

Weedon Bec Parish Council Working Group - Status Report April 2013

DDC Pre-Planning – Key points:

Pre Planning meeting completed with DDC Planning case officer held early April. Minor design aspects requested have been incorporated into design. DDC very tardy with responses

WSA Architect awaiting a report from Pre-Planning meeting from case officer Planning Officer - outstanding since January 2013 - now expected Mid May

WSA have paid £300 for supposed service

Lease

The Buildings Surveyor, appointed via Pro Help i.e. for free professional work, has been involved in a paid work project for the company thus very little progress on lease. They have commented on WSA proposal and a meeting is planned for later this month to clarify

Appointed solicitor is awaiting outcome of Surveyors findings to allow comment and advice on proposed lease application to WBPC

Lease proposal drawing to be issued to WBPC for discussion when agreed by WSA and Lease/Solicitor team

Planning Application preparations

Crime Prevention measures and recommendations for scheme received from local Crime Prevention Officer (via DDC). TW arranged for pro bono commission for a CCTV and security lighting scheme to be produced. This has been completed by specialist company AGE Security. This will be incorporated into planning application.

Scheme for access and external building lighting recommendations received. This includes lighting to access building from car park. TW arranged a pro bono commission from electrical engineering specialist Active Connect and their design company Hilclare. This will be incorporated into planning application.

Heating and ventilation scheme guidance for the new community building is being provided via Pro Help appointed Consultant BSD of Corby. Meeting planned for Mid May to discuss. (Building Services Design) Their scheme is required to complete planning drawings will be incorporated into planning application.

Additional scheme preparations

Report detailing play equipment including photographs completed to include as part of the re-site requirements

Investigations to resolve shutter specifications ongoing

Investigations to resolve roofing material ongoing

Street scene montage being prepared Instructed (at a cost)

Flood Risk Report being reviewed. Input from DDC Planners required

Design and Access statement 80% complete - requires DDC Planning Officer Pre-Application report to be returned in order to complete

Final scheme drawings in preparation for planning submission

Other elements to support scheme investigations

Non intrusive drainage survey completed

Soil content survey of build area being arranged. WBPC to be advised and permission sought

Ground survey completed and report issued to WSA by Structural engineer

WSA Fundraising

Elvis and Neil Diamond Tribute night 30th March 2013 – raised £2200

Race Night in conjunction with WBFC held 20th April – raised in excess of £500

Next Quiz night planned for mid June

Social evening with music in planning stage for later in year

Other fundraising events in the pipeline

As previously highlighted, fundraising will ramp up once planning approval is attained.

400 Club continues to bring in a regular income

Local Resident has nominated both FOWSA and WSA to be possible recipients for Jackson Grundy Community Funding



Grants

WSA are in consultation with the Football Foundation regarding grant opportunities. This is a slow process. Attaining planning approval will make a significant improvement to the priority placed on funding for Weedon.

Grant funding opportunities are monitored regularly. This process will ramp up once planning approval attained.

WSA Trustees have attended CVC Trustees meetings at Wellingborough

Business Plan

Revision to business plan expected after feedback from both Land Surveyor and Solicitor – still awaiting this advice.

Communication

WSA committee members talk regularly with residents of the village to appraise of progress

WSA website is maintained to provide progress reports when relevant

WSA will utilise the Gusher to provide mini updates in the Weedon News

WSA will provide a summary report at appropriate juncture that can be included into Village Newsletter

Chris Heaton-Harris MP, Cllr Alan Hills, Ex Cllr Gina Ogden, Cllr Kevin Perry are appraised with updates regarding project

Daventry Express asked if they could do an article on the Scheme proposals. WSA have suggested this is put on hold until the Planning Application is submitted