWED FROM OUTSIDE. POINT OF ^ DENOTES HINGES.

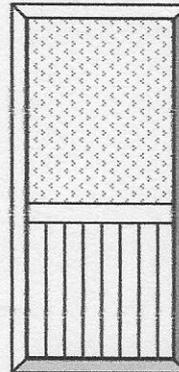


£ 460.00 inc vat each



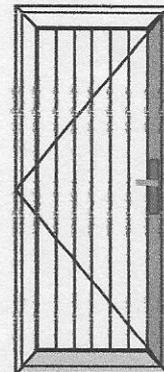
£ 420.00 inc vat

front panel



£ 700.00 inc vat

front door



£ 860.00 inc vat

We're proud to offer you a 10 year warranty on all our frames and glass sealed units along with a 5 year warranty on all moving parts and furniture. Your installation will be protected by a 10 year insurance backed guarantee.

Total cost £ 3820.00 including VAT

We would like to take this time to thank you for the opportunity to provide you with this home improvement quotation. For more information on our products please visit our website at www.exmouthwindows.co.uk or visit our showroom to see the quality for yourselves. To make an appointment, proceed with this quotation or for any other queries please call our office on 01395 277 855, Monday to Friday, 9:00am to 5:00pm.

Yours sincerely,

Clare Emmins
Sales Director



This quotation is for pricing purposes only and is not an offer of contract. This quotation is valid for 60 days from the date shown above.
Fully employed fitting teams to maintain our high level of work. Installations are covered by a 10 year insurance backed warranty as standard.
25% deposit required at time of survey, registered with QANW deposit protection scheme. Payment is accepted by bank transfer, debit and credit cards are accepted either by telephone or over the counter at our showroom or cheques made payable to Exmouth Windows Ltd.
Registered office address: 18 High Street, Bude, Cornwall, Devon, EX9 6LQ

1af3

DAVE PARRY INSTALLATIONS

Windows, doors, conservatories & roofline

To:

Yettington Village Hall

1 Palm Close

Exmouth

EX8 5NZ

TEL: 07887886808

e:mail daveparryinstallations@talktalk.net

To whom it may concern

After my meeting with Peter on 21/10/18

please find enclosed 2 quotes to supply and install new windows/doors at yettington village hall. The first quote is to replace like with like and the second quote is to replace the hall door (which I believe is no longer in use) with a window.

The enclosed quotes include supplying, fitting, trimming and sealing, making good and disposal of old windows and doors. All products come with the following warranties: Frames 20 years

Glass 5 years

Furniture (handles, locks etc) 2 years

After talking to Peter, he explained to me that some of the money for the above project was coming from grants, I then explained that I have done jobs like this in the past and have been told on occasions that my quote was a lot cheaper than other quotes received, and if I could increase my quote so that it was in line with the other quotes, this I have done and once the job was completed I have then made a donation back to the club, so that they only ended up paying what I originally quoted.

If you would like me to explain the above in more detail then please do not hesitate to contact me, I hope you find the quotes very competitive and I look forward to hearing from you in the near future

Regards



2 of 3

DAVE PARRY INSTALLATIONS

Windows, doors, conservatories & roofline

To:

Yettington Village Hall

1 Palm Close

Exmouth

EX8 5NZ

TEL: 07887886808

e:mail daveparryinstallations@talktalk.net

QUOTE 1

Looking from outside building with front of building being nearest road side

Front right side window	£388.00
Front center window	£325.00
Front hall door	£605.00
Front main entrance door	£605.00
Rear left window	£375.00
Rear center window	£375.00
Rear right window	£375.00
TOTAL	£3048.00

DAVE PARRY INSTALLATIONS**Windows, doors, conservatories & roofline****To:****Yettington Village Hall**

1 Palm Close

Exmouth

EX8 5NZ

TEL: 07887886808

e:mail daveparryinstallations@talktalk.net

QUOTE 2

Looking from outside building with front of building being nearest road side

Front right side window	£388.00
Front center window	£325.00
Front left window	£435.00
Front main entrance door	£605.00
Rear left window	£375.00
Rear center window	£375.00
Rear right window	£375.00

TOTAL	£2878.00
--------------	-----------------

QUOTE



Liam Ellis Roofing

3 Walnut Grove
Exmouth, Devon EX82ES

Phone: 0139 527 7236

Email: liam@liamandemma.com

Web: liamellisroofing.co.uk

Estimate #

002056

Date

05/01/2019

Description	Total
painting the roof	£1,350.00
To remove any loose paint. To supply and paint the existing roof sheets using an acrylic water proofing paint in colour grey. Remove any rubbish from site.	

Subtotal £1,350.00

Total £1,350.00

Notes:

The above quote is valid for 90 days.

Total cost includes all labour, materials and removal of all rubbish.

Extras- any additional work like timber work, insulating etc will be discussed with the client and charged accordingly.

If I can be of any more assistance please dont hesitate to contact me.



Yettington hall
Yettington

Liam Ellis Roofing

3 Walnut Grove
Exmouth, Devon EX82ES
Phone: 0139 527 7236
Email: liam@liamandemma.com
Web: liamellisroofing.co.uk

Estimate # 002055
Date 05/01/2019

Description	Total
Re roofing both sides To remove existing roof covering and remove from site. To supply and fit new insulated 32/1000 corrugated roof sheets to over lay the existing timber rafters. To supply and fit all necessary edge flashings and ridge coping. To supply scaffolding to access the roof. To remove all rubbish from site	£5,695.00
Subtotal	£5,695.00
Total	£5,695.00

Notes:

The above quote is valid for 90 days.
 Total cost includes all labour, materials and removal of all rubbish. Scaffolding is also included.
 Extras- any additional work like timber work, insulating etc will be discussed with the client and charged accordingly.
 If I can be of any more assistance please dont hesitate to contact me.

QUOTE



Yettington hall
Yettington

Liam Ellis Roofing

3 Walnut Grove
Exmouth, Devon EX82ES

Phone: 0139 527 7236

Email: liam@liamandemma.com

Web: liamellisroofing.co.uk

Estimate #

002054

Date

05/01/2019

Description

Total

Re roofing both sides

£3,850.00

To remove existing roof covering and remove from site.

To supply and fit new 0.7mm 32/1000 corrugated roof sheets to over lay the existing timber rafters.

To supply and fit all necessary edge flashings and ridge coping.

To supply scaffolding to access the roof.

To remove all rubbish from site

Subtotal

£3,850.00

Total

£3,850.00

Notes:

The above quote is valid for 90 days.

Total cost includes all labour, materials and removal of all rubbish. Scaffolding is also included.

Extras- any additional work like timber work, insulating etc will be discussed with the client and charged accordingly.

If I can be of any more assistance please dont hesitate to contact me.

YETTINGTON HALL SURVEY

BASE FIGURES

Questionnaires delivered	40
Responses received	22
Response rate	55%

RESULTS

Yes/No/Maybe Questions

Q1 Do you think a Village Hall is needed in Yettington?

Total Yes or Maybe	19	86.4%
Total No	3	13.6%

Q2 Would you be more likely to use the Hall if its facilities were improved?

Total Yes or Maybe	15	68.2%
Total No	7	31.8%

Q5 Would you consider hiring the Hall for significant events, family celebrations or attending fetes, village functions, BBQs etc?

Total Yes or Maybe	17	77.3%
Total No	5	22.7%

Q6 Would you consider becoming either a member of the Hall's committee or acting as a Trustee for the charity under which it operates?

Total Yes or Maybe	9	40.9%
Total No	13	59.1%

Q7 Would you consider an annual contribution to the Hall, say £10 per year per household?

Total Yes or Maybe	15	68.2%
Total No	7	31.8%

Ranking Question (Q3)

Q3 If you would be more likely to use the Hall if its facilities were improved, what order of priority on improving those facilities?

Toilets	1st
Kitchen	2nd
Heating	3rd
Decoration	4th
Other - see below:	
i)	Floor needs levelling
ii)	Wheelchair access
iii)	Clad building to weatherproof it
iv)	New furniture

Selection Question (Q4)

Q4 What additional activities would you like to see available at the Hall?

Fitness/Pilates/Zumba	1st
Movie nights	2nd
Dancing	3rd
Bingo/Bridge/Pre-schoo	4th
Other - see below:	
i)	Gym facilities
ii)	Yoga
iii)	Art classes, Book club, Public issues, Senior citizens' club
iv)	AGMs and other company meetings, Table top sales
v)	Summer event, Harvest festival, Table tennis table, Hog roast, Christmas gathering

SUPPORTING DATA

Yes/No/Maybe Questions (Q1, Q2, Q5, Q6 & Q7)

RESPONSES	R01			R02			R03			R04			R05			R06			R07			R08			R09			R10			R11			R12			R13			R14			R15			R16			R17			R18			R19			R20			R21			R22								
QUESTIONS	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M	Y	N	M
Q1 Village Hall Needed?	1			1			1				1		1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1								
Q2 Improve facilities?		1		1				1	1		1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1										
Q5 Would hire Hall?	1			1			1				1		1			1				1			1			1		1			1			1			1			1			1			1			1			1			1			1			1											
Q6 Join comm or trustee?	1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1											
Q7 Annual contribution?	1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1			1											
TOTALS	4	0	1	5	0	0	3	1	1	2	1	2	5	0	0	4	1	0	1	1	3	4	1	0	4	1	0	4	0	1	1	4	0	4	0	1	1	3	1	3	1	1	3	2	0	2	1	2	2	0	3	1	3	1	0	5	0															

Ranking Question (Q3)

RESPONSES	R01	R02	R03	R04	R05	R06	R07	R08	R09	R10	R11	R12	R13	R14	R15	R16	R17	R18	R19	R20	R21	R22	TOTAL
QUESTION 3																							
Toilets	3	5	5	5	5		5	5	5	5		5	5	4	4	5	5					5	76
Kitchen	4	4	3	4	3		3	4	4	4		4	3	2	5	4	3					3	57
Heating	5	3		3	4		2	3	3	4		3	4	3	3	3	4					4	51
Decoration	2	2	2	2	2		4	2	2	5			2	5	2	2	2					2	38
Other		1	4										1	1									7

Selection Question (Q4)

RESPONSES	R01	R02	R03	R04	R05	R06	R07	R08	R09	R10	R11	R12	R13	R14	R15	R16	R17	R18	R19	R20	R21	R22	TOTAL
QUESTION 4																							
Bingo						1						1											2
Bridge Club									1			1											2
Movie nights	1			1	1	1	1		1			1		1			1						9
Fitness/Pilates/Zumba	1			1	1	1	1		1	1		1		1			1					1	11
Dancing							1			1		1		1			1					1	6
Crèche/Pre-school									1		1												2
Other				1	1				1				1	1									5

OTHER COMMENTS

- R01 Activities need to be well advertised to be successful.
- R04 Not sure if £10 per household would raise a useful amount
- R05 Not sure that the expense and energy would be rewarded by the use it could be put to. If the Hall does not continue the land or proceeds should be used to benefit the community
- R10 Additional activities would require parking.
- R13 It is important to have a village meeting place (even as an emergency centre). More likely to attract wider usage if its facilities and appearance are improved.
- R13 Would support a village function held there. If there is sufficient demand to justify its retention then a voluntary sub of £10 pa is reasonable.
- R14 Would be interested to be invited to attend an (Hall committee) AGM/EGM
- R18 Feel our Council Tax bills are contribution enough. Perhaps Clinton Devon Estates could contribute!

Chapter 6 Community Facilities

Objective

Enhance and protect community facilities to address identified needs of the community.

Assets of Community Value

Policy justification

6.1 The “golden thread” running through national planning policy is the promotion of sustainable development. This has economic, environmental and social dimensions. Specifically in rural areas national planning policy promotes the retention and development of local services and community facilities in the villages, such as local shops, meeting places, cultural buildings, public houses and places of worship (para.28, NPPF).

6.2 It is important, in order for East Budleigh to continue to be a vibrant and functioning village that it retains and enhances its community facilities where possible. These community facilities serve an important role in creating a ‘sense of community’ as identified in the Neighbourhood Plan questionnaire. This questionnaire also showed 94% of parishioners participate in local social activities, with many of the activities taking place in these community facilities.



6.3 For a village such as East Budleigh, the number and range of larger community facilities are comparatively limited. In the Neighbourhood Plan survey, parishioners felt that there is a lack of retail premises including no supermarkets, restaurants, petrol stations, as well as medical facilities or a post office. However, most parishioners added the rider that they did not expect to see these larger facilities in a small village.

6.4 As of February 2016, there were the following facilities present in East Budleigh village:

- All Saints Church
- Salem Chapel

- Drakes Primary School
- Community Shop
- Rolle Arms Public House
- Sir Walter Raleigh Public House
- Village Hall
- * • Yettington Recreation Room
- Church Hall
- Recreation Ground, Vicarage Road
- Allotments
- Car Park and Public Conveniences along Hayes Lane

6.5 Access to these facilities within walking distance of the home helps to reduce car usage, encourages social cohesion and improves sustainability. These facilities are the reason why East Budleigh village is listed in Strategy 27 of the East Devon Adopted Local Plan as a sustainable location able to accommodate modest development.

6.6 The Neighbourhood Plan process did not identify any significant need for new community facilities but it did reinforce the importance of protecting and enhancing the current facilities and encouraging potential usage of assets to provide new services. Therefore, the loss of an existing community facility to an alternative use will be strongly resisted. However it is recognised that businesses that occupy facilities such as public houses cannot be made to continue operating if they are not financially viable.

6.7 Policy C1 detailed below serves two purposes. Firstly, it requires proposals to change the use of a designated asset to demonstrate clearly that all reasonable steps have been taken to retain its present use and its community value as a viable concern. Secondly, it supports proposals that will enhance the viability and/or community value of assets.

6.8 The Localism Act 2011 defines an 'Asset of Community Value' as follows "*a building or other land is an asset of community value if its main use has recently been or is presently used to further the social wellbeing or social interests of the local community and could do so in the future*". The Localism Act states that "social interests" include



cultural, recreational and sporting interests. In accordance with this Act the Parish Council will seek the listing of the community facilities named in Policy C1, where they meet the criteria, through the Community Assets Regime.

Policy C1:- Protecting and enhancing Community Facilities

The Neighbourhood Plan identifies the following community facilities as a result of their acknowledged importance to the life and enjoyment of the local community:

- Community Shop
- Drakes Primary School
- Salem Chapel
- All Saints Church
- All Saints Church Hall
- Village Hall
- Yettington Recreation Room
- Sir Walter Raleigh Public House
- Rolle Arms Public House
- Recreation Ground, Vicarage Road
- Allotments, Collins Park
- Car park and public conveniences off Hayes Lane

Proposals that will enhance the viability and/or community value of the facilities will be supported. This includes proposals for new facilities, extensions and/or alterations to existing facilities.

The loss of these community facilities will not be supported unless the following can be demonstrated:

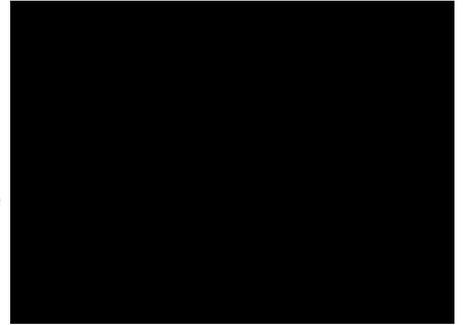
- a) The proposal includes alternative provision, on a site within the Parish, of equivalent or enhanced facilities. Such sites should be accessible by public transport, walking and cycling and have adequate car parking; or
- b) Satisfactory evidence (e.g. independently marketed for at least 12 months) is produced that there is no longer an economic justification to protect the need for the facility.

Medical Facilities

- 6.9 There are no medical facilities in the Parish and the absence of such a facility was mentioned by a number of parishioners in the Neighbourhood Plan survey. While it is unrealistic, given the small size of the village, for a GP practice to be permanently located in the Parish the Parish Council will explore whether the Budleigh Salterton Medical Practice would find it viable to run a weekly surgery in the Village Hall.

Councillor Alan Dent

Telephone



Jamie Buckley
East Devon District Council
Community Building Fund

Bicton Parish Recreation Room (Yettington Hall)

The application for funds to support the renovation of the Yettington Hall has my full support.

The East Budleigh and Bicton Parish Council have - over the last four years - been striving to find the means to bring this hall back into use. It has been somewhat neglected and now needs considerable expenditure to restore the building to a workable state.

To date the small local community has been unable to afford the capital needed to achieve this ambition. Whilst it is still being used by a small number of community organisations, a full restoration would ensure its continued use by the wider community of both Yettington and East Budleigh.

The East Budleigh and Bicton Neighbourhood Plan listed the building as a community asset which should be preserved.. Now, with two major donations from local benefactors and with the potential of a further capital input from the Community Building Fund, this project can at last become a realistic prospect.

As one of the ward members for East Budleigh I would like to offer my full support for this project which - if fulfilled - will be a terrific asset to the local community.

Yours sincerely

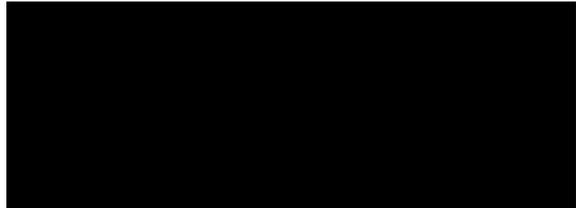
Alan Dent



Write to us at:
 PO Box 1000
 Andover
 BX1 1LT

Call us on: 0345 072 5555 (from UK)
 +44 1733 347338 (from Overseas)
 Visit us online: www.lloydsbank.com

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BUS BANK INSTANT
 BICTON PARISH RECREATION ROOM

Account Summary

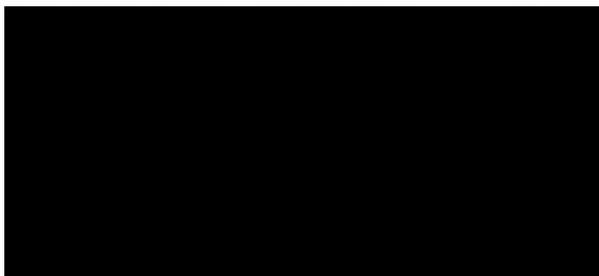
Balance On 20 April 2018	£815.00
Total Paid In	£5,500.39
Total Paid Out	£300.00
Balance On 16 November 2018	£6,015.39

Account Activity

Date	Payment type	Details	Paid out (£)	Paid in (£)	Balance (£)
20 Apr 18		BALANCE BROUGHT FORWARD			815.00
9 May 18		INTEREST (GROSS)		0.03	815.03
11 Jun 18		INTEREST (GROSS)		0.04	815.07
9 Jul 18		INTEREST (GROSS)		0.03	815.10
9 Aug 18		INTEREST (GROSS)		0.03	815.13
10 Sep 18		INTEREST (GROSS)		0.04	815.17
9 Oct 18		INTEREST (GROSS)		0.03	815.20
15 Oct 18	Deposit	500022		3,000.00	3,815.20
24 Oct 18	Deposit	500023		2,500.00	6,315.20
9 Nov 18		INTEREST (GROSS)		0.19	6,315.39
16 Nov 18	Payment	TO 30943600501573	300.00		6,015.39
16 Nov 18		BALANCE CARRIED FORWARD			6,015.39

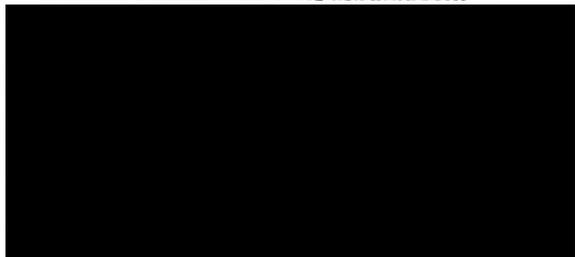
Messages

Please note that only compensation related queries should be referred to the FSCS on the reverse of this statement.
 For our data privacy notice, please see: <http://www.lloydsbank.com/business/privacy.asp>



Write to us at:
 PO Box 1000
 Andover
 BX1 1LT

Call us on: 0345 072 5555 (from UK)
 +44 1733 347338 (from Overseas)
 Visit us online: www.lloydsbank.com



J318CT00DEKUA0000000104001002000

TREASURERS ACCOUNT
 BICTON PARISH RECREATION ROOM

Account Summary

Balance On 30 August 2018	£36.09
Total Paid In	£350.00
Total Paid Out	£305.29
Balance On 3 December 2018	£80.80

Account Activity

Date	Payment type	Details	Paid out (£)	Paid in (£)	Balance (£)
30 Aug 18		BALANCE BROUGHT FORWARD			36.09
15 Oct 18	Deposit	500162		50.00	86.09
16 Nov 18	Deposit	FRM 30943601613022		300.00	386.09
3 Dec 18	Cheque	000120	305.29		80.80
3 Dec 18		BALANCE CARRIED FORWARD			80.80

Messages

Please note that only compensation related queries should be referred to the FSCS on the reverse of this statement.
 For our data privacy notice, please see: <http://www.lloydsbank.com/business/privacy.asp>

PGI T051 000000

BICTON PARISH RECREATION ROOM.

INTERIM To 31/12/18

FINANCIAL STATEMENT YEAR ENDING 31/1/2019.

RECEIPTS.	£	p	EXPENSES.	£	p
Balance brought forward.	851	62			
Hire	112	00	SERVICES.		
Whist	94	56	Water	33	35
Books		20	Electric	98	26
Teas	5	80			
Summer Draw	43	86	OTHER.		
Xmas Draw		00	Insurance	305	29
Wayleave			Sundry Items	56	02
Bank Interest		0 49	Rates	0	00*
Donations	13	00			
Refurbishment Funds	5,500	00			
			Carried Forward.		
			Cash in hand	32	42
			Treasurer's Account	80	80
			Instant Access Account	6015	39
	<u>6621</u>	<u>53</u>		<u>6621</u>	<u>53</u>

Signed.

.....

Treasurer

.....

Examiner

Date.

- = Rate Relief.(Small Business).

BICTON PARISH RECREATION ROOM.

FINANCIAL STATEMENT YEAR ENDING 31/1/2018.

RECEIPTS.	£	p	EXPENSES.	£	p
Balance brought forward.	1620	70			
Hire	182	00	SERVICES.		
Whist	117	36	Water	65	03
Books	1	00	Electric	114	64
Teas	14	40			
Summer Draw	36	12	OTHER.		
Xmas Draw		00	Insurance	298	99
Wayleave	2	60	Sundry Items		00
Bank Interest	0	30	Rates	0	00*
Donations	19	00	New Toilets	924	51
E.B.&B.P.C.					
Refund Toilet Payments	261	31			
			Carried Forward.		
			Cash in hand	29	22
			Treasurer's Account	27	50
			Instant Access Account	794	90
	<u>2254</u>	<u>79</u>		<u>2254</u>	<u>79</u>

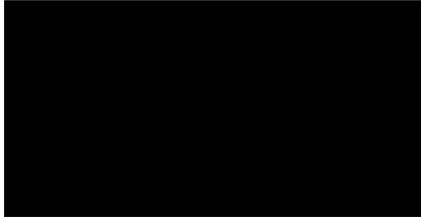
Signed.

.....
Treasurer

.....
Examiner
Date.

- = Rate Relief.(Small Business).

DATED 20th February 2017



DEED OF APPOINTMENT
OF NEW TRUSTEES
OF
YETTINGTON VILLAGE HALL
(OTHERWISE KNOWN AS BICTON RECREATION ROOM)

VINE ORCHARDS

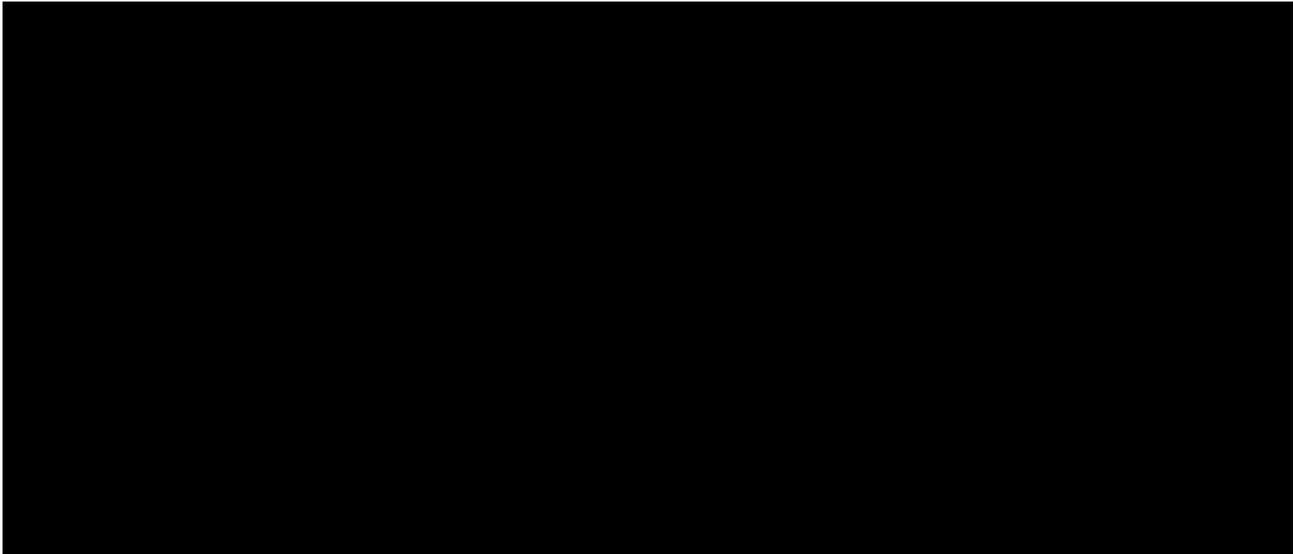
SOLICITORS

TRINITY CHAMBERS,
49 ROLLE STREET,
EXMOUTH,
EX8 2RS

TELEPHONE 01395 273035

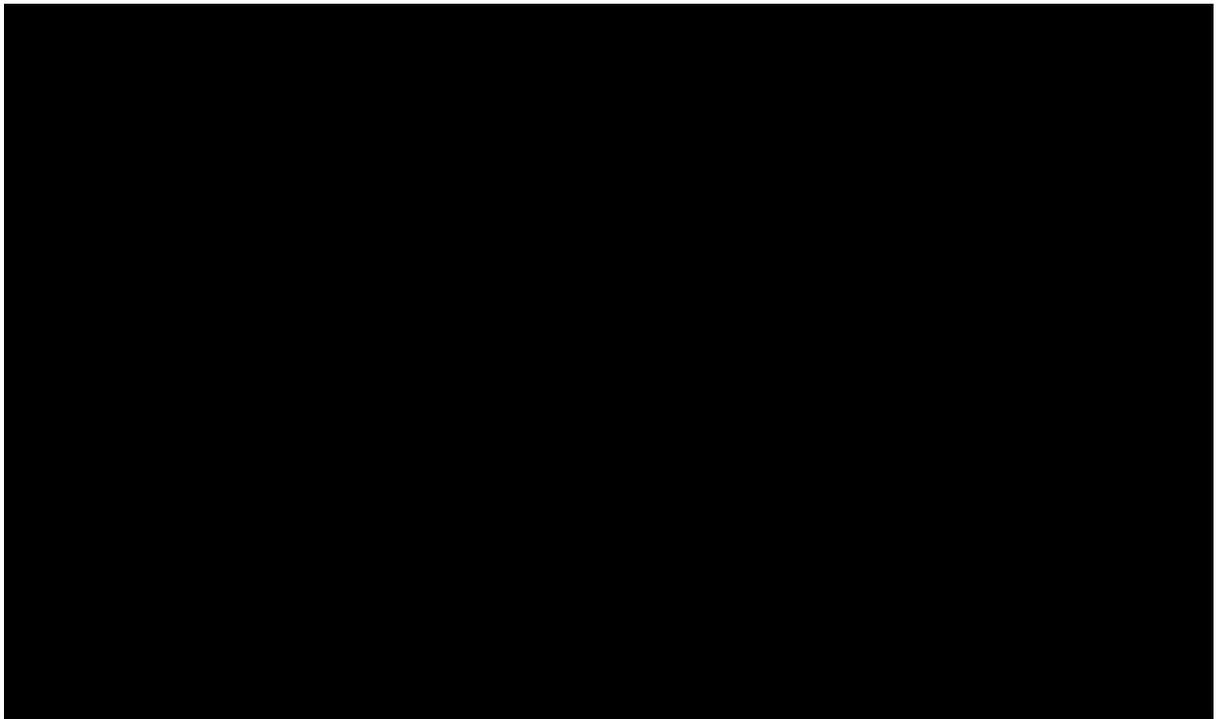
THIS DEED OF APPOINTMENT is made the *20th* day of *February* 2017

BETWEEN:



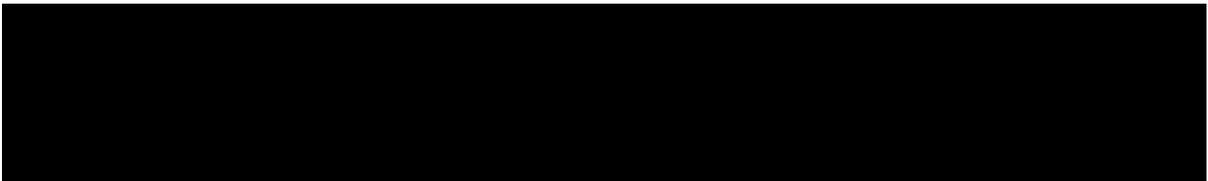
WHEREAS:-

(1)



(2) The said Lease and the said Tenancy have long since terminated

(3)



(4)

(5)

(6) No person was nominated by the Deed for the purpose of appointing New Trustees

(7) No part of the Property has been sold

(8)

NOW THIS DEED WITNESSETH that the Continuing Trustee in exercise of the powers conferred upon him by the Trustee Act 1925 and every other power enabling him hereby appoints the New Trustees to be Trustees of the Deed in the place of

intly with the Continuing Trustee

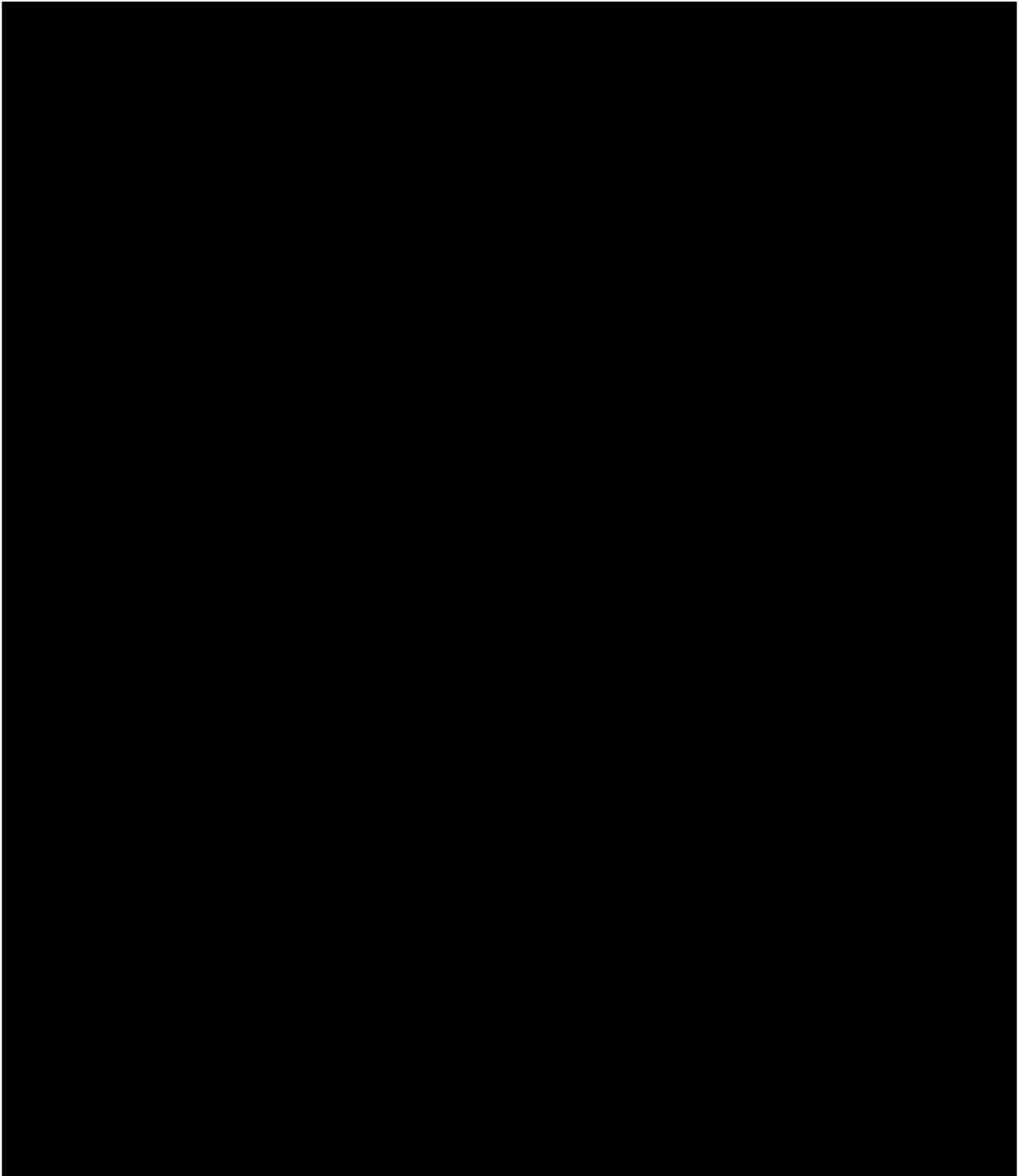
IN WITNESS whereof the parties hereto have set their hands as a Deed the day and year first before written

THE FIRST SCHEDULE

All those pieces or parcels of land situate in the Parish of Bicton in the County of Devon being part of Ordnance Number 204 in the said Parish and containing 0.10 acres or thereabouts which said premises are for the purpose of identification only more particularly delineated on the plan attached to the Deed and thereon coloured green pink and brown Together with the hut or shed erected thereon currently known as Bicton Recreation Room otherwise Yettington Village Hall

THE SECOND SCHEDULE

The Trustees shall stand possessed of the Property upon trust to permit any building from time to time erected thereon to be used only for meetings lectures entertainments or any other purpose which in the opinion of the Trustees shall be for the general benefit or advantage of the Parishioners of Bicton aforesaid. The Trustees may cause any building from time to time standing on the said premises to be pulled down or rebuilt in order to render the same better adapted for the purposes hereinbefore mentioned



21920/48

DATED 22nd September 1948.

THE CLINTON DEVON ESTATES COMPANY

and

THE RIGHT HONOURABLE LORD CLINTON

-- to --

THE TRUSTEES OF
THE BICTON PARISH MEETING

-- DEED OF GIFT --

-- of --

certain land and premises
at Bicton, Devon.

and delivery of copies of the documents mentioned in the Schedule hereto and hereby undertakes for the safe custody thereof

7. IT IS HEREBY CERTIFIED that the transaction hereby effected does not form part of a larger transaction or of a series of transactions in respect of which the amount or value or the aggregate amount or value of the property conveyed or transferred exceeds Five hundred pounds

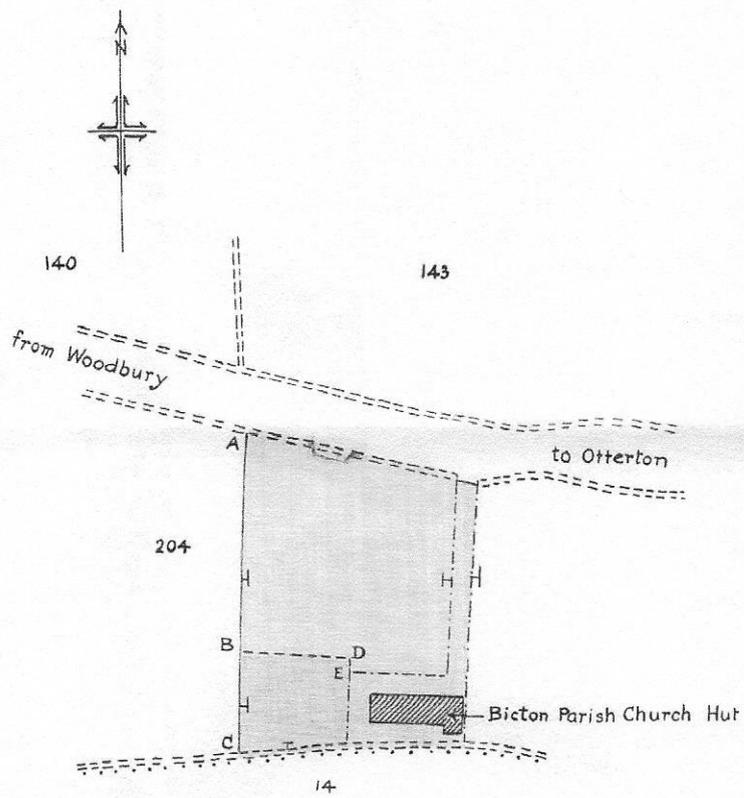
IN WITNESS whereof the Company has caused its Common Seal to be hereunto affixed and [REDACTED] and the Trustees have hereunto set their respective hands and seals the day and year first before written

THE SCHEDULE before referred to

	Nature of Deed
First part	REDEMPTION
Second part	
Third part	
Fourth part	
First part	ASSIGNMENT
Second part	
Third part	
First part	DEED of RELEASE and CHARGE
Second part	
Third part	
First part	CONVEYANCE
Second part	
First part	AGREEMENT for SALE
Second part	

THE COM
Estates
in the p

The Plan herein referred to



Scale: $\frac{1}{500}$ Ordnance

the conditions therein contained (so far as the same relate to the said piece of land) and on the part of the Lessee to be observed and performed And Subject as to the piece of land and premises coloured brown on the said plan to the existing tenancy of the said Parochial Church Council thereof at the yearly rent of one shilling

PROVIDED ALWAYS AND IT IS HEREBY DECLARED that if at any time within twenty-one years of the death of the last survivor of the descendants now living of Her late Majesty Queen Victoria the said Parochial Church Council shall cease to make use of the said Church Hut for religious purposes for a continuous period of three months or shall signify in writing their intention not to use the same for such purposes then the said piece of land coloured brown on the said plan and the Church Hut erected thereon shall revert to the Trustees upon the trusts hereinafter declared concerning the remainder of the property hereby assured

2. The Trustees shall stand possessed of the property hereby assured Upon Trust to permit any buildings from time to time erected thereon to be used only for meetings lectures entertainments or any other purpose which in the opinion of the Trustees shall be for the general benefit or advantage of the parishioners of Bicton aforesaid

3. The Trustees may cause any building from time to time standing on the said premises to be pulled down or rebuilt in order to render the same better adapted for the purposes hereinbefore mentioned

4. The Trustees HEREBY COVENANT with the Company and with [REDACTED] in manner following that is to say :-

(a) That the Trustees will within one month after the date of these presents erect and forever after maintain a substantial stock-proof fence between the points marked C - B, B - D and D - E on the said plan

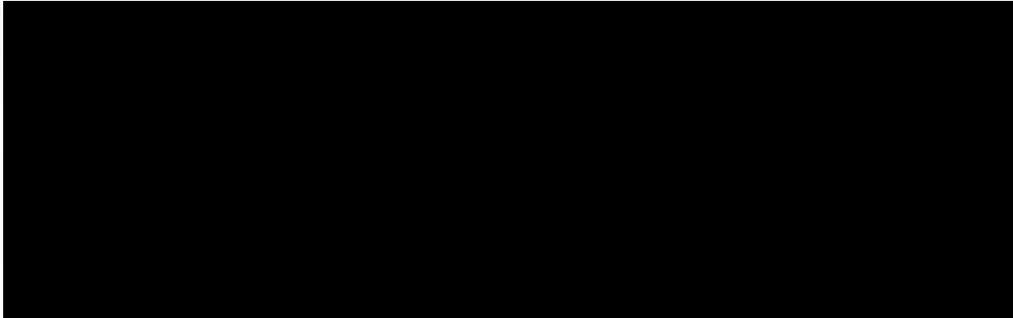
(b) That if and when the Trustees shall enter into occupation of the piece of land indicated by the colour green on the said plan they will within one month thereafter erect and forever after maintain a substantial stock-proof fence between the points marked A - B on the said plan

5. The Company HEREBY COVENANTS with the Trustees that the Company will pay all future instalments of Tithe Redemption Annuity charged or payable in respect of the hereditaments hereby conveyed or on or in respect of any larger property of which it forms part and will keep the Trustees and its successors in title indemnified from and against any non-payment of such annuity or any part thereof

6. The Company HEREBY ACKNOWLEDGES the right of the Trustees to producti



THIS DEED OF GIFT is made the twenty-second
day of September One thousand
nine hundred and forty-eight BETWEEN THE CLINTON DEVON ESTATES
COMPANY whose registered office is situate at Manchester House Imperial
Road Exmouth in the County of Devon (hereinafter called 'the Company') of



WHEREAS [redacted] is seized of the property hereby conveyed
in fee simple in possession free from incumbrances in trust for the Company
for a like estate subject to and with the benefit of a Lease (not under
seal) made the seventh day of July One thousand nine hundred and thirty-
nine between [redacted] and the Company of the one part and the said
[redacted] of the other part by which the said property was with
other property let to the said [redacted] on a yearly [redacted]
tenancy at the yearly rent of One hundred and thirty-five pounds and
subject to the conditions therein contained

AND WHEREAS [redacted] and the Company are desirous of conveying
the said property to the Trustees upon the trusts and subject to the
covenants and conditions hereinafter expressed

NOW in pursuance of such desire and in consideration of the premises
THIS DEED WITNESSETH as follows :-

1. [redacted] as Trustee by direction of the Company hereby freely
and voluntarily conveys and the Company as Beneficial Owner hereby freely
and voluntarily conveys and confirms unto the Trustees

ALL THOSE pieces or parcels of land situate in the Parish of
Bicton in the County of Devon being part of Ordnance Number 204 for the
said Parish and containing .100 acres or thereabouts which said premises
are for the purpose of identification only more particularly delineated on
the plan attached hereto and thereon coloured respectively green pink and
brown TOGETHER with the hut or shed erected on the said piece of land
coloured brown on the said plan now in the occupation of the Parochial
Church Council for the said Parish and used as a Church Hut

TO HOLD the same unto the Trustees in fee simple upon the trusts
hereinafter declared concerning the same Subject as to the piece of land
coloured green on the said plan to the said Lease but with the benefit of

FORM 1: FIRST STAGE ELIGIBILITY CHECK

Name of Group: Chardstock Community Hall

Application Eligibility		
Criteria	Yes	No
Is the application form <i>complete</i> ?	X	
Is the form <i>signed</i> ?	X	
Group Eligibility		
Criteria	Yes	No
Is the group a registered charity and standard Village Hall?	X	
Is there a copy of the group's governing document? E.g. trust deed, mem & arts, constitution.	X	
Is there a long-term lease (i.e., 28 yrs or more from time of application) or is the land free-hold?	X	
Is there a copy of the most recent annual accounts?	X	
Is there less than one year's running costs in reserve?		X
Project Eligibility		
Is it an admissible type of project?	X	
Are there drawings or builders specifications, if applicable?	X	
Is the proposal not solely for land purchase?	X	
Have the works not yet started? NB: earlier phases and professional fees are admissible.	X	
Is it for capital works only?	X	
Will there be likely spend in 12 months from time of approval?	X	
Costs Eligibility		
Are there 3 quotes or a 'bill of quantities'?		X
Is the grant requested no larger than £5,000?	X	
Is the overall project no larger than £750,000?	X	
a. Is the grant requested no larger than 1/3 of the overall project costs?	X	
b. Is there 1/3 of the funds from the group? NB. This is flexible, as long as the whole 2/3 is not from sole, large source e.g. lottery		X
Do funding gained and cost of project match?		X

ASSESSOR Comments: Have more than a year's running costs in reserve. They have budgeted for a PWLB loan for the rest of the costs. They don't yet have the PWLB loan of £43,000. There is £2,000 from the hall itself, none from the parish council but the parish council do give the hall £2,000 a year for general purposes.

FORM 2: PRIORITY ASSESSMENT

Minimum score for each = 0, Maximum score for each = 5

	ITEM	Max. Score	Score Given
1	To what extent is the hall, itself, needed by the local community?	5	5
Comments: The pub has a small meeting room. The school has a hall but can only be hired out of school time. Is in use regularly by a wide variety of groups.			
2	To what extent are the works needed?	5	5
Comments: The hall is very dated and extremely cold. Hirers go elsewhere because of this, and a significant amount of the running costs are energy costs.			
3	To what extent has the project been developed with community support?	5	3
Comments: Chardstock Parish Council are supportive. Hirers have gone elsewhere due to the cold sometimes.			
4	How well is the project planned (including works, advice and disability access)?	5	1
Comments: The project has been researched, and significant savings could be made which are proposed. No quotations as yet, no planning permission (if needed) and no building regs received. However, they state work is intended to start in August 2019.			
5	How realistic is the funding package?	5	2
Comments: They have none of the other funding in place, but have a plan to get a £43,000 loan. Before they apply for this they want to know how much they need to apply for. Cllr Chubb has offered some Locality Budget funding but this is likely to be less than £2,000. They are making a £2,000 contribution themselves.			
Total Score:		25	16

ASSESSOR Comments:

Serves the Yettington and Bicton parishes. Has reached the end of its working life, features in the Neighbourhood Plan. Don't know how much the project will cost as no quotations.

FORM 3: SUMMARY SHEET FOR COMMITTEE

Name of Hall: Chardstock Community Hall

The hall is the only community hall apart from the room at the pub. It is very well used by a wide variety of people. The hall is very dated and extremely cold. Hirers go elsewhere because of this, and a significant amount of the running costs are energy costs. The project has been researched, and significant savings could be made which are proposed. No quotations as yet, no planning permission (if needed) and no building regs received. However, they state work is intended to start in August 2019.

Total Project Cost:	Award Requested	Recommendation
£50,000 approx	£5,000	£

Funding Package:

Unconfirmed Funds:
£43,000

Shortfall:
£0

<u>Funds Applied For or Raised</u>	<u>Amount</u>	<u>In hand? Yes, No, or Unsuccessful</u>
Parish Council	£0	
Hall contribution	£2,000	Yes
Grant:		
None		
PWLB loan	£43,000	No
Total (if we give our grant)	£	50,000

Priority Scoring:

ITEM	SCORE (0-5)
1. Need for Hall	5
2. Need for proposed works	5
3. Local support	3
4. Planning of project	1
5. Funding package	2
TOTAL SCORE:	16

Assessment Summary:

East Devon District Council Community Building Fund Application Form 2018

Please read the guidance notes thoroughly before completing the application form.

IMPORTANT- If your application is incomplete by the deadline, it will not be assessed and will be returned to you.

Data Protection

Any personal information which you provide will be held and used by East Devon District Council for the purpose of your grant application. Your information will be held temporarily by SNAP Surveys Ltd who provide the software used for the application. Your information may also be shared within East Devon District Council for the purposes of carrying out our lawful functions. Otherwise your personal information will not be disclosed to anybody outside East Devon District Council without your permission, unless there is a lawful reason to do so, for example disclosure is necessary for crime prevention or detection purposes. Your information will be held securely and will not be retained for any longer than is necessary. There are a number of rights available to you in relation to our use of your personal information, depending on the reason for processing.

Further detail about our use of your personal information can be found in the relevant Privacy Notices which can be accessed online: <http://eastdevon.gov.uk/privacy>

SNAP Surveys Ltd Privacy Policy: <https://www.snapsurveys.com/survey-software/privacy-policy-uk>

Eligibility checklist

1 Please answer the following questions. If you answer 'No' to any of them your project isn't eligible for this funding.

	Yes	No	Does not apply
Does your total project cost between £4,500 and £750,000?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your application to us for between £1,500 and £5,000?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have all of your match funding from other sources in place?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your community building or community shop in an area not covered by a town council?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your community building or community shop in East Devon?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
If the application is for a community building, is it used by a minimum of three separate and distinct user groups?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Do you have permission from all the relevant organisations and people to carry out the project?	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>
Is your project a capital project for non-removable items (not to help with running costs, routine repair or maintenance nor removable items such as chairs and crockery)? Please refer to guidance.	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>

2 Have you been awarded funding through our Community Buildings Grants scheme in the last two years?

- Yes - if yes, you aren't eligible for this funding
 No

A - Your contact details

3 Name of your community building:

Chardstock Community Hall

4 What Parish is your community building in?

Community buildings in Town Council areas are not eligible.

Chardstock Parish

The contact details below will be removed before the application is made public as part of the agenda and minutes of the decision making meeting. Please see section F and the start of the questionnaire for further information.

5 Main contacts name, position on the Committee, and address (including postcode):

[REDACTED]

6 Main contacts phone number:

[REDACTED]

7 Main contacts e-mail (IN BLOCK CAPITALS):

[REDACTED]

B - The legal status and management of your community building

8 Are you a registered charity?

- Yes
 No - please move onto question 9

If yes, what is your number?

272433

9 Is your governing document a....

- Trust Deed
 Conveyance
 Lease
 Charity Commission Scheme
 Other - please write in below:

10 In whom is the property vested? E.g. who are the holding/ custodian trustees?

- Named trustees
 Parish Council
 Official Custodian for Charities

11 Is your community building:

- Freehold
 Leasehold - please tell us how many years remain on the lease:

12 Are there any restrictive covenants in your governing document?

- Yes
 No - please move onto question 13

If yes, please specify:

C - About your project

13 Are there any other community buildings in the parish? If so, please tell us what they are and explain why the community building you are applying on behalf of is needed as well as the others.

None. The primary school has a hall but this is not specifically a community hall, albeit it can be hired when not in use elsewhere. The public house in the village also has a small function room (but for private hire only).

14 Please explain how regularly is your community building used and who uses it?

The Community Hall is a multi use building used by over 12 separate groups; from dog obedience, yoga, gardening club, quiz teams, Scottish dancers, Baby Sensory classes, Chardstock Pantomime Society, host to the Parish Council, badminton, carpet bowls, martial arts, Tai Chi and also home to the Chardstock Youth Club

Finally, I can confirm that the hall is used 2 mornings per week, 4 afternoons per week, 4 evenings a week, and at weekends (pre-booked 12 per annum, plus other private hire in village and wider community). Hall is also the home of the Parish Council for monthly meetings, annual meetings, public meetings and of course as the Polling Station for Chardstock parish.

15 What is your project?

Please check the rules to make sure your project is eligible. In particular we can't fund routine maintenance and repair costs.

The building is extremely dated, having been built in the 1970's at a time when energy efficient and insulation were not design factors. The building gets extremely cold in the autumn and winter and a significant cost of running the hall relates to energy, most of which is lost through the walls and roof. The temperature issues also mean that some groups (especially those involving elderly guests) choose not to use the building and take their business outside of the parish. The project supported by the Parish Council (and verified by an independent energy assessment funded by the Council) is to insulate the walls and roof space to modern low-U value standards, thus reducing the costs of the day-to-day operation, prolonging the life of the building as a whole and further reinforcing the position of the hall as the community hub for the parish.

16 Why do you want to carry out this project, why is it needed and what difference will it make?

As detailed above, the costs of heating the hall (and repairs due to damp and cold ingress) are increasing year-on-year and the hall is not being used as fully as possible due to the negative factors of cold and draught. The revenue into the hall is stable but, like many similar halls, does not allow for the large scale works required to bring the u-value standards up to the modern day requirements. The completion of the energy improvement project will breathe new life into the hall, reduce running costs allowing those funds to be ploughed back into the hall in the shape of new and improved facilities and ensure that Chardstock has a community building fit for the 21st century; warm, dry and open for business.

With regards to the potential savings from the energy efficiency works to be funded, the energy assessor believes that roof and wall insulation measures will yield approx. £2258 per annum which offsets the loss of grant income received from the Council of £2000 per annum as proposed as part of the loan advance arrangements with the PWLB* (see below)

Fundraising is also being undertaken in the community for boiler upgrades / improvements which could yield another £1438 saving per annum. That project is, however, not part of this application.

17 How do you know this work is needed? Who and how have you consulted?

Chardstock Parish Council promoted and paid for an independent energy assessment last year (attached) using UpEnergy Ltd, an energy consultancy recommended by [REDACTED] Community Building Project Lead at DCT).

18 Has planning approval been given?

Yes- Planning application reference: _____

Not required

No- If no, why not:

Not at that stage of the process, and Council believes that such internal works would not require planning consent although formal clarification of that position has not yet been obtained from LPA

19 Has building regulation approval been given?

Yes

Not required

No- If no, why not:

See above.

20 When do you intend to start this project and how long is work likely to take?

August 2019 - 6 weeks approximately.

D - Project costs and match funding

21 Can you claim the VAT back on any of your project costs?

- Yes - please apply for the costs without including the VAT you can claim back
- No - please apply for the project costs inclusive of VAT

22 Project costs (£)

Purchase of land

Purchase of building

Construction work 45000

Adaptation/ repair work

Fixtures and fittings

Car park

Other (please specify below)

Professional Architect Fees

Professional Surveyor Fees 2000

Professional Solicitor Fees

Disability access audit

Safety planning supervisor

Planning application/ Building Regulations

VAT

Inflation/ contingency 3000

Total Cost 50000

Please send us copies of quotations for the project, we would expect quotations from a minimum of three companies. If you don't send quotations you won't be eligible for the funding.

23 Match Funding (£)

We do prefer to be final funder, please make sure you have at least the vast majority of your funding in place before applying

Grant you are requesting from EDDC 5000

Your contribution **£2,000**

Grant from Parish Council- is this confirmed?

Other (please specify below and send evidence where possible) **£43,000**

Council has resolved and budgeted for a Loan from PWLB to fund the works; the annual repayment being less than the existing grant to the CCHT and offset by the annual savings projected by the energy consultant.

Total 50000

Shortfall 0

FINANCING

The PWLB is the Public Works Loan Board, the body which lends funds to the Local Authority sector. Any application needs to be supported by both DALC - Devon Assoc. of Local Councils - (as agent), the local community (via a parish poll or referendum) and the Local Council which will receive the loan advance and make the repayments twice annually. The Council has formally resolved to go down this route and has budgeted a suitable sum in its accounts to make those repayments; this being less than or equal to the grant award which has been historically given to the CCHT (Chardstock Community Hall Trustees) for the upkeep of this community building. The premise is that the effect to Council's finances is cost neutral (grant award replaced by lesser or equivalent loan repayment), the Hall Trustees lose the same grant but gain in greatly reduced energy cost savings as above (£2258+ pa) at a time when energy costs are rising. The hall therefore sees an improvement in the hall's financial position BUT also benefits from a warmer, more versatile venue which then encourages those hirers who have previously decided not to hire the hall due to cold, damp and unwelcoming environmental conditions.

The advance has not yet been applied for (but the application "in principle" has been formally resolved). Council would happily accept a condition of the CBF award that it is dependent on successful loan award from PWLB which in itself is dependent on positive community engagement and support for the scheme (which Council has already informally received via other community events).

No other grant funding has been applied for as yet but DCC Cllr. Chubb has offered a sum from his Locality Award if the scheme finds any shortfall pending and local community groups have offered to support continually as they already do.

The Grant award is what the PC gives the Hall each year as part and parcel of the financial support to keep the building open. Our repayments for the loan in question were calculated (admittedly at last years PWLB rates) at £1940 per annum so it does represent a long term forward investment by the PC but as the deeds show, it is on lease to us until 2075 so any loan taken on will be repaid whilst still in our legal ownership; the actual loan term considered is 28 years ie. until 2047.

The loan repayments would result in the hall's budgeted grant of £2000 disappearing so their revenue would be £2000 short against budget, but the cost savings from heat efficiencies would offset that loss, and then potential extra rental income provides the element of profit and future sustainability.

The process for PWLB approval is fairly simple. A business case is put forward to DALC as the intermediary, and the only prerequisite is a parish poll or similar (like the s.106 public consultations) to garner majority community support for the loan given that it is the community that pays it back via precept. Estimated time from approval to loan advance is 14 days. Once we know how much the shortfall is (costs less CBF (?) less hall contribution less donations) then that is the amount to be sought via LB.

E - Your finances

Please send your most recent set of approved annual accounts to us

F - East Devon District Councillor comments

24 Please ask your East Devon District Council Ward Member(s) for their comments on your project and write their name(s) and comment(s) in below:

If you don't know who your EDDC Councillor is you can find out online here: www.eastdevon.gov.uk/council-and-democracy/who-is-my-councillor/

Cllr. Paul Diviani, Yarty Ward

I do agree the application supported by Chardstock Parish Council as part of the Community Building Fund bid. The hall is a much loved and well used facility in Chardstock. Compared with other halls, the footprint of the hall is considerable but is very much in keeping with size of the parish. The PC would like the hall to be more self-sufficient and the proposed actions are part of their contribution to that end.

Section F- Checklist

25 Please check that you have included / sent the following with your application:

- Copy of governing document
- Details of offers / grants from any other funder / organisation
- A minimum of 3 quotes for total project costs
- Copy of most recent set of approved annual accounts

Optional documents to send us:

- Photographs, specifications and drawings
- Extract from your Parish Plan
- Evidence from consultation e.g. letters of support from users
- Other

Please send all accompanying information by post or by e-mail to us:

Post: Jamie Buckley, Engagement and Funding Officer, East Devon District Council, Knowle, Station Road, Sidmouth, EX10 8HL

E-mail: jbuckley@eastdevon.gov.uk

26 Please click in the box below to indicate that you have understood that East Devon District Council is subject to Freedom of Information legislation. Unless your information is classed as confidential or protected under data protection legislation and policies it will be made public. This will be in the form of the agenda and minutes of the decision making meeting and to fit in with any other Freedom of Information requests. If any information you have given is exempt from disclosure under the Freedom of Information Act, it may be redacted before the remainder is published.

Find out more here: <http://eastdevon.gov.uk/access-to-information/freedom-of-information/>

If you don't tick this box your application can't go forward.



27 Signature of applicant:

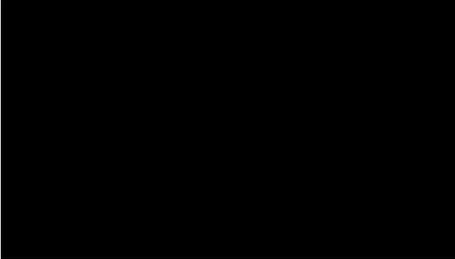
[Redacted signature area]

28 Date:

10/1/19

Please complete this application form in full and click on the 'submit' button below to send your answers to us

CHARDSTOCK PARISH COUNCIL



Jamie Buckley
EDDC Community Benefit Fund
Honiton

By email.

25th January 2019

Dear Jamie

Council would like to formally register its support (as evidenced by resolutions of Council in 2018) towards the EDDC Community Benefit Fund application made in respect of long overdue insulation and refurbishment works planned for the Chardstock Community Hall.

As you will be aware, the Council is the leaseholder of the building (dating back to 1976) but the day-to-day management of the building is carried out by the CCH Trustee Board, albeit the Parish Council remains as the “custodian” trustee in case of need.; their “backstop” so to speak.

The building is in desperate need of these works to bring the fabric of the building up to modern energy standards, which will both dramatically reduce their energy consumption, reduce their running costs, make the hall a far more hospitable (and attractive) venue to hire and secure its long term future and viability as the central community hub of the village and wider parish.

The difficulty has always been that the hall itself can only generate a certain amount of revenue simply due to the limitations of hire periods and the availability of actual hire groups etc. The costs to carry out these works have been known for at least 10 years but no one party has been able to develop a plan to finance the works, which in itself, would actually create profit by significantly reducing expenditure.

Continued overleaf

The Parish Council has, for many years, supported the Hall by way of annual grants but it became evident in the last 24 months that the grants were simply being used to offset the ever-rising costs of heating the building; with no insulation whatsoever, the heat simply rose through the roof and warmed nothing bar the feet of nesting gulls!

The Council met with the Trustee Board and came up with a plan to assist. The proposal was to forward fund the works via a loan from the Public Works Loan board, the repayments for which (over a longer term) would be less than that currently spent on annual grants. The lump sum raised (subject to public consultation and community approval) would allow the necessary works to be completed without delay, something that has always been the main stumbling block to progress – by the time funds were raised, the costs had risen and therefore the Trustees were always futilely working towards an upwardly moving target.

The Council made allowance within its budgets for the loan payments which would replace the annual grants paid. The subsequent loss of grant revenue would be mitigated by the projected savings from energy efficiencies and increased rental income. A cost-neutral solution. To this end, Council resolved to undertake a full energy assessment of the building (which you have been supplied with) and this supported the proposals made by the PC and outlined the potential savings against each tier of works possible.

The main difficulty has been obtaining quotes from builders with the experience in undertaking the works, but local enough that there is some community cohesion between us all. Fortunately, our ex-Chairman [REDACTED] who has a wealth of expertise in this field, has kindly agreed to join the work [REDACTED] ulling together the requisite estimates / quotes as we type. However, for the meantime, all we can provide is the report from UpEnergy which provides outline costings for the work required.

Thank you for your continued assistance.

Best wishes

[REDACTED]

[REDACTED]

Clerk to Council on behalf of Chardstock Parish Council

(signed under duly delegated authority)

chardstockpc@gmail.com



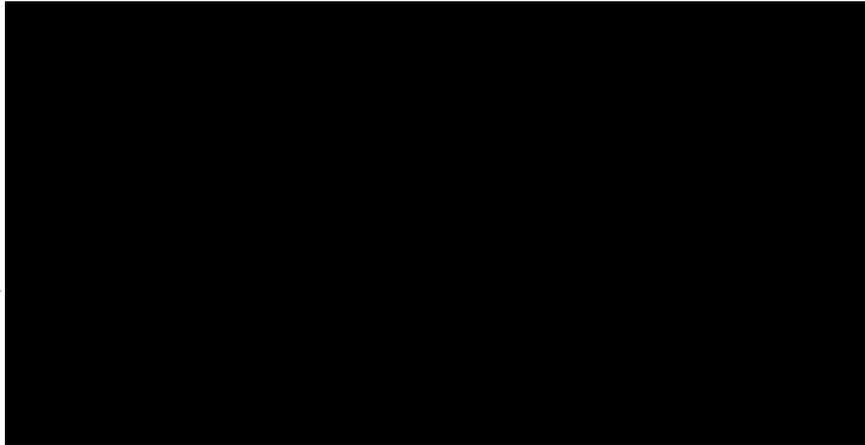
CHARDSTOCK COMMUNITY HALL TRUST

ACCOUNTS

FOR THE YEAR ENDED

31 MARCH 2018

I certify that the attached Accounts are in accordance with



CHARDSTOCK COMMUNITY HALL TRUST
INCOME AND EXPENDITURE ACCOUNT
FOR THE YEAR ENDED 31 MARCH 2018

	2018 £	2017 £		
HALL LETTING INCOME				
Hire Fees	10,114	9,228		
Use of Crockery	<u>0</u>	<u>0</u>	886	10%
	<u>10,114</u>	<u>9,228</u>	0	0%
Less:			886	10%
DIRECT HALL LETTING EXPENSES				
Wages and Cleaning Materials	2,232	1,986		
Heating and Lighting	184	230	247	12% Salary Increase from Nov17 (£50)
Oil			(46)	-20%
Electricity	3,736	4,384	(647)	-15% £1.8k being paid monthly by direct debit over coming year
Water Rates	773	495	277	56%
Performing Right Licence Fee	<u>0</u>	<u>0</u>	0	0% No longer required
	<u>6,925</u>	<u>7,095</u>	(170)	-2%
NET INCOME FROM HALL LETTINGS	<u>3,189</u>	<u>2,134</u>	1,056	49%
Less				
ADMINISTRATION AND OVERHEADS				
Insurance	583	565	19	3%
Sundry Administration Costs	185	122	63	52% Webpage £150
Repairs/Replacements	5,156	2,149	3,007	140% New Oven £2,000
Others	<u>0</u>	<u>50</u>	(50)	-100% Devon Communities Together Subscription £50
	<u>5,924</u>	<u>2,885</u>	3,039	105%
NET SURPLUS/(LOSS) ON ORDINARY ACTIVITIES	<u>(2,735)</u>	<u>(752)</u>	(1,984)	264%
Add				
OTHER INCOME				
Grant Income	3,345	0	3,345	0% Parish Council £2,400 (2017) £945 (2018)
Bank Interest	1	2	(0)	-25%
Fund Raising	271	341	(70)	-21% Big Breakfast
Wayleave/Donations	<u>1,824</u>	<u>440</u>	1,384	314% CADS Variety Night £655 Street Fayre £500 Private Function £410 Carpet Bowls £160
	<u>5,442</u>	<u>784</u>	4,657	594%
NET SURPLUS/(LOSS)	<u>2,707</u>	<u>33</u>	2,674	1156%

CHARDSTOCK COMMUNITY HALL TRUST
BALANCE SHEET
AS AT 31 MARCH 2018

	2018	2017		
	£	£		
ASSETS				
Building Fund				
Building at Cost	<u>83,426</u>	<u>83,426</u>	0	0%
Furniture and Equipment Fund				
Furniture and Equipment at Cost	<u>6,340</u>	<u>6,340</u>	0	0%
General Fund				
Cash in Hand	100	100	0	0%
Bank Balances				
Current Account	7,576	2,182	5,393	247%
Reserve Account	5,096	5,095	1	0%
Debtors	1,180	2,864	(1,684)	-59% FY17: Late Invoicing Q4 bookings
Prepayments	488	468	21	4% Insurance
Oil Stock	<u>0</u>	<u>0</u>	0	0%
	14,441	10,709	3,731	35%
Less: Accruals and Deferred Income	2,701	1,676	1,025	61% FY18: Deferred Income £786 FY18 Electric £1.8k FY17: Electric £1.2k
	<u>11,740</u>	<u>9,033</u>	2,707	30%

Governance documents

DATED 5th July

1976

Chardstock Community Hall Trust

MRS. K. W. MILFORD

- and -

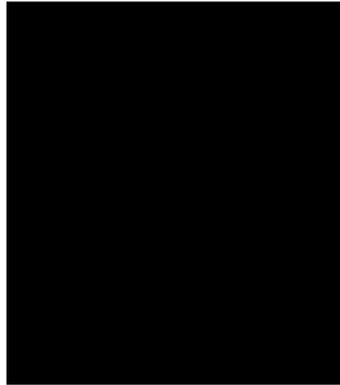
THE PARISH COUNCIL OF THE PARISH

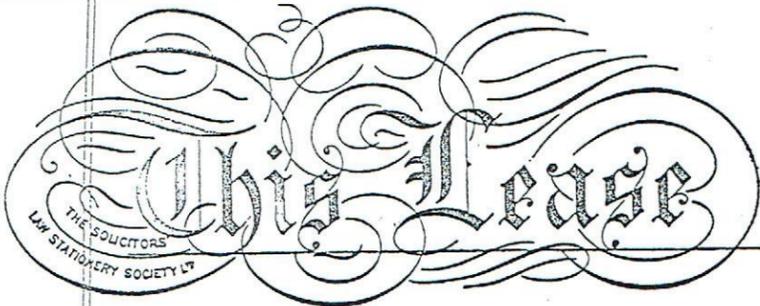
OF CHARDSTOCK

COPY

HERE

AND TRUST DEED





AND TRUST DEED made the _____

FIFTEENTH

day of JULY One Thousand Nine Hundred and Seventy Six BETWEEN

_____ in the County of Devon
Company Director (hereinafter called the lessor which expression shall where the _____
context so admits include the person or persons for the time being entitled to the
reversion immediately expectant on the determination of the term hereby created) of
the one part and THE PARISH COUNCIL OF THE PARISH OF CHARDSTOCK in the County of Devon
(hereinafter called the council which expression shall where the context so admits
include the council's successors in title) of the other part _____

WITNESSETH as follows:-

1. The Interpretation Act 1839 applies for the interpretation of this deed as it applies
for the interpretation of an Act of Parliament _____

2. The Council is the trustee of the Chardstock Community Village Hall Trust _____
(hereinafter called the charity) _____

3. In consideration of the rent covenants and conditions hereinafter reserved and
contained and on the part of the council to be paid observed and performed the lessor
hereby demises unto the council ALL THAT piece or parcel of land situate at Chardstock
in the County of Devon more particularly edged red on Plan "B" annexed hereto in
manner and upon the trusts and subject to the powers and provisions set out in the
schedule hereto TO HOLD the same unto the council from the TWENTY FOURTH
day of JUNE One Thousand Nine Hundred and Seventy Six for the term
of Ninety Nine years paying therefor during the said term the yearly rent of Five
Pence without any deduction the first of such payments to be made on the execution of
this Lease _____

4. The council covenants with the lessor as follows:-

- (1) To pay the rent hereby reserved in manner aforesaid without any deduction;
- (2) To pay all existing and future rates taxes assessments and outgoings payable
by law in respect of the demised premises by either the owner or the occupier thereof;
- (5) To keep the demised premises and all fixtures and additions to the said premises
in good and substantial repair and condition throughout the term and without any
alteration except such as shall be previously sanctioned in writing by the lessor such
sanction not to be unreasonably withheld and to yield up the same in such repair and
condition (except as aforesaid) at the determination of the tenancy;

(4) To keep insured at all times throughout the tenancy in the name of the council
the demised premises from loss or damage by fire in some insurance office or with
underwriters to be named by the lessor in a sum at least equivalent to the full
reinstatement value for the time being of the demised premises and to make all payments

necessary for the above purposes within seven days after the same shall respectively
become due and to produce to the lessor or her agent on demand the several policies of
such insurances and the receipt for each such payment and to cause all moneys received
by virtue of any such insurance to be forthwith laid out in rebuilding and reinstating
the demised premises PROVIDED ALWAYS that if the council shall at any time fail to keep
the demised premises insured as aforesaid the lessor may do all things necessary to
effect or maintain such insurance and any moneys expended by her for that purpose shall
be repayable by the council on demand and be recoverable forthwith;

(5) Not to assign the demised premises except to a new trustee or new trustees for the
purposes set out in the said schedule and not to underlet the same

(6) No building erection or fence of any nature shall be erected upon any portion of
the land the subject of this lease otherwise than in accordance with plans and elevations
and of materials previously approved by the Lessor and no building shall be commenced
until the Lessor shall have given a Certificate in writing of such approval

(7) The Council shall within three months after the date of this Lease erect and
for ever thereafter maintain good and sufficient stockproof boundary fences between the
points marked "A" "B" "C" and "D" on the said plan "B"

(8) Not to use any building to be erected upon the land the subject of this Lease
or any part thereof for any other purpose than that of a Village Hall and not to do or
suffer on the said land or upon any part thereof or in or upon any building to be erected
thereon anything which shall be a nuisance to the Lessor or the person or persons
for the time being owning or occupying any of the land adjacent to or in the neighbourhood

of the said land
hereby leased

(9) During such period of time as the Lessor and/or her family (to be defined as the
Lessor, her Husband and Son) retain ownership of the freehold of the land the subject
of this lease she or any of them jointly or severally at their discretion shall be the
sole Honorary President of the said Trust and shall act accordingly

5. The Lessor covenants with the council as follows:

That the council paying the rent hereby reserved and performing and observing the
several covenants on the council's part herein contained shall peaceably hold and enjoy
the demised premises during the said term without any interruption by the lessor or any
person rightfully claiming under or in trust for her:

PROVIDED ALWAYS and it is hereby agreed and declared that if the rent hereby reserved
or any part thereof shall be unpaid for twenty-one days after becoming payable (whether
formally demanded or not) or if any covenant on the council's part herein contained shall
not be performed or observed then and in either of the said cases it shall be lawful for
the lessor at any time thereafter to re-enter upon the demised premises or any part
thereof in the name of the whole and thereupon this demise shall absolutely determine
but without prejudice to the right of action of the lessor in respect of any breach of
the council's covenants herein contained

IT IS HEREBY CERTIFIED that the transaction hereby effected does not form part of a larger transaction or of a series of transactions in respect of which the amount or value or the aggregate amount or value of the consideration exceeds FIFTEEN THOUSAND POUNDS -----

IN WITNESS whereof the lessor has hereunto set her hand and seal and [REDACTED] two members of the council have pursuant to a resolution of the council passed on the TWENTIETH day of APRIL One Thousand Nine Hundred and Seventy Six hereunto set their hands and seals the day and year first before written -----

THE FIRST SCHEDULE

VILLAGE HALL

Clause 1. (1) The property hereby demised (hereinafter called the trust property) shall be held upon trust for the purposes of a village hall for the use of the inhabitants of the Parishes of Chardstock (St. Andrews Ward) in the County of Devon within the boundaries of the line edged red on the plan "A" annexed hereto (hereinafter called the area of benefit) without distinction of political, religious or other opinions, including use for meetings, lectures and classes, and for other forms of recreation and leisure-time occupation, with the object of improving the conditions of life for the said inhabitants -----

ADMINISTRATION BY COMMITTEE

(2) The charity shall be administered in conformity with the provisions of this deed by the committee of management hereinafter constituted (and hereinafter called the committee) who shall be the charity trustees of the charity within the meaning of section 46 of the Charities Act 1960:

PROVIDED that until the end of the first annual general meeting to be held after the date of this deed the charity shall be administered in accordance with the ----- provisions of this deed by the following persons named in [REDACTED]

Clause 2. The Parish Council of Chardstock Devon shall be the custodian trustee of the

charity and the provisions of sub-section (2) of section 4 of the Public Trustee Act 1906 shall apply to the said council and to the committee respectively in like manner as they apply to the Public Trustee and managing trustees.-----

COMMITTEE OF MANAGEMENT

Clause 3. (1) Except as hereinafter in this clause provided the committee shall consist of eleven (11) elected members and twelve (12) representative members and may include not more than six (6) co-opted members -----

(2) The elected members (other than those appointed under sub-clause (8) of this clause to fill casual vacancies) shall be elected at the annual general meeting to be held as in this deed provided -----

(3) One representative member shall be appointed by each of the following organisations:

- Chardstock St. Andrews and All Saints Mothers' Union-----
- Chardstock Parish Council-----
- Chardstock and District Bowling Club -----
- Chardstock St. Andrews Friends of the School Association -----
- Cotley Hunt -----
- Chardstock Branch Honiton Division Conservative Association -----
- Chardstock Football Club -----
- Chardstock Womens Institute -----
- Chardstock Cricket Club -----
- George Inn Skittle League -----
- Chardstock St. Andrews School Managers -----
- Chardstock St. Andrews Parochial Church Council -----

A representative member shall ordinarily be appointed not more than one month before the annual general meeting; provided that an organisation which fails to appoint a representative member before such meeting shall make the appointment as soon as practicable thereafter. Each organisation shall notify to the Secretary of the Committee the name of its representative.-----

(4) Co-opted members shall be appointed at a duly constituted meeting of the committee -----

(5) Subject to the provisions of sub-clauses (6) and (8) of this clause the period of office of members shall commence:

- (a) in the case of elected members, at the end of the annual general meeting at which they were elected;
- (b) in the case of representative members appointed before the annual general meeting in any year, at the end of that meeting or, in the case of a representative member appointed after such annual general meeting, or to fill a casual vacancy, on the day on which notification of his appointment is received by the Secretary;

(c) in the case of co-opted members, from the date of their co-option.

(6) All members of the committee shall retire from office together at the end of the annual general meeting next after the date on which they came into office but they may be re-elected or re-appointed -----

(7) In the event of any application for representation on the committee being received from any existing or newly-formed organisation operating in the area of benefit the committee may, upon a resolution supported at a duly constituted meeting of the committee by the votes of a majority of not less than two-thirds of all the members of the committee, allow such organisation to appoint a representative member of the committee in the same manner as if such organisation had been named in sub-clause (3) of this clause -----

(8) Upon the occurrence of a casual vacancy the committee shall cause a note thereof to be entered in their minute book at their next meeting and, if in the office of representative member, it shall be notified as soon as possible to the proper appointing organisation. A casual vacancy in the office of elected member may be filled by the committee and the period of office of an elected member elected to fill a casual vacancy shall commence at the end of the meeting of the committee at which he was so elected -----

(9) The constitution of the committee as hereinbefore provided may, on the application of the committee, be altered from time to time by order of the Charity Commissioners or the Secretary of State -----

FAILURE TO APPOINT

Clause 4 The proceedings of the committee shall not be invalidated by any failure to appoint or any defect in the appointment election or qualification of any member

DECLARATION OF MEMBERS

Clause 5. No person shall be entitled to act as a member of the committee, whether on a first or on any subsequent entry into office, until after signing in the minute book of the committee a declaration of acceptance and of willingness to act in the trusts of this deed -----

MEMBERS NOT TO BE PERSONALLY INTERESTED IN THE CHARITY

Clause 6. Except in special circumstances, with the approval in writing of the Charity Commissioners or the Secretary of State, no member of the committee shall take or hold any interest in any property belonging to the charity, otherwise than as a trustee for the purposes thereof, or receive any remuneration, or be interested in the supply of work or goods, at the cost of the charity -----

DETERMINATION OF MEMBERSHIP

Clause 7. Any member who is adjudged bankrupt, or who makes a composition or arrangement with his creditors, or who is incapacitated from acting, or who communicates in writing to the committee a wish to resign, shall thereupon cease to be a member -----

MEETINGS OF THE COMMITTEE

Clause 8. The committee shall hold at least two ordinary meetings in each year. A

special meeting may be summoned at any time by the chairman or any two members upon seven clear days' notice being given to all the other members of the matters to be discussed

CHAIRMAN AND VICE-CHAIRMAN OF THE COMMITTEE

Clause 9. The committee, at their first meeting in each year after the annual general meeting, shall elect one of their number to be chairman of their meetings and may elect one of their number to be vice-chairman. The chairman and vice-chairman shall continue in office until their respective successors are elected

If the chairman is absent from any meeting, the vice-chairman (if any) shall preside; otherwise the members present shall, before any other business is transacted choose one of their number to preside at that meeting

VOTING IN COMMITTEE

Clause 10. Every matter shall (except as in this deed provided) be determined by the majority of the members of the committee present and voting on the question. In case of equality of votes the chairman of the meeting shall have a second or casting vote

ANNUAL GENERAL MEETING

Clause 11. (1) There shall be an annual general meeting in connection with the charity which shall be held in the month of July in each year or as soon as practicable thereafter

(2) All inhabitants of the area of benefit of eighteen years of age and upwards shall be entitled to attend and vote at the annual general meeting

(5) The first annual general meeting after the date of this deed shall be convened by the persons named in clause 1(2) hereof and subsequent annual general meetings by the committee. Public notice of every annual general meeting shall be given in the area of benefit at least fourteen days before the date thereof by affixing a notice to some conspicuous part of the trust property or other conspicuous place in the area of benefit and by such other means as the conveners think fit

(4) The persons who are present at the first annual general meeting after the date of this deed shall, before any other business is transacted, appoint a chairman of the meeting. The chairman of subsequent annual general meetings shall be the chairman for the time being of the committee. In his absence the vice-chairman (if any) shall take the chair but, if neither is present, the persons present shall, before any other business is transacted, appoint a chairman of the meeting. In case of equality of votes the chairman of the meeting shall have a second or casting vote

(5) The committee shall present to each annual general meeting the report and accounts of the charity for the preceding year

RENT AND OTHER OUTGOINGS

Clause 12. The committee shall save harmless and keep indemnified the council against the rent and against all rates taxes and outgoings whatsoever including the cost of repairs and insurance against fire which are or at any time may become payable in respect of the demised premises under the covenants contained in this deed and on the part of

the council to be observed and performed and from and against all proceedings damages costs claims and expenses on account of any breach of any of the said covenants and shall cause the demised premises and other property of the charity in so far as the same shall not be otherwise insured at all times to be sufficiently insured against all insurable risks including fire, theft and public liability -----

APPLICATION OF INCOME

Clause 13. After satisfying its obligations under clause 12 hereof the committee shall as and when it thinks fit apply the net yearly income for the purposes of the charity -----

SURPLUS CASH

Clause 14. Any sum of cash at any time belonging to the charity and not needed as a balance for working purposes shall (unless otherwise directed by the Charity Commissioners or the Secretary of State) be invested -----

FURTHER ENDOWMENTS

Clause 15. The committee may receive any additional donations or endowments for the general purposes of the charity and it may also accept donations or endowments for any special objects connected with the charity not inconsistent with the provisions of this deed -----

MINUTES AND ACCOUNTS

Clause 16. The committee shall provide and keep a minute book and books of account. All proper statements of account in relation to the charity shall in each year be prepared as prescribed by section 52 of the Charities Act 1960 and copies thereof shall be sent to the Parish Council of Chardstock, Devon -----

MORTGAGES AND CHARGES

Clause 17. At the request of the committee the council may with the consent of the Charity Commissioners or the Secretary of State (and any necessary consent of the lessor) from time to time by mortgage or otherwise obtain such advances on the security of the trust property or any part thereof as may be required for maintaining extending or improving the same or any part thereof or erecting any building thereon or for the work carried on therein and may continue or may repay in whole or in part and from time to time any existing mortgage or charge on the trust property -----

LETTING OR SALE

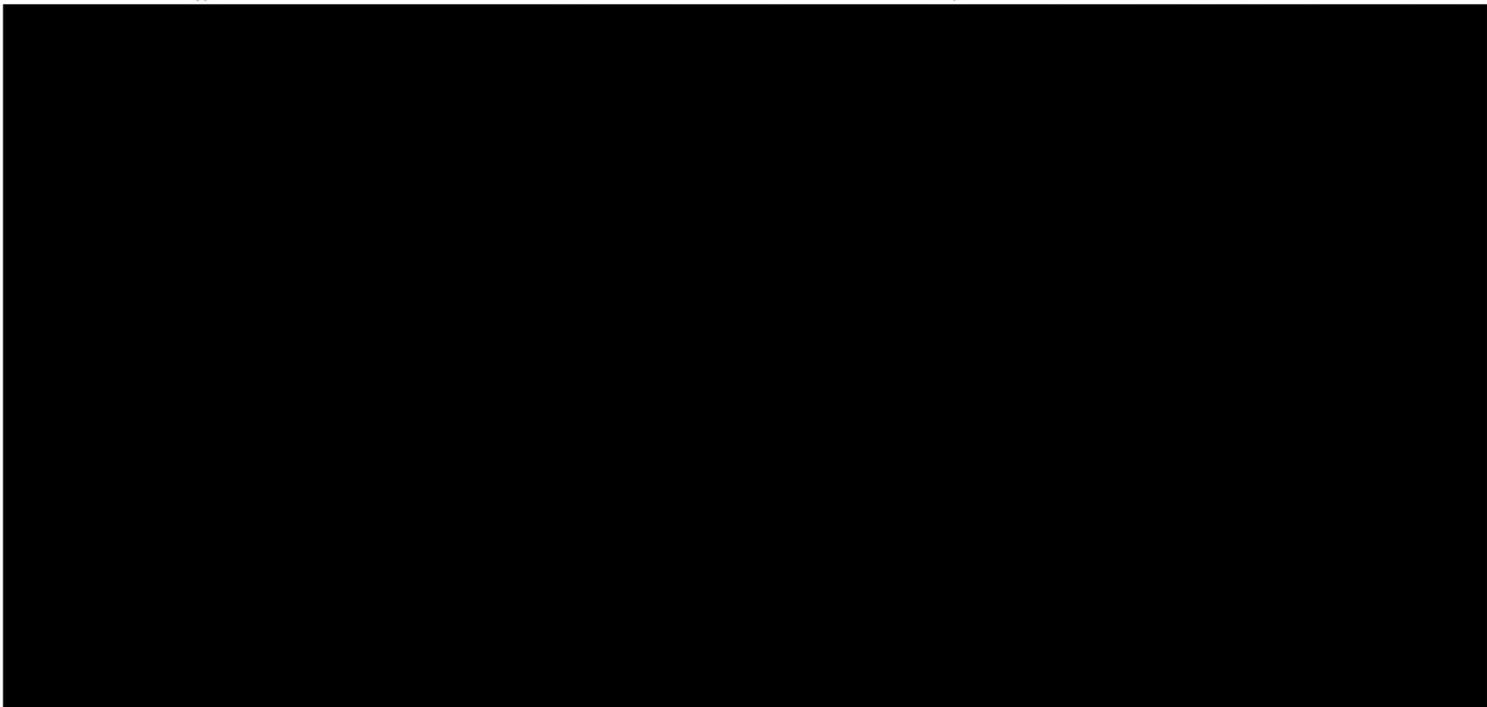
Clause 18. If the committee decides at any time that on the ground of expense or otherwise it is necessary or advisable to discontinue the use of the trust property in whole or in part for the purposes stated in clause 1 it shall call a meeting of the inhabitants of the age of eighteen years or upwards of the area of benefit of which meeting not less than fourteen days' notice (stating the terms of the resolution that will be proposed thereat) shall be posted in a conspicuous place or places on the trust property and advertised in a newspaper circulating in the area of benefit and if such decision shall be confirmed by threequarters of such inhabitants present and voting at such meeting the council may at the request of the committee and with the consent of the Charity Commissioners or the Secretary of State surrender their leasehold -----

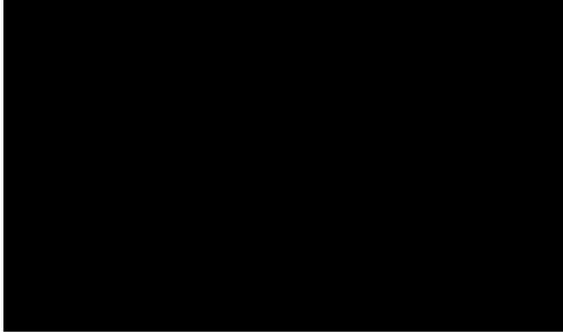
interest in the trust property for such consideration and upon such terms as may be approved by the Charity Commissioners or the Secretary of State. All moneys belonging to the charity including the proceeds of sale of any fixtures and fittings (after satisfaction of any liabilities properly payable thereout) shall with such consent as aforesaid be applied either in the purchase of other property approved by the committee and to be held upon the trusts for the purposes and subject to the provisions hereinbefore set forth (including this power) or as near thereto as circumstances shall permit or towards such other charitable purposes or objects for the benefit of the inhabitants of the area of benefit as may be approved by the Charity Commissioners or the Secretary of State and meanwhile such moneys shall be invested and any income arising therefrom shall either be accumulated (for such time as may be allowed by law) by investing the same and the resulting income thereof in like manner as an addition to and to be applied as the capital of such investments or shall be used in furthering the purposes specified in this deed _____

RULES

Clause 19. Within the limits prescribed by this deed the committee may from time to time make and alter rules for the management of the charity and in particular with reference to _____

- (a) The terms and conditions upon which the trust property may be used by persons or bodies other than the committee for the purposes specified in this deed and the sum (if any) to be paid for such use; _____
- (b) The deposit of money at a proper bank and the safe custody of documents;
- (c) The appointment of an auditor; _____
- (d) The engagement and dismissal of such officers servants and agents as the committee may consider necessary and the payment of such persons (not being members of the committee); _____
- (e) The summoning and conduct of meetings including the number of members who shall form a quorum thereat: Provided that at meetings of the committee the quorum shall not be less than one-third of the total number of the members for





Chardstock Community Hall Trust
Charity No. 272433

The following amendment to the Governing Document for Chardstock Community Hall Trust was accepted by all representative and elected trustees.

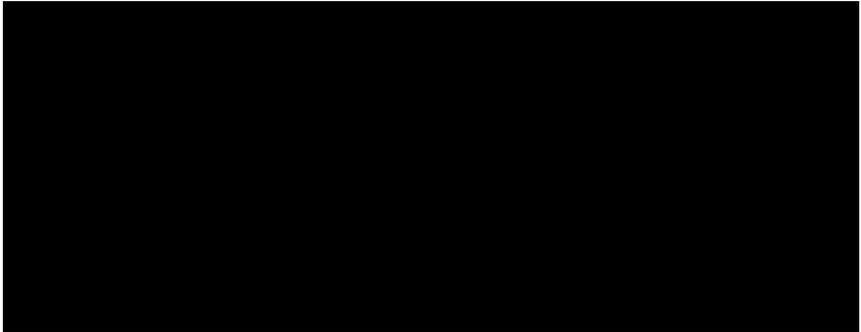
Committee of Management

The constitution shall no longer include representative trustees from local organisations but, instead, will comprise up to ten elected members who are the trustees. In addition, there may be up to three co-opted trustees who will not have voting powers. The Parish Council are entitled to have one member on the Board of Trustees.

The number for a quorum shall be five.

Local organisations shall have opportunities to discuss requirements or issues relating to the hall at formal committee meetings.

Dated 6th June 2016



This has been passed to and
approved by the Charity Commission.

