

**WIVENHOE & DISTRICT
SPORTING FACILITIES TRUST**

Creating Opportunities for Sport

at

**BROAD LANE
SPORTS GROUND**

**Sixth
ANNUAL REPORT
of the Trustees**

MARCH 2002

Registered Charity No. 1068881

WIVENHOE & DISTRICT SPORTING FACILITIES TRUST

REPORT of the TRUSTEES

The big success for the Trustees in this last year was the achievement of the ambition to install four floodlit tennis courts.

The year has also been characterised by a marked increase in the number of people using the Ground as well as growing co-operation between all the Clubs.

The Trustees are therefore succeeding in their objective to see Broad Lane as a community sports ground for the eastern side of Colchester.



Wivenhoe Tennis Club

In 1995, when the Trustees proposed a formula to acquire the Ground and secure a permanent home for Wivenhoe Town Football Club, the Trustees stated they wanted to broaden the range of sports played at Broad Lane. At that time, Wivenhoe Tennis Club played social tennis at the University and league tennis at Shrub End.

After five years hard work by the Trustees and the Committee of the Tennis Club, the Club now has a permanent home thanks to an £80,000 lottery grant from Sport England, a grant of £40,000 from Colchester Borough Council, other grants from Wivenhoe Town Council and King Coel's Kittens, and local fund-raising making up the total of over £127,500.



The tennis courts were officially opened by the Mayor of Colchester, Cllr Mike Hogg, on 23rd September in front of a great crowd. Within days, the Tennis Club had launched a Winter League for local tennis clubs around Colchester that was over-subscribed.

With probably the best facilities in the area, membership of the Tennis Club is steadily growing. The courts are available for hire too by the general public, by collecting a key from Londis, a local supermarket, achieving the Trustees aim of making the facility available to as many people as possible.

Wivenhoe Tennis Academy

With the aim of encouraging more people to play tennis, the Wivenhoe Tennis Academy has been formed, with Head Coach Tricia Faulkner and other coaches

Lesley Connolly and Simon Rogers. As well as adults, around 70 youngsters are now benefiting from coaching.

The Tennis Academy is working closely with the Tennis Club and the Essex LTA to ensure a coordinated strategy is in place.

Tempest Football Club (see web site www.tempestfc.co.uk)

An agreement was reached in August 2000 with Tempest FC, a prestigious football club for youngsters in the area, for them to base several of their teams at Broad Lane. The exceedingly wet weather of that winter prevented significant use of the two pitches made available to them. However they have made up for it this last year and Broad Lane is now firmly home for them.



Volunteers have worked hard to construct temporary changing rooms in the base of the Main Stand pending more permanent facilities. If lighting could be installed on one of the pitches, Tempest FC could provide training sessions for their 100+ youngsters at Broad Lane. Next year, 2002/03, Tempest expect to increase the number of teams who will be based at Wivenhoe.

Wivenhoe Youth Football Club

WYFC now regularly attend Trust meetings and there is a lot of co-operation between all parties. They own half the land at the rear of the Main Stand with four pitches of different sizes plus a floodlit training pitch, but rely on the Trust for other facilities. They successfully provide playing and coaching facilities for over 100 youngsters from 8 years to 16. They also help Wivenhoe Girls FC by providing them with pitches as well as occasional use of pitches to Tempest FC which is likely to increase next year to help accommodate more of Tempest's teams at Broad Lane.

Links with Wivenhoe Town Football Club have been increasing with every registered youth team member receiving a free season ticket for WTFC home fixtures, and the Under 16 team have played most of their home fixtures on WTFC's pitch in the Stadium.

A grant was applied for from the Colchester Youth Forum and £2,000 was received to help towards the cost of materials for new temporary changing rooms in the Main Stand, which are being constructed by volunteers from the Club.

The Club is seeking F.A. Charter Standard status by re-appointing a Child Protection Officer and sending all team managers on the Youth Manager's Course. The Club has also funded the cost of sending 3 people on a referees course to help with the Colchester League's lack of qualified referees.

Wivenhoe Town Football Club – First Team

The 2000/01 season saw the first team compete in the Second Division of the Ryman League. Chasing promotion prospects, the Club increased their spending on players,

and achieved 4th place in the Division but left the Club with short-term debts of £15,000.

During the 2001/02 season, the Management of the Club changed. A new Business Plan has been written which changes the focus of the Club to that of promoting football in the community. The Committee has delegated responsibility for running the first team, including first team expenses to the Broad Lane Executive Club, a group of people headed by a few key long-standing Wivenhoe supporters. Apart from the change of focus, the short-term priority is to pay off outstanding debts. This will be achieved from bar revenues as these will no longer be used to support the cost of players' expenses.

The Trustees are fully aware of the situation and are supportive of the changes that have been introduced. They note that there are many people in the Club who work hard to maintain the Clubhouse, Stadium and Ground, and all on a voluntary basis. The Trustees recognize that the Club is an unincorporated organization, run by volunteers.



Whilst the main objective has previously been to run the first team, the Committee has also successfully promoted use of the Clubhouse to a wide variety of people and clubs. Additionally, the Main Pitch and Stadium have been hired out for key matches as Border League Cup Finals, Schools County Cup Finals and many other significant matches. Promoting use of the Stadium for this wider community use assumes a greater importance in the future.

Links have been established with the local schools and the Committee are working hard to maintain the Clubhouse and the Main Pitch as a community resource as well as for use by the first team. They are also encouraging much greater co-operation between the increasing number of Clubs being based at Broad Lane.

Wivenhoe and University Town

Formerly the Wivenhoe Town Reserves side, under their new name of Wivenhoe and University Town, reflecting links with the University of Essex, and managed by David Williams, Sports Director at the University, this team last season came first in the Second Division of the Border League. Based at Broad Lane and now promoted to the First Division, the team is doing very well.

Future Developments

1. With the considerable expansion in the number of people visiting the Ground achieved by the Trustees, to perhaps 500 people per week, there is a great need to improve the infrastructure and in particular:



- a) provide a better car park, especially at the rear of the Ground, which is full of muddy puddles, and lacks a proper surface
 - b) improve changing facilities for youngsters and adults at the rear, including provision of toilets, being currently situated in caravan in the rear car park.
 - c) upgrade the ageing heating system and inadequate foul water disposal from the Clubhouse
 - d) improve catering facilities to bring up to a better standard as well improve revenue generation prospects.
2. Create additional sports pitches for football, and potentially also hockey and rugby, by acquiring the adjacent 12 acre field, zoned by Colchester Borough Council as public open space.
 3. Install an all-weather sports court for basketball, netball and 5-a-side football.
 4. Accommodate other sports e.g. archery, or martial arts with construction of 'dojo', if demand perceived.
 5. Build a small fitness centre.
 6. Build a small sports hall for badminton, five-a-side football, short tennis etc

Scope exists to develop the Ground in this way. A management structure exists. Running costs can be met from users. Capital costs of improvements and developing new facilities though will have to come from grant aid.

Conclusion

The vision the Trustees put to Colchester Borough Council in 1995 is finally coming into place. I believe it justifies the backing they gave the Trustees and Wivenhoe Town Football Club that we were serious about creating a community sports ground. This year, 500 people are coming to the Ground on some weeks. We have clear ideas of what more we can achieve. This is a vision shared by all the Clubs now at Broad Lane.

There are a great many people in these Clubs working hard, all on a voluntary basis, mowing grass, painting and repairing things, organizing fixtures and most importantly creating opportunities for people to learn, to play and to progress in a sporting activity. Without their commitment and dedication, we could not be looking forward to the future.

I am grateful to all the Trustees for their contribution in this most significant of years when we completed the tennis courts project, but especially to Andrew Nightingale, Deputy Chairman of the Trust, who has chaired the Development Sub-Committee, and also Mark Freeman, Mike Jarvis, and Ginny Scott, Secretary of the Tennis Club who have all been key to the success of this project.

Peter Hill
Chairman

March, 2002

Trustees and Others during the Period 1st March, 2001 to 28th Feb, 2002

Cllr Peter Hill (Chairman) - co-opted Trustee. Wivenhoe Town Councillor;
former Mayor of Wivenhoe

Andrew Nightingale (Deputy Chairman) - ex-officio Trustee, Estates Officer,
University of Essex and representative of the Registrar and Secretary, UoE;

Cllr Mrs Jan Richardson - nominative Trustee of Wivenhoe Town Council;
former Mayor of Wivenhoe

Harry Welsh - co-opted Trustee. Former President of Wivenhoe Town Football
Club

Dave Whymark – co-opted Trustee. Former Chairman, Wivenhoe Town Football
Club

Maz Brook, Ex-officio Trustee. Chairman, Wivenhoe Town Football Club who
replaced Kevin Foskett, former Chairman, Wivenhoe Town Football Club, who
resigned December 2001.

Mike Boyle, Ex-officio Trustee. Secretary, Wivenhoe Town Football Club, who
replaced Steve Pitt, former Joint Chairman, Wivenhoe Town Football Club, who
resigned in August 2001.

Cllr Mike Jarvis - co-opted Trustee. Chairman, Wivenhoe Tennis Club and
Wivenhoe Town Councillor

Mark Freeman - co-opted Trustee.

Other attendees at Trust Meetings:

Roy Roper, appointed **Treasurer** of the Trust in September 2001.

Mr Jan Britton, Parks and Recreation Manager, Colchester Borough Council

Mick Hatch, the Trust's Ground Safety Advisor

Alan Rustage, the Trust's Sports Consultant

Bob Taylor, Chairman of Wivenhoe Youth Football Club and **Hazel Laurence**,
Treasurer

John Cook, Secretary, Tempest Football Club

Ginny Scott, Secretary, Wivenhoe Tennis Club and **Lesley Connolly**

Tricia Faulkner, Head Coach, Wivenhoe Tennis Academy & **Anthony Faulkner**

Financial Statement for the Period from 1st March 2001 to 28th February, 2002

2000/01	General A/c – INCOME	2001/02
0	Rent due Feb01 from WTFC / BLEC	£3,900.00
	Re rent due Feb 2002:	
200	Wiv Youth FC	300.00
40	Tempest FC	440.00
0	Wivenhoe Tennis Club	500.00
4,800	WTFC	0.00
	Other:	
0	Court Fees from Wiv Tennis Academy	226.00
0	Court Fees from General Public	172.83
0	Tfr to Tennis Fund (re Mayor's Charity Fund donation)	(400.00)
250	Donation - King Coels Kittens	200.00
35	Bank Interest	14.11
£5,325	Total income:	£5,352.94

	General A/c - EXPENDITURE	
301	Business Rates	309.60
5,000	CBC re Lease part pay't due Feb 01	3,100.00
0	Insurance re tennis courts	152.91
11	Misc Expenses (photocopying)	40.00
£5,311	Total Expenditure:	£3,602.51

£13	Net Surplus - General A/c	£1,750.43
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2000/01	Tennis A/c – INCOME	2001/02
0	Raised by Wivenhoe Tennis Club	604.00
1,069	Sponsored Cycle Ride	0.00
0	Gift Tax Refund	274.66
2,000	Donation - Wivenhoe Mayor's Charity Fund	200.00
0	Tfr from Gen A/c re Mayor's Charity Fund	400.00
260	Donations – Other	0.00
0	Donation - Wivenhoe Carnival Fund	250.00
0	Grant - King Coel's Kittens	1,100.00
£4,329	Sub-total:	£2,828.66
1,000	Grant - Wivenhoe Town Council	0.00
36,018	Balance of Grant - Sports Council	43,780.00
0	Grant - Colchester Borough Council	37,100.00
£40,347	Total Income:	£83,708.66

2000/01	Tennis A/c - EXPENDITURE	2001/02
35,261	Fosse Contracts	58,388.22

0	24Seven re Electricity	14,355.92
0	Eastern Contracting	5,815.38
0	Suffolk Sheds	3,043.25
1,175	Stanley Bragg - Architects Fees	2,056.25
3,584	Apex Project Management - Fees	1,116.25
0	R. Jackson Partnership re Drainage Report	293.75
0	Misc	56.57
£40,020	Total Expenditure:	£85,125.59

£327	Net Surplus / (Deficit) - Tennis A/c:	£(1,416.93)
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Feb-01	NET FINANCIAL POSITION at 28th February, 2002	Feb 02
	General A/c:	
£1,246.25	Balance B/fwd 1st March 2001	£1,259.45
£13.20	Surplus	£1,750.43
£1,259.45	Balance C/fwd 28th February, 2002	£3,009.88
	Tennis A/c:	
£0.00	Balance B/fwd 1st March, 2001	£327.21
£327.21	Surplus / (Deficit)	£(1,416.93)
£327.21	Balance C/fwd 28th February, 2002	£(1,089.72)
£1,586.66	Total Funds:	£1,920.16

Feb-01	BALANCES AT BANK at 28th February, 2002	Feb-02
£1,628.55	Current A/c =	£1,987.94
£11.91	Deposit A/c =	£26.02
£(54)	Unclaimed expenses	£(93.80)
£1,586.66	Net Bank:	£1,920.16

Notes:

- 1 The balance of the CBC grant of £2,900 towards the tennis courts was received on 29th March, 2002
- 2 There is a 2.5% retention on the tennis courts of £2,041 (+VAT = £2,401) payable to Fosse Contracts in September 2002.
- 3 WTFC owe £1,560 to WDSFT for rent due to CBC for the period ending Feb 2001
- 4 WTFC owe £4,460 to WDSFT for rent due to CBC for the period ending Feb 2002. WTFC have agreed to pay a monthly sum to WDSFT during 2002.
- 5 CBC charged the Trust a lease cost of £5,700 in February 2001 and 2002. This sum will rise to £6,000 in 2003 due to inflation.
- 6 WDSFT owes CBC £2,600 for the lease period ending Feb 2001 and the full amount of £5,700 for the period ending Feb 2002
- 7 None of the Trustees claimed any expenses during the period other than £40.00 for photocopying
- 8 The Trustees appointed Apex Project Management as Quantity Surveyors to conduct the tender process for the courts and to supervise various aspects of their construction. Mark Freeman is a Trustee and additionally Managing Director of Apex Project Management. This appointment was made after due scrutiny as required by the governing instrument for the Trust.

History

Wivenhoe & District Sporting Facilities Trust (the 'Trust') was created in 1995 for the purpose of securing the future of Broad Lane Sports Ground as a continuing home for Wivenhoe Town Football Club and also to develop it as a community sports ground.

The Ground was acquired from a private owner in 1996 in a deal involving Colchester Borough Council, the University of Essex, Wivenhoe Town Council, Wivenhoe Town Football and Supporters Clubs, Wivenhoe Tennis Club and several individuals. One third of the money necessary to buy out the owner was raised locally with the balance provided by the Borough Council.

As a result of this transaction, the land, comprising some 10.5 acres, and the Clubhouse and Football Stadium is owned by the Borough Council but leased to the Trust for 99 years.

Half of the land at the back of the Stadium, being a further 7 acres, is owned by Wivenhoe Youth Football Club.

In recognition of the objects of the Trust and the advancement towards achieving those objects, charitable status was granted by the Charity Commissioners in 1998.

Broad Lane Sports Ground is currently home to:

Wivenhoe Town Football Club
Wivenhoe Youth Football Club
Tempest Football Club
Wivenhoe Tennis Club
Wivenhoe Tennis Academy
Colchester Model Car Club

The Trustees are keen to make Broad Lane Sports Ground home to more organisations.

Enquiries to: Peter Hill tel: 01206 823073
