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Dear Sir/Madam

**LONDON BOROUGH OF MERTON – PLANNING CONSULTATION
MERTON LOCAL PLAN 2020 CONSULTATION**

We write on behalf of our client, United Westminster Schools (UWS). We welcome this opportunity to respond to the second stage of public consultation on the update to the new Local Plan 2020. UWS have previously submitted representations to the Call for Sites consultation process in January 2018.

UWS have been engaging with the Council in relation to their former playing field site at Tamworth Lane over the course of the past year. During that engagement, the issues faced by UWS in seeking to find a use for the playing fields and the financial burden of operating the existing facilities have been explained.

Historically the site provided additional playing facilities for Westminster City School from around 1920 up to April 2011 when the use by the school ceased, although it has been in the ownership of UWS (successor to St Margaret's Hospital) since 1667.

Whilst some more limited use by local sports clubs took place up to March 2015, the playing fields are now sitting vacant and a new viable use needs to be found. The long term renting out of the facilities to local sports clubs did not prove possible due to the financial shortfall which existed as a result. Therefore, it was not financially viable for UWS to keep the facilities open and they were closed in March 2015. This history and process is expanded upon below.

With the site sitting vacant and no longer required nor financially viable for UWS to run, a new use for the site needs to be found in order to bring the site back into use. From a review of the UWS records it shows that going back over 100 years the site has never been accessible to the public. UWS are pleased that the site has been brought forward by the Council with an allocation for publicly accessible sports facilities, enabled by residential development. This provides a clear opportunity for public access to the site to be introduced, where historically it hasn't been provided.

We provide specific comments regarding the proposed site allocation below, as well as other relevant draft policies within the draft Local Plan.



Draft Site Allocation- Mi 14 Tamworth Lane

The site is situated within an almost entirely residential area, with the exception of the adjacent Streatham Park Cemetery, and with St Marks Church of England Academy in the wider area. The Eastfields Estate which is currently the subject of an estate regeneration scheme is also located within close proximity.

With the opening of the new Mitcham Eastfields train station, the area saw a step change in public transport accessibility which has and continues to provide significant opportunities for the area in terms of additional residential provision and regeneration. One of the early indications of the future growth of the area came with the creation of the Brenley Park development, located nearby.

The need for new housing in London cannot be underestimated, and has become the focus of the government and policy makers at both the national, strategic and local levels. At the strategic level, the commitment to deliver more homes is brought into focus as part of the draft London Plan which seeks to redefine the target for the delivery of homes across London.

For Merton this sees a draft target of 13,280 new homes to be delivered over a ten year period, with 1,328 homes annually. Although the draft Local Plan presents a lower number of homes, both represent a significant increase in the current level of housing numbers to be delivered.

We are pleased that the opportunity which Tamworth Lane presents to deliver that housing has been reflected in the draft Local Plan and the specific site allocation.

As part of the detailed discussions with the Council, evidence to explain the historic operation of the site has been provided. The process which UWS have followed to maintain a use on the site can be seen as part of the minutes of meetings of Westminster City School and UWS. These minutes cover the period from March 2011 to September 2015. Copies of the minutes are appended to this letter.

The minutes provide a detailed account of the historic process which has been followed, the approaches which have been made to purchase the site, and the efforts made to maintain the playing fields in use. The minutes demonstrate that UWS did undertake a process to find a new user for the facility, with discussions held with a number of schools and sports club. However, no viable offer was made.

We provide a summary of the minutes below:

- **March/April/June 2011-** Westminster City School (WCS) confirmed they would not be using Tamworth Lane in the next financial year, with the playing fields placing a heavy financial burden on both UWS's and WCS's budgets. The minutes confirm the school would not be using the playing fields after Easter 2011. As can be seen from the meeting on 12th April, UWS were in contact with the London Playing Fields Association to seek alternative users. UWS were also in contact with the Westminster City School Old Boys in connection with them using the site. WCS had agreed to contribute towards the running costs of Tamworth Lane for another year.
- **November 2011-** The financial loss in running the playing fields is reported;
- **March/April 2012-** The continuing process UWS were involved with in trying to secure a user is highlighted. A local football team did express an interest in running the ground, with a business plan submitted. A school was also interested in using the playing fields;
- **April/June 2013-** The minutes show the continuing process to find a suitable user, with proposals for a school and sports club received. Further discussions with these parties was authorised;
- **November/December 2013-** The minutes explain the negotiations with two interested parties had fallen through;



- **April 2014**- Interest from a school in purchasing the site is highlighted with further discussions held;
- **May 2015**- A potential purchaser from a sports club is identified with further discussions held;
- **September 2015**- The minutes explain the site has been mothballed.

Whilst the site was closed in 2015, the pitches were used by various different sports club/organisations during the period from 2011-2015. This is set out in the financial records which are also appended to this letter.

The information demonstrates the revenue which was generated to help run Tamworth Lane following the decision of WCS to no longer use the facility in 2011. The figures illustrate the income generated by the different local sports clubs who used the playing fields. The tenants included local football leagues for both children and adults, an old pupils' football team and a local school.

Whilst revenue was generated, when viewed alongside the costs incurred by UWS, a significant shortfall remained and the decision was taken to close the facility in 2015.

As is reflected in the draft site allocation, the former playing field site offers a clear opportunity to accommodate new housing and some green open space to bring the site back into use. Given the size of the site it offers the opportunity to provide a significant number of new homes which would help meet the Council's housing targets together with some green space, with opportunities for public access where currently there are none. Moreover, the provision of housing would also enable the site to be re-integrated into the surrounding area, and fully utilize its proximity to Mitcham Eastfields train station. We are pleased that the Council have recognised that potential through the draft site allocation.

Draft Policy H4.1- Housing Choice

We support the overall ambition of the policy for new build schemes to be well designed and create socially mixed and inclusive neighbourhoods. This should be provided alongside an appropriate mix of housing types. The draft policy also sets out the Council's expectations in terms of affordable housing, with the overall borough wide target of 50% affordable housing, with a minimum of 35%.

Draft policy should recognise the role which viability reports play in determining the overall provision of affordable housing which a site can viably sustain. The need to submit viability information is recognised in draft policy when considering the provision of off-site affordable housing or payments in lieu. This should also form part of policy when determining on-site provision.

Draft Policy H4.2- Housing Provision

We note the significant difference in approach which has been adopted by the Council and the GLA in arriving at the draft housing targets. Whilst we support the introduction of a minimum numbers of units to be delivered, draft policy should recognise the significant amount of housing which London needs to be delivered to meet current and projected housing requirements.

We trust that the above comments will be considered as part of the ongoing evolution of the Local Plan. If you require any further information, then please contact Tom Sweetman of this office.

Yours faithfully,

TP9

DP9 Ltd

Tamworth Lane Mitcham, Playing Fields hire income

	2009-10	2010-11 *	2011-12	2012-13	2013-14	2014-15 *	
Revenue							
Tenant 1	-	1,680.00	3,920.00	3,780.00	1,190.00	1,495.00	£70 / Sunday morning session/ pitch. £1,680 for 4 months for 2 pitch
Tenant 2	-	1,500.00	3,000.00	2,000.00	3,000.00	4,030.00	£500 for 3 months, Sunday mornings, 1 pitch
Tenant 3	-	1,000.00	1,000.00	1,500.00			
Tenant 4	-	2,870.00	2,940.00	3,520.00	3,200.00	3,600.00	
Tenant 5	-	400.00	400.00	400.00	400.00	400.00	
Tenant 6	-	2,920.00	2,920.00				
Tenant 7				720.00			£90 per session per pitch
Tenant 8				160.00	330.00		per session for resident event or polling station
	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>	
	-	10,370.00	14,180.00	11,200.00	8,670.00	9,855.00	

Copies of hire contract, invoices, insurance docs and correspondence held in UWS Foundation Office.

UWS Central Charity Costs

US/81/..	12,150.69	16,204.17	37,290.07	74,151.17	86,350.81	117,331.97
Other costs incurred by WCS (estimate)	50,000.00	50,000.00	35,000.00	-	-	35,000.00
Total running costs	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>	<hr/>
	62,150.69	66,204.17	72,290.07	74,151.17	86,350.81	82,331.97

* Westminster City School ceased using April 2011. Site mothballed altogether March 2015

MJB 20 July 2018

WESTMINSTER CITY SCHOOL

Minutes of the Meeting held at 5 p.m. on Thursday 17th March 2011 in Westminster City School,
London, SW1

Present:

Mrs P Sales (Acting Chair)
T J Douglas-Home
Mrs B Drummond
Ms L Jones
Rev'd K Ngoke
D W Maloney
C Nash
S Oliver
Mrs C A Rider
Mrs N K Salman
Rev Canon Andrew Tremlett (items 433 – 436.4)
B Weaver

R Blanchett (co-opted)

In Attendance:

J Alcock (Deputy Headteacher)
Mrs A McLaughlin (Director of Finance and Administration)
J Wilson (Deputy Headteacher)
R Blackwell (Clerk)
Mrs M Dobson (Foundation Secretary)

Apologies:

F R Abbott
B R W Baughan
Mrs H Brooks
Mrs M McInnis

Regarding minute 429.13 – Mitcham – In reply to a question, Mr [REDACTED] confirmed that the School would not be using Mitcham in the next financial year. This continued to place a heavy burden both on the Foundation and currently the WCS school's budget.. Mr [REDACTED] asked if the Old Boys' Association could be involved in any discussion on the future of Mitcham and the Clerk confirmed that they would as an appropriate hire rate would need to be agreed to cover the actual costs of maintenance and hire.

CONFIDENTIAL
MINUTES 875 - 882

EMANUEL SCHOOL
GOVERNING BODY

Minutes of the meeting held at 4.30 p.m. on Tuesday 22nd March 2011 at Emanuel School,
London SW11

Present:

F R Abbott
B F W Baughan
Mrs S Chambers
The Hon Jamie Douglas-Home
P M Kennerley
R J B Naylor
Mrs M M Parsons
C F Scott
J G M Wates

In Attendance:

M D Hanley-Browne (Head)
B Rogers (Deputy Head)
D Taylor (Director of Finance & Administration)
R Blackwell (Clerk)
Mrs M Dobson (Foundation Secretary)

Apologies:

Ms M A D'Mello
Professor D B Ricks
T Smith
Dr P N Zutshi

The Chairman and the Clerk hoped to have a solution by the beginning of the next financial year. The Foundation Chairman reported that Mitcham was also running at a huge loss and [REDACTED] from the two sports grounds were costing the Foundation £650,000 p.a. which could not be sustained.

- 6 Community – The Head reported on events including Sixth formers visiting local primary schools as part of their community work. Some issues discussed will be dealt with elsewhere on

CONFIDENTIAL
MINUTE 1048 – 1057

UNITED WESTMINSTER SCHOOLS

Minutes of the Meeting held at 2 p.m. on Tuesday 12th April 2011 in 55A Catherine Place,
London SW1E 6DY

Present:

B F W Baughan
F R Abbott
Mrs S Child
Alderman Sir David Howard
The Rev Canon D H Hutt
Miss C S McGuinness
Mrs P Sales
C J Saunders
C J Vyse

In Attendance:

R W Blackwell
Mrs M Dobson

Apologies for absence:

Mrs H Brooks
T Douglas-Home
M Hatcher

- 3 Financial Report – The Management Accounts for 8 months to 28th February 2011, had been circulated with the agenda, for information. There was a deficit for the year of £██████████ which was £██████████ worse than budget. The most significant negative variance was £24,054 for **Mitcham and Blagdon**s. The burden on the Foundation had been greater than expected and income had been less than hoped for. Westminster City School would not be using Mitcham after Easter now it had improved facilities on site. The School had agreed to contribute towards the running costs for one more year at the same level they had paid in 2009/10, unless the Clerk could raise sufficient income from his negotiations. ~~High school would only be using Blagdon for the last half of the year.~~ The Clerk reported that he was being advised by the Development Manager of the London Playing Fields Association who had contacts with a number of other bodies and local education authorities. At the same time, the Clerk was still in negotiations with ~~Harlequins and the Old Boys~~ and the Westminster City School Old Boys in respect of Mitcham. The worst case scenario would be mothballing both sites to save money but the Clerk hoped that it was unlikely to come to that.

WESTMINSTER CITY SCHOOL

**Minutes of the Meeting held at 5 p.m. on Tuesday 28th June 2011 in Westminster City School,
London SW1**

Present:

Mrs H Brooks
 T J Douglas-Home
 Mrs B Drummond
 Ms L Jones
 Rev'd K Ngoke
 D W Maloney
 J H Mason
 C Nash
 S Oliver
 Mrs N J Salman
 B Weaver

R Blanchett (co-opted)

By Invitation:

Rev'd G Swinton (School Chaplain – first part of 442)

In Attendance:

J Alcock (Deputy Headteacher)
 J Wilson (Deputy Headteacher)
 R Blackwell (Clerk)
 Mrs M Dobson (Foundation Secretary)

Apologies:

R F Abbott
 B F W Baughan
 Mrs C A Rider
 Mrs P Sales
 Rev Canon Andrew Tremlett

The Chairman opened the meeting with a prayer.

441 Minutes

The minutes of the meeting held on 17th March 2011, which had been circulated with the agenda, were approved and signed by the Chairman.

Matters Arising

Regarding minute 434 referring to minute 429.12 – Mitcham – Mr ██████████ reported that the Trustees were close to finding a solution for ██████████. The School would continue to pay part of the expenses for Mitcham for one more year out of the contribution set aside by the Foundation. Meanwhile, the Clerk would be discussing financial matters with the Old Boys' Association. They would need to pay an appropriate hire rate to cover the actual costs of maintenance and hire. Mr ██████████ said he welcomed the discussions.

Action - Clerk

Regarding minute 433 – Marketing Working Group – In reply to a question, the Head confirmed



CONFIDENTIAL
MINUTE 791 - 795

UNITED WESTMINSTER SCHOOLS
FINANCE AND ESTATES COMMITTEE

Minutes of the meeting held at 2 p.m. on Thursday 24th November 2011 in 55A Catherine Place,
London SW1

Present: B F W Baughan
F R Abbott

By Invitation: N Orr (Schroders Investment Management items 791 - 792.1)
Mrs K Patel (Buzzacott LLP items 791 – 792.2)

In Attendance: R W Blackwell (Clerk)
S V Muncaster (Financial Secretary)
Mrs M Dobson (Foundation Secretary)

Apologies: T J Douglas-Home

4 Financial Report

Results for 12 months to 30th June 2011 – There was a deficit for the year of £████████ some
£████ worse than budget. The most significant variance was on █████ Mitcham,
where there was a negative variance of £63,693. The burden on the Foundation had been
greater than expected and income was also less than hoped.

CONFIDENTIAL
MINUTE 1068 - 1078

UNITED WESTMINSTER SCHOOLS

Minutes of the Meeting held at 2 p.m. on Tuesday 13th December 2011, in 55 A Catherine Place,
London SW1E 6DY

Present:

B F W Baughan
F R Abbott
Mrs H Brooks
Mrs S Child
P Dart
T Douglas-Home
M Hatcher
Alderman Sir David Howard
The Rev Canon D H Hutt
Mrs P Sales
C J Saunders
C J Vyse

By Invitation:

M Hanley Browne (Head of Emanuel School)
Bruce Grindlay (Head of Sutton Valence School)
David Maloney (Head of Westminster City School)

In Attendance:

R W Blackwell
Mrs M Dobson

Apologies for absence:

Miss C S McGuinness

last member of staff retired, possibly around Easter 2012, it would trigger £■■■■■ under funding, which the Foundation would have to pay.

The Clerk outlined the options for Mitcham. One of the options would be to ask the Old Boys to leave if they couldn't afford to run it themselves. The grounds would then be mothballed whilst the site's development potential was explored.

CONFIDENTIAL
MINUTE 796 - 802

UNITED WESTMINSTER SCHOOLS
FINANCE AND ESTATES COMMITTEE

Minutes of the meeting held at 2 p.m. on Thursday 29th March 2012 in 55A Catherine Place,
London SW1

Present: B F W Baughan
F R Abbott
T Douglas-Home

By Invitation: N Orr (Schroders Investment Management item 798.1)

In Attendance: R W Blackwell (Clerk)
S V Muncaster (Financial Secretary)
Mrs M Dobson (Foundation Secretary)

Mitcham – The Clerk reminded the Committee that [REDACTED] there was no legal or implied contract [REDACTED] at Mitcham. [REDACTED] had no money so could not lease it commercially. A local football team were interested in running the ground and were working on their business plan. The [REDACTED] School were also looking for a Sports Field and the Clerk was following up this enquiry. If nothing came of these or any other leads, then Mitcham would have to be mothballed or sold.

Computers

The Financial Secretary reported that he had deferred replacing the Foundation's office 8 year old PCs, whilst waiting for the sports fields issue to be resolved. However, they were beginning to malfunction and the software was no longer compatible with all the schools. The estimated cost of replacing the computers was £10,000 and the Financial Secretary was **authorized** to replace them.

Action – Financial Secretary

Website

The Clerk was **authorized** to set up a Foundation website. Mr Douglas-Home suggested getting some free help from a graduate intern.

Alternatives	[REDACTED]	36.8	23.0
Cash	[REDACTED]	1.2	4.0
Total	[REDACTED]	100.0	100.0
Projected Risk/Volatility		12.9	11.8
Projected Long Term Compound Return		8.6	7.8
Projected "Sustainable" Rate of Expenditure		5.2	4.4

CONFIDENTIAL
MINUTE 1079 - 1090

UNITED WESTMINSTER SCHOOLS

**Minutes of the Meeting held at 2 p.m. on Tuesday 17th April 2012, in 55A Catherine Place,
London SW1E 6DY**

Present:

B F W Baughan
F R Abbott
P Dart
M Hatcher
Alderman Sir David Howard
The Rev Canon D H Hutt
Miss C S McGuinness
C J Saunders

In Attendance:

R W Blackwell
Mrs M Dobson

Apologies for absence:

Mrs S Child
T Douglas-Home
Mrs P Sales

The Rev Canon David Hutt opened the meeting with a prayer.

[REDACTED] chambered with a lease. The Clerk would hold a meeting with the Foundation's lawyers shortly.

Mitcham – The Clerk reported that a local football team were interested in running Mitcham and had submitted their draft business plan to the Foundation for consideration. The worst case scenario was that the ground would have to be mothballed. The Clerk concluded that he was confident that matters would be resolved satisfactorily.

Action - Clerk

CONFIDENTIAL
MINUTE 1091 - 1100

UNITED WESTMINSTER SCHOOLS

Minutes of the Meeting held at 2 p.m. on Thursday 5th July 2012 in 55A Catherine Place,
London SW1E 6DY

Present:

B F W Baughan
F R Abbott
Mrs S Child
P Dart
M Hatcher
The Rev Canon D H Hutt
J M Noakes
Mrs P Sales
C J Saunders
C J Vyse

In Attendance:

R W Blackwell (items 1092 – 1100)
Mrs M Dobson (items 1092 – 1100)

Apologies for absence:

Alderman Sir David Howard
T Douglas-Home
Miss C S McGuiness

The Rev Canon David Hutt opened the meeting with a prayer.
[REDACTED] the School hoped to use the facility again. Unfortunately, [REDACTED] School was not interested in purchasing Mitcham, which would have involved the [REDACTED]
[REDACTED] [REDACTED] City Girls who were currently using it.

Action – Financial Secretary/Finance and Estates Committee

1095 **Financial Reports from the Schools**

CONFIDENTIAL
MINUTES 1111 - 1121

UNITED WESTMINSTER SCHOOLS

Minutes of the meeting held at 2 p.m. on Tuesday 30th April 2013 in 55A Catherine Place, London SW1 6DY

Present:

B F W Baughan
F R Abbott
P Dart
T Douglas-Home
Alderman Sir David Howard
Miss C S McGuinness
J M Noakes
Mrs C Rider
C J Saunders

In Attendance:

R W Blackwell (Clerk)
Mrs M Dobson (Foundation Secretary)

Apologies for absence:

Mrs S Child
M Hatcher
The Rev Canon D H Hutt
Mrs P Sales
C J Vyse

Regarding minute 1102 referring to minute 1094 – Playtime at Mitcham Sports Fields – The Clerk reported on progress with Mitcham. Two organisations had expressed an interest in leasing Mitcham. One was [REDACTED] School and the other was the [REDACTED]. The Clerk tabled a proposal from the [REDACTED], which he had just received. Mr [REDACTED] advised that it was important to find out if the [REDACTED] was sanctioned by the Football Association and how they were funded. The [REDACTED] would require the Foundation to pay for flood lighting, which needed planning permission. The Trustees authorised the Clerk to pursue both lines of enquiry.

CONFIDENTIAL
MINUTE 817 -821

UNITED WESTMINSTER SCHOOLS
FINANCE AND ESTATES COMMITTEE

Minutes of the meeting held at 2 p.m. on Thursday 20th June 2013 in 55A Catherine Place,
London SW1

Present:

B F Baughan
F R Abbott
T J Douglas-Home

By Invitation:

N Orr (Schroders Investment Management item 818.1)

In Attendance:

R W Blackwell (Clerk)
S V Muncaster (Financial Secretary)
Mrs M Dobson (Foundation Secretary)

develop the site.

- Mitcham – The Clerk reported that two organisations had expressed an interest in leasing Mitcham. The [REDACTED] would present their business plan to the Clerk and Financial Secretary next week. The Clerk was authorised to start dealing with the [REDACTED] direct rather than going through a third party.

Action - Clerk

Five Year Model

A revised model had been prepared including the forecast for 2012/13 and budget for 2013/14 incorporating the Foundation's changes in supporting the Schools agreed at the last meeting and also taking into account the stock market recovery. These changes [REDACTED]

On the above assumptions the model predicted a deficit in 2012/13 of [REDACTED] in 2013/14 a deficit of [REDACTED] and surplus thereafter of £[REDACTED]k. There would be a peak deficit in reserves of [REDACTED]k in 2013/14 then reducing thereafter taking [REDACTED] years to clear.

UNITED WESTMINSTER SCHOOLS
FINANCE AND ESTATES COMMITTEE

**Minutes of the meeting held at 2 p.m. on Tuesday 26th November 2013 in 55A Catherine Place,
London SW1**

Present: B F W Baughan
F R Abbott

By Invitation: N Orr (Schroders Investment Management items 822.1)
Mrs K Patel (Buzzacott LLP items 822.1 & 2)

In Attendance: R W Blackwell (Clerk)
S V Muncaster (Financial Secretary)
Mrs M Dobson (Foundation Secretary)

Apologies: T J Douglas-Home

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Savings

The Committee looked at the expenditure line by line and suggested areas where savings could be made (some of which would only be temporary). The Financial Secretary and Chairmen of both Foundations would draw up a list which would be agreed with the Clerk on 12th December.

Action: Financial Secretary/Chairman/Clerk

Mitcham – The Clerk reported that negotiations had fallen through with the two parties who had expressed an interest in renting Mitcham. After discussion, the Committee recommended mothballing Mitcham from summer 2014. The groundsman would be needed for security and could possibly be employed part-time at Blagdon. It was important to delay ~~leasing the premises~~. The Financial Secretary was asked to draw up a list of savings.

Action: Financial Secretary

UNITED WESTMINSTER SCHOOLS

**Minutes of the meeting held at 2 p.m. on Thursday 12th December 2013 in 55A Catherine Place,
London SW1E 6DY**

Present:

B F Baughan
F R Abbott
Mrs S Child
P Dart
Alderman Sir David Howard
The Rev Canon D H Hutt
J M Noakes
Mrs P Sales (items 1131 – 1135.8)
C J Saunders
C J Vyse

By Invitation:

B C W Grindlay (Head of Sutton Valence School)
M Hanley-Browne (Head of Emanuel School)
D W Maloney (Head of Westminster City School)

In Attendance:

R W Blackwell (Clerk not item 1131.3)
Mrs M Dobson (Foundation Secretary items 1131 – 1131.2 &
1132 – 1135.8)

Apologies for absence:

T J Douglas-Home
M Hatcher
Miss C S McGuinness
Mrs C Rider

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could not be found by June 2014 then the deficit would rise to \$50 billion before it started to recover, however it could take a decade to return to surpluses. Also, there was a likelihood that compensation might need to be paid [REDACTED] [REDACTED] [REDACTED]

7 Savings – The Chairman said that he had met with the Chairman of the Grey Coat Hospital Foundation and the Clerk to discuss possible savings.

Action - Clerk

CONFIDENTIAL
MINUTES 1138 – 1147

UNITED WESTMINSTER SCHOOLS

Minutes of the meeting held at 2 p.m. on Tuesday 15th April 2014 in 55A Catherine Place,
London SW1E 6DY

Present:

B F Baughan
F R Abbott
P Dart
M Hatcher
Alderman Sir David Howard
The Rev Canon D H Hutt
Miss C S McGuinness
Mrs C Rider

In Attendance:

R W Blackwell (Clerk)
Mrs M Dobson (Foundation Secretary)

Apologies for absence:

T J Douglas-Home
Mrs S Child
J M Noakes
Mrs P Sales
C J Saunders
C J Vyse

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Council that planning permission [redacted] was likely to be forthcoming. It would have strengthened the Foundation's case if they had something in writing or even an "on the record" phone conversation. However, Mr [redacted] confirmed that the Trustees' intention was clear so this would be sufficient for [redacted]. The Clerk was authorized to [redacted] as soon as possible.

The Clerk reported that some of the facilities had been closed down for health and safety reasons.

It was agreed that once the [redacted] had taken back possession of the site they would take on the running costs.

Mitcham – The Clerk confirmed that he had warned all parties using Mitcham that the facilities might have to be sold. The [redacted] School had expressed an interest in purchasing the site, however, the preferred option was to sell the site [redacted]

CONFIDENTIAL
MINUTES 1148 – 1156

UNITED WESTMINSTER SCHOOLS

Minutes of the meeting held at 2 p.m. on Thursday 10th July 2014 in 55A Catherine Place,
London SW1E 6DY

Present:

B F Baughan
F R Abbott
T J Douglas-Home
Mrs S Child
The Rev Canon D H Hutt
Miss C S McGuinness
J M Noakes
Mrs P Sales
C J Saunders
C J Vyse

In Attendance:

R W Blackwell (Clerk)
Mrs M Dobson (Foundation Secretary)

Apologies for absence:

P Dart
M Hatcher
Alderman Sir David Howard
Mrs C Rider

The Rev Canon David Hutt opened the meeting with a prayer.

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Mitcham

The Clerk reported that he had warned all parties using Mitcham that the sports field would be "mouthballed" in the summer. It was hoped that at some time in the future the site would be sold [REDACTED]. The Clerk and [REDACTED] would speak to the [REDACTED] if the [REDACTED] of the [REDACTED] planning permission [REDACTED]

CONFIDENTIAL
MINUTES 1157 – 1167

UNITED WESTMINSTER SCHOOLS

Minutes of the meeting held at 2 p.m. on Thursday 11th December 2014 in 55A Catherine Place,
London SW1E 6DY

Present:

B F Baughan
F R Abbott
Mrs C Child (items 1157 – 1160)
The Rev Canon D H Hutt
J M Noakes
Mrs P Sales
P Dart
Mrs C Rider

In Attendance:

R W Blackwell (Clerk – not item 1157.2)
Mrs M Dobson (Foundation Secretary – not items 1157.2 & 3)

Apologies for absence:

T J Douglas-Home
M Hatcher
Alderman Sir David Howard
Miss C S McGuinness
C J Saunders
C J Vyse

- Mitcham – The Clerk reported that all parties using Mitcham had been warned that the sports fields were being “mothballed” at the end of April. The Groundsman would be kept on for security reasons.

UNITED WESTMINSTER SCHOOLS

Minutes of the meeting held at 2 p.m. on Tuesday 5th May 2015 in 55A Catherine Place, London SW1E 6DY

Present:

B F Baughan
F R Abbott
Mrs J Clark
P Dart
T J Douglas-Home
M Hatcher
Miss C S McGuinness
Mrs C Rider
Mrs P Sales
C J Saunders

In Attendance:

R W Blackwell (Clerk)
M J Bithell (Financial Secretary)
Mrs M Dobson (Foundation Secretary)

Apologies for absence:

Mrs S Child
Alderman Sir David Howard
J M Noakes
C J Vyse

The Rev Mark Hatcher opened the meeting with a prayer.

[REDACTED] would be charged a realistic rent for a [REDACTED] (determined by the Trustees' Surveyors). The Clerk was confident that once planning permission was granted it would strengthen the Trustees' case in court.

Mitcham – The Clerk reminded the Trustees that there was no legal agreement with the [REDACTED] who used Mitcham. All parties using Mitcham had been warned that the sports field was being "mothballed" in the summer. The Groundsman was being kept on for security reasons. The Clerk and Financial Secretary had met a representative from [REDACTED] Club who were seriously interested in buying the site next year so the Clerk would be getting a valuation from the Foundation's surveyors. However, [REDACTED] weren't interested in the Groundsman's house which could be sold off separately.

UNITED WESTMINSTER SCHOOLS

Minutes of the meeting held at 1.30 a.m. on Tuesday 15th September 2015 in 55A Catherine Place, London SW1E 6DY

Present:

B F Baughan
F R Abbott
Mrs J Clark
P Dart
J M Noakes
Mrs C Rider
Mrs P Sales
C J Vyse

In Attendance:

R W Blackwell (Clerk – items 1179 – 1185)
M J Bithell (Financial Secretary – items 1179 – 1185)
Mrs M Dobson (Foundation Secretary – items 1179 – 1185)

Apologies for Absence:

Mrs S Child
T J Douglas-Home
M Hatcher
Alderman Sir David Howard
Miss C S McGuiness
C J Saunders

Mitcham – The Clerk reported that following the Finance and Estates Committee meeting the ground had been “mothballed”. ~~A formal Charity Committee meeting was held on 15th September 2015. It was agreed that the grounds with a change of use were worth approximately £950,000, with the Travellers having the right to use them. It had been agreed that the former Groundsman could stay on in the accommodation under an Assured Shorthold Tenancy Agreement for 6 months paying the market rent. The Travellers had attempted to return the previous week and the former Groundsman had prevented their entry. The former Groundsman would be paid £800 per month for security duties and the occasional grass cutting.~~