

# APPENDIX L

## WAVERLEY BOROUGH COUNCIL

EXECUTIVE – 6 MARCH 2012

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**Title:**

**LEASE FOR TENNIS COURTS  
HOLLOWAY HILL RECREATION GROUND, GODALMING**

**[Portfolio Holders: Cllrs Julia Potts and Mike Band]  
[Wards Affected: All Godalming Wards]**

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An Annexe to this report refers to exempt information by virtue of which the public may be excluded during the item to which the report relates, as specified in Paragraph 3 of Part 1 of Schedule 12A to the Local Government Act 1972, names:-

Information relating to the financial or business affairs of any particular person (including the authority holding that information)

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**Summary and purpose:**

Authority is sought for a 25 year lease to Busbridge Tennis Association of the tennis courts on terms and conditions set out in the (Exempt) Annexe.

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**How this report relates to the Council's Corporate Priorities:**

The proposals contained within this report will contribute towards a number of the Council's corporate priorities.

- Leisure – Through improving opportunities for all to take part in sport and recreation, and protecting the status of tennis courts for formal and informal recreation.
- Improving Lives – The provision of a high quality and well maintained sports and recreational areas that will improve the quality of life for children, young people, adults and the more vulnerable in society.
- Value for Money – The proposal should bring financial savings to the Council whilst maintaining a high quality provision of grounds maintenance services and sports facilities in the borough. It will also ensure our activities are customer focused whilst providing good value for money.
- Environment – Seek to improve the carbon footprint of sports facilities across the borough, through better energy usage and improved energy conservation.

### **Equality and Diversity Implications:**

The recommendations arising from this report are intended to ensure equality of treatment of all users of the Council's outdoor sports facilities and will have beneficial implications for social inclusion, equality, participation and community cohesion. Compliance will be sort in all arrangements with sports facilities in regards to the requirements of Disability Discrimination Act (DDA) and provide and promote equal opportunities for all.

### **Climate Change Implications:**

Seek to improve the carbon footprint of sports facilities across the borough, through better energy usage and improved energy conservation practices in regards to pavilions and associated electrical systems.

### **Resource/Value for Money implications:**

While the initial grounds maintenance arrangement does not reduce Waverley's maintenance responsibilities for the tennis courts, it does allow for the possibility of passing these over to the club over the duration of the lease.

Waverley will receive a rent for the premises.

### **Legal Implications:**

Each side is to bear its own legal costs.

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### **Background**

1. At present, Busbridge Tennis Association have a management agreement with Waverley whereby they undertake the bookings for the above courts in return for use of the courts at specific times. The Association would like to improve the facilities by seeking funding for floodlights. In order to obtain a grant for this purpose, the Association will require a lease.
2. The proposed lease structure for Busbridge Tennis Association provides a framework lease for those responsibilities that will be fixed throughout the length of the term and a Service Level Agreement that may be modified to meet changing requirements. The main terms and conditions for the lease and service level agreement are set out in the (Exempt) Annexe. The basic lease is beginning to be used with little modification for other clubs in the borough while the Management Agreement can be modified according to site specific requirements.

### **Recommendation**

It is recommended that Waverley grants a lease to Busbridge Tennis Association for 25 years on terms and conditions set out in the (Exempt) Annexe, other terms and conditions to be agreed by the Estates and Valuation Manager.

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## Background Papers

There are no background papers (as defined by Section 100D(5) of the Local Government Act 1972) relating to this report.

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