

ELSTREE and BOREHAMWOOD TOWN COUNCIL

Tel: 020 8207 1382
Fax: 020 8953 7645



Fairway Hall,
Brook Close,
Borehamwood,
Herts. WD6 5BT

All Committee Members are hereby summoned to attend a meeting of the
ENVIRONMENT AND PLANNING COMMITTEE

which will be held on

Tuesday 16 January 2018 at 7.00pm
in the Meeting Room at Fairway Hall,
Brook Close, Borehamwood, WD6 5BT
[Meeting Open to Press & Public]

1. **Apologies:** To receive and accept apologies for absence. At the time of agenda despatch, no apologies have been received.
2. **Declarations of Interest:** To:
 - a) receive declarations of interest from Councillors on items on the agenda;
 - b) receive written requests for dispensations for declarable interests; and
 - c) grant any requests for dispensation as appropriate.
3. **Minutes:** To confirm and sign the Minutes of the meeting held on 28 November 2017.

- Attached
4. **Planning Applications:** To consider Planning Applications from Hertsmere Borough Council.

- Attached
5. **Planning Decisions:** To receive any decisions reached on applications upon which the Committee submitted comments.

- Attached

6. **CIL Receipts and bids:** To receive update report and Committee strategy and to consider scheme to support bowling green at Aberford Park (£60,000) with Town Council top sliced CIL monies.

- Attached

7. **Allotments:** To consider:

- (i) update report on Stapleton Gardens site and proposal for s.106 funded site improvements; and
- (ii) update on Melrose and Allum Lane sites.

8. **Street Furniture and Notice Boards:** To receive update report.

9. **Close of Meeting:** To close meeting.



H R O Jones
Town Clerk
8 January 2018

Distribution List:

Name	Organisation	post	e-mail	courier
Cllr C Barker	EBTC		X	
Cllr C Butchins	EBTC		X	X
Cllr R Butler	EBTC		X	
Cllr A Coleshill	EBTC		X	
Cllr V Eni	EBTC		X	
Cllr G Franklin	EBTC		X	X
Cllr Mrs A Mitchell	EBTC		X	
Cllr Mrs S Parnell	EBTC		X	X
Cllr S Rubner	EBTC		X	
Cllr E Silver	EBTC		X	X
Cllr G Silver	EBTC		X	
Cllr Mrs P Strack	EBTC		X	X
Cllr Mrs F Turner	EBTC		X	
Library	Agenda only	X		
Borehamwood & Elstree Times	Agenda only	X		

ELSTREE AND BOREHAMWOOD TOWN COUNCIL

ENVIRONMENT AND PLANNING COMMITTEE

MINUTES of a meeting held in the Meeting Room of Elstree & Borehamwood Town Council Offices, Fairway Hall, Brook Close, Borehamwood on **Tuesday 28 November 2017** at 7.00pm.

Present: Cllr G Franklin (Chairman) (in the Chair)
Cllr Mrs S Parnell
Cllr C Butchins
Cllr Mrs P Strack
Cllr E Silver

Also Present: Cllr Mrs F Turner (pre-meeting only)

In attendance: S Burton (Hertsmere Borough Council - pre-meeting only)
A Niblett (Hertsmere Borough Council - pre-meeting only)
D Salter - Entertainments Officer (pre-meeting only)
H R O Jones – Town Clerk

Pre-Meeting (6.30-7.00pm)

Members present received a report from Hertsmere Borough Council Officers on proposals to invest s.106 monies into major improvements to Meadow Park. It was noted that the specifications would be put forward so as not to obstruct Town Council events on this site (Fireworks Night and Families Day). Members welcomed the intended enhancement of this area.

32. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS

There were none.

33. DECLARATIONS OF COUNCILLORS' INTERESTS

There were none.

34. MINUTES OF THE PREVIOUS MEETING

The minutes of the meeting of the Environment and Planning Committee held on 26 September 2017 were signed as a true record by the Chairman.

35. PLANNING APPLICATIONS

A total of 68 applications received from the Borough Council were examined, on 49 of which the Committee had no specific objections to make, subject to the views of neighbours.

17/1819/FUL - 9 Grove Road, Borehamwood WD6 5DU

Erection of 2 storey side and rear extension to facilitate conversion of single dwelling to 2 self-contained flats (1x2 bed and 1 x 3 bed) with access and parking (revised application)

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment and commented that family sized dwellings (3 to 4 bedroom) were needed in the Community in line with Hertsmere Borough Council's Core Strategy 2.47-2.50;9.9.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/1912/FUL - 2 Furzehill Road, Borehamwood WD6 2DF

Demolition of existing detached dwelling and erection of replacement apartment block comprising 1 x 2 bed and 3 x 3 bed flats with basement car park, cycle store and associated landscaping

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment .

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/0947/FUL - Land at Borehamwood Shopping Park, Theobald Street, B/Wood

Erection of 3 commercial units for a flexible use within classes A1/A3, creation of new car parking spaces and associated works

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee raised concerns about the adequacy of parking provision.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/1950/FUL - Crown Road Garages, Crown Road, Borehamwood

Erection of 18 x 2 bed units and 10 x 1 bed units with associated parking, cycle storage, refuse storage and landscaping in 2 storey modular units for people with urgent housing need

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee applauded Hertsmere Borough Council's intention to reach out to vulnerable sections of the community and to provide housing for those most in need. It was felt that the specifications of the proposal might not deliver the desired solution and that more permanent structures/houses would be preferred.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2025/FUL - 172 Balmoral Drive, Borehamwood WD6 2QS

Subdivision of plot to facilitate conversion from 1 semi-detached house to 1 x 1 bed end of terrace and 1 x 3 bed mid terrace dwellings with new access and minor alterations to the front and rear elevations

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment and raised concerns about the adequacy of parking provision.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/1961/FUL - Former Day Care Centre, Grosvenor Road, Borehamwood

Demolition of an existing derelict shelter and unused toilet block to allow the redevelopment of the site to introduce two new-build residential buildings, totalling 15 x 2 bed, 4 person apartments with associated parking spaces

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment and commented that family sized dwellings (3 to 4

bedroom) were needed in the Community in line with Hertsmere Borough Council's Core Strategy 2.47-2.50;9.9. Concerns were also raised about traffic congestion.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

[Note: the Town Council had received a petition conc

17/1963/FUL - Car Park rear of 91-125 Shenley Road, Borehamwood

Redevelopment & reconfiguration of car park comprising the erection of a 2/3 storey building adjoining the flank wall of 91-125 Shenley Road on NE elevation) creating 4 flats (1x1 bed, 3x2bed) to include parking/storage/refuse/recycling & cycle storage on ground floor and outdoor amenity space on second floor, installation of new entrance to existing second floor flats & sectional metal gate to Clarendon House car park, accessed via Clarendon Road

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment and commented that family sized dwellings (3 to 4 bedroom) were needed in the Community in line with Hertsmere Borough Council's Core Strategy 2.47-2.50;9.9.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2054/HSE - 17 Sinderby Close, Borehamwood WD6 4JZ

Erection of single storey front porch extension, 2 storey side extension, single storey rear extension and front garden wall (retrospective application) (Revised application to 15/1614/HSE,15/0714/HSE, 16/1053/HSE & 16/1651/HSE)

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee commented that retrospective applications were outside the spirit of planning law.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/1938/HSE - 34 Alban Crescent, Borehamwood WD6 5JF

Erection of single storey rear extension (retrospective)

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee commented that retrospective applications were outside the spirit of planning law.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2061/FUL - 4A Shenley Road, Borehamwood WD6 1DR

Change of use of 3 existing flats (class C3) to create 1 x 5 bed house of multiple occupation (class C4)

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2082/HSE - 24 Delius Close, Elstree, WD6 3DW

Creation of front dormer incorporating Juliet balcony

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee reaffirmed its position that front dormer windows should be avoided.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2126/HSE - 37 Alexandra Road, Borehamwood WD6 5PB

Raising the roof height to facilitate conversion of the loft space to habitable accommodation with new front dormer and insertion of roof lights to both side elevations, new pitch roof to rear extension and construction of front porch

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee reaffirmed its position that front dormer windows should be avoided. The Committee felt that the proposals should be in keeping with the street scene.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2099/FUL - 101 Deacons Hill Road, Elstree WD6 3JF

Conversion of existing house to create 3 x 3 bed and 2 x 2 bed flats with part single, part two storey rear extension; conversion of loft to habitable rooms including side and rear dormers and three front roof lights.

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2041/HSE - 65 Crown Road, Borehamwood WD6 5JJ

Erection of a pre-fabricated granny annexe for ancillary residential use to the main dwelling

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2182/HSE - 77 Torworth Road, Borehamwood WD6 4ES

Retrospective application for the retention of a single storey rear extension

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee commented that retrospective applications were outside the spirit of planning law.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/1757/FUL - Crosskeys, Barnet Lane, Elstree

Demolition of existing dwelling and erection of replacement 2 storey detached 5 bed dwelling to include an integral double garage (Revised application following refusal of 17/1757/FUL)

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee applauded the application which worked to meet the desired Hertsmere Borough Council's Core Strategy 2.47-2.50;9.9 for family sized dwellings.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2260/MPO - Borehamwood Shopping Park, Theobald Street, Borehamwood

Application to modify a planning obligation dated 18 August 1986 (to amend clause 9D relating to car parking charges) pursuant to planning application TP/86/0091 for demolition of existing building and erection of class 1 retail development with associated parking pedestrian servicing & landscaped areas inc no more than 60,000 sq ft retail food use

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee raised concerns about the adequacy of parking provision.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2252/FUL - 191 – 195 Shenley Road, Borehamwood

Erection of first floor infill extensions, alterations to existing flats, enclosure of external staircase and creation of an additional 1 bed flat (Revised application following refusal of 17/1477/FUL)
Observation: At its meeting on 28 November 2017 the Environment and Planning considered that there was no reason to alter the refusal decision.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

17/2254/FUL - 33 Gateshead Road, Borehamwood WD6 4NH

Conversion of single family dwelling into 2 x 2 self-contained units (revised application following withdrawal of 17/1795/FUL)

Observation: At its meeting on 28 November 2017 the Environment and Planning Committee considered the application to be overdevelopment and commented that family sized dwellings (3 to 4 bedroom) were needed in the Community in line with Hertsmere Borough Council's Core Strategy 2.47-2.50;9.9.

[Post Meeting Note: At the time of the meeting, no facility was available to submit online Consultee comments].

36. PLANNING DECISIONS

Details were received of decisions by the Borough Council relating to applications on which the Committee had submitted comments.

37. CIL RECEIPTS AND BIDS

It was noted that further clarity on permissible CIL expenditure would be helpful from HBC. The Clerk was in the process of putting together a costed Fairway Hall extension plan at the request of Town Councillors.

PS reported on a meeting with HBC Officers concerning the possibility of the Town Council deploying top sliced (15%) CIL monies to support an NHS hub near HBC offices.

38. ALLOTMENTS

Stapleton Gardens

It was noted that HBC had indicated that s.106 monies (c.£20,000) might be available to assist the Town Council in building the locker shed(s) at Stapleton Gardens and to complete the perimeter fencing and beekeeping area.

Allum Lane

It was RESOLVED that:

the restriction on bonfires (i.e. bonfire season) at Allum Lane Allotment site be removed until further notice due to the rural nature of the site and at the request of consultations between plot holders and the Town Clerk.

39. STREET FURNITURE AND NOTICE BOARDS

Members received the Clerk’s update report. It was further noted that discussions were continuing between Rev T Warr and PS and SP regarding the possibility of a suitable Town Council notice board at or near All Saints Church on Shenley Road.

40. LOCAL PLAN: PLANNING FOR GROWTH ISSUES AND OPTIONS

It was **RESOLVED** that:

The following text be agreed as the Town Council’s consultation response to the Local Plan: Planning for Growth Issues and Options:

“...In response to the options set out in the Planning For Growth Local Plan for Hertsmere, the Town Council’s preferred choice from those listed would be for the New Garden Village.

The Council would ask that the comments previously submitted at earlier stages of the consultation exercise be taken into account in any final decision making. At its Environment and Planning Committee meetings Members have recognised that, whilst there is a need for development in the area, this should be balanced with the infrastructure capacity, especially with regard to the local transport network, schooling and the provision of quality health services (e.g. GP and dental surgeries). Members also felt that, ideally, some form of ring fencing should take place to help local people find homes near their families.

In order to protect Aldenham Reservoir, the Town Council is of the view that the land on the south side of the Watford Road should be reserved for housing.

The Town Council is also committed to the concept of encouraging family sized dwellings within Hertsmere for the same reasons as mentioned above and applauds the core strategy 2.47 – 2.50; 9.9 – “within Hertsmere there is strong need for family sized affordable housing (3 and 4 bed properties)”.

The Town Council would also encourage Hertsmere Borough Council to take special care in ensuring that it seeks to approach more hard to reach groups within the community, including vulnerable adults and those with disabilities...”

41. CLOSE OF MEETING

The Meeting closed at 9.00 pm.

It was noted that the next Environment and Planning Committee was scheduled to take place on 16 January 2018 at 7.00 pm in the Meeting Room, Town Council Offices.

Date:.....

CHAIRMAN.....

17/ELSTREE AND BOREHAMWOOD TOWN COUNCIL
 ENVIRONMENT AND PLANNING COMMITTEE: 16 January 2018
 Planning Applications from Hertsmere Borough Council

- 17/2300/ADV 136-138 Manor Way Borehamwood WD6 1QX
 Installation of 1 illuminated fascia sign & 1 illuminated projection sign (Advertisement Consent)
- 17/2306/HSE 35 Links Drive, Elstree WD6 3PP
 Erection of two storey front extension and new front porch; first floor side extension and part single part two storey side extension following removal of two chimneys; two storey rear extension; alterations to roof to facilitate accommodation with the roofspace with rear dormer and eight side rooflights
- 17/2303/HSE 43 Tennison Avenue, Borehamwood WD6 2BG
 Single storey front and side extension
- 17/2314/HSE 10 Tilehouse Close, Borehamwood WD6 4AS
 Erection of single storey rear extension; enclosure of existing front porch; enlargement of front window at ground floor level
- 17/2329/VOC 102 Shenley Road, Borehamwood WD6 1EB
 Removal of condition 4 (Restricted Trading Hours) of planning permission TP/07/0620 to enable premises to trade 24 hours a day Monday to Sunday
- 17/1899/FUL 308 – 310 Shenley Road, Borehamwood, WD6 1TT
 Mansard roof extension to provide accommodation with the roof space with front, rear and side (amended description)
- 17/2333/HSE Scratchwood House, Barnet Lane, Elstree
 Two storey front, side and rear extensions, increase in ridge height, new basement and internal remodelling
- 17/2344/FUL Meadow Park, Brook Road, Borehamwood
 Installation of new play area & associated footpath to include tree lined greenway route
- 17/2338/HSE 22 Hartforde Road, Borehamwood WD6 5JU
 Erection of single storey front and side extension
- 17/2359/HSE 97 Bullhead Road, Borehamwood WD6 1HR
 Single storey front extension; part single, part two storey side extension, first floor rear extension (revised application ref: 17/0260/HSE)
- 17/2361/FUL Crosskeys Barnet Lane, Elstree
 Demolition of existing dwelling and erection of replacement 2 storey detached, 6 bed dwelling to include an integral double garage and swimming pool

**ELSTREE AND BOREHAMWOOD TOWN COUNCIL
ENVIRONMENT AND PLANNING COMMITTEE: 16 January 2018
Planning Applications from Hertsmere Borough Council continued**

- 17/2367/HSE 89 Sullivan Way, Elstree WD6 3DG
Demolition of existing garage and construction of 2 storey side extension
- 17/2356/FUL 2 Shenley Road, Borehamwood WD6 1DL
Erection of single storey side extension
- 17/2390/HSE 3 Deacons Hill Road, Elstree WD6 3HY
Single storey front & side extension; two storey side extension; single storey rear extension; conversion of garage into habitable room and creation of 2 side dormers
- 17/2389/FUL Instalcom House, Manor Way, Borehamwood
Demolition of existing buildings & yard and erection of 29 residential units – comprising 18x2bed flats, 3x2 bed houses & 8x3 bed houses including associated car parking & landscaping (revised)
- 17/2349/FUL 15 Oddesey Road, Borehamwood WD6 5HZ
Proposed attached two storey, 2 bed dwelling house with associated parking and landscaping
- 172360/HSE 48 The Rise, Elstree WD6 3JT
Conversion of loft to habitable room to include one new front, two side and two rear dormers, two front rooflights and new glazed rear gable feature window
- 17/2410/HSE 9 Stangate Crescent, Borehamwood WD6 2PZ
Erection of ground floor front, side and rear extensions & construction of detached outbuilding to rear of property
- 17/2224/HSE 24 Haggerston Road, Borehamwood WD64BX
Single storey front and side extension
- 17/2397/HSE 19 Micklefield Way, Borehamwood WD6 4LG
Demolition of existing conservatory and erection of single storey rear extension with 2 rooflights
- 17/2426/HSE 34 Grange Road, Elstree WD6 3LY
Erection of part single, part 2 storey front, side and rear extensions including conversion of garage to habitable room. Reposition of main entrance to front elevation and erection of new front porch canopy

**ELSTREE AND BOREHAMWOOD TOWN COUNCIL
ENVIRONMENT AND PLANNING COMMITTEE: 16 January 2018
Planning Applications from Hertsmere Borough Council continued**

- 17/2402/FUL Boreham Wood Football Club, Meadow Park, Broughing Road
Borehamwood WD6 5AL
Demolition of north terrace and replacement with a covered stand,
new toilets to replace existing, relocation of burger bar and club shop,
landscaping and associated civil works, 4 metre extension to the
existing football pitch
- 17/2418/FUL 50-52 Cardinal Ave, Borehamwood
Erection of two storey front extension to number 52. First floor front
extension to number 50 and first floor rear extensions to both
properties (Revised)
- 17/2420/FUL 140 Shenley Road, Borehamwood WD6 1EQ
Construction of 2 storey rear extension and alterations and extensions
to the roof to create a 3rd floor to provide an additional 2 x studio
bedsits and 1 x 1 bed apartment
- 17/2421/HSE 76 Torworth Road, Borehamwood WD6 4ES
Erection of 2 storey side extension
- 17/2401/FUL 58 Nicoll Way, Borehamwood WD6 2PS
Conversion of existing dwelling to 2 x 1 bed flats (Revised)
- 17/2297/HSE 59 Chandos Road, Borehamwood WD6 1UY
Single storey front extension
- 17/2352/FUL Jasmine Court, Whitehouse Avenue, Borehamwood
Conversion of garage and internal alterations at ground floor level
to provide additional bedroom & living area to existing flat; second
floor extension and internal alterations to create additional 1x1 bed
flat; conversion of loft to provide 1x1 bed flat
- 17/2461/PD42 68 Kenilworth Drive, Borehamwood WD6 1QN
Single storey rear extension
- 17/2436/HSE 6 Chandos Road, Borehamwood WD6 1UU
Erection of single storey front extension and first floor side extension
- 17/2457/ADV Meteor House, Manor Way, Borehamwood
Erection of 1 illuminated fascia sign and 5 non-illuminated fascia
signs (Advertisement Consent)
- 17/2404/HSE 4 Norfolk gardens, borehamwood WD6 2LR
Single storey front extension with new bay window

ELSTREE AND BOREHAMWOOD TOWN COUNCIL
ENVIRONMENT AND PLANNING COMMITTEE: 16 January 2018
Planning Applications from Hertsmere Borough Council continued

17/2452/FUL

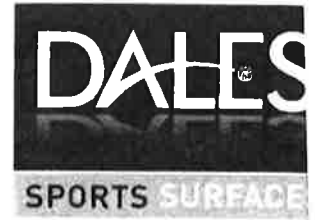
189 Shenley Road, Borehamwood WD6 1AW
Removal of external main entrance step; replacement of shop
front entrance door

17/2475/FUL

Majestic House, 16-18 Shenley Rd, Borehamwood
Demolition of existing building & construction of 4 storey detached
building comprising A1 retail at ground floor with residential units
above comprising 11 x 1 bed and 3 x 2 bed flats

Notifications of Planning Decisions from Hertsmere Borough Council

Application No	Decision	Description
17/0899/FUL	Grant Permission	Site of former Oaklands College Borehamwood Campus, Elstree Way, Borehamwood Erection of a part three/part four storey mixed use building comprising 300.15m ² ground floor education facility and 13 residential apartments (8 private and 5 shared ownership) above with associated car parking and landscaping
17/1343/FUL	Grant Permission	6-8A Shenley Road, Borehamwood Demolition of rear building and construction of replacement building to comprise basement and ground floor for B1 office use; first and second floors comprising C3 2 x 1 bed residential units and 2 x studio apartments with roof terrace and courtyard
17/1938/HSE	Refuse Permission	34 Alban Crescent, Borehamwood WD6 5JF Single storey rear extension (retrospective)
17/2082/HSE	Refuse Permission	24 Delius Close, Elstree WD6 3DW Creation of front dormer incorporating Juliet balcony
17/2126/HSE	Grant Permission	37 Alexandra Road, Borehamwood WD6 5PB Raising of the roof height to facilitate conversion of the loft space to habitable accommodation with new front dormer and insertion of roof lights to both side elevations, new pitch roof to rear extension and construction of front porch
17/2063/HSE	Refuse Permission	8 Organ Hall Road, Borehamwood WD6 4 TH Erection of two storey rear extension
17/2182/HSE	Refuse Permission	77 Torworth Road, Borehamwood WD6 4ES Retrospective application for retention of single storey rear extension



Dales Sports Surfaces Limited
Sharpes Lane, Leverton,
Boston, Lincolnshire,
PE22 0AR.

Tel 01205 761066

Fax 01205 760856

Email sales@dalessports.co.uk
sales@dalesbowls.co.uk

Web www.dalessports.co.uk
www.dalesbowls.co.uk

SPECIFICATION / SCOPE OF WORKS

Site: Aberford Park Community Centre

Size: Playing Area 35.0m x 21.0m

4 RINKS FLAT GREEN ARTIFICIAL BOWLING GREEN / SURFACE to meet WORLD BOWLS APPROVED PERFORMANCE STANDARDS

Take down one end of existing fencing and retain for later re-installation
Provide Heras fencing to form perimeter of New Site and required Welfare facilities
Remove trees from required area and dispose of
Take down light and make safe cables / supply
Excavate required area, spoil to be spread on existing park site and excavated paths will be used in baseworks
Excavate to required depths, trim and compact
Supply and lay drains to area
Supply and lay Terram or similar to area
Supply and lay Perimeter edgings to green, both Internal and External and form 2 End Banks, one Side Wall and one Channel
Supply, lay and compact required depth of stonebase
Supply, lay and compact to Levels to meet WORLD BOWLS standards minimum 30mm depth of Ollisett
Supply and build Side Wall and End Banks and complete with a 600 x 600 slab
Supply and construct one End Path and one Side Path with a stone base and a two course macadam
Supply and install New Fencing to two ends of Green and New Posts down side and re-use existing fencing taken down and retained – all to match existing as near as possible
Test Base for Levels for WORLD BOWLS
Supply and install Textile Underlay for Playing Area
Supply and install WORLD BOWLS approved MASTERGREEN ARTIFICIAL BOWLING SURFACE with all seams sewn using Tenara U.V Thread
Supply and fix material to Bankings
Supply and install Profile Rubber Ditch Infill to two End Ditches
Mark out Rinks and Green ready for Play
Test Green for WORLD BOWLS standards
Make good site and remove safety fencing etc