

Bodiam Parish  
Assembly  
Future of the Pavilion  
2 May 2024



# Bodiam Pavilion

The Pavilion is nearly 30 years old and has been broken into several times over the last 2 to 3 years, leaving broken windows, locks broken and holes in the roof. Last summer The doors were smashed through, crockery was smashed all over the floor, the fridge up turned, first aid kit ransacked, fire extinguishers set off and the place was left in a mess. As the damage was extensive, and expensive, it has remained boarded up and unused.



# Bodiam Pavilion

The vandalism hasn't been the only problem. The weather has prevented any use of the pavilion over the winter season for past years and this one was no different.

All of this means the pavilion is no longer generating an income for the village but there has still been a substantial cost in the last 12 months including:

- Maintenance
- Yearly Fire Compliancy checks
- 5-year Electrical safety check
- Utilities
- Insurance





# Bodiam Pavilion

A flyer was put through the letter box of every home in the Parish, November 2023. Whilst the future of our pavilion has always been on our minds, the recent increase in vandalism has escalated the need for the village to find a resolution.

The Parish Council drew up a shortlist of possible options (in approximate order of increasing expense) as follows;

1. De-commission the pavilion altogether or pay to have it taken down – **Cost unknown**
2. Strip the interior fittings including the kitchen and showers leaving just the lavatories and storage. – **Cost Unknown**
3. Repair the damage in full and improve security with vandal-proof door and window covers, security lighting and intruder alarm system. **Quote for circa of £10,000**

Or.....

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4. Replace or rebuild, perhaps in the area of the recreation ground which does not flood;

a) Conventional timber framed pavilion

This would be impossible to fund as a Parish Council. Funding may be accessible via a combination of grants and public works loan, paid back between 10 and 50 years through the precept, but with an estimated investment required between **£150,000 to £250,000**, would not be easy or quick to achieve. The other point to consider is we are only permitted to have a pavilion in the green area, the majority of which is under water when the field is flooded.

b) Reused shipping container

Whilst costs vary significantly from supplier to supplier, our brief research suggests that we could acquire a small cabin with washroom facilities for between **£7,500 to £20,000**.



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Your responses to this question were:

- De-Commission the Pavilion altogether
- Strip the interior fittings leaving the toilets & Storage
- Repair the damage in full and improve security
- Replace or rebuild

10  
1  
3  
5



Of the 5 who suggest we should replace or rebuild the pavilion 4 suggested a reused shipping container would be the better option

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People's suggestions to support their answers were:

- The Buildings need to be moved more towards the gate/Roadside
- The ageing recreational facilities in Levetts lane are a better choice of investment than the pavilion
- Could something like the Herdman Pavilion in Ewhurst work - if a dry area on site could be found and planning permission attainable
- the lack of regular use and the flooding makes the pavilion untenable and should be removed
- a place for the elderly to meet up, around mid-day and rented out in the evenings, for classes, like Yoga, fitness, etc.
- Do Claremont require full size pitches for their sporting events? Do the primary school have any grassed recreation areas?
- Consider hiring a portable toilet for the school sports day and the fun day. No vandalism, no flooding issues and if flooding gets worse no concerns about costly infrastructure.

# Bodiam Pavilion

To conclude: Whatever option we opt for is going to cost money, including removing the pavilion altogether, which is our reason for speaking with you this evening.

The Pavilion is only used by Bodiam Primary School for Sports day and the school fun day, and the school has not paid a rental fee in past years.

We don't have this amount of money in the Parish accounts and the only income is the precept. The precept had to be increased this year because of this loss of income.

Grants could be looked into, but most would need the amount meeting by the Parish so any of the options would need some serious public fundraising and would require someone/groups to organise. Is there anyone interested in the village in taking on this mammoth task?

Finally, to consider, if the pavilion was brought back to its former glory, would it ever be used the same, with the flooding and potential for future vandalism? Would it generate enough income to cover the cost?

The survey has been reopened if you would like to use the QR code  
To provide your opinions.

