



## **Report to Cabinet**

**Subject** Arnot Hill Club  
**Date** 2<sup>nd</sup> October 2008  
**Author** Chief Executive

### **1. Purpose of the Report**

To inform Members of the situation regarding the Arnot Hill Club's usage of Arnot Hill House

### **2. Background**

The Arnot Hill Club was established in 1985 when the Sports and Social Club decided to run a bar facility at Arnot Hill House. This enabled there to be separate accounting and for the Club Committee to apply for a private club license. At that time all members of the Arnot Hill Club were full members of the Sports & Social Club, with the spouses & families of Sports & Social Club members and ex-employees being associate members.

A later decision in 1986 was made by the full members that there could be an additional class of associate member, limited to 25% of the full membership, which would be open other applicants. At that time this was primarily to accommodate usage of the club by the Fire Fighters based at the station on Jubilee Road, who, although not Borough Council employees, were employed in public service.

Since then, the usage of the club by employees has diminished considerably, to the extent that a survey in 2006 identified that no Sports and Social club members use it regularly. In 2007, the opening hours were reduced to evenings only.

At present the Arnot Hill Club do not have any formal legal arrangement with the Council for the use of the premises and do not pay any rent or fee or make any contribution to the cleaning and fuel costs, which are met by the Council. Given

that the evidence indicates that this facility is not well used by Council employees, it would appear that, in essence, the bar is being used as a subsidised private club for local residents.

A review of accommodation needs has been prompted by the creation of Gedling Homes, which means that ultimately staff employed by Gedling Homes (currently those in Housing Services) will move out of the Civic Centre to self contained premises. At the time of writing this report no decision has been made about where Gedling Homes will be located- Arnot Hill House is a possibility but not confirmed. This does provide the opportunity to review the use and occupation of Arnot Hill House, and specifically to have a discrete vacant property that can be commercially let.

Arnot Hill House is currently occupied by Leisure Services HQ staff, CVS and the Arnot Hill Club. It is evident that when the housing staff leave the Civic Centre there will be sufficient space available to accommodate the Leisure HQ employees. CVS who occupy the ground floor of Arnot Hill House have been offered possible alternative accommodation at Jubilee House. This leaves the Arnot Hill Club as sole occupants of the building, and a constraint on future letting.

The Chair of the Arnot Hill Club has been advised of the accommodation situation and given notice that the arrangement will terminate. The letter was sent in May 2008. They have been advised that the club can continue to operate until such time as the premises are vacated by Leisure Services and CVS or other tenants are found. However, they have been advised that the arrangement cannot continue in perpetuity.

### **3. Proposal**

Releasing Arnot Hill House presents the opportunity to rationalise the accommodation provision for Gedling Borough Council. It also provides the opportunity to commercially let Arnot Hill House, which will secure a revenue stream.

Although this means that the Arnot Hill Club may cease to exist, it is felt that as the club is no longer serving employee needs it is not appropriate to continue with Gedling Borough Council support.

### **4. Recommendation**

Cabinet to confirm that notice to quit should be served to the Club for the end of December 2008, and authorise the Head of Corporate Services to take any necessary formal steps to bring this about.