



Community Board South West Chilterns

Action Group: Economic Recovery and Regeneration

Meeting date: 13 January 2022

ACTION NOTES

(high level notes for the purpose of tracking/monitoring activity)

Present: Makyla Devlin, Martin Blunkell, Gerard Barry, Alex Collingwood, Zahir Mohammed, George Lawrence, Hilary Martin, Neil Marshall, Jocelyn Towns, Penny Drayton, Mark Turner, Valerie Brownridge, Margaret McCarthy, Michelle Sandalls, David Watson

Apologies: David Johncock, Stuart Wilson, Sophie Kayane, Paul Deriaz, Angela Batten

No	Topic	Lead
1	Introductions of group members Alex introduced Gerard Barry to the group who gave a presentation (appended to these notes) on Wooburn Green and the commercial activity there, in particular Glory Park. Alex commented that Glory Park will be investigated further and will take to the team in Buckinghamshire Council about critical mass and driving the piece forward.	Alex Collingwood
2	Agree notes of last meeting Notes from the last meeting were approved by the group.	Alex Collingwood
3	Actions arising (not on agenda) <ul style="list-style-type: none">Sorbon: redevelopment of Liston Court and Gardens Some suggestions have been received. The proposals made are an improvement, but they still need to be worked on, so have been	Alex Collingwood

	<p>pushed back and a revised design requested, before presenting to the group.</p> <ul style="list-style-type: none"> • Buckinghamshire Business First applications – discussion The application relating to accessibility for £29,000 was declined and the one relating to tourism was returned with a mandate that only relating to non Marlow tourism. The application was approved on the caveat that they came back with a clear plan of how they would improve tourism for Bourne End, Wooburn and the other villages. • Community Board outdoor event – 2 April in Higginson Park, Marlow This event will be for the community of the whole of the Community Board area to come and showcase their parishes or anything they have going on in their local area. This is will also be an opportunity to promote the local economy, businesses and eateries. Also, some of the projects we have supported will be invited to showcase what they are able to do. <p>The event is in its very early stages and it’s looking at what we can achieve across the four action groups. We will also be working closely with our town and parish councils, so we can come together and put on a community event.</p> <p>Action: All to contact Makyla with any ideas to what you would like to see and how we can pull them together</p>	Makyla Devlin
4	<p>Marlow Film Studio update The studios would like to come and present to the group about the community benefit, particularly in terms of the economy. Alex indicated that this would need to be a separate meeting as it needs to have focus. Potential dates are 24 or 26 January.</p> <p>Action: Once date confirmed the group to be informed</p>	Alex Collingwood
5	<p>Rural Economy Discussions have already been had with some companies and we will obviously have some other requests come through by the 10 February. We can then coordinate at this meeting which of these businesses will then feed into the event on the 2 April to give a nice variety of businesses.</p>	Alex Collingwood/ Zahir Mohammed
6	<p>Reopening of High Streets and events</p>	Alex Collingwood

	<p>The Christmas events held in Bourne End and Marlow were a success.</p> <p>Jacqueline informed the group that they still have some unallocated welcome back funding available. If there are any events happening in February or March, they could provide some additionality. The criteria is that it all needs to be done and dusted and paid for by the 31 March.</p> <p>There is scope within this money to buy litter pickers and hoops. Makyla has been approached by a couple of Parish Councils about this equipment, so she is looking at having a set of this equipment as a Community Board that would be loaned out to local organisations.</p> <p>Farmers Market – They were looking to hold the market on a Sunday also. That request has now changed to the first and third Saturday of the month (for 12 months from the 5 February). The licensing piece has been submitted and by the February meeting we should know if the permissions have been granted.</p> <p>They have submitted an application for the running costs of the market and if permissions have been given, the application can be looked at.</p>	
7	<p>Any other business, topics for future discussion</p> <p>Globe Park – There are no specific updates on trends at present they are waiting for the next government announcement. At present its operating at around 50% over the week.</p> <p>Going through the year they are going to be moving forward with all the schemes that have been put on hold, ie. active travel and cycle scheme.</p>	All
8	<p>Date of next meeting 10 February</p>	

THE COURTYARD



TO LET

SELF-CONTAINED OFFICES

172 Sq M – 3,134 Sq M (1,800 - 33,730 Sq Ft)

thecourtyard-wooburngreen.co.uk

E gb@officehunters.co.uk

T (+44) 20 8050 4059



The Courtyard

33,000 sq ft

11 Offices

138 car spaces

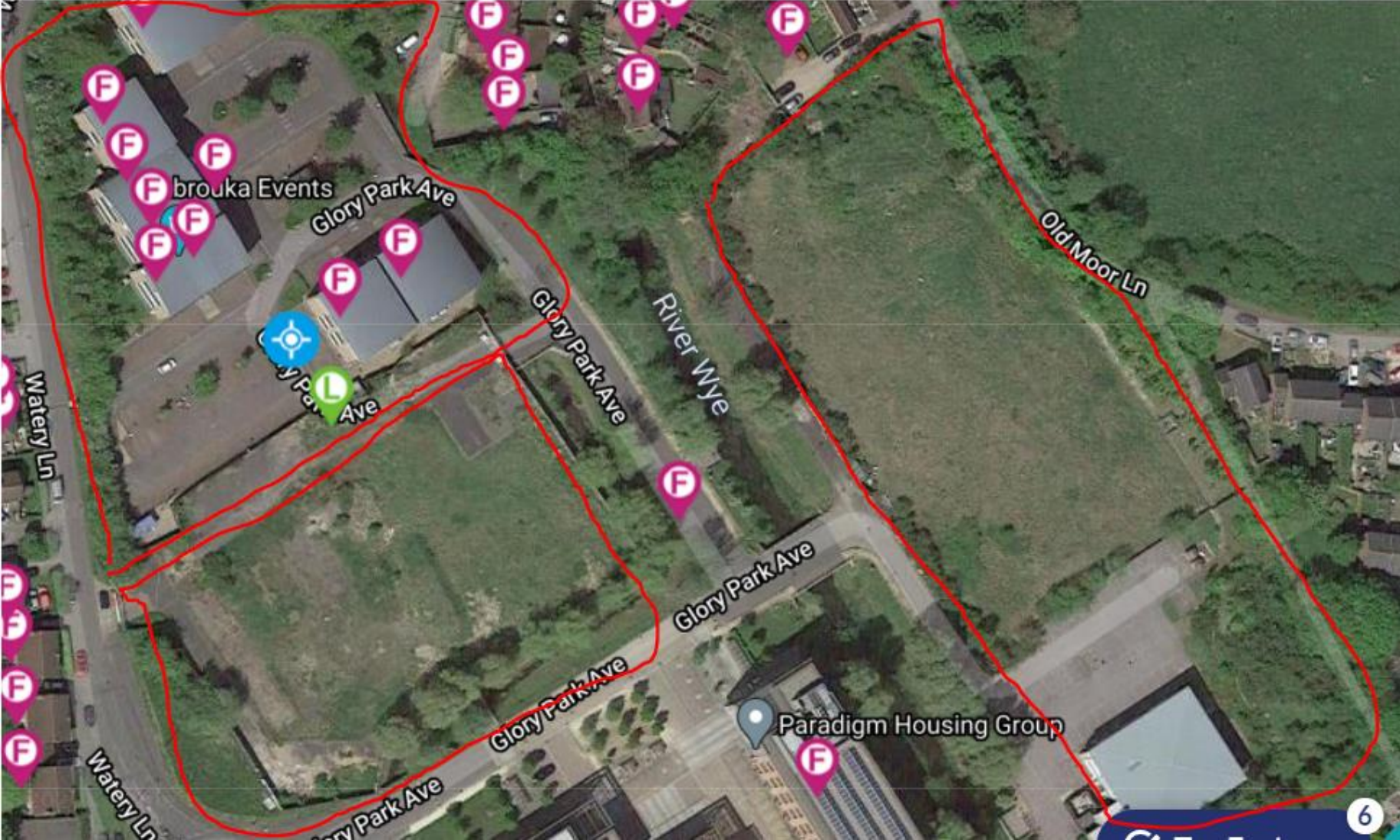
Use Class E

(A1, A2, A3, B1a, B1b, B1c, D1, D2)

HISTORY OF GLORY PARK

- Glory Park has a rich history of commerce and innovation which dates back to the late 13th Century. The Park gets its name from John de la Gloria who built his Glory Mill on the site, beginning a long tradition of papermaking in the Wye Valley.
- Today Glory Park offers office buildings located within one mile of the M40 and within seven miles of the centres of Beaconsfield, Marlow, Maidenhead, High Wycombe, Slough and Amersham.
- The Chiltern Hills rise up behind the Park and are the source of two natural waterways. The River Wye and a spring-fed chalk stream have been reclaimed following the site's industrial past and now provide natural habitats for native flora and fauna, creating a uniquely tranquil environment which occupiers can enjoy.
- Following the construction of Phase 1 at Glory Park, Building A1 has been sold as the headquarters for Paradigm Housing Association. Building A2 & A3 have been let to pharmaceutical companies who are no longer in occupation,.
- Phase 2 at Glory Park is The Courtyard, a selection of small to medium sized businesses aimed at the local economy. Following a comprehensive refurbishment during Lockdown the Courtyard is awaiting its first tenants.

Aerial image of commercial availability



Glory Park

Phase 1 – completed

Building A1

Sold to Paradigm Housing Association
www.paradigmhousing.co.uk

Building A2

Let to Pharmanet
www.pharmanet.com

Building A3

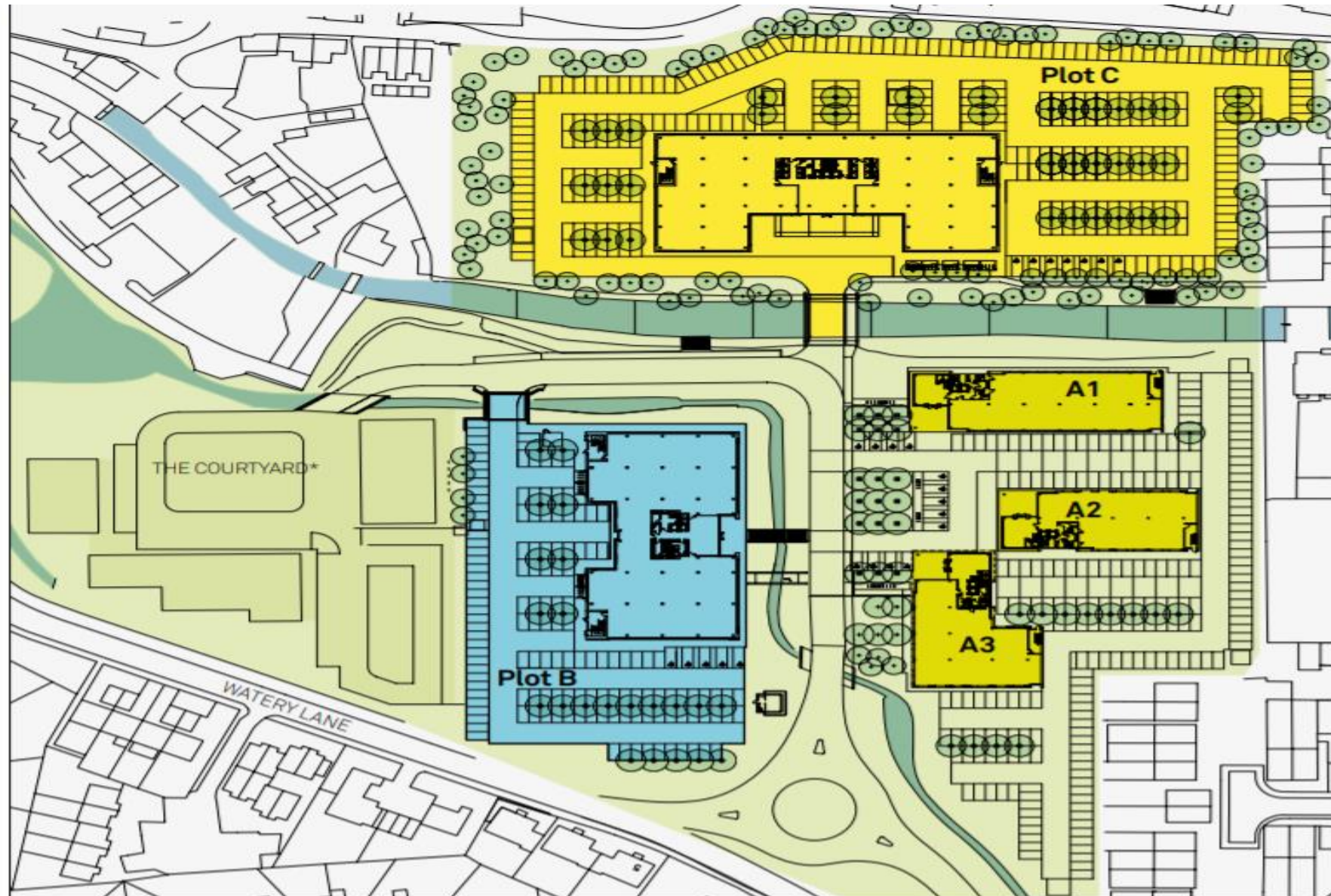
Second Floor Let to Fulcrum Pharma
www.fulcrumpharma.com

Plot B

Consent for up to 47,425 sq ft
NIA – available to pre-let
165 car parking spaces (1:287 sq ft)

Plot C

Consent for up to 75,584 sq ft
NIA – available to pre-let
258 car parking spaces (1:292 sq ft)



The Courtyard is a separate small unit development of nine self-contained offices and is in separate ownership to the main Park



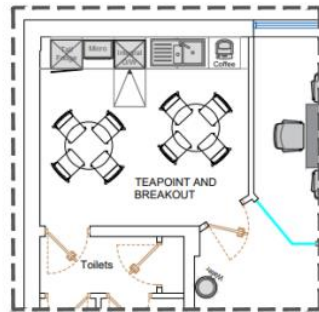
Buildings with offices from 750 sq ft

- Flexible leases and flexible uses available
ie. Gym, medical, education, R&D.
- Secure courtyard setting
- HVAC (Heating, Ventilation and Air
Conditioning)
- LED lighting
- Showers and disabled WC's
- Bike racks

Existing Site – Internal Layout

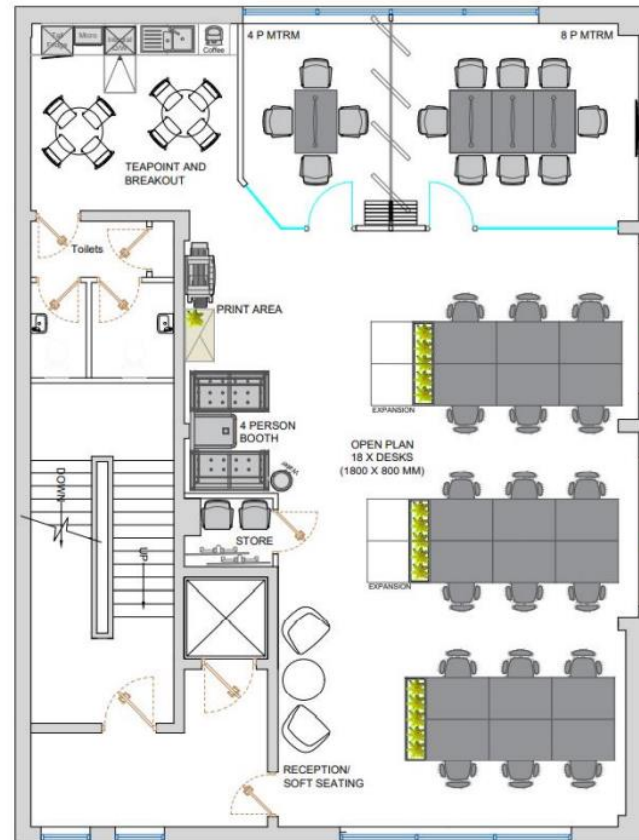


Potential Ideas – Internal Layout

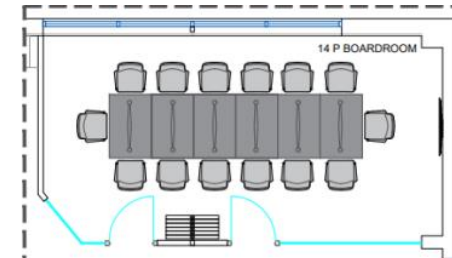


OPTION TO CLOSE OFF THE TEAPOINT WITH A PARTITION AND DOOR

DRAWING DATA BUILDING 3-4	
RECEPTION	1
DESKS 1200X800	18
EXPANSION (DESK SPACE)	4
BOARDROOM	1
MEETING ROOM	1
BOOTHS (4 PERSON)	1
PRINT AREA	1
TEAPOINT & BREAKOUT	1
TOILETS (EXISTING)	2



First Floor
Proposed layout



RECONFIGURATION OF MEETING ROOMS WITH PARTITION OPEN AND FURNITURE POSITIONED TO CREATE A LARGE BOARDROOM.

Potential Ideas – Look and Feel

