

Report from the Clubhouse Project Team to AGM

Proposal to build a new Clubhouse

Extracted and adapted from the 10-year Business Development Plan

Current Situation

The Clubhouse comprises two buildings built at different times. The older 'bar' area containing the bar, stockroom, lounge and Male WC, was built in 1968. The newer 'function' area, added in 1981, contains a hall and kitchen, and also a 'link' section of entrance & foyer, Female WC and office/storage space.

The 'bar' building is lightweight pre-fab construction. The foundations suffer from rise and fall made worse by a two-part slab, the wooden walls are slowly rotting away, the flat roof and lack of insulation make heating ineffective and expensive. General maintenance is an ongoing item of expenditure and the interior lacks appeal for members.

The 'function' building also looks tired and dated, and again suffers from poor insulation and the expense of heating. The 'link' section has a steep step into the bar area, and the same from outside to the main entrance, which restricts wheelchair access.

Future

A new Clubhouse should be a modern and inviting place, for use by members and the wider community, which is open on a more regular basis, particularly during the day.

A bar/cafe area would provide more functionality than at present, acting as a reception for the Club, and a place where members can relax, or parents can wait whilst children are in coaching sessions. The views across the site would be improved, plus the possible inclusion of an outdoor patio area.

Additional spaces would be included to increase opportunities for lettings in the community, such as an improved function room/kitchen facilities, meeting/studio space, etc. Depending on available space in the final plan other facilities such as a gym, practitioner rooms, etc could be considered.

Action so Far

The Clubhouse Project Team was formed at the end of last year to begin the process of looking into potential sites for the new building, and evaluate the strengths & weaknesses of each location. Four possibilities were put forward: *A – Clubhouse built on existing dump site, on site of historic clubhouse; B – Clubhouse built in existing location, C – Clubhouse built on Squash courts site with squash courts relocated to existing dump area; D – Clubhouse built on croquet lawn, croquet lawn relocated to existing dump area.* An analysis of each is available to view in the Clubhouse foyer and on the website.

The current Team comprises Peter Lewis (Chairman), Dez Lewington (Club Manager), Geoff Radford (Groundsman/Former Building Control Surveyor), Lizzie Fraher (Member/Architect) – but we would welcome applications to join the Team as a volunteer/advisor from any members with relevant skills.

A Measured Survey was commissioned to obtain information regarding the current site in full, including the location of all existing structures and flora, plus ground levels and elevations.

The Next Stage

The Team recommended to the Board of Directors that two of the options be rejected and two go forward to the next stage of development – Options A & B were proposed and accepted at the Board Meeting on 11 July 2016.

This next stage will start with commissioning feasibility studies on the two recommended options, which will provide a much more detailed breakdown of costs and potential obstacles in terms of planning, etc. We will then be in a position to look into funding opportunities and timescales.

The New Clubhouse display will remain available to view and offer comments until 14 September 2016 in the Clubhouse Foyer, and is now also available on the website.

Please follow the links below:

- [Club house built in existing location](#)
- [Club house built on squash courts site with squash courts re located to existing dump area](#)
- [Club house built on existing dump site on site of historic club house](#)
- [Club house built on croquet lawn, croquet lawn relocated to existing dump area](#)

The following resolution will be put to the AGM on 22 September 2016:

To consider an Ordinary Resolution submitted by the Board and Club Manager: to consider and approve progress and further work on the clubhouse project.

I look forward to presenting to you at the AGM, but in the meantime please direct any comments or enquiries to dez.lewington@sltcc.co.uk.

Dez Lewington
Club Manager