



Seaford Town Council

Report No:	125/21
Agenda Item No:	8
Committee:	Community Services
Date:	25th November 2021
Title:	Various Proposals to Seaford Town Council-owned Green Spaces
By:	Tony Jackson, Projects & Facilities Manager
Purpose of Report:	To inform the Committee of various proposals for Town Council-owned green spaces for the year 2022 - 2023.

Recommendations

The Community Services Committee is recommended:

1. To note the contents of the report.
2. To consider the proposals to various Town Council-owned green spaces and agree whether to support these changes:
 - Rewilding (Meadow Cuts)*
 - a) The Salts
 - b) Sandore Road
 - c) Martello Field West
 - d) Martello Field Middle
 - e) Pump Field
 - f) The Covers and College Road
 - g) The Crouch
 - Flower Beds*
 - a) The War Memorial
 - b) The Crouch Bowling Club
 - Community Garden Beds (Pelham Road)*
 - Seaford in Bloom*

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| <p>3. To agree that the review of any changes be carried out individually, one year after a change has been introduced.</p> |
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1. Rewilding (Meadow Cuts)

1.1 During 2021, many of the Town Council-owned green spaces were left uncut to rewild.

1.2 Rewilding means the grass is left to grow into a meadow, which is cut once or twice a year. To aid growth and variety in future years, all cuttings have to be collected. Benefits of rewilding green spaces include:

- Helping to create wildlife corridors
- Reversing biodiversity loss
- Creating more food sources for insects and wildlife habitat
- Increasing vegetation increases the amount of carbon captured from the atmosphere
- Less mowing means less machinery used on and getting to green sites
- Overall financial savings to the Town Council

Further information is contained in in Appendices 1 and 2. Thanks must go to local experts and volunteers for preparing these reports.

1.3 There has been some criticism in that some of the areas left to rewild, such as The Covers, have been left to look unkempt and unattractive. With the 2022 proposals, areas around and through the rewilded (meadow) areas will be regularly cut meaning the space will have an overall look of being managed and maintained as opposed to just left to grow. An excellent example of this is the field maintained by Seaford Head Greenkeepers on the corner of Southdown Road.

1.4 It is also hoped that information boards will be placed at sites to inform residents and visitors of the area with information such as the types of plants and insects in the meadow.

1.5 Appendix 3, a report carried out by local volunteers, proposes how various Town Council-owned green spaces can be managed in 2022. It suggests three different types of mowing regimes:

- Meadow Cut (Rewilding)
- No Mow May cut (which can boost nectar production and pollinators)

- Amenity cut (regular mowing as usual)

2. Bedding Plants versus Wildflowers

- 2.1** Bedding plants, although very colourful and long lasting, do have a quite a negative impact on the environment in how they are grown (in heated greenhouses, using rich compost and fertilizers) and in that they only last a season and are then disposed of.
- 2.2** In contrast, wildflower beds help support insects and other wildlife. They provide pollinators (bees and other insects that pollinate plants) with local food sources across the seasons – including times when crops aren't producing flowers. As wildflowers can be diverse in species, beds can be designed to have different types of flowers growing through the year. Again, further details are in Appendices 1 and 2.
- 2.3** Officers recognise that wildflower beds may not suit all sites, such as the War Memorial. However more environmentally-friendly changes can be made, such as having more sustainable planting using a mixture of bedding and perennial planting.

3. Other Proposals

- 3.1** Officers have been approached by Seaford Environmental Alliance (SEA) with a proposal to turn the four flower beds in Pelham Road (opposite Morrisons), into community garden beds featuring a variety of vegetables, fruit trees/bushes and herbs, which will be available for the public to pick.
- 3.2** Vegetation proposed includes rhubarb, gooseberries, blackcurrants, strawberries, raspberries, lavender, fig trees and a wide variety of herbs.
- 3.3** Community gardens have sprung up across the country and have proved very popular. They enable communities to have access to fresh produce when they may not have the means any other way.

4. Recommendations for Meadows

- 4.1** The Committee is recommended to consider proposals and recommendations from local volunteer groups to each site below and to either approve these, approve these with changes or not approve. Please see Appendix 3 for further details.

(a) **The Salts (Appendix 4)**

The recommendations allow for a more natural area at the western and northern borders, taking advantage of the contours of the site and allowing more benefits to wildlife by creating a wildlife corridor linking to the railway.

Area A: Western end - wide paths through Meadow Cut areas, ensuring access to benches and dog bins, and cutting a 1 metre strip alongside tarmac paths to ensure access and creating a managed look.

Area B: No Mow May Cut to allow use of the entire area by dog walkers and children playing, while increasing the benefits to wildlife.

Areas C: Banks - where access allows, Meadow Cut regime.

Remainder of park as appropriate: Amenity Cut.

Officer Recommendations - No changes to the proposals.

(b) **Sandore Road (Appendix 5)**

The history of the site suggests the meadow area may have remained relatively undisturbed for over 100 years, which gives added value to the site. Longer term, more resident involvement would increase the benefits of the site for wildlife and people.

Meadow cut of entire area, leaving a wide access path from the Millfield Close entrance.

Officer Recommendations - No changes to design. However, two other volunteer groups have shown an interest in managing this space, so officers will make sure all parties are aware of each other and can hopefully work together.

(c) **Martello Field West (Appendix 6)**

The field is a haven for an unusual local plant – Wild Clary - as well as wild carrot, thrift and birds foot trefoil (an important food source for several species of butterflies). 17 species of wildflowers and grasses were noted in this field.

Area A: Margins - Meadow cut. Allowing longer grass to grow on the margins allows more biodiversity, is easier to manage and doesn't impact on use of the flat areas. Wide paths cut through where access is required.

Area B: Flat area - a No Mow May cut would allow use of the entire area by walkers, children, dog walkers and events whilst increasing biodiversity, saving money and showcasing No Mow May.

Areas C: Banks - where access allows, Meadow Cut regime.

Officer Recommendations - Keep with the Meadow Cut on the bank to the north-east, north-west and south edges (Area C). However, as this field is regularly used for a variety of community events, keep with the Amenity Cut rather than the proposed No Mow May Cut. Also keep with an Amenity Cut right up to the banks that run parallel with the seafront to maximise usable space.

(d) Martello Field Middle (Appendix 7)

Residents may remember the sloping bank leading to Corsica Close being covered with flowers 20 years ago. A more wildlife-friendly mowing regime could encourage these to return, creating a haven for pollinating insects and butterflies. Seaford Head School students are working on a nature recovery meadow scheme in their nearby grounds, and this would help to create a much larger area, even more beneficial to wildlife. Wild carrot on the western banks attracts several species of solitary bees. 38 species of wildflowers and grasses were noted in this field.

Area A: Margins - Meadow Cut.

Area B: North-east slope - Meadow Cut with wide paths for access.

Areas C: Banks - where access allows, Meadow Cut regime.

Remainder of park as appropriate: Amenity Cut.

Officer Recommendations - Keep with the Meadow Cut to the north-east corner (Area B), keep with the proposed Meadow Cuts to all areas except the spaces bordering the banks to Cliff Gardens, the Esplanade and Cricketfield Road.

(e) Martello Pump Field (Appendix 7)

When left unmown in 2021, the field became a haven for butterflies and grasshoppers, but these were forced to disperse when the grass was cut. 48 species of wildflowers and grasses were found in the Martello Pump Field alone.

Area D: small Amenity Cut area for access, meeting point.

Area E: Meadow Cut regime with wide path cut through.

Officer Recommendations - No changes to the proposals

(f) **The Covers and College Road (Appendix 8)**

The areas were left unmown in 2021. Volunteer surveys identified over 30 species of wildflowers, as well as species of bees, common blue and meadow brown butterflies. In June 2021, large flocks of birds were spotted feeding on the longer grass and mallow. A sparrowhawk was even seen there in August 2021.

To retain and improve biodiversity, whilst improving access and satisfying the requests of residents, it is suggested to introduce wide paths dividing the sections and keeping walkers away from garden boundaries. Managed margins along paths creates a tidy and cared for look.

Entire Area: Meadow cut with wide access paths and managed margins.

Officer Recommendations - For the north-west field, the grass is cut around the whole parameter of the field as well as the proposed path through it. For south-east field, again the grass be cut around all edges and keep with the two paths going through.

(g) **The Crouch (Appendix 9)**

Wide curves create a managed and attractive look and are easy to maintain. These margins may attract meadow brown butterflies and grasshoppers. Small areas of scrub and deadwood create valuable additional habitats.

Area A: Margins and tree areas - Meadow Cut following the line of trees where appropriate, cutting in curves. Leaving meadow areas at the base of hedgerows would allow more biodiversity.

Remainder of park as appropriate: Amenity Cut.

Officer Recommendations - No changes to the proposals.

5. Recommendations for Flower Beds

- 5.1** The Committee is recommended to consider proposals and recommendations which have been suggested by Lewes District Council Senior Specialist Advisor (Green Consultancy) and to either approve these, approve these with changes or not approve.

(a) War Memorial (Appendix 10)

The proposals are that the annual bedding be reduced. This will still have a nice effect from the road, as well as a spring bedding and bulb display in April - May.

It is suggested that some perennial planting be included. This will be lower level plants (up to 1 metre high) and they will primarily be plants that will attract bees and butterflies. They should be colourful but will not provide a display during the winter.

A lavender hedge has been recommended to become a feature, as well as providing scent and being very attractive to bees.

Finally, some wildflower seed is recommended around the edge of the existing tree area. This may be too shady but will be attempted, nonetheless, as it may take.

Officer Recommendations - Officers agree with the proposals to have some bedding plants remaining, complementing the traditional civic feel of this site. Officers are however concerned that the lavender hedge would prevent people from accessing the grass areas, where there are three memorial benches and a litter bin.

(b) The Crouch Bowling Club (Appendix 11)

It is recommended to reduce the wildflower area around the north edge bowling green to two beds, which should be plenty. Then to remove all other beds here, except for the one by the football club, which is suggested to be turned into a perennial bed (again, using plants to attract bees and butterflies).

It is recommended to remove the roses to the west border and put in a "long border" – this would primarily be a perennial border. This would improve the straight long path, which currently has a mixture of beds along it. It has the advantage that it would benefit both the bowling green side (who will see it through the fence) and will make an attractive feature on the main footpath. It runs parallel with the existing path and will create a more open and formal feel to this area.

Officer Recommendations - Officers agree with the proposals to have a perennial long border although would suggest including some bedding plants in the beds on the north border.

6. Recommendation for Community Garden Beds (Pelham Road)

The Committee is recommended to consider proposals and recommendations which have been suggested by SEA to turn the flower beds into community garden beds as detailed previously in this report.

Please refer to item 3 earlier in the report for proposals.

Officer Recommendations – No changes to the proposals. Agreed to be a very worthwhile project. A Memorandum of Understanding would need to be agreed between the Town Council and SEA to agree the finer details.

7. Seaford in Bloom

- 7.1** Seaford in Bloom covers both summer and winter planting, mainly in the town centre. This includes large planters, floral fountain planters, lamppost posts, hanging baskets and the boat opposite Morrisons petrol station.
- 7.2** Last year, to help reduce the Town Council's outgoings, the displays were reduced to almost half and there was no winter planting.
- 7.3** This reduced costs from £9,168.60 to £4,975.78.
- 7.4** The Committee is asked to consider what planting it would like to be carried out in 2022; whether to keep with the reduced specification as in 2021 or go back to the usual displays pre-2021.

8. Review

- 8.1** Officers would review all sites after one year and report back to the Community Services Committee.
- 8.2** The intention is that the reviews would be carried out individually, one year after a change has been introduced; spreading the workload of the reviews and also ensuring each proposal has adequate time for the benefits and impact to be assessed.

9. Financial Appraisal



- 9.1** Changing from bedding plants to an annual flower mix will make considerable savings. For example, this saved £9,312.24 at The Crouch and £1,639.12 in the Pelham Road flower beds in the year 2021-2022.
- 9.2** There is also a saving of around 90% for rewilding a previously mowed area. For the year 2020-2021, the rate for regular cutting was £0.387 per m² per year. For rewilded areas where they are cut and collected once a year this was £0.03 per m² per year.

9.3 For Seaford in Bloom, having a reduced specification made a saving of £4,192.82 over the year 2021-2022.

9.4 As it stands, officers have prepared the draft 2022 – 2023 budget without including the proposals from this report and associated financial savings. As such, any of the proposals which are implemented should represent a saving against budget in the 2022 – 2023 financial year OR if changes are introduced/agreed before the budget is set in January 2022, the budget can be amended to reflect this.

10. Contact Officer

10.1 The Contact Officer for this report is Tony Jackson, Projects & Facilities Manager.

Projects & Facilities Manager	
Town Clerk	

Report 125/21 - Appendix 1

Tony Jackson: questions

1. Benefits of rewilding a grass area?
2. Benefits of having wildflower beds over bedding plants?

Preamble

Biodiversity:

Since WWII our countryside has been transformed by:

- Intensive farming: large fields and eradication of 75,000 miles of hedgerows
- Change in use of grassland: 97% of wildflower meadows have been lost
- Clearance of scrubland
- Widespread use of chemical fertilisers polluting water courses and encouraging algal growth
- Widespread use of herbicides, fungicides, insecticides
- Drainage and pollution of natural water courses: 90% of wetlands have been destroyed
- Loss of ancient woods
- Disconnection of natural processes, destruction of habitats, decline in species numbers

After decades of agricultural, municipal and horticultural practices of mowing, clearance of hedgerows, fertilizer and pesticide usage, biodiversity i.e. the number of different species of plants and animals living harmoniously together in grass areas has been severely depleted

UK has thus become one of the most nature-depleted countries in the world (State of Nature report 20/6). We now have lost 47% of our biodiversity where the world average is 25%. (source Kew Gardens 2020). Quote Natural History Museum: the UK has led the world in destroying our natural environment.

Whereas the trend in UK has been towards Conservation, these practices are no longer enough to achieve significant wildlife recovery in UK so we now urgently need more positive action to INCREASE biodiversity i.e.:

- Increase populations of plants which are food for insect species, birds and animals
- Increase populations of insects/pollinators/butterflies and moths/beetles/BEES
- Allow natural ecosystems (groups of animals, plants, fungi, bacteria which naturally live together in balance) to redevelop forming complex webs

More plants create more photosynthesis and carbon capture from the atmosphere
More diverse ecosystems of plants and soil organisms – worms, termites, fungi, bacteria, will create compost and improve soil quality.

Climate change:

Within this timeframe society's dependence and use of fossil fuels: coal, oil and gas has become so extreme that the carbon dioxide content of our atmosphere has risen to a level where the Earth's surface is now heating up (greenhouse effect) to level which is causing extremes of weather (drought, flooding, extreme storms and hurricanes). Importantly this increase in temperature is also causing melting of polar

ice and sea level rises. All these factors are threatening populations, crops and conditions sustainable to life.

These two factors together have created the current catastrophe as climate change is increasing the loss of biodiversity by upsetting ecosystems even further.

1. Benefits of rewilding a grass area:

Rewilding = the large-scale restoration of ecosystems to the point where natural processes are re-instated i.e. natural balance is restored.

The complete process is to introduce measures which allow natural succession to occur from a depleted grassland area, to a richly diverse grassland, to scrubland/hedgerows and finally to natural woodland. This process takes decades to achieve.

Decisions need to be made how far along this natural progression society is willing to go! In popular terms, 'rewilding' is often considered to be a process of encouraging depleted grassland to convert to a rich and diverse grassland which supports insect, bird and animal communities in a natural ecosystem.

Rewilding can be brought about by:

- Mowing strategies to disrupt ecosystems as little as possible: to allow communities of plants, insects, wild grazing animals etc to develop and co-exist and from the point of view of plant species, to allow them to complete their natural life cycles of growth, flowering, seed production and seed dispersal for future years' populations. To mow after seeds have been produced and dispersed – by wind, passing animals, dropping to the ground, will increase plant populations.
- Mowing strategies to maintain soil fertility by cutting grassland when DRY (many nutrients in the leaves will have been reabsorbed into the rhizomes)
- To create wildlife corridors where plant seeds and animals can move from one habitat to another e.g. across Seaford from the South Downs to the Ouse Valley.

Benefits of these strategies:

- **Reversing of biodiversity loss** (an example of this is the natural reappearance of Round-headed Rampion – Pride of Sussex on Beacon Hill in Rottingdean after two years of a new mowing regime)
- **More complex ecosystems** are more resilient to the effects of climate change
- Introduction of more plant species provides more food sources for insects: (e.g. the red admiral butterfly caterpillar feeds on nettle leaves, mullein moth lava on Mullein etc). They are particular in their food choices...; this all gives rise to **more diverse flora and fauna**.
- The introduction of broadleaved plants, bushes and trees **increases the amount of carbon capture from the atmosphere**. So the introduction of

larger plants, scrubland, brambles and trees will increase biodiversity and carbon capture thus **mitigating the effect of climate change**.

- The beauty of a grassland meadow in early summer with its diverse flowers and thriving populations of pollinating insects, bees and butterflies is wonderful. This is just one stage in the life cycles of the individual organisms. Later in the year the flowers turn to seedheads – food to so many birds and small animals; decomposition and decay occur - green leaves turn brown; nutrients return to the soil. These are natural processes. **An awareness of this becomes a benefit as people realize that we all need to accept and act to mitigate the effects of climate change.** Many garden designers like Piet Oudorf, botanic gardens like Kew and Wakehurst, municipal councils like Brighton(!) are realising their role in our re-education..

2. Benefits of having wildflower beds over bedding plants

As a society we have come to expect shows of eg. begonias, petunias, geraniums in public places.

These 'Bedding plants' have the advantage of flowering over long periods during the summer months – hence their popularity in horticulture/parklands/ municipal areas. The plants are usually reared in heated nurseries, are annual plants requiring once a year planting and maintenance, are planted in large groups (i.e. very few different kinds of plants), require rich compost and high fertilizer use to give adequate flowering and need regular irrigation. Besides this they are often sterile hybrids from which seeds are either not produced or not gathered. Often these flowers are also not scented, are not food for insects nor attract them as pollinators.

The practices to produce them are energy requiring thus burning fossil fuels and releasing carbon dioxide into the atmosphere.

Thus planting them in municipal areas works against most of the requirements mentioned above!

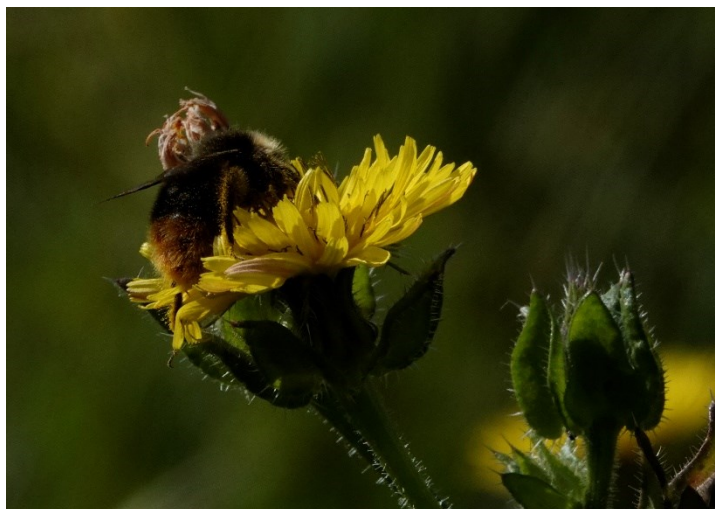
By contrast, wildflower beds can be more diverse in species, would show a progression of natural processes throughout the year, be much less energy demanding in production and maintenance and would demonstrate the Council's commitment to Climate change mitigation.

Creative use of 'natural plantings' as seen at e.g. Chelsea Flower Show this year, Charleston, Brighton parklands could be a compromise between rewilding and municipal planting in Seaford. E.g. using ornamental grasses, thistles, Teasels (beloved by finches), short-generationed plants like Erigeron and Marigold which re-seed and re-flower is a strategy to be considered? Also planting fruit bushes etc is a good strategy showing the progression from growth to flowering to fruiting of perennial plants.

Hilary Miflin
03.11.2021

Report 125/21 - Appendix 2

Seaford's Sea Meadows: Nature Recovery through Wildlife- and People-friendly Green Spaces Management



Background:

In 2021, Seaford Town Council piloted new mowing regimes in some parks and green spaces. Council staff have been working with volunteers to assess the benefits and issues of the new regimes in terms of public use and nature recovery. The reviewed and revised plans are presented for discussion and approval. (See appendix for who was involved and how we did this).

Many years ago, the Martello Fields were known by the children who played in them as 'The Sea Meadows'. We'd like to revive, extend and celebrate the Sea Meadows name to include our other coastal green spaces.

It's important that urban green spaces work for people as well as wildlife, and remain open and accessible for walkers, dog walkers and children. With a few simple changes, the biodiversity value of our parks can be dramatically increased whilst keeping them accessible, and increasing their beauty and interest.

A good local example is the field bordering Southdown Road and Chyngton Way, which has managed edges and wide access paths through an attractive meadow area.

Benefits of the proposed management regime:

- **Costs:** through reduced cutting, the Council saves money on maintenance contracts.
- **Climate Emergency:** In August 2020 Seaford Town Council declared a climate emergency. Not only does reduced use of mowing machines save carbon and reduce pollution, but meadows store more carbon, as well as protecting from flooding and soil erosion.
- **Pollinators and Biodiversity:** the UK has become one of the most nature-depleted countries in the world, having lost 47% of our biodiversity where the world average is 25%. A range of grassland habitats, ie long and short grass, has huge potential to boost wildflowers and insects, as well as the birds and other animals which feed on them. Mowing after seeds have been produced and dispersed will increase plant populations. Collecting the cuttings prevents over fertility and allows more wildflowers to thrive.

- **Wildlife Corridors:** seeds, insects, birds and animals can move from one habitat to another e.g. across Seaford from the South Downs to the Ouse Valley.

Issues:

Some issues arose during the 2021 pilot which are addressed in the new proposals.

- **Resident expectations and access:** Although a huge number of residents welcomed and enjoyed the new meadow areas in 2021, some were unhappy with the changes, or thought this was due to neglect. By creating managed edges, deliberate curves and shapes, wide paths and different areas of long and short grass, residents will be able to access the sites for walking, dog walking and children's games whilst enjoying 'nature on their doorstep.' Information Boards – to be provided by On The Verge community group and the Seaford CARES Lottery Project, will enhance the experience and explain the benefits.
- **Worries about weeds:** some nearby residents were worried that wildflower seeds from the parks would get into their gardens. In fact, this is a bit of a myth. Most wind-blown seeds e.g. Dandelion tend to fall close to the parent plant usually within 2m. In warm, dry, windy conditions, some seeds may fly more than a kilometre. Birds can disperse large seeds in mud stuck to their feet. Smaller seeds can stick to their feathers – so 'weed' seeds can come from anywhere in the town. Proper management should reduce the numbers of 'thuggish' plants and promote a wider mix of grasses and wildflowers.

Report 125/21 - Appendix 3

Proposed management regimes:

For simplicity, this document suggests 3 cutting regimes: Meadow cut, No Mow May cut, and Amenity cut. Plans are for illustrative purposes and not to scale and some further refinements and adjustments will take place.

Managed edges create a cared for and tidy look, whilst cutting in curves is attractive and easy to maintain. Microclimate temperature variations enable pollinating insects to move with the heat or dryness and to thrive.

1. Meadow cut (allows a more diverse range of flowers and nectar sources for different pollinators and extends the season into late summer):

- Early cut & collect February to March when grass starts growing
- Late September / early October cut and collect
- If only one cut is possible, then the late cut is most beneficial in terms of maintaining biodiversity.

2. No Mow May cut (boosts nectar production and the highest production of flowers for pollinators):

This regime replicates that promoted by Plantlife for No Mow May. By choosing 2 sites to showcase this, the Council can engage with the public and encourage residents to do the same in their gardens – hugely increasing the benefits to wildlife.

- Regular cuts until end of April
- No cuts during May (No Mow May)
- Monthly cut until autumn

3. Amenity cut:

- Regular mowing for paths, sports etc

Recommendations for each site (please see illustrative plans for details)

1. Salts Recreation Ground:

The recommendations allow for a more natural area at the Western and Northern borders, taking advantage of the contours of the site and allowing more benefits to wildlife by creating a wildlife corridor linking to the railway.

- **Area A:** Western end: wide paths through Meadow Cut areas, ensuring access to benches and dog bins, and cutting a 1m strip alongside tarmac paths to ensure access and creating a managed look.
- **Area B:** No Mow May Cut to allow use of the entire area by dog walkers and children playing, while increasing the benefits to wildlife
- **Areas C (Banks):** where access allows, Meadow Cut regime.
- **Remainder of park as appropriate:** Amenity Cut.

2. Sandore Road Open Space

The history of the site suggests the meadow area may have remained relatively undisturbed for over 100 years, which gives added value to the site. Longer term, more resident involvement would increase the benefits of the site for wildlife and people.

- Meadow cut of entire area, leaving a wide access path from the Millfield Close entrance

3. Martello Fields West

The Western Martello Field is a haven for an unusual local plant – Wild Clary, as well as wild carrot, thrift and birds foot trefoil – an important food source for several species of butterflies. 17 species of wildflowers and grasses were noted in this field.

- **Area A (margins):** Meadow cut. Allowing longer grass to grow on the margins allows more biodiversity, is easier to manage and doesn't impact on use of the flat areas. Wide paths cut through where access is required.
- **Area B (Flat area):** a No Mow May cut would allow use of the entire area by walkers, children, dog walkers and events whilst increasing biodiversity, saving money and showcasing No Mow May.
- **Areas C (Banks):** where access allows, Meadow Cut regime.

4. Martello Fields Middle

Residents remember the sloping bank leading to Corsica Close being covered with flowers 20 years ago. A more wildlife-friendly mowing regime could encourage these to return, creating a haven for pollinating insects and butterflies. Seaford Head School students are working on a nature recovery meadow scheme in their nearby grounds, and this would help to create a much larger area, even more beneficial to wildlife. Wild carrot on the western banks attracts several species of solitary bees. 38 species of wildflowers and grasses were noted in this field.

- **Area A (margins):** Meadow cut.
- **Area B (NE slope):** Meadow cut with wide paths for access.
- **Areas C (Banks):** where access allows, Meadow Cut regime.
- **Remainder of park as appropriate:** Amenity Cut.

5. Pump Field

The Pump Field forms part of the plans of the Cliff Gardens project, part of the Seaford CARES Lottery Bid. If successful, this will be an integral part of a new Climate Change Garden and Educational Resource. Therefore minor changes to the suggested mowing regime may change as plans develop.

When left unmown in 2021, the field became a haven for butterflies and grasshoppers, but these were forced to disperse when the grass was cut. 48 species of wildflowers and grasses were found in the Pump Field alone.

- **Area D:** small amenity cut area for access, meeting point.
- **Area E:** Meadow Cut regime with wide path cut through.

6. The Covers and College Road Open Spaces

These areas were left unmown in 2021. Volunteer surveys identified over 30 species of wildflowers, as well as species of bees, common blue and meadow brown butterflies. In June, large flocks of birds were spotted feeding on the longer grass and mallow. A sparrowhawk was even seen there in August.

To retain and improve biodiversity, whilst improving access and satisfying the requests of residents, we suggest wide paths dividing the sections and keeping walkers away from garden boundaries. Managed margins along paths creates a tidy and cared for look.

- Meadow cut of entire area, with wide access paths and managed margins

7. Crouch Gardens

Wide curves create a managed and attractive look, and are easy to maintain. These margins may attract meadow brown butterflies and grasshoppers. Small areas of scrub and deadwood create valuable additional habitats.

- **Area A (margins and treed areas):** Meadow cut following the line of trees where appropriate, cutting in curves. Leaving meadow areas at the base of hedgerows would allow more biodiversity.
- **Remainder of park as appropriate:** Amenity Cut.

References and additional information:

Who was involved in this project?

A group of 12 volunteers, including amateur and professional botanists and ecologists from On The Verge and Seaford Natural History Society undertook surveys of the sites over the summer and autumn. We consulted with Seaford Town Council staff and spoke to local residents where we could. Specialist advice was provided by Dr Sarah McKenzie, Landscape Ecologist and Dinah Pryor, Field Biologist.

We plan to repeat the surveys over following years to assess the impact of the new regimes, and to continue to review and amend as appropriate. We are also planning to produce information boards (in liaison with STC), paid for by the Seaford CARES Lottery project.

On The Verge is a Seaford community group, established in February 2021, which works to increase biodiversity and green corridors in Seaford, and raise awareness of the need for nature on our doorsteps.

Further information:

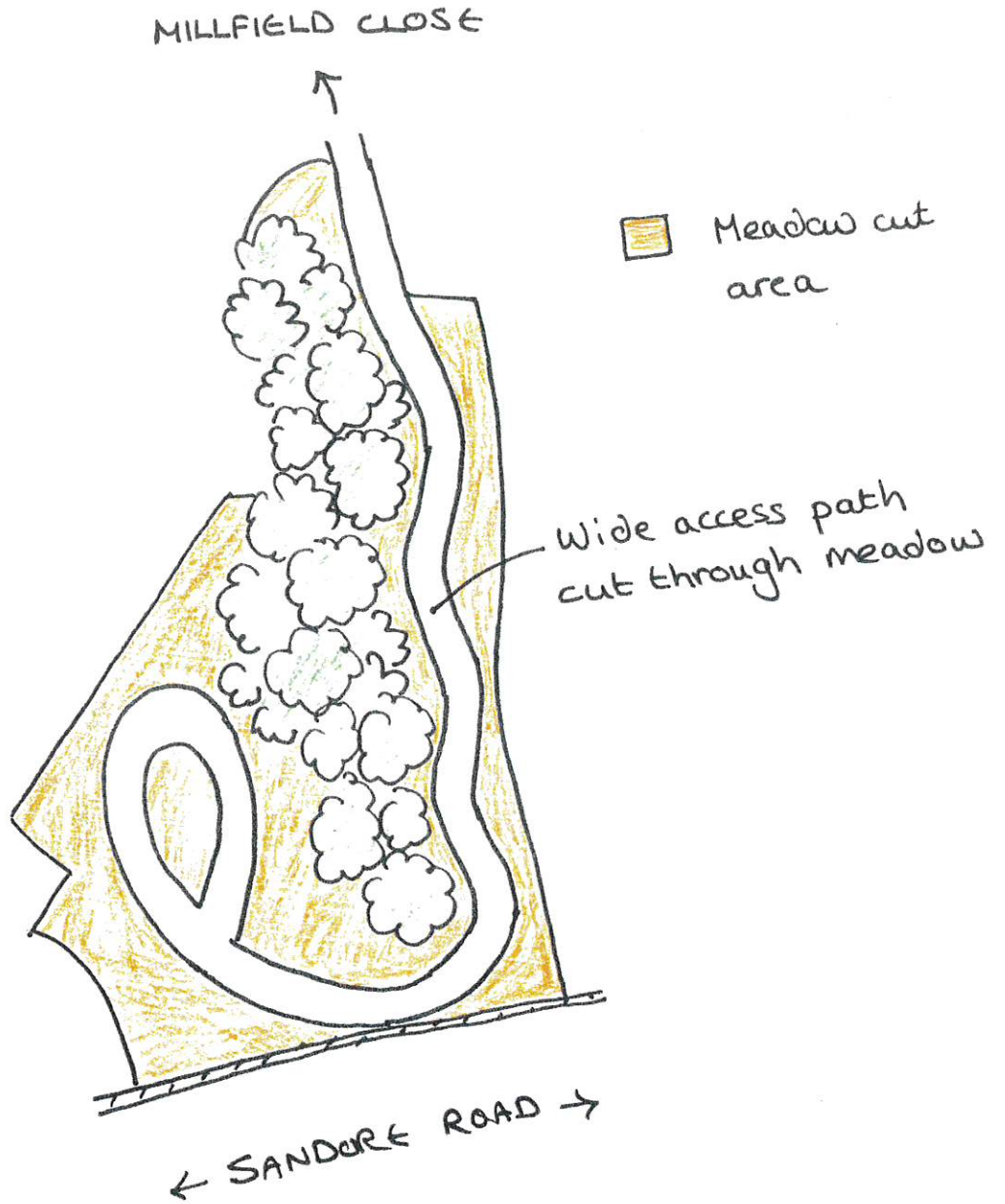
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<https://www.buglife.org.uk/>



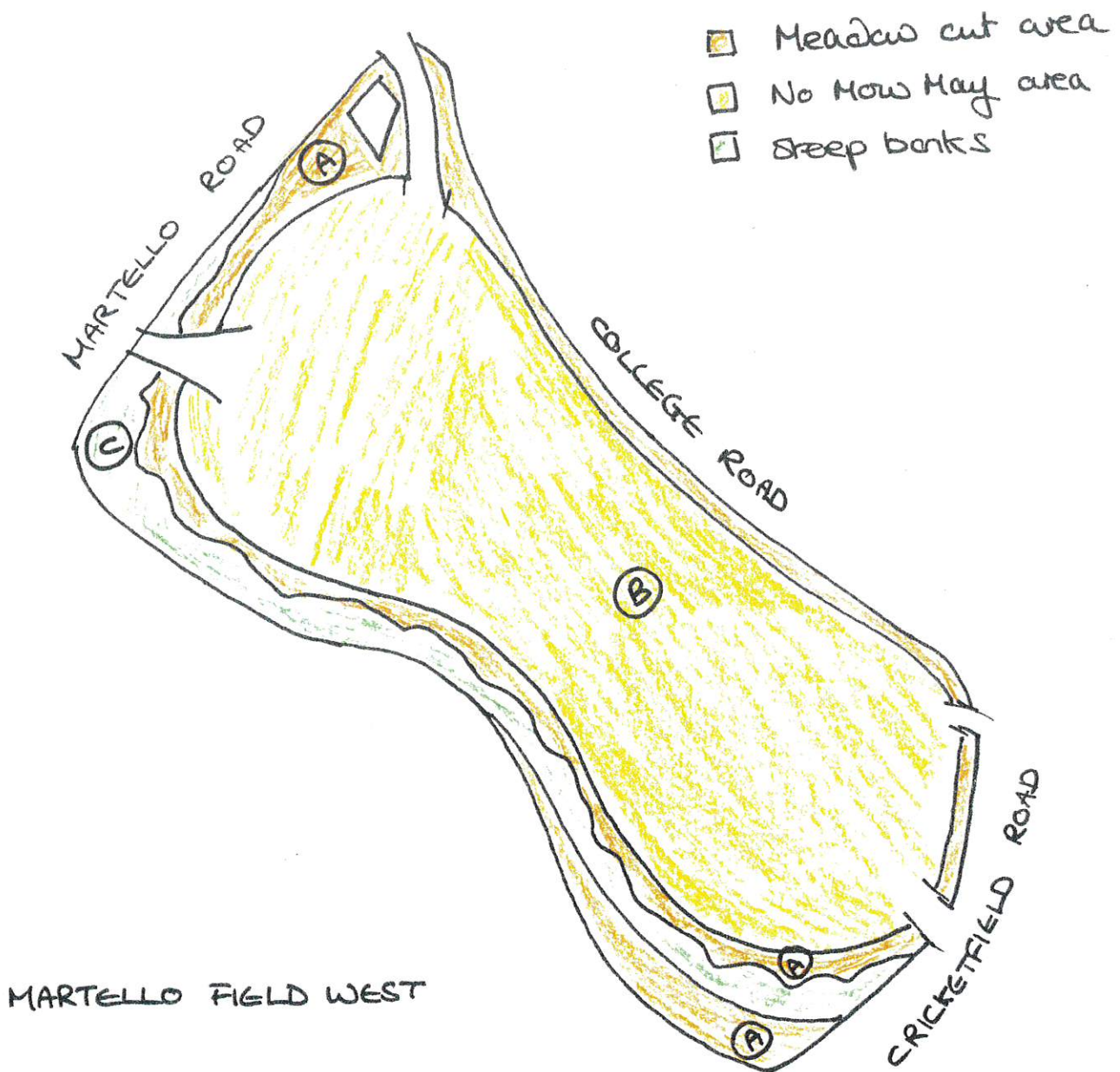
SALTS RECREATION GROUND
- Not to scale: for illustrative purposes

125/21 Appendix 5
Sandore Road.

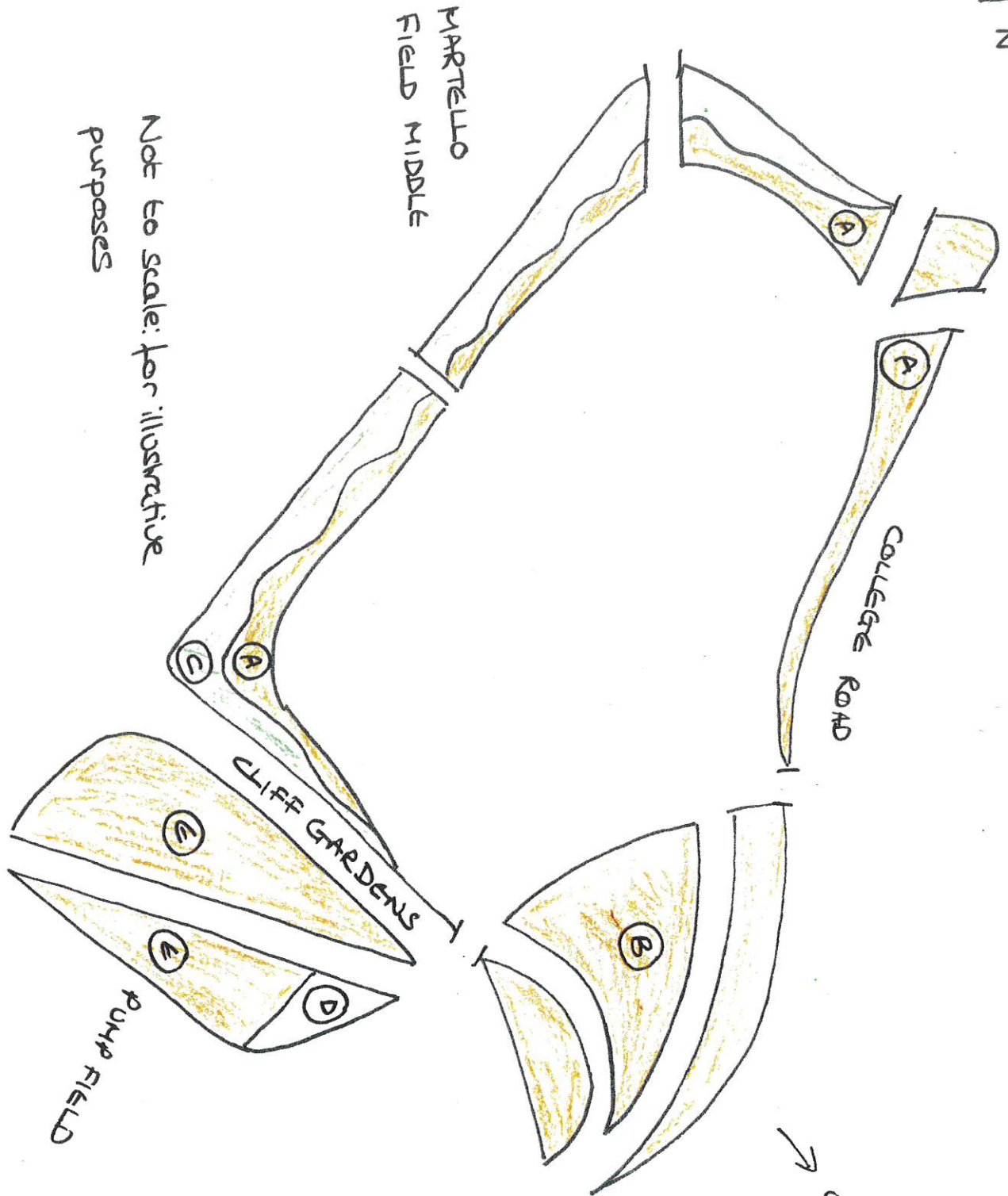


SANDORE ROAD OPEN SPACE

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purposes



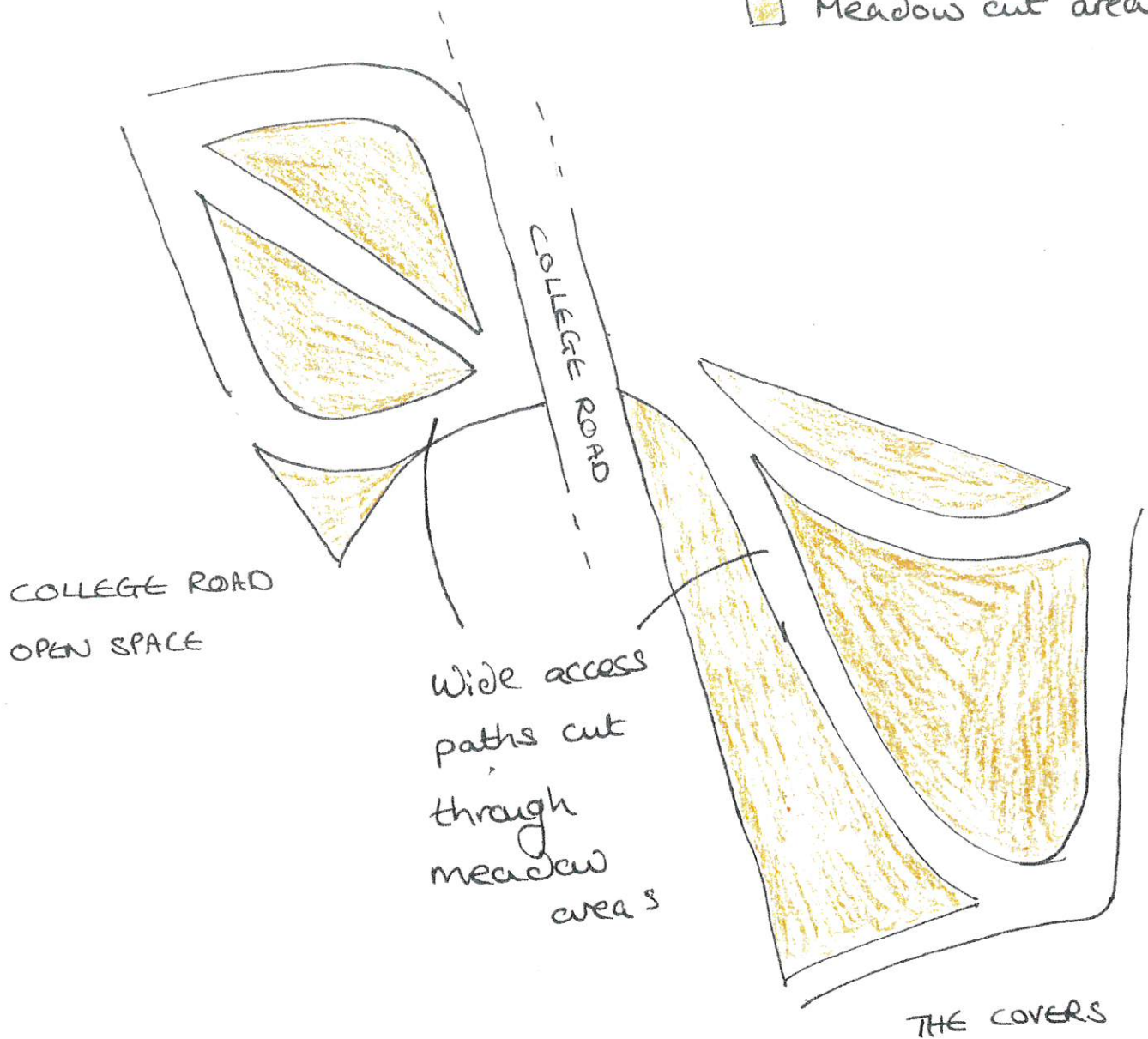
Not to scale: for illustrative purposes

- Meadow cut area
- Sheep banks

125/21 Appendix 8
The Covers & College Rd.



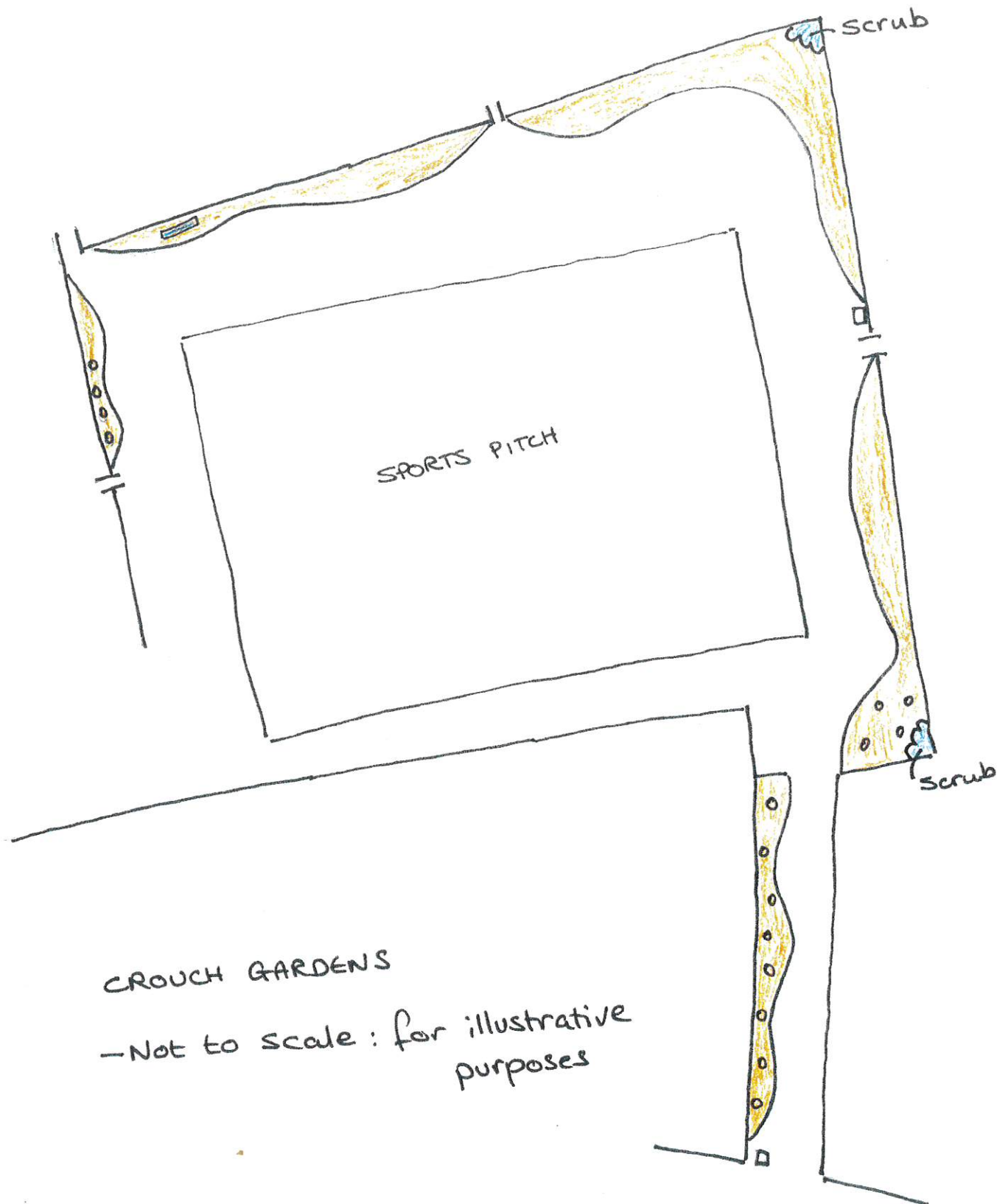
■ Meadow cut area



COVERS + COLLEGE ROAD OPEN SPACE

-Not to scale: for illustrative purposes

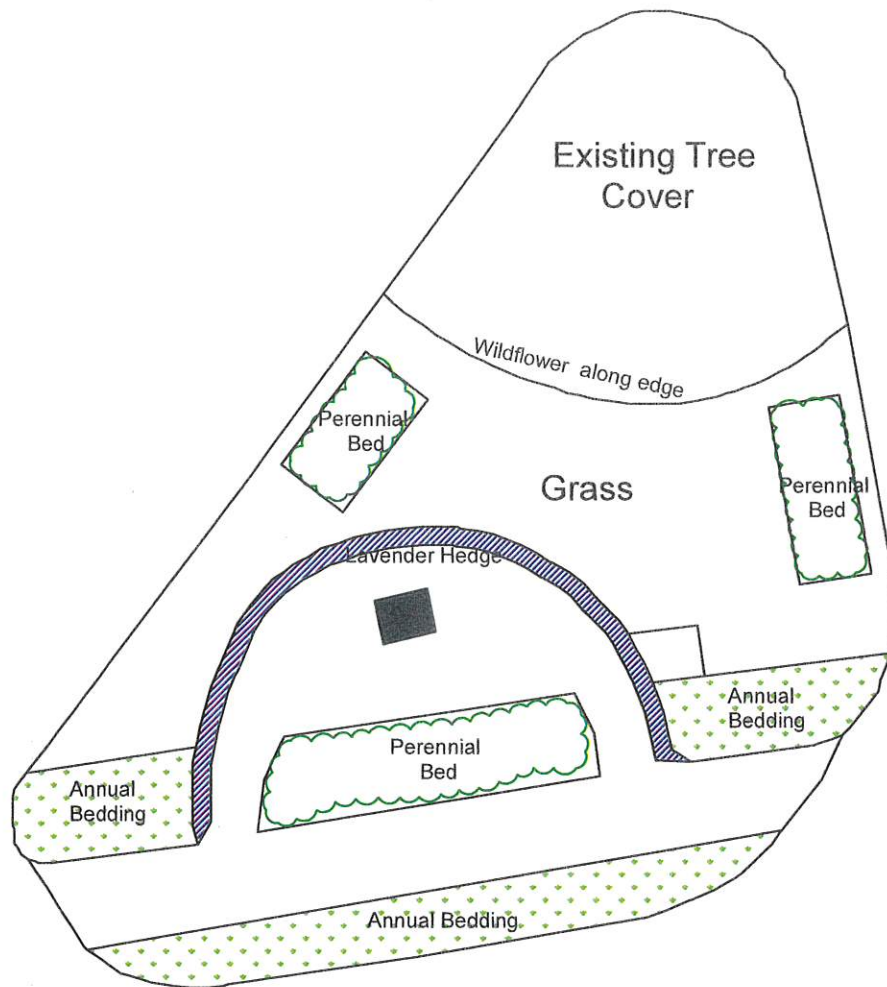
125/21 Appendix 9
The Crouch



CROUCH GARDENS

-Not to scale: for illustrative purposes

125/21 Appendix 10
Possible Landscape Changes to Seaford
War Memorial



Lavender Hedge

Perennial Bed



Possible landscape Changes to the Bowling Green
Area - Crouch Gardens



Bowling Green

Existing
Border

New
Long
Border

Wild
Flower

Wild
Flower

Wild
Flower

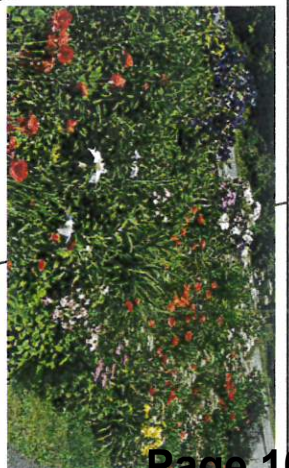
Bowls
Club

Perennial
Bed

Football
Club

Posts

Example of a long border





Seaford Town Council

Report No:	128/21
Agenda Item No:	9
Committee:	Community Services
Date:	25th November 2021
Title:	Road Safety Proposal
By:	Tony Jackson, Projects & Facilities Manager
Purpose of Report:	To inform the Committee of issues raised by residents and parents of school children regarding the safety of a road crossing near to Chyngton Primary School.

Recommendations
The Community Services Committee is recommended:
<ol style="list-style-type: none">1. To note the contents of the report.2. To approve officers to look into this project and report back to the Community Services Committee next year.3. To instruct officers to forward the concerns highlighted in Appendix 1 to both the Sussex Police Speedwatch team and East Sussex County Council's Parking Enforcement team, with the request for them to arrange for visits to the site to assess the concerns being raised regarding poor parking and excessive/dangerous driving speeds.

1. Information

- 1.1** Town Councillor Adeniji wrote to officers after receiving requests for road safety measures to be introduced along Walmer Road/Hillside Avenue, Seaford.
- 1.2** It is estimated that 200-300 children plus parents (many with pushchairs) have to cross this road to and from the local primary school.
- 1.3** Walmer Road/Hillside Avenue link the two roads heading east out of Seaford to Eastbourne and Alfriston. It is used by many drivers as a cut through, so can become heavily congested.

- 1.4 Please see Appendix 1 which contains correspondences from concerned parents and residents regarding the safety of the road.

2. Recommendations



- 2.1 The Committee is asked to approve that officers look into what measures could be put into place to make the road safer.
- 2.2 This will be in consultation with residents, parents, the local school, the Town Council's Planning & Highways Committee and East Sussex Highways, whose advice and permission would be required for any work to the highway.
- 2.3 Officers will then look to report back next year to the Community Services Committee.
- 2.4 In the interim, it is recommended that officers be instructed to forward the concerns highlighted in Appendix 1 to both the Sussex Police Speedwatch team and East Sussex County Council's Parking Enforcement team, with the request for them to arrange for visits to the site to assess the concerns being raised regarding poor parking and excessive/dangerous driving speeds (as the relevant authorities to address issues of these natures). The outcome of any assessments could also then inform the report to be presented back to this Committee next year.

3. Financial Appraisal

- 3.1 At present costs are unknown and no budget has been set.
- 3.2 Costs for a zebra crossing (if this was the advised option) are anywhere between £30,000 and £50,000.
- 3.3 East Sussex Highways may however offer match funding to projects such as this.

4. Contact Officer

- 4.1 The Contact Officer for this report is Tony Jackson, Projects & Facilities Manager.

Projects & Facilities Manager	
Town Clerk	

Report 128/21 - Appendix 1

Example communications from members of the public regarding the road safety near Chyngton Primary School.

I am writing about my concerns as a parent in crossing the Walmer Road to take my children to Chyngton School. I live 4 miles from school and have to drive, I try to park a distance away from the school as there is a voluntary traffic calming policy around the narrow Saltwood and Milberg Roads. I find it very stressful, difficult and dangerous when I have to cross Walmer road or Hillside as they are 'cut through' roads. More often than not, large vehicles tear past at speed. My children are 5 and 7 and so not overly fast when crossing a road – equally, they shouldn't have to be fast and run across a road! There are also a lot of blind spots due to parked cars and a rather chaotic feel to trying to cross this road at any time of day, but most notably during school drop off and pick up.

Traffic calming and/or safe crossing points is absolutely necessary along this stretch of road for the safety of children.

Around school pick up and drop off times the main road (walmer/hillside) has always been a safety issue, over the 7 years that I've been doing the school run with my children I have witnessed 6 near misses with speeding cars and children.

I have also been reversed into by a car that was parked on double yellow lines.

Due to the volume of parked cars for school run and badly parked I might add road visibility is poor.

Something needs to be put into place to make it safer for us and our children to cross the road.

I am just putting a few words together regarding the proposed Zebra crossings near to Chyngton School.

As you know, the road becomes extremely busy with traffic and parked cars at school run time, with parents/carers, as well as people travelling to/from the area for a different agenda. The result is cars trying to get past areas where cars are parked on either side of the nearby roads.

I live in Bishopstone so have to drive & park close to the school. I then walk my two children (Y3 & Y1) from the car to the school gates and usually have to cross Hillside Avenue. Some cars drive past at speeds unacceptable when so close to a school, with no concern for the little ones everywhere.

I believe a zebra crossing on Hillside Avenue, near the junction with Milberg Road, as well as one towards the other end of Milberg Road, close to the schools main gates. This will make journeys so much safer for everyone, especially those in Y5 & Y6 who walk to and/or home alone or with friends.

More and more cars are parking close to, or on the corner opposite the school, making it hard for children to cross safely. They are often having to cross the road from behind cars and are not able to see the road safely.

Cars also often drive too fast past the school making it very dangerous when children are going in or out of school.

My daughter has gone to run out across the road in the earlier years; Reception and Year 1 without looking several times, usually as she is being distracted because she is talking to friends coming out of the school. This has terrified me and there really should be something in place like a zebra crossing making it safer for the school children to cross.

Email to Cllr Adeniji regarding the proposed crossing

Hello Sam,

Thank you for your email. This all sounds excellent and as a school we are very supportive of any further safety measure and improvements that can be made to keep the children of Chyngton safe, especially those children who walk home on their own.

We would too support the introduction of a crossing as this would support the children to safely cross the road. I believe that a parent, who you are also in contact with, brought this up with the council and or highways agency and they visited the site. Unfortunately their visit was during the summer holidays so they did not get a true picture of the congestion that is caused in the area. I think it would be sensible for those who make such decisions to visit the site an appropriate time so that they can effectively evaluate the impact of any crossing.

We would happily welcome anyone into school to discuss this and highlight the congestion and road safety implications to them.

Kind regards

Deputy Headteacher
Chyngton School



Seaford Town Council

Report No:	126/21
Agenda Item No:	10
Committee:	Community Services
Date:	25th November 2021
Title:	Grounds Maintenance Contract Review
By:	Tony Jackson, Projects & Facilities Manager
Purpose of Report:	To ask the Committee to approve a review of the current Grounds Maintenance contract.

Recommendations

Full Council is recommended:

1. To note the report.
2. To confirm agreement with the following:
 - To instruct officers, with help from a specialist company, to review the Town Council current Grounds Maintenance contract.
 - To approve a budget of no more than £5,000 is put in the 2022-2023 to cover professional fees if required.

1. Information

- 1.1 The grounds maintenance contract throughout the Lewes district is managed by Lewes District Council (LDC).
- 1.2 ID Verde is contracted by LDC to carry out this work until April 2023.
- 1.3 Although some town councils such as Peacehaven carry out its own grounds maintenance, Seaford Town Council 'buys in' to LDC's contract. However, the Town Council can come out of the contract totally or partially at any time with minimal notice.
- 1.4 As of the year 2021 - 2022, the contract value to the Town Council is £148,518.79. however, this is lower than usual as items were taken out of

this year's specification to make savings. Usual contract value is around £168,000 per year.

1.5 As well as upkeep and maintenance of the Town Council green spaces, the contract includes items such as:

- White line painting to sport pitches
- Maintenance to specialist areas such as a bowling green and cricket square.
- Litter collection
- Cleaning, locking and unlocking of changing rooms
- Supply, maintenance, storage and installation of football and rugby posts
- Pitch bookings

1.6 While the contract is comprehensive, many of the tasks have been superseded - especially now the Town Council is looking at different, more environmentally-friendly ways its green spaces can be managed.

2. Proposal

2.1 A review of the contract will mean officers can ascertain whether the Town Council is achieving best value while also tailoring the contract to match their environmentally-friendly aspirations, such as rewilding green spaces, less use of annual bedding plants and reduced/no use of herbicides.

2.2 Although officers will have input, it is felt that as this is a large, specialist piece of work, a consultant may need to be engaged to carry out the review.

2.3 If a decision is made to tender out the contract, the consultant would also help to prepare the tender and eventual appointment of a new contractor.

2.4 Officers will also look into possible partnership working or even employing the services of other town councils which manage the Grounds Maintenance contracts internally. This may be a less expensive route than employing a consultant. Officers hope to meet up with relevant officers from Peacehaven Town Council later in the year to further discuss this option.

3. Timeframe



- 3.1 Officers would start work on this in April 2022 when the funds are available and would look to update Full Council in June or July 2022, depending on when the meeting is set.

4. Financial Appraisal

- 4.1 Having spoken with consultants about the contract, officers have been advised to set aside around £5,000 for professional fees.
- 4.2 As detailed in item 1.10, officers will also look at more cost-effective ways to procure professional advice, such as through another town council.

5. Contact Officer

- 5.1 The Contact Officer for this report is Tony Jackson, Projects & Facilities Manager.

Projects & Facilities Manager	
Town Clerk	



Seaford Town Council

Report No:	122/21
Agenda Item No:	11
Committee:	Community Services
Date:	25th November 2021
Title:	Staycation 2021 Update
By:	Tony Jackson, Projects & Facilities Manager
Purpose of Report:	To update the Committee on the various Staycation projects that happened in 2021 and items relating to anti-social behaviour on the seafront.

Recommendations
The Community Services Committee is recommended:
1.To note the contents of the report.

1. Introduction

- 1.1 Report 156/20 'Staycation' – Plans for Spring/Summer 2021 was presented at the Full Council meeting on 18th March 2021. The report noted that 2021 will almost certainly see an increase in visitors.
- 1.2 The report detailed plans to prepare for this as well as capitalising on the additional income this could bring in for both the Town Council and local traders.
- 1.3 This report will update members on the various projects that were delegated to the Community Services officers.
- 1.4 Although the seafront had a good number of visitors this summer, there were not as many as expected and a lot less than last year.
- 1.5 Fortunately, this meant anti-social behaviour was far less prevalent than in the previous year.

2. Staycation Projects

2.1 South Hill Barn Car Park

Due to many people no longer using cash, officers were asked to look at an electronic donation app for voluntary parking fee donations at South Hill Barn car park to complement the existing cash donation box.

Report 48/21 was presented to the Finance & General Purposes Committee meeting on 21st July 2021, where the Committee approved using a system called Stripe that would enable online payments to be taken through the Town Council's website.

Due to workloads, officers were unable to progress this piece of work in time for this summer. However, it is hoped the system will be in place over the next couple of months.

2.2 Additional Concession

Officers were conscious of striking the right balance between increased concession income and maintaining the look and feel of the seafront, while also not impacting other businesses negatively.

With this in mind, two additional concessions were proposed to be added along the promenade at Bönningstedt this summer.

Crepes De La Crème's pop-up trailer at Bönningstedt promenade - the site didn't work out for the concession holder, mainly due to having to transport the unit each day to trade.

Hot on the Beach, a mobile sauna - Were hoping to trade both sides of the summer, however due to material shortages were unable to set up the concession this year. It is hoped they will trade next year.

2.3 Martello Fields Parking

Officers looked into how the east Martello field could be used for parking during busy periods on the seafront. This was to be in partnership with local charities, where they would manage the fields on particular days and reap the financial benefits from this.

Although there was quite a lot of initial interest from local groups, none were able to commit to the number of resources required for this.

2.4 Entertainment at The Salts

Officers looked into various options such as having inflatables adjacent to the basketball courts and a skateboarders hub selling equipment, having

competitions and offering coaching. In the end neither of the companies could commit.

3. Anti-Social Behaviour

3.1 As mentioned in this report, numbers of visitors to the seafront were largely back to usual numbers this summer, so anti-social behaviour was not as bad as it had been the previous year. However there still some issues:



- (a) Overflowing bins - This was still a problem. Officers approached Lewes District Council (LDC) about increased litter collections, but LDC did not have the resources to do this. It was also hoped that a LDC large 'super bin', which would be equipped with litter pickers and recycling options, would be installed close to Frankie's Beach Café. In the end this did not happen, but it is hoped this will be installed for summer 2022. If approved for the 2022-2023 budget, new bins will be installed along the seafront by next summer.
- (b) Camping on the seafront and adjacent fields – This was not so much of an issue this year and officers were quick to move on any persons found illegally camping. 'No Camping' signs were also installed.
- (c) Parking on the seafront - Matters relating to parking, including motorhomes, were reported on at the last Full Council meeting where next steps were confirmed.

4. Financial Appraisal

4.1 There are no direct financial implications as a result of this report.

5. Contact Officer

The Contact Officer for this report is Tony Jackson, Projects & Facilities Manager.

Projects & Facilities Manager	
Town Clerk	



Seaford Town Council

Report No:	124/21
Agenda Item No:	12
Committee:	Community Services
Date:	25th November 2021
Title:	The Salts - Various Sports Club Proposals
By:	Tony Jackson, Projects & Facilities Manager
Purpose of Report:	To inform the Committee of proposals from the 6th Seaford Scouts, Premier Football and Seaford Cricket Club to carry out various projects at the Salts Recreation Ground.

Recommendations
The Community Services Committee is recommended:
<ol style="list-style-type: none">1. To note the contents of the report.2. To agree in principle to support the following projects on the understanding that this does not predetermine the Town Council's Planning & Highways Committee's response to any subsequent planning applications submitted, which will be handled in the usual manner:<ol style="list-style-type: none">a. 6th Seaford Scouts – outside fenced areab. Premier Football – outside container for storage and socialisingc. Seaford Cricket Club – additional changing room facilities

1. Information

- 1.1 Officers have been approached by the 6th Seaford Scouts, Premier Football and Seaford Cricket Club regarding each organisation carrying out independent projects at the Salts Recreation Ground.

2. 6th Seaford Scouts

- 2.1 The 6th Seaford Scouts have a 15-year lease of the Scout Hall which is located on the north-east corner of the park; this expires in 2027. The hall is also used for dog training.

2.2 To the front of the Scout Hall there is triangular grass area that is not particularly well used being at a higher level than the main grass areas.

2.3 The Scouts would like to build a fence around part of this area which will help achieve the following benefits:

- Providing a safe outdoor area for activities, such as tent pitching, which at present they have to go 12 miles to another location to do.
- A safe space out of the hall for children with more complex needs who may need to have some time out from the hall.
- An additional space for dog training.

2.4 Appendix 1 presents the above in more detail and context.

2.5 The fence will be a metal chain link or similar type, so fully transparent, and no higher than 6 feet. The area is shown in Appendix 2 with the fence highlighted in green.

2.6 If this were to be approved, the Scouts would also like to erect three floodlights on the south wall of the hall to illuminate the fenced area.

2.7 Please note there will be no overnight camping.

3. Premier Football

3.1 Premier Football are a successful, ever growing, community football club which currently has over 200 young players and 16 teams. Please see more club details in Appendix 3.

3.2 Currently they have very little storage, with equipment stored in various locations at the Salts. Unfortunately, they have had vandalism to this equipment that has, so far, caused over £3,000 worth of damage.

3.3 The club also do not have an enclosed area for players and parents to socialise or watch games.

3.4 They have approached officers regarding installing a 20ft container to the raised area opposite the scout hut, which will back onto the new proposed fencing, please see Appendix 2 for details.

4. Seaford Cricket Club

4.1 At present the Cricket Club have access to changing rooms that are owned and managed by the Town Council, which are also used by Premier Football.

- 4.2** Club membership is steadily growing and are keen to encourage more women, girls and juniors to join.
- 4.3** To move forward with these aims, the club feel they need additional changing rooms that will also incorporate a fully accessible toilet, something they don't currently have. Please see Appendix 4 for more details about the club and proposed new changing rooms.
- 4.4** The proposed building will be of a similar wooden construction to the existing changing rooms and is proposed to sit alongside them. Please see Appendices 5 (a-c) for further information

5. Recommendations



- 5.1** The Committee is asked to support all renovation projects in principle, which will mean the clubs can move onto the next stage of more detailed designs and apply for planning permissions if necessary.
- 5.2** If relevant aspects of the proposals submitted are subject to planning permissions, these will of course go through the Town Council's Planning & Highways Committee as part of the usual consultation process carried out by the local planning authority, Lewes District Council.
- 5.3** Officers will report back to the relevant committees with project updates and variations should these arise.

6. Financial Appraisal

- 6.1** All clubs will be fully funding their projects themselves, so there are no financial implications for the Town Council.

7. Contact Officer

- 7.1** The Contact Officer for this report is Tony Jackson, Projects & Facilities Manager.

Projects & Facilities Manager	
Town Clerk	

Report 124/21 Appendix 1

Good Evening Tony,

With regards to the fencing, the reasons we would like to have this outside space is: Firstly that it would enable the group to do more activities within our own area. This would also save a lot of logistical problems, due to the fact our nearest site we can do activities such as tent pitching and pioneering is Bushy Wood Campsite in Hailsham, around 12 miles away. It would be a lot easier for us if we could use our own area outside our hall and just be able to do this as and when we needed to.

Another reason is for youth safety. We have several youth members who are either on the autistic spectrum or have other learning difficulties and sometimes need to step outside for a few minutes at a time. At the moment, in order for us to do this, we have to remove two adults from the main group, due to ratios of adults to youth, meaning the rest of the group would suffer. Also, by stepping outside at the moment, we are straight into the public area. By having this safe space around our hall, it would mean we can allow youth to step outside should they need to, without any fear of the public coming close or the youth member walking away too far.

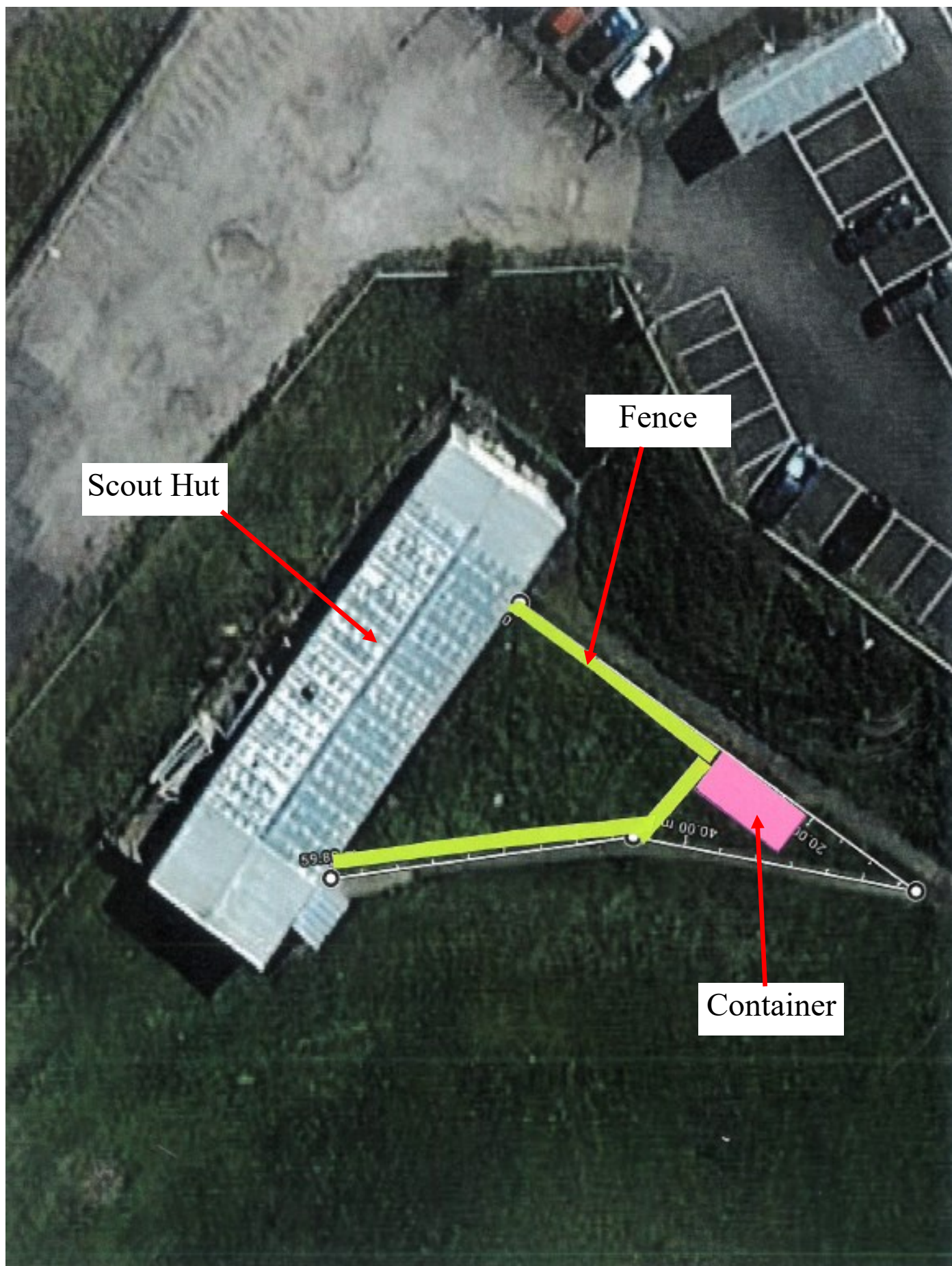
Also, with the fact that Seaford and District Dog Training Club also use our building, it would broaden their horizons too. At the moment, they have very limited facilities indoor for agility training, due to it being restricted to the hall size, and a hard indoor flooring. The outside space would mean they can do more for the agility, and also give them a safe space for their dogs whilst being trained, as opposed to them being in the public area of the park should they need to use any outside spaces.

If we are able to have this outside space, I would ask if we can have two or three floodlights erected against the hall, potentially on some form of pole, so that they are angled down and light up the area we are using. It would mean by doing this, we could use this outside space all year round. This would really allow the group to grow, due to being able to offer a wider range of activities, and all within our own area. These lights would be on a switch, so they would only be on, should we be using our outside area. If our activities are indoor only, we would only need the lights on during drop off and collection times, again for a safety aspect.

I appreciate the time you gave to us earlier today, and I do hope that we can come to a nice outcome on these points.

Thank you

Anthony Bath - GSL 6th Seaford Scout Group.



4 November 2021

Background

Premier United FC is a FA Chartered Standard and very successful Community based grass roots football Club based in Seaford with over 200 young people. We run 16 successful football teams, including girls' teams and an FA accredited girls Wild Cats Centre. We also offer mixed groups coaching and girls' football at after School Clubs in local schools. We have just been awarded one of only 4 national hubs FA hubs for girls with Cerebral Palsy. For the first time this year we have set up a Women's team who are having a very successful start to their season. We also run a very successful introduction to football programme for our tots -age 3 and 4. We will see our numbers continue to grow over the next 12 months. The council did announce 3 years or so ago that we would be provided with our own ground.

Since the Closure of Newlands School in Seaford in 2013-with the support of Seaford Town Council – we have been based for training and some matches at the Salts in Seaford. We are currently the only large-scale sports club at the Salts or indeed in Seaford without any facilities for storage and parents/players socialisation.

We have been storing several sets of expensive goals at the Salts -behind the scout hut – but as the council know we have had a number of incidents where the goals have been damaged, burnt or indeed stolen (small goals). We have also had as part of a break in at the Salts changing rooms (where we store footballs and other equipment) significant amounts of equipment stolen or again damaged. These incidents have been reported to the police and have resulted in over £3k needing to be found by the club to replace the items.

Approval of a container for our use at the Salts

We have been having regular, and positive, discussions with the council about possible storage (and meeting area) options for our Club at the Salts. The principle has been agreed that we do need a permanent (or semi-permanent) and secure building/ container at the Salts to store our significant amount of equipment and have an enclosed area where the players (and parents) can socialise. It has been suggested that a good option would be the use of an 8ft x 20ft container that may be positioned outside of the current scout hut at the Salts. Premier United would need to fund raise for the cost of purchasing this and refurbishing it to a good quality standard inside and outside. Of course, we would welcome any suggestion from the Council of any local grants that could be accessed towards these costs.

Many local football clubs use the container approach in this way-Newhaven, Denton, Peacehaven, Saltdean and many others. So, we hope councillors will approve the application that has been tabled.

Gary Mckenzie

Chair Premier United FC

Report 124/21 Appendix 4

Hi Tony,

As discussed during our meeting last Thursday, here is information regarding the new changing rooms.

I hope this will help you get support from the rest of your colleagues at STC.

Seaford Cricket Club (Seaford CC) currently has a Clubhouse and a two lane net facility which are sited on land leased from Seaford Town Council (STC).

The Clubhouse has a male and female toilet facility, bar area, food preparation area, seating area, cricket equipment storage area and bar stock storage area.

The Clubhouse has an outdoor covered veranda and a scorers' box (room for two) attached to the clubhouse and adjacent to the veranda.

The Clubhouse, and all of the facilities, is for exclusive use of Seaford Cricket Club.

There are no changing room facilities in the Clubhouse.

The changing room facilities are separate and reside in an old building sited near to the Clubhouse.

These changing rooms are owned and managed by STC. Although usable, these changing rooms are quite old and are not ideal for women, girls and junior cricketer use.

These changing rooms are not exclusively for the use of Seaford CC. They are also used by football clubs who use the SALTS football pitch for playing and training.

Seaford CC would like to encourage the future development, in particular of women and girls cricket.

To support this, an additional two changing rooms and disabled toilet can be built next to the existing STC changing rooms. These would be for exclusive use of Seaford CC.

The new changing rooms will be available for use by all cricket teams, not exclusively for women and girls.

The membership of Seaford Cricket Club for the 2021 season is:-

- Women Players = 20. A growth of 100% in the last 2 years.
- Juniors = 50. A growth of 60% in the last 2 years.
- All Stars and Dynamo = 53. A growth of 100% in the last 2 years. (please note All Stars and Dynamos ECB initiatives whereby Cricket Clubs provide training for new Junior cricketers).
- Adult men players = 70. A growth of 15% in the last 2 years.

Quite clearly our membership is growing; and new changing room facilities are needed in particular for the women, girls and juniors.

Our estimated cost for the new changing rooms is £80,000 - £100,000.

The electrics and water requirements can be routed from the utilities provided to the existing STC changing rooms; and drainage extended to the existing connection to the public sewer.

The new changing rooms will have their own electric and water meters.

We expect to be able to fund this development with Grants/Loans from Veolia, Rampion, National Lottery, Sport England and the ECB.

I have attached: -

- a site/location plan (this will be reduced and entered onto the Passmores plans).
- the detailed Passmores plans.

If you need any more information; please don't hesitate to let me know.

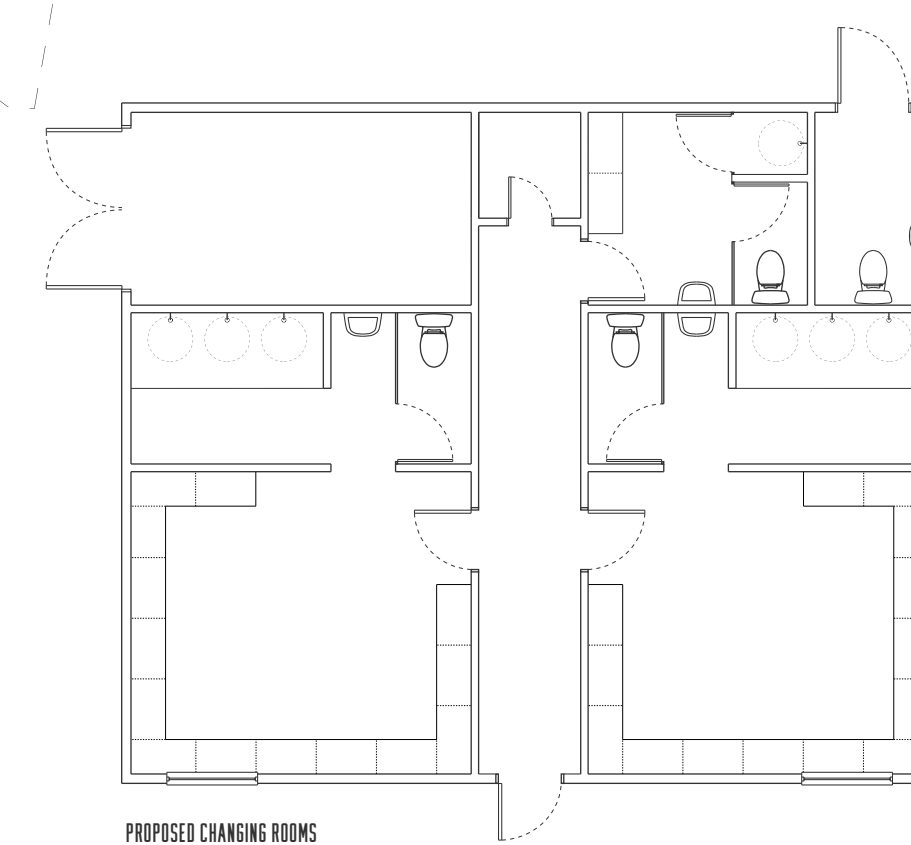
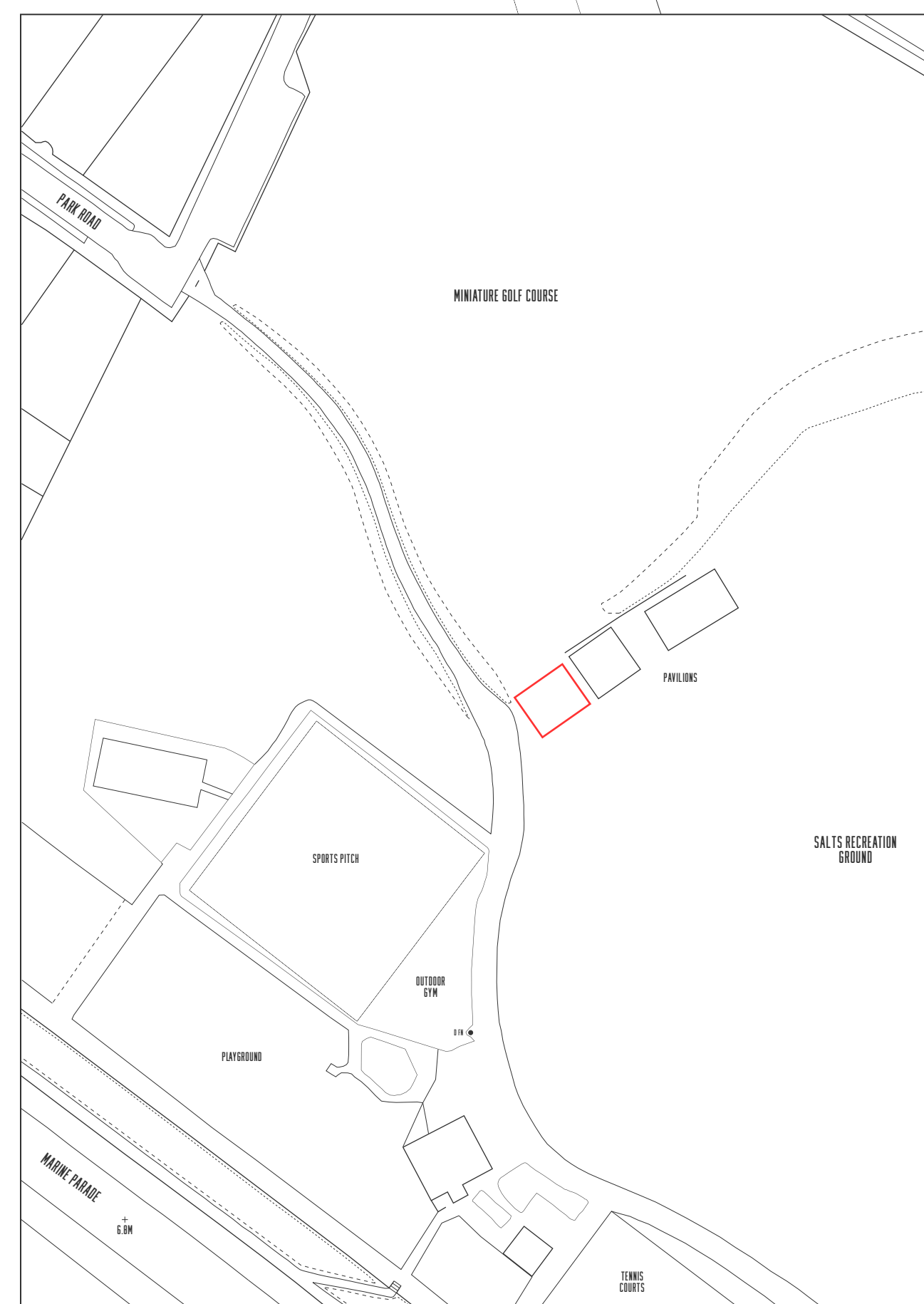
Please would you advise of the next steps.

Thanks for your help.

Kind Regards

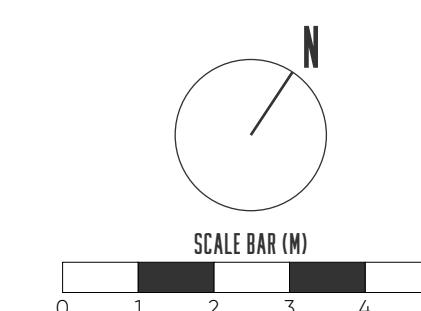
Ian Carter-Seaford Cricket Club

SITE LOCATION PLAN – SCALE 1:1000

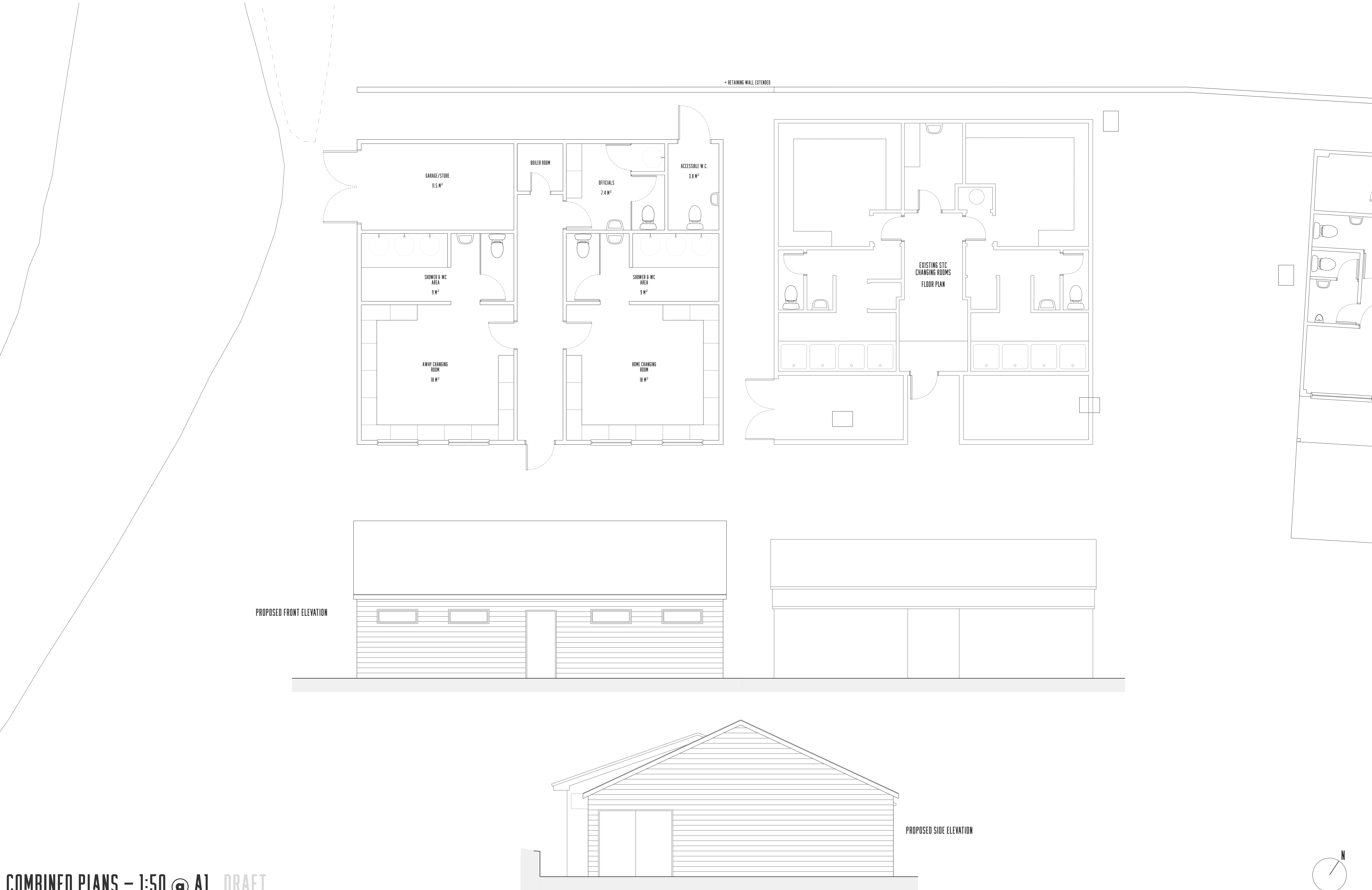


SITE PLAN – 1:100 @ A1 DRAFT

Showing phase one proposed changing room building situated next to the existing STC changing room building & the close proximity of the asphalt path on the south-west side



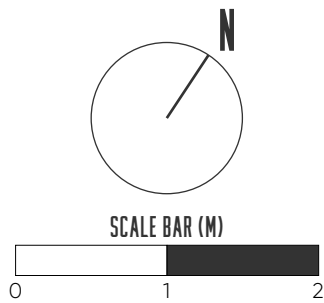
SITE LOCATION – SEAFORD CRICKET CLUB, THE SALTS RECREATION GROUND, BN25 1DR



COMBINED PLANS – 1:50 @ A1 DRAFT

Showing phase one floor plan & elevations of proposed 97.2m² changing room unit (10.8m x 9m) to be erected on the land south-west of the existing STC changing room building

SITE LOCATION – SEAFORD CRICKET CLUB, THE SALTS RECREATION GROUND, BN25 1DR





Page 121

PASSMORES CLUB RANGE

This drawing relates to boarded and felted Club Range buildings without verandah.

Passmores design and manufacture the timber superstructure to be erected onto foundations designed and constructed by the customer.

FOUNDATIONS

Either a concrete raft or trench foundation will suit the Passmores superstructure, please refer to attached foundation drawing. Depth and width of perimeter trench and overall concrete thickness will vary depending upon ground conditions. In the event of proximity to mature trees a local structural engineer should be consulted.

WALLS

Passmores supply and lay a bitumen felt dpc. The factory made wall panels are constructed from softwood sole and head plates and studs at 600mm centres. Frame size is 4 x 2 CLS. Eaves height is 2.40m. Racking forces are taken by 9mm OSB III sheathing. Structural partitions are clad one side to eaves in 9mm OSB III. Side wall head rails are doubled, studs are doubled at panel joints and trebled at corners. Panels are joined with bolts. Openings supporting trusses are spanned with solid or box beams. Cladding, as specified below, is fixed over Tyvek with 12 gauge stainless steel nails. An optional 19mm wall cavity can be specified. Cladding, sole plate, fascias and bargeboards are pressure preservative treated. Wall panels are anchored with fabricated steel brackets and concrete screws. Standard joinery doors and windows are incorporated during panel construction. Windows have trickle ventilation, weather strips and lockable casement stays. Door frames have hardwood thresholds and weatherstrips.

ROOF

Buildings are supplied with 25° pitch fabricated trussed rafters by specialist manufacturer, constructed to BS EN 14250 and spaced at 0.6m centres. Trusses are pressed metal bracketed to walls. A roof deck of 15mm OSB III is nailed to trusses. Lower node longitudinal bracing is fitted in accordance with truss manufacturer's recommendations. Gables are clad in shiplap over Tyvek and fitted with bargeboards. Side wall eaves have fascias and open eaves ventilation trays with integrated fly screening. Roof covering is 2 layer torch on grey mineral felt.

FLOOR (Optional)

Standard floor: 18 TG4 P5 chipboard with glued joints on 40mm SD grade EPS on 1200 gauge polythene DPM.
Heavy duty floor: 22 TG4 P5 chipboard with glued joints on 60mm PIR on 1200 gauge polythene DPM.

RAINWATER DISPOSAL

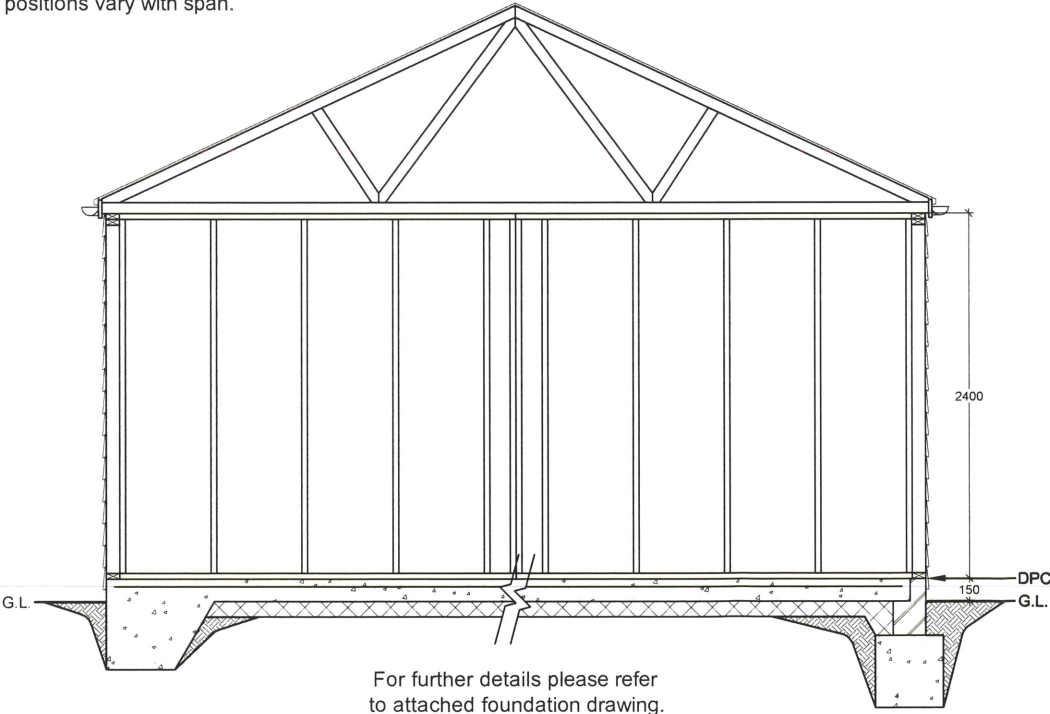
Gutters and down pipes are an optional item from Passmores. Recommended down pipe positions are shown. The groundworks contractor should provide gullies, underground pipes and soak pit, all as described on the foundation drawing.

THIS BUILDING

2ex 32 x 150 Sawn Weatherboard	<input type="checkbox"/>	Wall Cavity	<input type="checkbox"/>	Eaves Height	2.40 m
19 x 125 Planed Shiplap	<input type="checkbox"/>	Standard Floor	<input type="checkbox"/>	Ridge Height	4.62 m
25 x 150 Planed Shiplap	<input type="checkbox"/>	Heavy Duty Floor	<input type="checkbox"/>	Roof Design Load	500 N/m ²

TYPICAL SECTION (includes internal view of end wall)

Truss web positions vary with span.



LOCATION PLAN

For the purposes of the Town and Country Planning Act, trace or affix a location plan to a scale no smaller than 1:1250. State the scale and show North.

SITE PLAN

For the purposes of the Building Regulations application, trace or affix 1:200 or 1:500 scale site plan. Show, with dimensions, the relationship of the proposed building to site boundaries, other buildings and nearest highway.

Part L2a of the Building Regulations may apply to this building.
The following U values can be achieved in conjunction with 12.5mm plasterboard lining.

Wall: 60mm PIR (0.022W/mK) between studs
U value 0.33W/m²K
or
60mm PIR (0.022W/mK) between studs and
25mm PIR (0.022W/mK) under plasterboard
U value 0.25W/m²K

Roof: 270mm of mineral wool in 2 layers
U value 0.16W/m²K

PASSMORES

ESTD 1909

High Street, Strood, Rochester, Kent. ME2 4DR
Tel: 01634 290033 info@passmores.co.uk
Fax: 01634 290084 www.passmores.co.uk

Customer
Seaford Cricket Club.
Seaford Cricket Club, The
Salts Recreation Ground,
Richmond Road, Seaford,
East Sussex. BN25 1DR

Description
10.80m x 9.00m
Club Range Building
Sheet 1

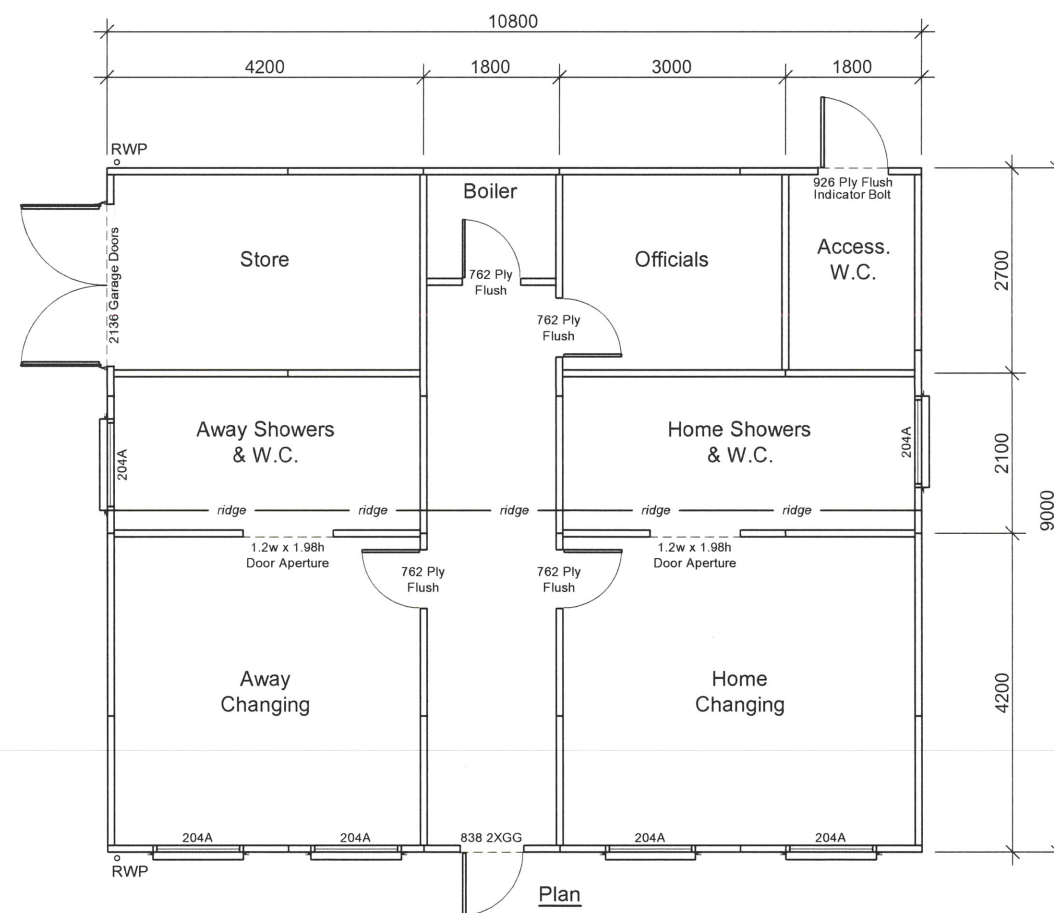
Rev	Description	Date

Date	Scale	Drawn	Checked
24.09.2021	As Stated	J.M.D	TR

Drawing No	Rev
50-69738-SHEET1	-

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04-06-20



PASSMORES
EST 1909

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Customer
Seaford Cricket Club.
Seaford Cricket Club, The
Salts Recreation Ground,
Richmond Road, Seaford,
East Sussex. BN25 1DR

Description
10.80m x 9.00m
Club Range Building
Sheet 2

Rev	Description	Date

Date	Scale	Drawn	Checked
24.09.2021	1:100 @ A3	J.M.D	AS

Drawing No	Rev
50-69738-SHEET2	-

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15-05-17