

Chairman's Newsletter No 2

Club Grounds: Car Park:

A big thank-you to those that turned up on the day and those that came before it because they couldn't make the day. After a lot of hard work, I think you will all agree that the area looks a lot better.

Trees:

Mick continues to wield his chain saw on the cut down trees and has managed to sell some of wood raising money for club funds. Don't forget if you or you know someone who wants some wood/logs then contact Mick. Colin Abbot has been utilising his bench saw to good effect in clearing a few car loads of wood.

Colin and Mick have also put in a lot of hard work clearing wood and rubbish from what was a jungle behind the garage and the laurel. It's not an area that many people venture to but if it's not kept under some control the new laurel bushes would be overwhelmed.

Benches:

Still seeking volunteers to clean up the benches around the green and treat them. So if you are interested in caring for one or more of our benches then please let me know.

First Aid Course

We have number of names down but could do with a few more. So it's not too late to put your name down.

Bar Staff

Dee is looking for volunteers to help behind the bar. The bar is used for Club events, bowls related and social, and also external events when people request bar facilities. So if you can spare some time to help the current bar volunteers then please see Dee.

Greensward Sale

The sale of the Greensward is progressing slowly but surely through the efforts of Dave Milton. In order to provide a high level view of the steps achieved and what the future steps are David has produced a Time Table of events for the sale which we hope you will find useful. Once the contracts have been agreed and signed by both parties we will hopefully be able to provide some target dates for the remaining steps.

Timetable for the Sale of the Greensward

- 1 04.03.2016
Meeting with M&P Dunn following their receipt of suggestions from Chelmsford CC for a revision to their plans.
- 2 17.03.2016
Initial discussion with Hill & Abbott
- 3 18.04.2016
Further discussion with Hill & Abbott
- 4 17.05.2016
Terms of Sale Letter sent by Hill & Abbott to M& P Dunn
- 5 19.05.2016
Response from M & P Dunn seeking variation to Terms of Sale
- 6 06.06.2016
Agreement to the variation to the Terms of Sale sent to Hill & Abbott
- 7 07.06.2016
Commercial Property Standard Enquiry Form received for completion.
- 8 13.06.2016
Completed Commercial Property Standard Enquiry Form returned to Hill & Abbott.
- 9 08.07.2016
Hill & Abbott have almost completed first draft of the proposed sale agreement
- 10 01.08.2016
Hill & Abbott issue Draft Contract to Sell
- 11 09.08.2016
RHP agree Draft Contract to Sell
- 12 Hill & Abbott issue Draft Contract to Sell to M&P Dunn together with up-to-date title documentation and CPSE reply.
- 13 Draft Contract to Sell accepted by M&P Dunn
- 14 Contract to Sell drawn up by Hill & Abbott
- 15 Contract to Sell signed by all four Trustees
- 16 Contract to Sell signed by M&P Dunn and returned to Hill & Abbott together with a payment of £29,000
- 17 M&P Dunn to agree plans to be submitted with RHP
- 18 M&P Dunn to seek planning approval from Chelmsford CC

- 19 Any objections and/or changes to the plans advised to RHP and addressed in consultation with RHP
- 20 Planning approval given by Chelmsford CC
- 21 Sale completed and a balancing payment would be made by M&P Dunn – a further £261,000 if two property approval received. Hill & Abbott to register a charge against the land pending receipt of balancing payment. Hill & Abbott to pay sale proceeds to RHP

OR

M&P Dunn give notice of an unacceptable condition and the contract is terminated with the deposit being refunded to M&P Dunn

- 22 M&P Dunn to undertake building works and market properties.
- 23 Properties sold
- 24 Balance of sale price of land to be paid to Hill & Abbott and registered charge removed
- 25 Hill & Abbott to pay balance of sale price of land to RHP.

If you have any comments or feed-back regarding the newsletter then please let me know.

All the best John

August 2016