

## Issues for meeting 20/8/2021

### 1. Amount of land required:

2 options considered:

#### Option 1: All Grass Pitches

- 1 x 11-a-side main floodlit grass pitch (LTFC)
- 2 x 11-a-side grass pitches
- 2 x 9-a-side grass pitches
- 2 x 7-a-side grass pitches
- 2 x 5-a-side grass pitches

#### Option 2:

- 1 x 11-a-side main floodlit grass pitch (LTFC)
- 1 x floodlit 11-a-side 3G pitch
- 1 x 11- side grass pitch
- 1 x 9-a-side grass pitch
- 1 x 7-a-side grass pitch
- 1 x 5-a-side grass pitch

#### Ancillary Facilities for both options

- Main pitch to have floodlights, stand, changing rooms for 2 teams and also officials.
- Changing Rooms: 4 x changing rooms plus club room and officials – traditional construction
- Car parking

It is understood that Option 2 is most likely to be that necessary in terms of what the landowner is prepared to make available.

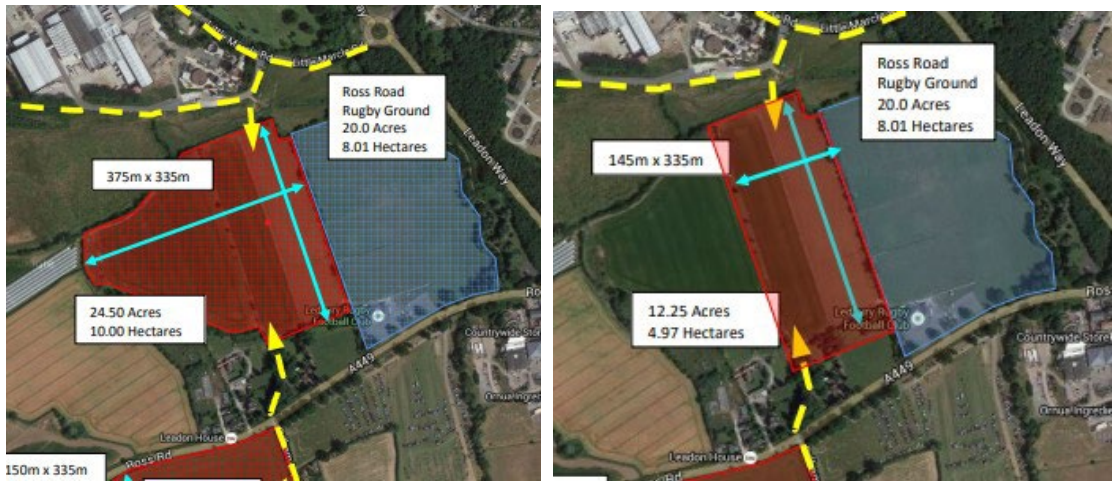
### 2. Proposed Location and Area

A number of sites have been looked at but the most appropriate is considered to be that adjacent to Ledbury Rugby Club. The playing field area promoted to the community is as below (green hatched):



Is this the required area (appx 6 hectares)? If not, can we define what it is?

Options considered in 2016 were:



These appear to reflect suggested layouts below although their accuracy may be questioned given they have been prepared on Google Earth bases.



### 3. Deliverable?

Available: Has the location, access and area required been confirmed with the landowners?

Viable: Funding mechanism is understood to comprise S106 monies, possible higher level of funding for release of LTFC pitch for development, FF/FA grant, local fund raising. Is this the case? Are there any other funding opportunities? In broad terms do we have a land value and development costs estimate? Is the potential funding sufficient?

Delivery mechanism: Who will be taking the lead in bringing forward the land, access arrangements and its development? This can affect how the proposal is framed in the NDP.

### 4. Time Frame

Can the site be delivered within the NDP period (i.e. by 2031)?