



Andover Town Council

To **consider** a feasibility study and if applicable to **approve** the document

Item No.
14

Produced for: Full Council

By: Cllr H Neate & Town Clerk.

Date of Report: 14 Nov 2023

Proposed land purchase at Picket Piece – outline feasibility for options

The land was originally held in reserve for a junior sports pitch which was not delivered. The land measures around 1.2 acres and is surrounded on 3 sides by hedgerows and trees which support local dormice and bat populations.

Should we decide to apply to the Community Ownership Fund, we will need to demonstrate as part of the management case what our objectives are and how we will run the land sustainably. Councillors, working closely with the Andover Town community, should therefore consider potential options for using the land should the purchase go ahead. Examples are set out below, each with a high level feasibility assessment. We could also consider a combination of uses.

There are 5 assumptions at this stage:

- Use will be open to all Andover Town residents
- Car parking arrangements were considered in the original planning application
- Further planning permission will be required.
- The work will not need major earthworks to lower the level of the ground.
- There are opportunities for partnership working with local businesses and groups.

No	Option	Age groups to benefit	Strengths	Weaknesses	Likely costs
1	Junior sports pitches, complete with AstroTurf and fencing	Babies / Toddlers	<ul style="list-style-type: none"> • Rental income • Other funding may be available to build • Helps meet the original intention for the land 	<ul style="list-style-type: none"> • Some adult provision is already in place nearby 	High initial investment with MEDIUM ongoing maintenance costs
		✓ Primary			
		✓ Secondary			
		Young adults			
		✓ Families			
Elderly					
2	Junior multi-use games area	✓ Babies / Toddlers	<ul style="list-style-type: none"> • Rental income • Other funding may be available to build • Helps meet the original intention for the land 	Some adult provision is already in place nearby	HIGH initial investment with MEDIUM ongoing maintenance costs
		✓ Primary			
		✓ Secondary			
		✓ Young adults			
		✓ Families			
Elderly					
3	Skate park	Babies / Toddlers	<ul style="list-style-type: none"> • Other funding may be available to build • Helps to address ASB in the community 		HIGH initial investment with MEDIUM ongoing maintenance costs
		✓ Primary			
		✓ Secondary			
		Young adults			
		✓ Families			
Elderly					
4	All weather track	✓ Babies / Toddlers	<ul style="list-style-type: none"> • Other funding may be available to build 		HIGH initial investment with MEDIUM ongoing maintenance costs
		✓ Primary			
		✓ Secondary			
		✓ Young adults			
		✓ Families			
✓ Elderly					

No	Option	Age groups to benefit		Strengths	Weaknesses	Likely costs
5	Outdoor exercise equipment / fitness stations		Babies / Toddlers	<ul style="list-style-type: none"> Other funding may be available to build Helps meet the Andover Vision Fitness Trail 		MEDIUM initial investment with LOW ongoing maintenance costs
		✓	Primary			
		✓	Secondary			
		✓	Young adults			
		✓	Families			
		✓	Elderly			
6	Adventure golf course		Babies / Toddlers	<ul style="list-style-type: none"> Rental income Other funding may be available to build. 		MEDIUM initial investment with MEDIUM ongoing maintenance costs STAFFING consideration
		✓	Primary			
		✓	Secondary			
		✓	Young adults			
		✓	Families			
		✓	Elderly			
7	Beacon		Babies / Toddlers	<ul style="list-style-type: none"> Promotes community participation in marking national and local occasions and events Supplements the existing ATC beacon 	Low use potential Would need to be placed in the centre of the site	LOW initial investment LOW ongoing maintenance costs
			Primary			
			Secondary			
		✓	Young adults			
		✓	Families			
		✓	Elderly			
8	Community garden		Babies / Toddlers	<ul style="list-style-type: none"> Promotes community engagement Provides fresh fruit and veg to the community Wide use potential 		LOW initial investment LOW ongoing maintenance costs
			Primary			
			Secondary			
		✓	Young adults			
		✓	Families			
		✓	Elderly			
9	All weather shelter, complete with benches and some planting	✓	Babies / Toddlers	<ul style="list-style-type: none"> Promotes community engagement Wide use potential 		LOW initial investment LOW ongoing maintenance costs
		✓	Primary			
		✓	Secondary			
		✓	Young adults			
		✓	Families			
		✓	Elderly			
10	Maintained open green space, with some junior sports pitches marked	✓	Babies / Toddlers	<ul style="list-style-type: none"> Wide use potential 		LOW initial investment LOW ongoing maintenance costs
		✓	Primary			
		✓	Secondary			
		✓	Young adults			
		✓	Families			
			Elderly			
11	Allotments		Babies / Toddlers	<ul style="list-style-type: none"> Helps meet ATC statutory duty to provide allotments Rental income More car parking available on Ox Drove site 	Some provision already in place nearby on Ox Drove Requires other ATC funding	HIGH initial investment with MEDIUM ongoing maintenance costs
		✓	Primary			
		✓	Secondary			
		✓	Young adults			
		✓	Families			
		✓	Elderly			

Recommendation:

To approve the feasibility study, and to instruct the Town Clerk to amend as necessary when other suggestions or corrections are voiced.