

Due to the unusually mild winter weather it has been necessary to continue grass cutting, resulting in our planned winter work not being as far ahead as intended.

- Swanscombe Park:

The recommended tree work from the recent tree survey has been completed by the contractors.

Hedge cutting has been undertaken, leaf clearing has been completed.

Parks staff have prepared and painted the play equipment and all necessary repairs have been made to the play equipment as well as to benches and bins.

If the mild conditions continue into early spring we hope to be able to make up time lost on the autumn bowls reparations.

- Manor Park:

The recommended tree work from the recent tree survey has been completed by the contractors in both Manor Park and the surrounding area with the exception of the specialist bracing and pruning work on the ancient Yew tree within the Churchyard which is scheduled to take place in the next few weeks.

Maintenance and painting of play equipment has been completed.

Contractors are undertaking the maintenance and repairs to the Church wall.

- Broomfield:

The football pitches are in good condition for this stage of the season and we have only had to postpone 10 out of nearly 150 matches so far.

Parks staff have prepared and painted the play equipment and all necessary repairs have been made to the play equipment.

The replacement for the damaged permanent goal is due to be erected in the near future.

Shrub pruning in Neptune Park will be undertaken in the next few weeks.

The recommended tree work from the recent tree survey is scheduled to be undertaken in the coming weeks.

It is hoped that the previously agreed play area surfacing replacement works will be carried out by the contractors in the future.

- Knockhall:

The football pitches are in good condition for this stage of the season and are still playing well.

The recommended tree works from the recent tree survey is scheduled to be undertaken in early February.

The Parks staff will begin the preparation, painting and repairs to the play equipment soon.

Parks staff cleared the entrance to the old garage block area from Knockhall Road and the previously agreed lockable gate was installed in November/December.

Parks Report: RLA 4 February 2016

- Valley View:

The Parks staff have completed the hedge cutting within the area.

The damaged latch on the wooden gate has been replaced.

Some painting of play equipment is required and the parks staff will carry this out in the near future.

An area of damaged chain link fencing will need replacing in the coming months.

- Saxon Court:

Parks staff have prepared and painted the play equipment and all necessary repairs have been made to the play equipment.

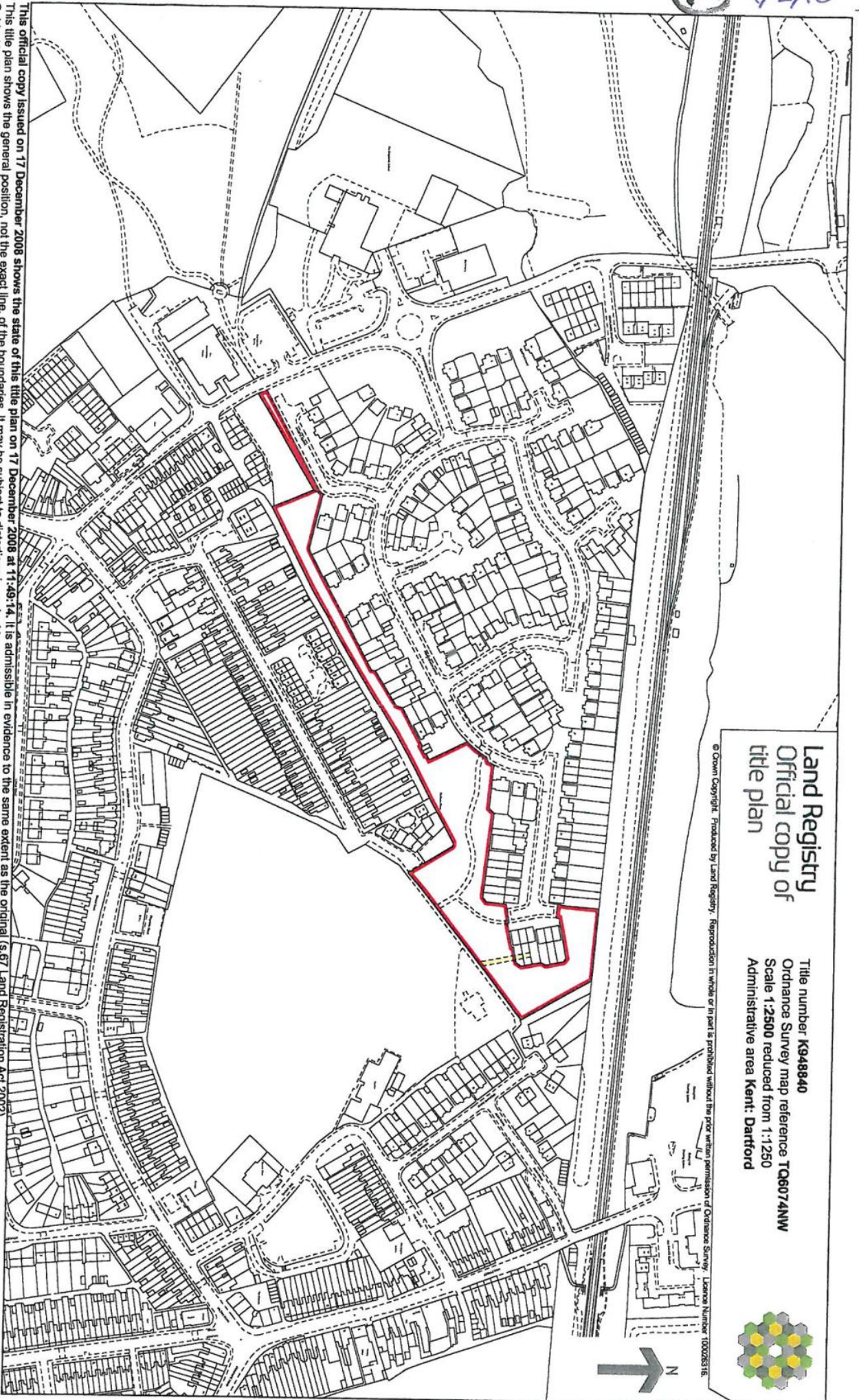
- Heritage Hall:

The shrubs and grass have been cleared in the area around the entrance to the allotments to create more space. This area will continue to be maintained and kept clear in the future.

AGENDA ITEM 7.1

A

RLA
4/2/16



Land Registry
Official copy of
title plan

Title number K948840
Ordnance Survey map reference TG6074NW
Scale 1:2500 reduced from 1:1250
Administrative area Kent: Dartford



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This official copy issued on 17 December 2008 shows the state of this title plan on 17 December 2008 at 11:49:14. It is admissible in evidence to the same extent as the original (s.67 Land Registration Act 2002).
This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground. See Land Registry Public Guide 19 - Title Plans and Boundaries.

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1257QE



RLA 4/2/16

**FIELDS IN TRUST – QUEEN ELIZABETH II FIELDS
Non-Charitable Deed of Dedication
Town and Parish Council Protected**

SWANSCOMBE AND GREENHITHE TOWN COUNCIL (1)

and

NATIONAL PLAYING FIELDS ASSOCIATION (2)

THE QUEEN ELIZABETH II FIELD, BROOMFIELD PARK

copy

THIS DEED OF DEDICATION is made on the 15th day of February 2013

BETWEEN

- (1) **SWANSCOMBE AND GREENHITHE TOWN COUNCIL** of Council Offices, The Grove, Swanscombe, Kent DA10 0GA and its successors in title (**the Council**); and
- (2) **NATIONAL PLAYING FIELDS ASSOCIATION**, operating as Fields in Trust, of Kings Chambers, 15 Crinan Street, London N1 9SQ a Royal Charter Organisation established for charitable purposes (registered charity number 306070) and its successors in title (**FIT**)

(the Council and FIT being together called the **Parties**)

WHEREAS:

1. The property more particularly specified in the Schedule (the Property) forms part of the corporate property of the Council.
2. The parties hereby agree that the Property will be dedicated in the manner and for the purposes set out below (but without any intention to create any charitable trust), and in accordance with the mutual undertakings given by the parties.
3. The Council gives the following undertakings:
 - 3.1 Not to use the Property or permit the Property to be used for any purpose other than as a public open space and recreation ground;
 - 3.2 Subject to clause 4, not (in so far as it has the power to do so) to dispose of the Property without the consent of FIT;
 - 3.3 Not (in so far as it has the power to do so) to erect any building or structure on the Property the use of which is outside the permitted uses as stated in Clause 3.1 without the consent of FIT;
 - 3.4 To inform FIT without delay of any proposals, intentions or decisions to dispose of or erect any structures on the Property;
 - 3.5 To maintain the Property and so far as is consistent with its duties as a local authority to have regard to any advice given from time to time by FIT on the management and running of the Property;
 - 3.6 To erect notices on the Property in the form of signage provided by FIT relating to the background of FIT and the Queen Elizabeth II Fields and giving recognition of financial support where required;

- 3.7 To apply within three months of the date of this Deed on form RX1 annexed hereto for the registration in the proprietorship register of the registered title of the Property at the Land Registry of a restriction to the following effect:

"No disposition of the part of the registered estate identified on the plan outlined in red annexed to a Deed of Dedication dated 15th February 2013 between Swanscombe and Greenhithe Town Council (1) and National Playing Fields Association (2) by the proprietor of the registered estate is to be registered without a written certificate signed by National Playing Fields Association of 15 Crinan Street, London N1 9SQ or by its conveyancer that the provisions of paragraph 4 of The Deed of Dedication dated 15th February 2013 between Swanscombe and Greenhithe Town Council (1) and National Playing Fields Association (2) have been complied with";

- 3.8 To apply within three months of the date of this Deed on form AN1 annexed hereto for the registration in the charges register of the registered title of the Property at the Land Registry of a notice to the following effect:

"By a Deed of Dedication dated 15th February 2013 between Swanscombe and Greenhithe Town Council (1) and National Playing Fields Association (2) the part of registered estate identified on the plan outlined in red annexed to a Deed of Dedication dated 15th February 2013 was dedicated as a public open space and recreation ground"; and

- 3.9 To notify FIT immediately once the registrations referred to in clauses 3.7 and 3.8 have been completed.

4. Notwithstanding clause 3.2, FIT may at its absolute discretion consent to the disposal of the Property provided that the Council at the request of FIT:

4.1 Replaces or agrees to replace the Property with a piece of freehold land approved by FIT which is of equivalent or better quality than the Property, with equivalent or better facilities than the Property, of the same or greater dimensions than the Property, in the same catchment area as the Property, and as accessible to the public as the Property (the **Replacement Site**) and applies such of the proceeds of any sale of the Property as are necessary to do so; and

4.2 Enters into another deed of dedication on the same terms as this Deed in respect of the Replacement Site.

5. FIT undertakes that it will:

5.1 Not unreasonably withhold consent to disposal of the Property or the erection of any structures upon it, subject to its duty to perform its charitable objects and provided that the provisions of clause 4 of this Deed have been complied with;

- 5.2 Respond without delay to any notifications of intended disposal or erection of structures, or to any requests for advice; and
- 5.3 Notify the Council without delay of any concerns or matters of advice to which it requires the Council to have regard.
6. The Council DEDICATES the property in celebration of the Diamond Jubilee of Her Majesty Queen Elizabeth II as a public open space and recreation ground for the benefit of the inhabitants of Swanscombe (Kent) and thereabouts and the site will be titled the Queen Elizabeth II Field, Broomfield Park.

IN WITNESS whereof this Deed of Dedication is executed the day and year first before written

SCHEDULE

All that freehold property being recreation ground lying to the west of The Grove, Swanscombe which is identified on the plan outlined in red and annexed to this Deed being part of H M Land Registry Title Number K434916.

For the avoidance of doubt the land edged blue on the plan annexed hereto does not form part of the Property.

EXECUTED as DEED by affixing

The **COMMON SEAL** of SWANSCOMBE AND GREENHITHE TOWN COUNCIL

in the presence of:



Town Mayor

Town Clerk

Two handwritten signatures in black ink. The top signature is for the Town Mayor and the bottom signature is for the Town Clerk.

EXECUTED as a DEED by affixing

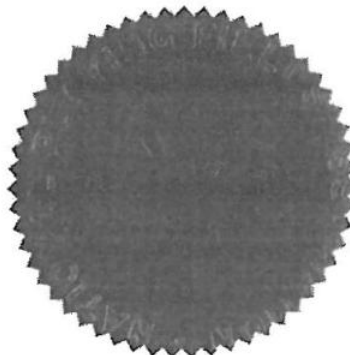
The **COMMON SEAL** of NATIONAL PLAYING FIELDS ASSOCIATION

in the presence of:

A handwritten signature in black ink, which appears to read "Richard Schmitt".

Member of Council

Member of Council

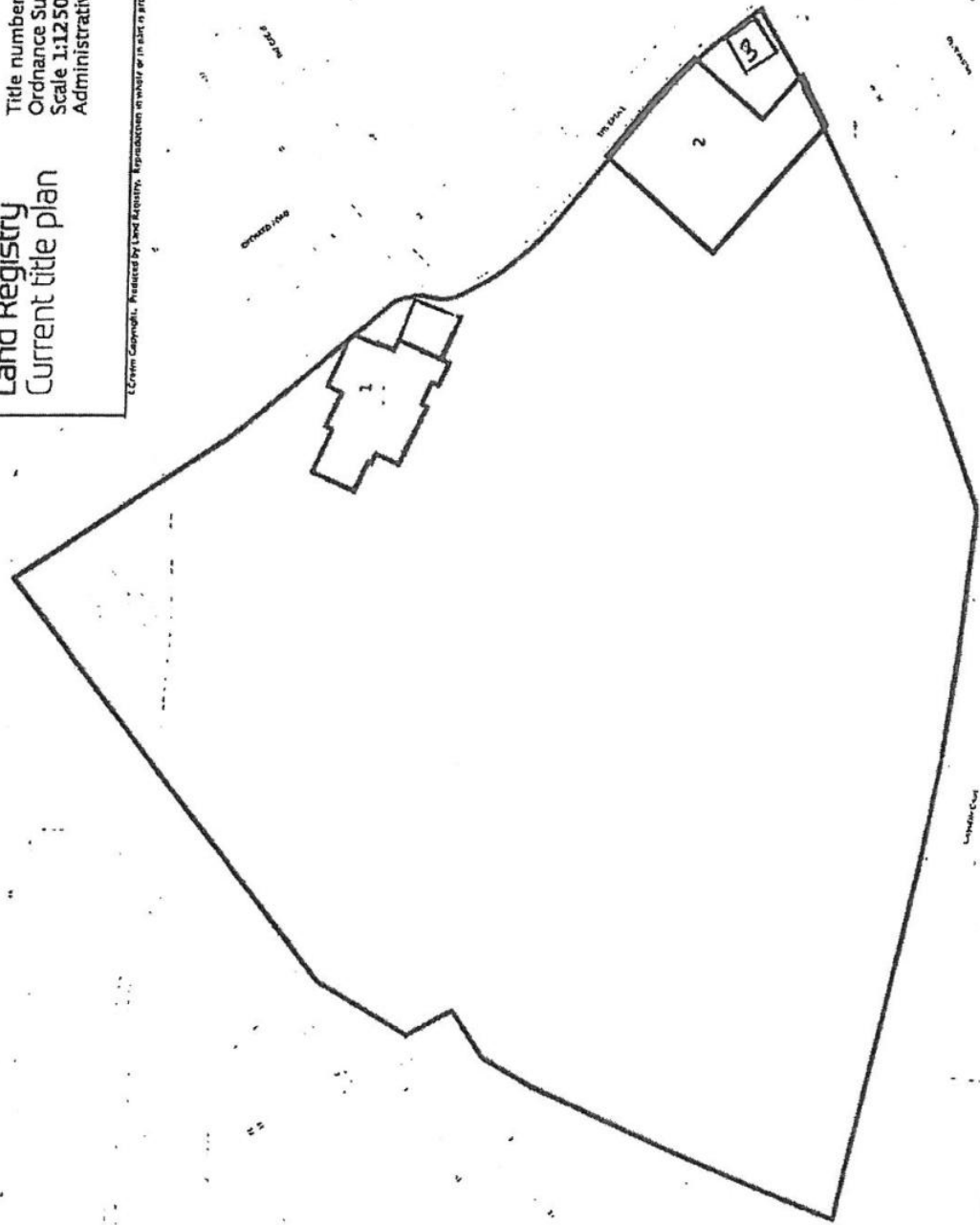




Land Registry
Current title plan

Title number K434916
Ordnance Survey map reference TQ6074NW
Scale 1:1250
Administrative area KENT : DARTFORD

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TOWN MAPPER: *[Signature]* TOWN CLERK: *[Signature]* / *[Signature]*

This is a print of the view of the title plan obtained from Land Registry showing the state of the title plan on 18 June 2012 at 11:52:30. This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements taken on the ground. See Land Registry Public Guide 7 - Title Plans.

This title is dealt with by Land Registry, Nottingham Office.

		2015/16	2015/16 Concession	2016/17	2016/17 Concession
<u>BOWLING GREEN:</u>	Occasional	£4.10	£2.85	£4.50	£2.75
	Hire of Woods	£4.10	£2.85	£4.50	£2.75
<u>CRICKET:</u>	Season	£900.00		£922.00	
	Occasional	£95.00		£97.00	
<u>FOOTBALL:</u>	Per season (inc. facilities for training)	£705.00		£722.00	
	Per season mini-pitch	£355.00		£364.00	
	Per game (occasional use)	£80.00		£82.00	
<u>ALLOTMENTS:</u>	Per 10 rod + £1.50 if water supplied	£22.00		£24.00	
<u>HIRE OF PARKS:</u>	Local Organisation	£61.50		£63.00	
	Per Day - commercial use	£155.00		£159.00	
	Per week (7 days)	£905.00		£928.00	
	Fairs/Circus	£1,080.00		£1,107.00	
<u>CHURCH ROAD HALL:</u>	<u>Meetings</u>				
	Per hour for regular bookings	£14.50		£15.00	
	Per hour for casual bookings	£15.50		£16.00	
	<u>Social Events</u>				
	Per hour - Monday to Sunday inclusive	£25.00		£26.00	
	Cygnets Playgroup	£10.00		£10.50	
<u>HERITAGE COMMUNITY HALL:</u>	<u>Meetings</u>				
	Per hour for regular bookings	£18.00		£19.00	
	Per hour for casual bookings	£19.00		£20.00	
	<u>Social Events</u>				
	Per hour - Monday to Sunday inclusive	£28.00		£29.00	
	Craytots Pre-School	£12.50		£13.00	
	FOSHP	£12.50		£13.00	
<u>TOWN COUNCIL OFFICES COMMUNITY HALL:</u>	<u>Meetings</u>				
	Per hour for regular bookings	£18.00		£19.00	
	Per hour for casual bookings	£19.00		£20.00	
	<u>Social Events</u>				
	Per hour - Monday to Sunday inclusive	£28.00		£29.00	
	Cygnets Pre-School	£12.50		£13.00	
<u>COMMUNITY CAFÉ CONFIDENTIAL ROOM:</u>	Per hour for regular bookings	£9.50		£10.00	
	Per hour for casual bookings	£10.25		£10.50	

Commercial/profit making bookings for halls charged at double rate for casual bookings.

Concession - 50% reduction for unemployed, senior citizens (over 60 years) and persons in full-time education - for certain recreational facilities only.

Where applicable, VAT has been included (VAT No. 204 4827 82)

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ARTWORK PROOF

Client	Swanscombe & Greenhithe	Revisions	Signed
Description			Print Name
Time/Date	14/01/16	Drawn by	Time/Date

645mm x 175mm

Sports footwear must be removed before entering the building.

This drawing is the property of Swanscombe & Greenhithe and can only be used with our consent. Any unauthorised use of these designs will result in a £60 + VAT artwork charge whilst every effort is made to match your corporate colour scheme. If you are in any doubt about the colour matching please request to view our colour samples. Please ensure all details on this proof are correct, as changes made after approval will incur a cost.

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