

Marcham Community Group

Members/Open Meeting

24 April 2012



Annual General Meeting

- MCG is required to call first AGM within 18 months of incorporation
- We have some business we need to conduct but we will keep it brief and to the point

AGM Agenda

- Chairman's report
- Treasurer's report
- Adoption of accounts
- Appointment of auditor for the following year
- Subscriptions for next subscription year
- Election of directors
- AOB



**Working towards leisure facilities
for everyone based on what the
community wants**



Nathan Evans







Marcham
COTHILL – FRILFORD

April 2012 Vol: 34 No: 4





▲ MCG Users' Forum see page 4

MARCHAM & DISTRICT NEWS

15th March TOTALS TO DATE	Local Events £5682	Donations £4611
Membership 316	Bank Balance £10,399	5p Coins 2900

MARCHAM COMMUNITY GROUP

Marcham
Community
Group

A once-in-a-century opportunity? It's your choice

It's spring. The evenings are lighter. The garden needs attention. And it's decision time. Taylor Wimpey Oxfordshire (TWO) has said it will submit its planning applications by 2 April. A village-wide consultation will follow, organised by the Parish Council and our District Councillor, Jane Hanna. Everyone in the village will be asked whether they support or oppose the proposals. See the Parish Council report on p. 3 for details.

The key issue is whether the community feels that the advantages of the proposals outweigh the related disadvantages. Do the proposed new modern facilities offer enough to compensate for their less convenient location and the loss of village-centre green space with the existing village-centre sports facilities?

There will be a special MCG Open Meeting on Tuesday 24 April to discuss the details of the applications so that the membership can form a view on whether the proposed community building meets community needs, as expressed in recent consultations. All welcome. Details below.

Whether you support or oppose the proposals, it is also important to comment directly to the District Council. The Planning Committee does take account of local views. The Vale District Council website has an easy-to-read section on how to comment on a planning application under 'Planning—Find an Application'. If you don't use the internet you can phone one of the contact numbers at the bottom of the page for the information.

MCG Open Meeting Anson Trust / TWO planning applications

Tuesday 24 April 7.30 pm All Saints' Church

Debate the issues Decide how to respond All welcome

The meeting will start with MCG's first Annual General Meeting

In February, MCG held two productive meetings on the proposed developments. The Open Meeting examined the pros and cons of the 'bird in the hand' and 'two birds in the bush' views of the proposals. The main 'pro' for the 'bird in the hand' approach was that a community hall could be built in the near future. In an indicative vote a majority supported this approach, provided that the community building design in the application would meet the community's needs. A meeting report has been added to the website.

The Users Forum (see picture on cover) was part of the consultation facilitated by MCG on the layout of the proposed community building and resulted in suggestions for several improvements. A report on the feedback has been sent to TWO and the Anson Trust. We have proposed some specific layout changes to respond to the main concerns expressed. This report has also been added to the website.

Visit www.marcham.org to see both the reports and details of MCG's input.

7.30 pm Tuesday 24 April All Saints' Church PLANNING APPLICATIONS

AGM Agenda



- Chairman's report ✓
- Treasurer's report
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Marcham Community Group

Profit and Loss Account
for the Period 15 December 2010 to 31 March 2012

	Notes	£
TURNOVER		14,062
Cost of sales		846
GROSS PROFIT		13,216
Administrative expenses		2,828
OPERATING PROFIT	2	10,388
Interest receivable and similar income		6
PROFIT ON ORDINARY ACTIVITIES BEFORE TAXATION		10,394
Tax on profit on ordinary activities	3	-
PROFIT FOR THE FINANCIAL PERIOD		10,394

Marcham Community Group

Balance Sheet
31 March 2012

	Notes	£
CURRENT ASSETS		
Debtors	4	18
Cash at bank		10,736
		10,754
CREDITORS		
Amounts falling due within one year	5	360
NET CURRENT ASSETS		10,394
TOTAL ASSETS LESS CURRENT LIABILITIES		10,394
RESERVES		
Profit and loss account	6	10,394
		10,394

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the period ended 31 March 2012.

Marcham Community Group

Trading and Profit and Loss Account
for the Period 15 December 2010 to 31 March 2012

	£	£
Turnover		
Membership fees	1,170	
Grants and donations received	8,032	
Events and fund raising	4,860	
		14,062
Cost of sales		
Event costs		846
GROSS PROFIT		13,216
Other income		
Bank interest received		6
		13,222
Expenditure		
Room hire	177	
Insurance	25	
Fees and subscriptions	14	
Post and stationery	814	
Advertising	121	
Sundry expenses	67	
Accountancy	360	
Legal fees	1,250	
		2,828
NET PROFIT		10,394

AGM Agenda



- Chairman's report ✓
- Treasurer's report ✓
- Adoption of accounts ✓
- Appointment of auditor for following year ✓
- Subscriptions for next subscription year ✓
- Election of directors ✓
- AOB ✓

Marcham Community Group Members/Open Meeting

24 April 2012



Tonight's open meeting

- What you decided in November...and February
- What **MCG** has been doing since then
- Where we are now – **reviewing formal plans**
- To consult members/seek a **community view**



A bird in the hand...?

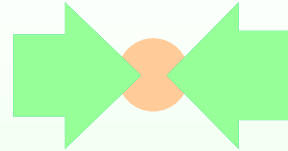


...or two in the bush?



Alternative approaches

- **Anson Trust**
 - Sell half of the Anson field
 - Build and endow a new facility
 - Pass facility management to the community
- **Marcham Community Group**
 - Identify the community needs and wishes
 - Involve the community in design of facilities
 - Raise funding for building works
 - Manage and run the facilities



November 2011

MCG submission on design needs to AT...

– *in case that design becomes reality*

...but oppose the plans if membership feels these do not meet community needs

- You endorsed that approach
- We asked all members for input to design

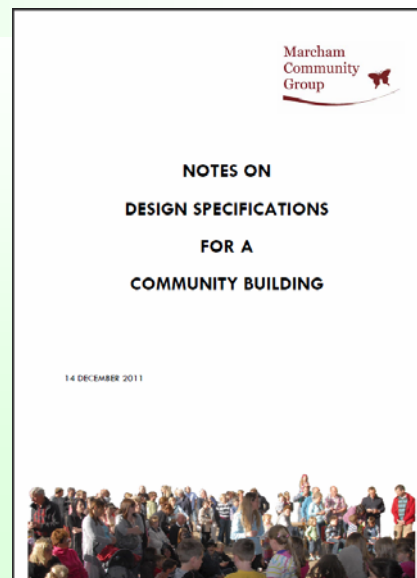
Your feedback



131
detailed
responses

Design spec document...

- Design spec document to AT and TWO
15 December

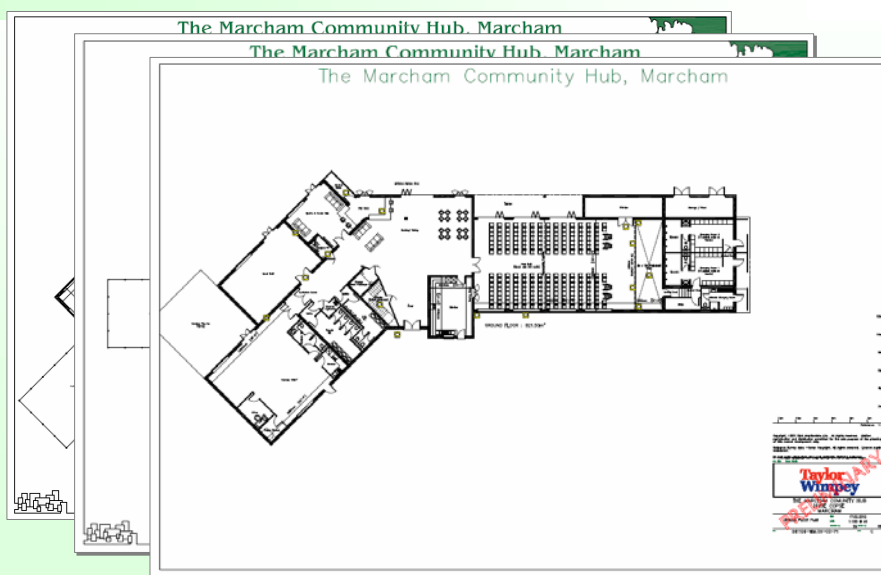


What MCG has done since then...

- Review, inputs and comments on draft designs
- Inputs to TWO exhibition in 2/4 February
- Open meeting here on 23 February 2012
- User Group forum with AT/TWO on 28 February



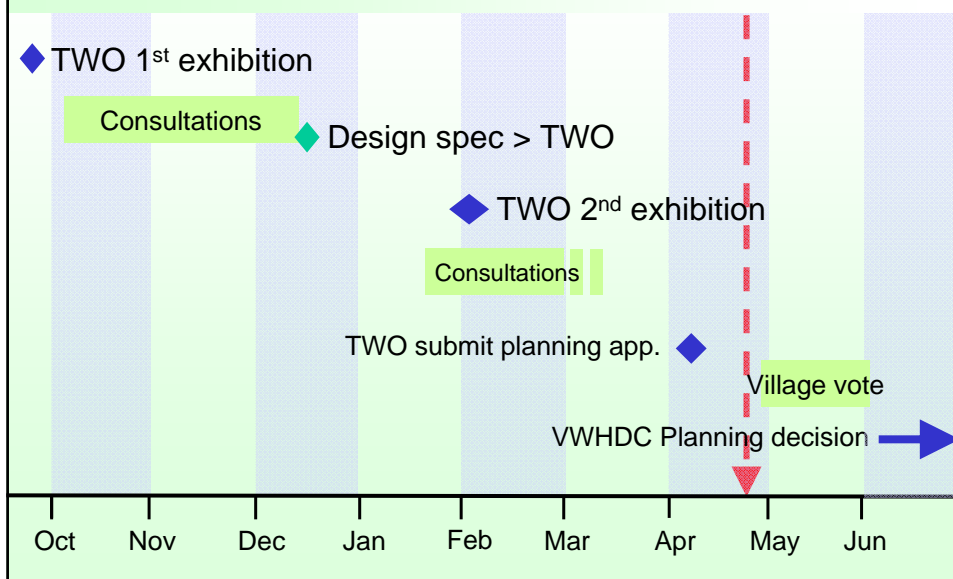
AT/TWO proposals – revised



Key issues raised

- Need to make provision for youth club
- Need for more storage and better access to stage area
- Need to maintain a large kitchen area
- We made proposals to place storage area to south of main hall and reduce foyer area to make space

AT/TWO timetable



TW plans

- TW submitted a full planning application to VWHDC on 11 April
- Various groups, including MCG have received copies of the main plans

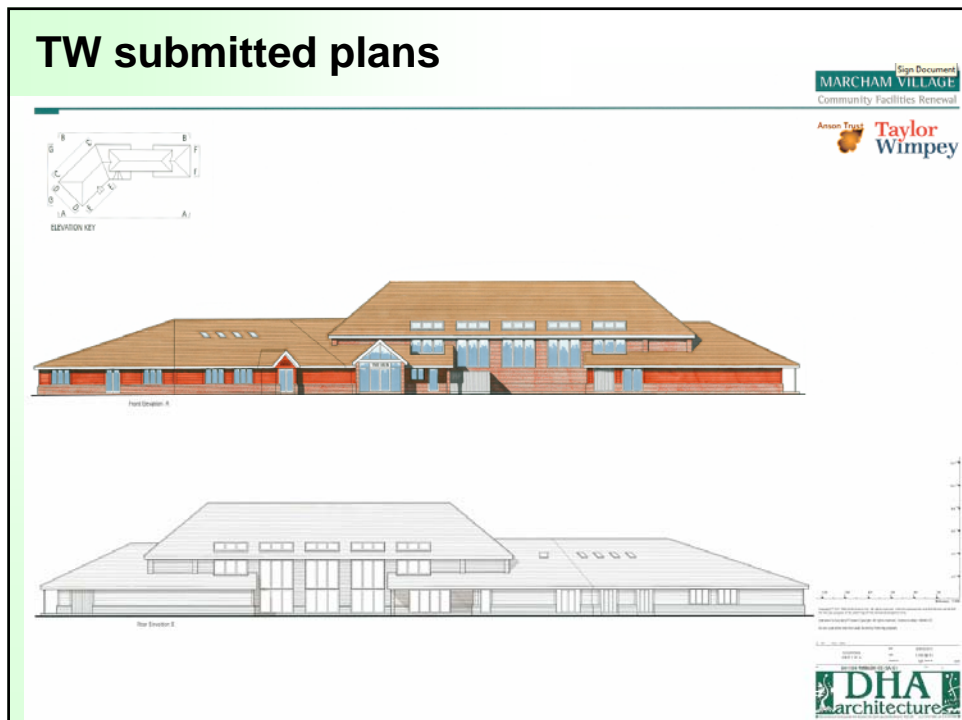
TW submitted plans



TW submitted plans

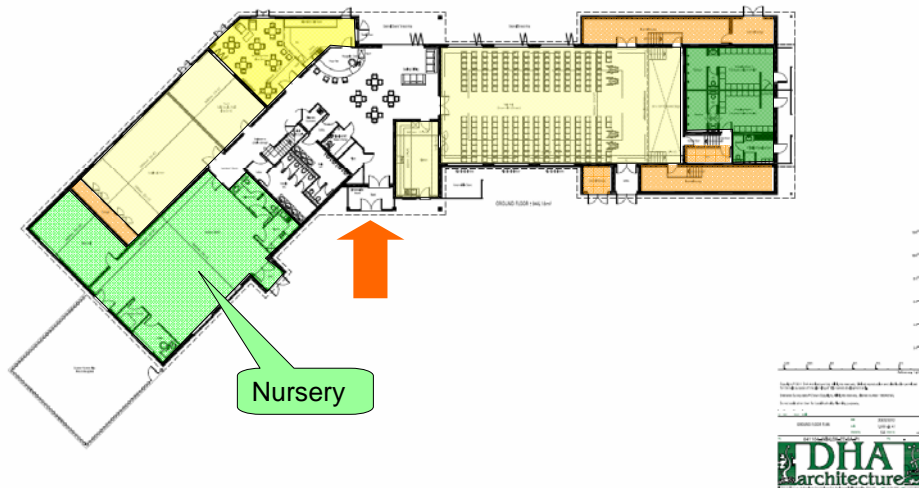


TW submitted plans



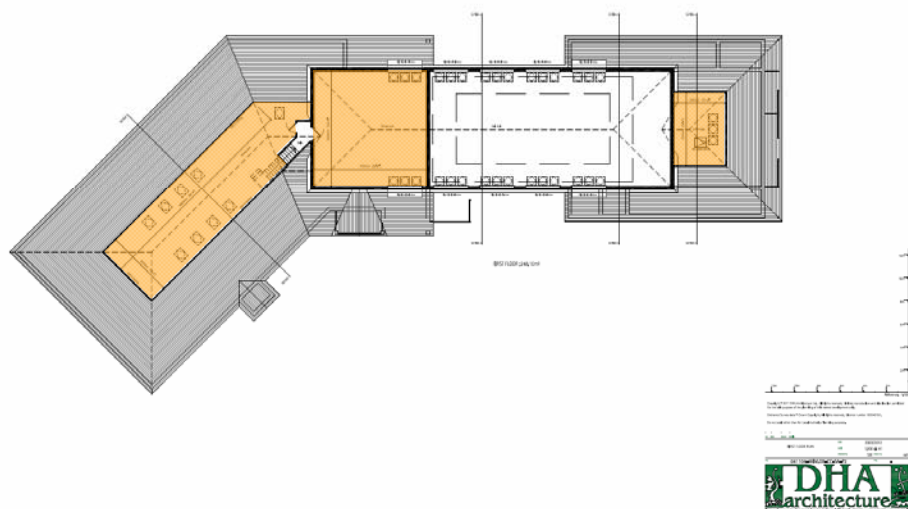
TW submitted plans

Ground floor

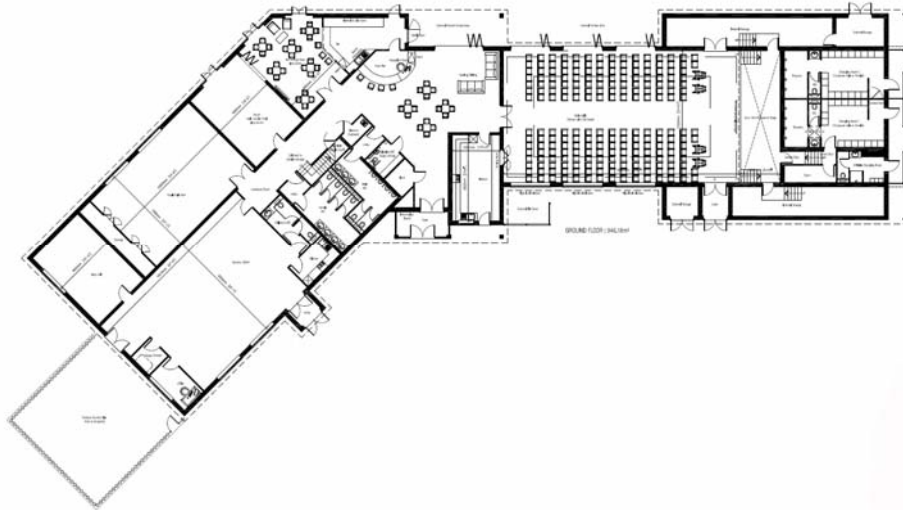


TWO submitted plans

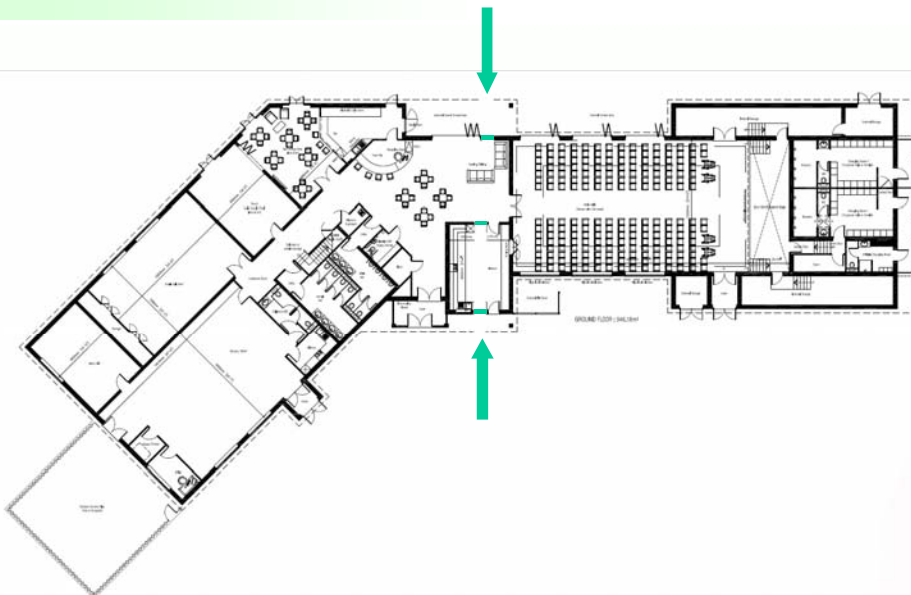
Upper floor (storage)



TW submitted plans



TW submitted plans



AT/TWO plan - Pros



- A new facility would be (mostly) funded by proceeds from development agreement
- New build to current standards
- Potentially available from 2013/14

AT/TWO plan - Cons



- We lose half of the central green area to housing
- New facility beyond the village edge
- Short timescales limit scope for consultation and architectural review
- Limited community 'ownership' of facility design

MCG approach

- There are other options for providing community facilities
- All require developer, grant and/or benefactor input and a **major** commitment to fund-raising over **many years**



Headline **Pros** and **Cons**

	+++	---
AT/TWO proposals	Funds available	Lose green space and accept large development
MCG approach	Community ownership through MCG	Major commitment to fund-raising over years

Next steps

- We have copies of the plans and will walk Users through these to see how they would work in practice – **Users meeting: 9 May**
- Please email us with your views - mail@marcham.org and write to VWDC
- MCG has guidance notes to help you make individual comments to VWHDC
- MCG directors plan to speak at planning committee

Views of members...

Bird in the hand...



...or two in the bush?



And now...

- **Your Questions**
- **Your views**



Your overall view of the plans

1. Do you think this is now the right proposal **in principle** for Marcham?
2. Do you agree broadly with the **internal** layout?
3. Do you agree with the principle that **MCG funds** be used for **agreed additions** to the proposed facility to give the **right options for the future**?
4. Do you wish **MCG directors** to make comments to VHWDC reflecting the **majority MCG view**?