

**A Design and Access Statement That Relates to
the Retrospective Planning Application for the
Temporary Multifunctional Marquee at the
Dove Holes, Cricket Club, Hallsteads,
Dove Holes, Buxton. SK17 8BT.**

August 2023.

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The purpose of this application is to seek Retrospective Planning Approval for the Existing Temporary Multifunctional White Plastic Marquee, which adjoins the Cricket Clubs existing permanent artificial stone built Pavilion that was brought into use in 2003 to replace the two 'past their sell by date' former, 1937 P. O. W. double boarded timber huts that had served as Changing Rooms and a Tea Pavilion since the late fifties. The existing Pavilion provides Two Dressing Rooms, Showers, Male and Female Toilets, a Kitchen, a small Lounge and a Bar/Cellar area. It enjoys the benefits of Mains Drainage, Water, Gas and Electricity with rainwater gullies connecting to shacks in the limestone sub-strata. It provides 28 Vehicle Parking Spaces on hard standing within the Site, 10 of which are allocated to residents who live in the terraced houses without Parking on the adjoining Hallsteads on the busy A6. An Annual inclusive rent of £240 is charged by the Club to the owner of every car that occupies a Space. Access to the Car Park is through a set of Electric Gates that are operated by a Key Fob provided to every user for a one off charge of £25.00. Such a system provides much greater security to the Site and its Grounds as a whole and the individual cars themselves. Since its introduction just over two years ago the Club has experienced no difficulties in operating the system and it has of course provided a welcome additional income stream. It is the Clubs intention to surface the Parking Area with Porous Tarmac sometime in the future but an estimated cost of just under £30K demonstrates the essential importance for the Club to have as many fund raising streams as possible!

The Marquee has become an important additional facility operating alongside our somewhat limited, space wise existing ones for Social and essential Fund Raising Events for the Club and other organisations in the Village. These events have included Guest Speakers, Musical Events and Dancing, including Live Bands and Discos, Darts, Dominoes and Pool Competitions along with Exhibition Matches, Quiz Nights covering a broad spectrum of topics and the ever popular Race Nights. In addition there is a steady demand from Local Residents as well as those from further afield who wish to hire our premises to Celebrate Birthday Parties for all Age Groups but particularly those for children who are able to make use of our modern facilities and the user friendly, secure, grassed surfaces as a Safe Play Area for Children. We also stage Wedding Celebrations, Funeral Wakes, Christening and Birthing Parties and other similar Events. Bookings have been received for the Marquee to be used for Educational Purposes and Training Events as well as Companies to hold Meetings and Exercises for their Staff. Many of these occasions are enhanced and serviced by Licensed 'Outside Caterers' either using our own well equipped kitchen or their purpose built state of the art Mobile Units. The Main Objective of our Inclusive Club remains, however, to make available quality facilities for people if they so wish to be able to enjoy the 'Game of Cricket,' along with all of the other associated activities that give the Game its 'Great Appeal.' These include Practice Facilities both outdoor and indoor to enable them to improve their Skills and to Receive Quality Coaching. Not to forget the most important promotion of Social Activities to raise monies for Club Funds sometimes and to try and enhance the Spirit of Community in our Village.

The Dove Holes Cricket Club considers itself fortunate to have been able to offer local people the opportunity to play the 'Game of Cricket' in the Village without a break since the late 19th Century. As far as anyone has been able to ascertain its present Ground on the Hallsteads has been in use as such since around the First World War when it was rented for a nominal sum from Buxton Lime Firms who became part of Imperial Chemical Industries Limited in 2023 who being very much a 'Benevolent Employer' were only too happy to continue the arrangement which benefitted many of their employees. Such an arrangement existed until 1981 when ICI sold 16.21 acres of land, which included the Cricket Field in its entirety, to the High Peak Borough Council on condition that they leased it to the Four Trustees of the Dove Holes Community Association for use as recreational, amenity and grazing purposes. The rent was to be £1000.00 a year for the first five years and a rent of one peppercorn (if demanded) thereafter. In 1981 ICI granted the Club an Oral Licence re the Cricket Ground for Cricket to be played on the ground unrestricted, in-perpetuity. A Section B Notice has been Served on DHCA.

The Club was fortunate in being granted a 'Pub Licence' when it applied for its Alcohol Licence in 2016 due to the notable lack of such facilities in the Village at the time of Application. The Marquee was originally erected in the August of 2020 as a necessary response the Covid Pandemic to allow

social activities to be enjoyed by our Members and Customers when Leisure Activities in general were restricted to Outside Social Gathering and Drinking along with the strict enforcement of Social Distancing. During this extremely difficult trading period the Club, along with many other similar organisations struggled to raise sufficient funds to keep its head above water and had to rely to some extent on the goodwill of its Members, Supporters and Friends. It was during these dark days that the Club realised that there was a considerable need in the Community for the range of activities that could be provided by a Marquee used in conjunction with its adjoining Pavilion and its Secure Grassed Area in the Centre of the Village. As soon as the Covid 19 Restrictions began to be relaxed the Club experimented with the ideas that it considered during the Restrictions of the Pandemic to try and replenish its somewhat depleted financial resources. These have proved to be very much a bonus for the Club by generating additional income that has enabled the Club to purchase relatively expensive modern technical machinery to keep our ground and its facilities in tip top condition, to train its ground staff in their use, to bring in specialist contractors to assist with this task as well as providing first class equipment for the use of our playing members particularly our junior members of both sexes when they attend the ground for coaching and recreational purposes. As things stand at present our Club along with the hard working forward thinking people behind it, not all of whom are of a 'Cricketing Disposition' are very much the envy of many of the other similar set ups in the North of Derbyshire and further afield!

As well as enabling the Club to upgrade and extend its own Sporting and Social Activities to a wider public the existence of the Marquee means that we are able to offer its facilities for hire by other local sporting and similar organisations and individuals for a Modest Fee. Although we do offer our facilities and fund raising equipment and fairground style games 'Free of Charge' to certain Charities and Bodies as well as providing manpower to assist them with their fund raising endeavours. These activities generate income for our Club from the bar and give other Clubs and Similar Bodies who do not have premises or land that lend themselves to fund raising functions the opportunity to use our well-equipped and user friendly premises to benefit their members and provide them with the chance to 'Swell their Coffers' as a Good Cause.' We take great pleasure from the fact that during our relatively short existence operating with the presence of a Marquee we have been able to raise over £6K for Cancer Related Charities using our resources! We also greatly look forward to continuing and expanding these endeavours in the future.

As you will be able to see from the above mentioned statements and facts the loss of a Marquee of a practical functional size would be a severe hammer blow to our organisation along with the other bodies who make use and benefit from its availability to them at a reasonable or in some cases nil cost. Its loss would result in a considerable reduction of the income generated by the Club; an income that is vital to the Club to enable it to maintain all of its present facilities in the outstanding condition that the Club has become famed for. Whilst our present set up is of a very high standard it does require a largish and reliable income to maintain them and has reasonable disabled access we do have plans to upgrade these in the longer term. We would very much like to upgrade our present dressing rooms, toilets and showers by making the more compliant with the English Cricket Board Recommendations for such provisions. We also seek to provide separate dressing rooms along with toilets and showers to serve future Ladies and Junior Teams maximising the Clubs inclusivity. We would also see ourselves eventually providing a permanent structure to replace the present Marquee that fulfilled its present functions and provided a larger Lounge Area for use by the Club. These additional facilities would also provide the Club with the opportunity to grow its activities, generate additional income to support and enhance its present successful structure and put it on extremely solid footings for the future and its wishes to become very much a Community Asset that would benefit the lives of all of those residents living in the locality who wished to enjoy and develop the opportunities that it would offer.

No complaints have ever been made to the Club regarding the appearance of the 'Marquee' or its presence on the Site since its erection in August of 2020. Its retention for the time being would be in the best interests of the Cricket Club and the Community as a whole and we are certain that its Positives far, far outweigh its Negatives. I, therefore, seek Approval of this Application for the Marquees Retention on behalf of the Dove Holes Cricket Club.

Roger T. Marshall (Marshall Design and Build)
August 2023.

Roger T. Marshall

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