

BULLINGDON COMMUNITY ASSOCIATION Trustee Meeting Tuesday  
2<sup>nd</sup> May 2023.

Attending: Steve Dawe (Chair), Hazel Dawe, Barbara Bryant, Richard Bryant, Frank Holiday, Trevor Kimber, Chris Perks, Cllr Liz Brighthouse, Council officers - Phil Jones, Val Churchill. Apologies: Tom Crook, Catherine Gundry, Gill Breeze, Councillor Ajaz Rehman, Terry Smith, Andy Green, Pat Kennedy.

### 1. Priority Issues.

Football: Andy Green (Manager, Bullingdon Youth) had intended to attend the meeting but was held up by traffic delays coming from London. Trevor and Richard reported on a recent meeting they had with Andy. Bullingdon Youth are very interested in using the Peat Moors pitch for training and the dressing room for storing equipment. They also want to start teams for younger age groups. The committee want information on the financial position of the club before deciding on a hiring charge for the dressing room. Andy will be invited to the BCA meeting in June.

New Lease: The City council has now agreed to a peppercorn rent and the Trustees have accepted the revised version of the lease. We are waiting for the copy of the lease which needs to be signed by two Trustees. Thanks to Hazel for her work on the lease.

Establishing a face book page: Gill Breeze has reported that work on setting up the page is making progress.

Building issues: The acoustics in the meeting room are poor. There are some left over acoustic panels in the loft which might be installed in the room. Discussions are being held with with Jessop/Cook and Andrea Placidi to look at options.

Barbara reported on energy costs. In the absence of any bills she has estimated our bills from our actual energy use. SSE Energy became our Supplier when we took over the building on 7<sup>th</sup> December. The

combination of very high rates and external lights including those in the car park operating 24/7 meant our rates in excess of £90 per day. This should reduce a little due to government subsidy. Our contract with Octopus Energy from 1<sup>st</sup> February together with better control over our energy use by our caretaker has reduced our rates to nearer £24 per day. Our Annual costs at this rate would be approx. £8,800. Solar panels were finally connected on 3<sup>rd</sup> April. Based on only 8 days readings, this looks to reduce our bills by approx. 50% (at this time of the year). Barbara was thanked for her work. There was relief that our electricity bills now seem more manageable and that the solar panels seem to be reducing our bills. It was agreed that Barbara would seek a bill from SSE Energy and an accurate bill from Octopus so we can seek compensation from the City for their failure to install the solar panels when we took possession of the building. We still need appropriate paperwork to allow the City or ourselves to claim 'payback' on extra energy generated. Our erratic WiFi supply has been checked -one suggestion is that extra ventilation may be needed in area where it is located but Trustees feel it is more likely that it is erratic supply by Virgin Media which affects our area.

Rear Hall: The Matrix Music School have withdrawn their interest in hiring the rear hall. We might now consider marketing the rear hall as a training facility e.g. for health services. Steve will draft a letter regarding the potential of the hall for training purposes. Phil suggested contacting the Barton Community Centre about health service use.

(2) Business Meeting.

The Minutes of the March meeting were accepted.

Matters Arising

Hearing Loop: Still not received. Richard to contact Hagen Lewisman.

Lets: Otis reports that there were 9 one off lets during April , which produced an income of over £900. We are proving popular for family parties. There are 7 one off lets booked for May. One new longer term let started in April – a Zumba class. We need to check out why payments have not been received for some of the long-term lets, including Ruskin College and the health clinic. A Working Party meeting will be arranged to review our systems. Thanks to Paula Gomersall who has volunteered to help with the Avalon booking system.

Treasurers Report: Trevor reported that there was £44,595.81 at the bank at the end of April. He also reported that during the 2022 -23 financial year the BCA had a deficit of £8,500 – not surprising given that Bullingdon was closed for most of the year. The deficit would have been much higher if we had not received £9,000 in grants from the County Council – Councillor’s Community Fund and the ‘Connecting Communities Fund’.

Health and Safety: Barbara reported that three volunteers have now completed the food hygiene course and that appropriate signage is in place in the kitchen. The hatch in the kitchen is no longer causing concern but placing a table in front of the hatch makes it safer. We have extended our security system to cover our patio area at the front door.

Activities: Shirley Nelder has done some excellent work in attracting publicity for the Bullingdon. On 21<sup>st</sup> April Radio Oxford interviewed people attending the Bog Stars group and the interviews were broadcast the following day. Both Chips and Chat and the Bogstars need to attract more people. The Baby and Toddler Group is continuing to get good numbers. Repair café have donated £150 towards our running costs.

10 External Matters. Steve raised the issue of the terrible state of Girdlestone Road, which has many potholes. Cllr Liz Brighthouse

reported that a contract for repairs is currently out for tender and that people should report any potholes on 'Fix my Street.'

Steve reported that an HMO application for a property in Coverley Road has been refused by the City Council, as a result of local pressure including representation from the BCA

AOB

Richard reported that the City Council are looking at doing repairs to the floodlights on the all-weather area when funding becomes available. Hopefully this will happen before the winter months.

The seating area by the children's playground, which was removed during the rebuilding of the community centre, is due to be reinstated in May.

Pat Kennedy has asked whether there will be an official opening of the new community centre. This should be discussed at our next meeting.

Next BCA Meeting: Tuesday 6<sup>th</sup> June 7.30pm

Working Party Provisional date - Monday 15 May-in the morning

BB/RB; 3/5/2023