

TINTWISTLE TOGETHER - COMMUNITY HUB PROPOSAL

A PROPOSAL FROM THE CRICKET CLUB FOR CONSIDERATION BY ALL STAKEHOLDERS

This business case outlines a proposal for a new partnership between Tintwistle Cricket Club, Tintwistle Bowling Club and Tintwistle Parish Council, potentially with the involvement of other Village organizations at a later date. The proposal will address several pressing needs:

- The dilapidated state of the current community centre building (the “Green Hut”)
- Parking infrastructure in the Village
- Safeguarding the futures of Tintwistle Cricket Club, Parish Council & Bowling Club
- Improving accessibility of Village facilities for all residents
- A springboard for future developments of community facilities on the Sexton Street Rec

BACKGROUND

The Cricket Club

Tintwistle Cricket Club is a vital recreational, social, and sporting hub for the community, hosting various local events, clubs, and societies alongside its core function as a Cricket Pavilion. The club have worked incredibly hard to make the new building a reality, securing the support of the community and drawing down funding from multiple sources. However, the existing parking facilities at the cricket club are insufficient to accommodate the increasing number of attendees during matches and events, leading to parking congestion on nearby streets. The lack of parking and a wheelchair/pushchair friendly access road also limits the building’s potential to host a wider range of events and be genuinely accessible to all residents and visitors.

Tintwistle Parish Council

The Parish Council have worked hard to reinvigorate the Parish over the last 5 years, investing in the Village infrastructure, providing grants to local community groups, developing

environmental and community safety policies, and acting on the Villages behalf in discussions with key stakeholders such as National Highways.

The Council is responsible for the current Village Community Centre, known affectionately as the Green Hut which has been a superb resource for the Village for many years but is now sadly in a state of disrepair and needs to be replaced. The current funding environment is not conducive to capital building projects which makes it difficult to obtain grants. To replace the building like for like the Parish Council have little option but to obtain a Public Works Loan which would be repaid by an increase in the precept. Without a building, the business-as-usual function of the Council are at risk however, in the midst of a cost of living crisis any increase to the precept is understandably unpopular.

Tintwistle Bowling Club & Other users of the “Green Hut”

The Village Bowling Green is adjacent to the Green Hut and the club makes use of the building for storage, toilet and refreshment facilities – both of which are minimum requirements to maintain the club’s position as a member of the bowling league. Without facilities, the green could no longer be used for competitive matches putting the future of the club at risk.

Other local societies such as the regular coffee morning and the Well Dressing make use of the Green Hut and the loss of the building would put their futures at risk as well.

THE PROPOSAL

Objectives

- to improve accessibility to Tintwistle Cricket Club Pavilion, opening up the building to increased and diversified usage, converting it into a genuine community hub
- to ease parking pressures around Speedwell and Speedwell Close
- to safeguard the futures of both Tintwistle Parish Council and Tintwistle Bowling Club as well as other users of the Green Hut
- to ensure that the Sexton Street recreation area remains a viable and sustainable amenity for public use with the potential for future improvements
- to increase the overall level of public facilities within the Village
- reducing the ongoing burden and costs of maintaining public amenities in Tintwistle
- delivering all of the above without unduly burdening residents with additional costs during a cost-of-living crisis

Specifics

1. Create a new car park and access road/footpath at the Cricket Pavilion. This will ease congestion around Speedwell and make the Pavilion more accessible and suitable for a wider range of uses. Once completed, the Pavilion could then serve as a Community Hub for the whole Village, supporting not only the cricket club but also providing a

regular venue for Parish Council Meetings as well as hosting the coffee morning and other local meetings and clubs. **(See appendix 1)**

2. Replace the existing Green Hut with a small, modern public amenities block which would be genuinely accessible and with a small tea kitchen attached. This amenities block would be cheap to build and maintain, would require only very minimal lighting and heating, and would satisfy the requirements for the Bowling Club to maintain their position in the league. The amenities block would also support the use of the Sexton Street Rec by the wider community for sporting and leisure pursuits as well as providing facilities for regular Village events such as the TAGA Show and the Easter, Summer and Christmas Markets. Replacing the Green Hut with a smaller structure also creates more space on the Rec which could be used for other purposes. Having modern conveniences on site could support a future project to update the tennis courts and open the Rec to greater community usage.
3. Create sufficient storage and undercover seating to support continued league and social bowling at the green. This could be by means of a lean-to structure on the side of the new amenities block.

BENEFITS

1. **Community Engagement:** The upgraded cricket club and public amenities block will attract more community members, fostering social interaction and encouraging the organization of community events. It safeguards the future of the Parish Council and the Bowling Club whilst improving the accessibility and usability of the existing Cricket Pavilion.
2. **Improved Safety:** The new car park will reduce traffic congestion, enhancing road safety for both residents and visitors.
3. **Inclusivity:** The installation of accessible toilets and facilities will make the amenities block inclusive, promoting equal participation in community activities.
4. **Cost Savings:** Consolidating community facilities within the Village will result in reduced maintenance costs, efficient resource allocation, and streamlined management.

5. Vastly reduced capital outlay: A small amenities block, and a new car park and access road will cost far less than replacing the Green Hut like for like. The costs could be shared between the Parish Council, the Bowling Club and fundraising by the wider community who would all benefit from both projects. There is a possibility of a substantial grant from the UK Shared Prosperity Fund and the HPBC Disabled Facilities Fund to support the building of a new accessible amenities block. Potentially, this project could be delivered without the need for a public works loan, leveraging existing funds, seeking grants and fundraising.
6. This proposal addresses the immediate issues but does not prevent further development in the future. In 5 years' time the grant funding landscape could look very different and there may be funds available to build further structures on the Sexton Street Rec if needed. For example, offices or a community hall could be added at a later date. Alternatively the liberated space could be laid to hardstanding and used for community events and/or additional car parking.

CHALLENGES

As with any project, there are challenges which need to be overcome. This list is not exhaustive but seeks to address some initial points for discussion.

- The cricket club is a freehold owned by the clubs committee. If the building is to become a community hub and a permanent home for the Parish Council, there would need to be an agreement between all parties around the ownership, ongoing maintenance and use of the building.
 - An alternative could be to enter into a lease arrangement for a defined period of time.
- Some funding has already been secured to create better access to the facility at Speedwell. Further investment however is needed to realize the full ambition of a new car park at the back of the clubhouse and electric car charging points utilizing the Pavilions existing solar power system. Although a cheaper option than replacing the Green Hut like for like the costs are still significant
- The project would still be subject to planning permission which is complicated by the proximity to the Peak District National Park
- Extensive consultation with the community and key stakeholders would still be required

APPENDIX 1

Creation of a car park and access road at the Cricket Club Pavilion, Speedwell

- A design for an access road, turning area and car park has been agreed from the Speedwell Close entrance to the left gable end of the building.
- Detailed cost estimates are c£25,000.
- £15,000 secured from HPBC and working with ECB for additional funding.
- 8/10 parking bays will be available which will improve access for disabled users of the facility.
- The design incorporates the potential to extend the access road around the back of the facility to support the creation of a larger parking facility in the future.
- The existing solar panel and battery system at the cricket club has the potential to support electric car charging bays, subject to further investigation and feasibility studies.