

Building for future generations



**The Big Field
Community Appeal**



The Big Field Community Appeal

Over the last 40 years, the Big Field has become a thriving focus for many people in and around Dorking and Brockham. It is now home to many special interest groups in the area including karate, football, judo, table tennis, morris dancing and a creche.

At the heart of the Big Field Community is Dorking Rugby Club. Founded in 1921, the club moved here in 1970 and now has over 1000 members, from 6 year-old minis to non-playing family members. It is absolutely vital that we secure this unique facility for generations to come.

To do that we must raise funds to enable us to undertake three key phases of development.

Our target?

£1 MILLION +





A short history of The Big Field

In the mid 1960's it was recognised that the local community were in need of additional sporting facilities. Dorking UDC (now Mole Valley) at that time were seeking more acres for football and Dorking RFC had outgrown their ground and facilities in Pixham Lane.

A local benefactor, who was sympathetic to the problem, acquired the Big Field consisting of 48 acres and chose that it be given to The National Trust on the condition that it should be used for 'recreational purposes'. The head lease provided that a committee of users and local interests should manage the Big Field and in 1970 sub-leases were issued to Dorking RFC; Dorking UDC and Old Epsomians RFC.

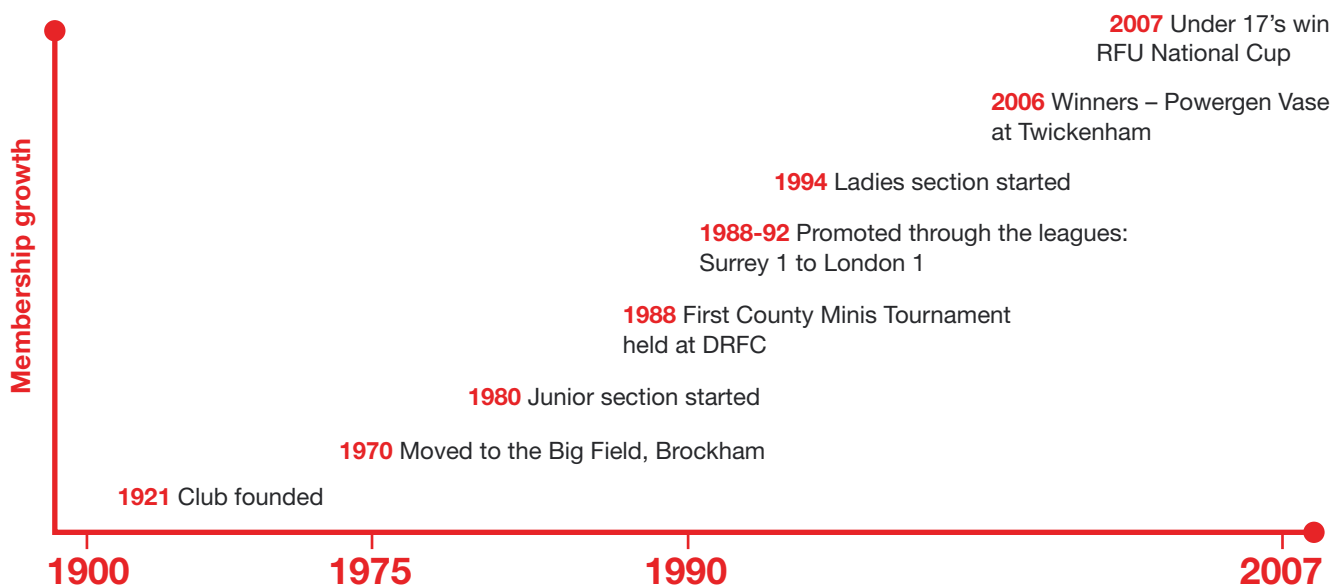
The original pavilion (of wooden construction and single storey) was completed in 1972. In the mid 1980's, following a generous donation,

Dorking Rugby Club members generated £250,000 to build the current two storey brick building (leaving the changing rooms largely unaltered). This was completed in 1987. In 1992, Old Epsomians RFC vacated their area and Dorking Rugby club took on the usage and responsibilities.

The numbers of users of the Big Field are now much greater with additional football and other community groups using the facilities. As a result, the playing surfaces, floodlights and pavilion are now in need of improvement and modernisation.

The story so far is no less than magnificent when looking at the enjoyment the Big Field has provided to so many; the task now is to provide a suitable facility to the community for the next 25 years.

History of Dorking RFC



The key stakeholders



THE NATIONAL TRUST

“ In 1966 The National Trust was delighted to receive the generous gift that enabled the purchase of the Big Field and made the whole project possible. The Trusts ownership and arrangements with the Big Field Management Committee (representing the users of the Big Field and the local community) aims to provide active sporting and informal recreational facilities for the community and to protect the view from Boxhill. Thanks to the hard work and determination of the Management Committee the Big Field is well maintained and provides excellent sporting opportunities for a large number of local people. The National Trust is keen to work with the Big Field Management Committee to enable the continued improvement of both the sporting facilities and the landscape of the site for the benefit of locality. ”

Steve Walker - The National Trust



“ Community sports facilities are always at a premium. To have such a facility at our disposal is a boost to the local community. As stakeholders in the Big Field we are very grateful that we can provide football to so many in such pleasant surroundings. To be able to work with the Rugby Club on this essential improvement and much needed development means that we can continue to provide the services that are invaluable and essential to the area. ”

John Cawdell - MVDC



“ The Rugby Football Union welcomes the development plans at Dorking Rugby Club. The plans are very much in line with the RFU’s strategic themes of ‘more people, better places, access for all and enjoyment.’ The development will encourage the growth of rugby in the area alongside other sports and pastimes. The recent Rugby World Cup was not only successful for England, it demonstrated the ethos and values of rugby and showed how sport should be played and enjoyed. With the club’s extensive programme across all age groups and the recent national trophy wins at Twickenham and at youth level, Dorking has long been held up as an excellent example of all that a community rugby club should be, combining sporting opportunities for all with competitive success. The continued development and upgrading of facilities is vital for the game, for Dorking RFC and for the associate clubs. The RFU supports the fund raising programme and wishes Dorking every success. ”

John Douglas - RFU Management Board



“ Our current generation must be grateful to the earlier members of the Rugby club to have the vision by providing the linkage for the land, now known as the Big Field to be put in the safe hands of the National Trust, to start the first phase of its development. To then progress to the second phase by building, quite some years ago now, a centre portion of the Pavilion that has not aged in time is hugely commendable and was a huge financial effort on those members at the time. We now need to move on to the third phase in the life of the Big Field by redeveloping what was the original changing room areas utilised when the Rugby club first moved from Pixham Lane, so the facilities remain safe and suitable for the coming generations. ”

David Judd - Chairman Dorking RFC

Who will benefit?

- The community that is Dorking Rugby Club, ever changing and ever expanding
- The local community overall
- Dorking and the Mole Valley by way of a sports facility used by many of the schools in the area
- The local judo, karate, morris dancing, rugby, football, Young Farmers’ club, etc. who all currently use the facility
- Surrey Youth Rugby – coaching and playing facilities
- The local professional Rugby Union and Rugby League teams
- All Surrey rugby clubs who visit events such as the Surrey Mini Rugby Festival
- A similar group of football clubs
- Many visiting sports teams including county rugby sides from as far a field as Nottingham and Cheshire
- Many local families

A vision for the future (overview)



PHASE 1

NEW
ADDITIONAL
FLOODLIGHTS

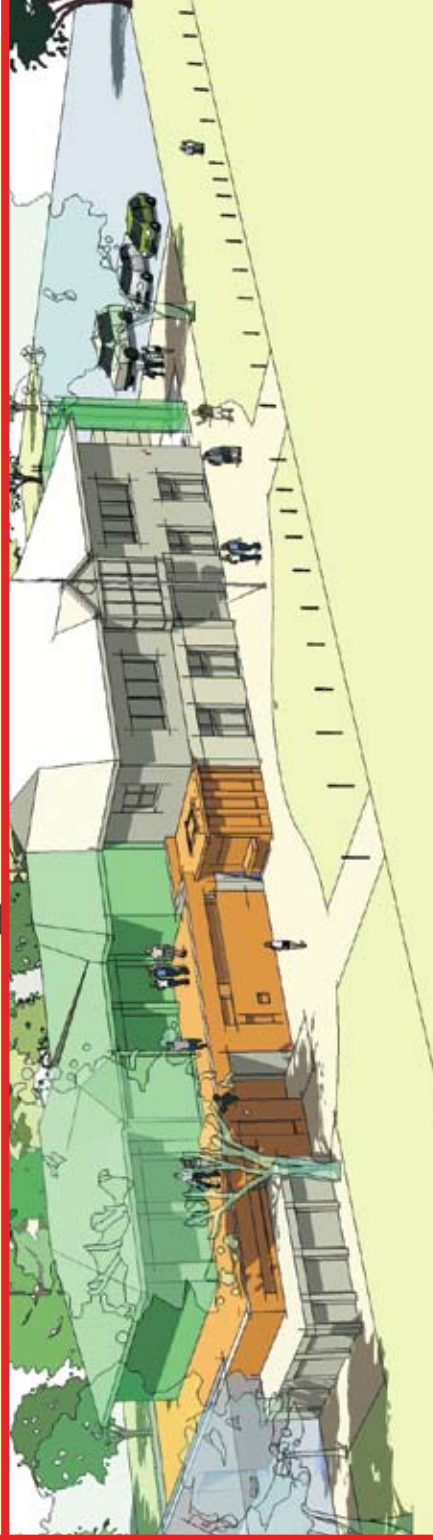
Funding already raised
£40,000
Target commencement
Spring 2008
Target completion **Summer
2008**



PHASE 2

REDEVELOPMENT
OF THE
CHANGING
& CATERING
FACILITIES

Funding required
£750,000
Target commencement
Spring 2009
Target completion
Winter 2009



PHASE 3

CLUBHOUSE
OVERHAUL

Funding required
£400,000
Target commencement
Summer 2010
Target completion
Summer 2011

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Ambitions and future plans for Dorking Rugby Club

Dorking RFC remains committed to building on the efforts of the past club members by continuing to grow and maintain a sustainable club which will provide rugby and recreational facilities for generations to come. Future ambitions are intended to be realistic and achievable.

To be 'best in class' as an amateur community rugby club - both on and off the pitch:

Achieve and maintain relevant sport and governing body accreditations

Provision of modern facilities to allow the participation in rugby regardless of ability or gender.

Develop current infrastructure to facilitate the operation of a cohesive and successful community rugby club.

Continue to provide and develop a centre for integrated community recreation where facilities are accessible to all:

Make facilities available to other existing community sporting groups.

Develop Community sport through sharing best practice and hosting joint events.

Extend links with local schools through provision of rugby coaching and access to facilities.

Formalise provision of rugby related camps for children over and above the school curriculum.

Introduce a local Corporate Summer touch rugby tournament catering for all aspects of the community.

Ensure the facilities are suitable for the Big Field's community for events (weddings, anniversaries etc).

To continue to maintain and improve facilities to service future recreational requirements:

Deliver all 3 phases of facilities development plan.

Work closely with the Big Field management Committee to sustain and develop current facilities.

Liaise and integrate with local community groups.

To ensure what has been inherited by this generation is passed forward.



Outline budget and funding requirements

Phase 1 – New additional floodlights

The total budget for the Phase 1 works has been set at £40,000. Dorking RFC are waiting to hear if they have secured a 50% grant from the governing body of the sport, The RFU (Rugby Football Union), enabling

works to proceed during the Spring of 2008. Fund raising to cover the balance of costs of £20,000 is already well underway and is largely complete, to ensure works can proceed on schedule.

Phase 2 – Redevelopment of the changing and catering facilities

This is the largest single phase of works, both physically and in terms of projected budget at £750,000.

Works will involve the demolition of the existing changing rooms, showers, baths, WC and kitchen block, with a new purpose-built ground floor facility that will need to comply with current Building and Statutory Regulations, including DDA facilities for the disabled. The bulk of the budget will be in relation to the physical construction of the new building, as well as the internal fit-out including all associated services, installations for the showers, WC's, kitchen, boilers, heating and ventilation systems, etc.

In order to minimise expenditure, the new single storey facilities building will be constructed with a simple flat roof, however foundations will allow for a further storey to be added to accommodate the proposed Phase 3 function room. A much needed viewing balcony will be installed during the Phase 2 works over the changing rooms, with access via the existing bar.

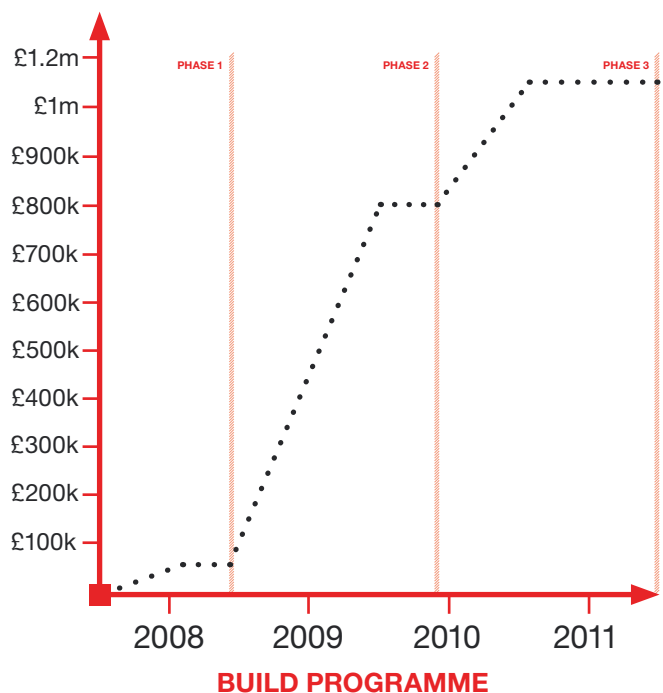
The balance of funds required, relates to professional fees, vat and preliminaries costs.

A relatively consistent and regular phasing of development funding is anticipated over the 6-month programme.

Phase 3 – Clubhouse overhaul

The Phase 3 budget has been projected at £400,000 with the scope of works being tailored in relation to the budget and fund raising achieved at that time. Surplus funds, if any, following completion of the Phase 1 and Phase 2 works, can be rolled over into the funding for Phase 3.

The bulk of the Phase 3 costs will relate to physical construction costs, and to a lesser degree compared to Phase 2, alterations to services. The balance of funds, will once again relate to professional fees, vat and preliminaries costs.



PHASE 1 - New additional floodlights



Providing suitable evening training facilities is vital to Dorking RFC's continued success and development. The existing training lights are now both dated and inadequate. In conjunction with the sports governing body, the RFU (Rugby Football Union), Dorking RFC wish to install new and improved training lights, not only to provide modern, safe and efficient lighting for evening training by club members, but also to improve the quality of the lighting installation itself and hence minimise the impact of light spillage for local residents in Brockham Lane.

Planning consent has been secured to install new floodlighting to the existing 3rd XV pitch, this will provide much needed new and alternative evening training facilities. Use of the existing training pitch will be dramatically reduced to allow sustained recovered of the soil & turf. As a long term objective and funds permitting, new replacement lights will also be installed to the existing training pitch, hence providing two high quality flood lit pitches for use, in rotation.

Funding already raised - **£40,000**

Target commencement - **Spring 2008**

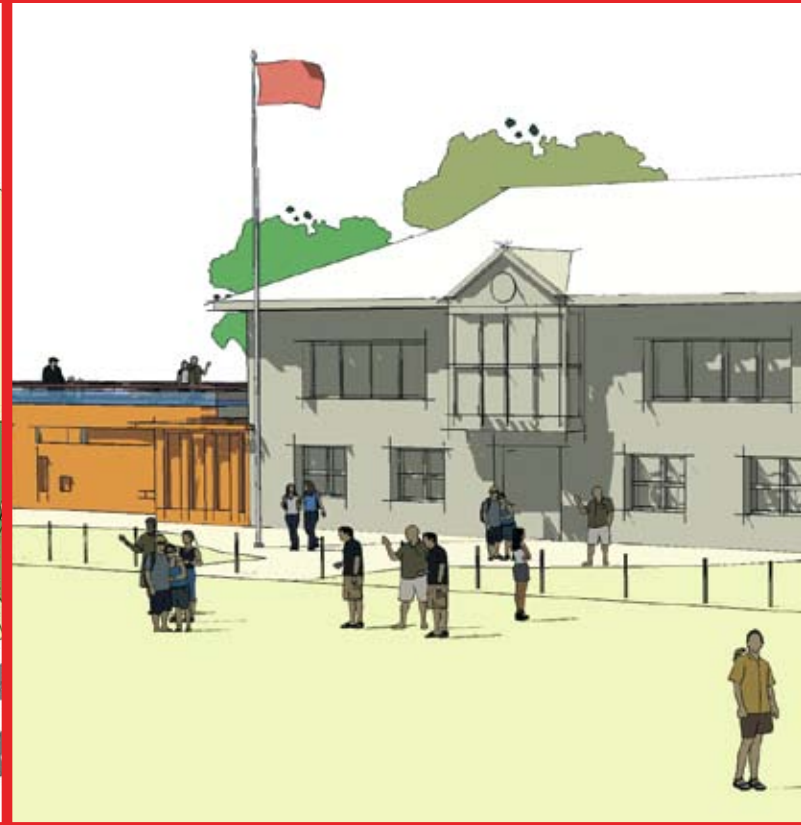
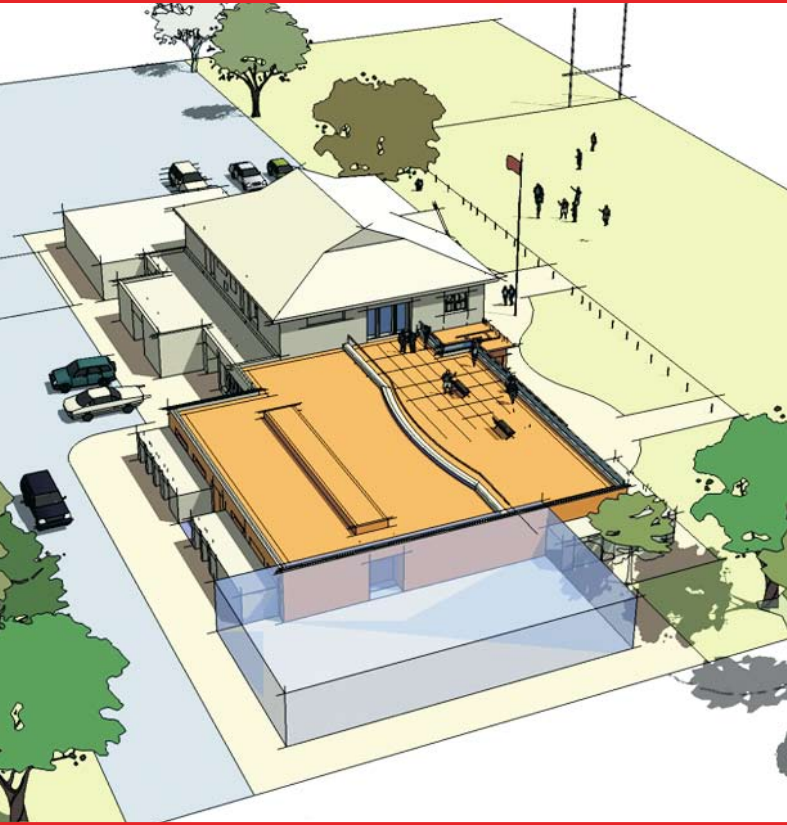
Target completion - **Summer 2008**



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PHASE 2 - Redevelopment of the changing and catering facilities



The existing facilities at the Big Field are now dated and well beyond their original design life

The provision of new RFU compliant changing rooms, showers and WC's facilities is of fundamental importance to enable Dorking RFC to continue with their successful development, whilst providing modern, hygienic, safe & attractive changing facilities, for both male and female teams participating in sporting activities on the Big Field.

Works will involve the demolition of the existing "north" end changing rooms, kitchen, and WC block. These are to be replaced with 6 new changing rooms, all with dedicated showers, separate referees changing rooms, communal WC's including a disabled WC facility, a new Physiotherapy/Treatment room, a "tunnel" exit to the playing fields and extensive new storage accommodation. The design has allowed for a new block of changing rooms for use by the MVDC football teams, to be constructed to the north of the new rugby changing rooms.

WC facilities will be shared on a communal basis and the respective changing rooms will be interlinked to maximise use and flexibility.

Phase 2 works will also enable a new kitchen/servery to be provided. Space will also be allocated for a new disabled lift to be installed during the Phase 3 works.

Externally, Phase 2 will provide for a viewing gallery over the new changing rooms, to be accessed from the 1st floor level bar within the existing clubhouse.

Funding required - **£750,000**

Target commencement - **Spring 2009**

Target completion - **Winter 2009**



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PHASE 3 - Clubhouse overhaul



Phase 3 will take the Clubhouse facilities up in the world...literally

An exciting new 1st floor function room and hall is to be created over the ground floor level changing rooms, to provide a much needed open plan facility to accommodate large volume meetings, AGM's, club functions, committee meetings, etc. This would also enable the many allied clubs and community users of the pavilion (including the judo club, day nursery, morris dancers, etc.) to enjoy and utilise the facilities. This would help ensure vital income is received to cover ongoing annual costs. A lift will also be installed to provide access to all areas in the building for disabled members and guests.

To the south a new 2 storey entrance hall and glazed staircase is proposed with direct access to the bar on the first floor, as well as providing a new focal point, when arriving at the club.

Numerous additional improvements are proposed including a revamped shop, manager's office, meeting room, gym and store facilities. Finally, full height doors and glazing are to be installed affording views over the playing fields from the ground floor main area.

The Clubhouse overhaul would transform The Pavilion into one of the best facilities for community sport in Surrey, complementing the modern changing facilities and floodlit training pitches, provided by the Phase 1 and Phase 2 works.

Funding required - **£400,000**

Target commencement - **Summer 2010**

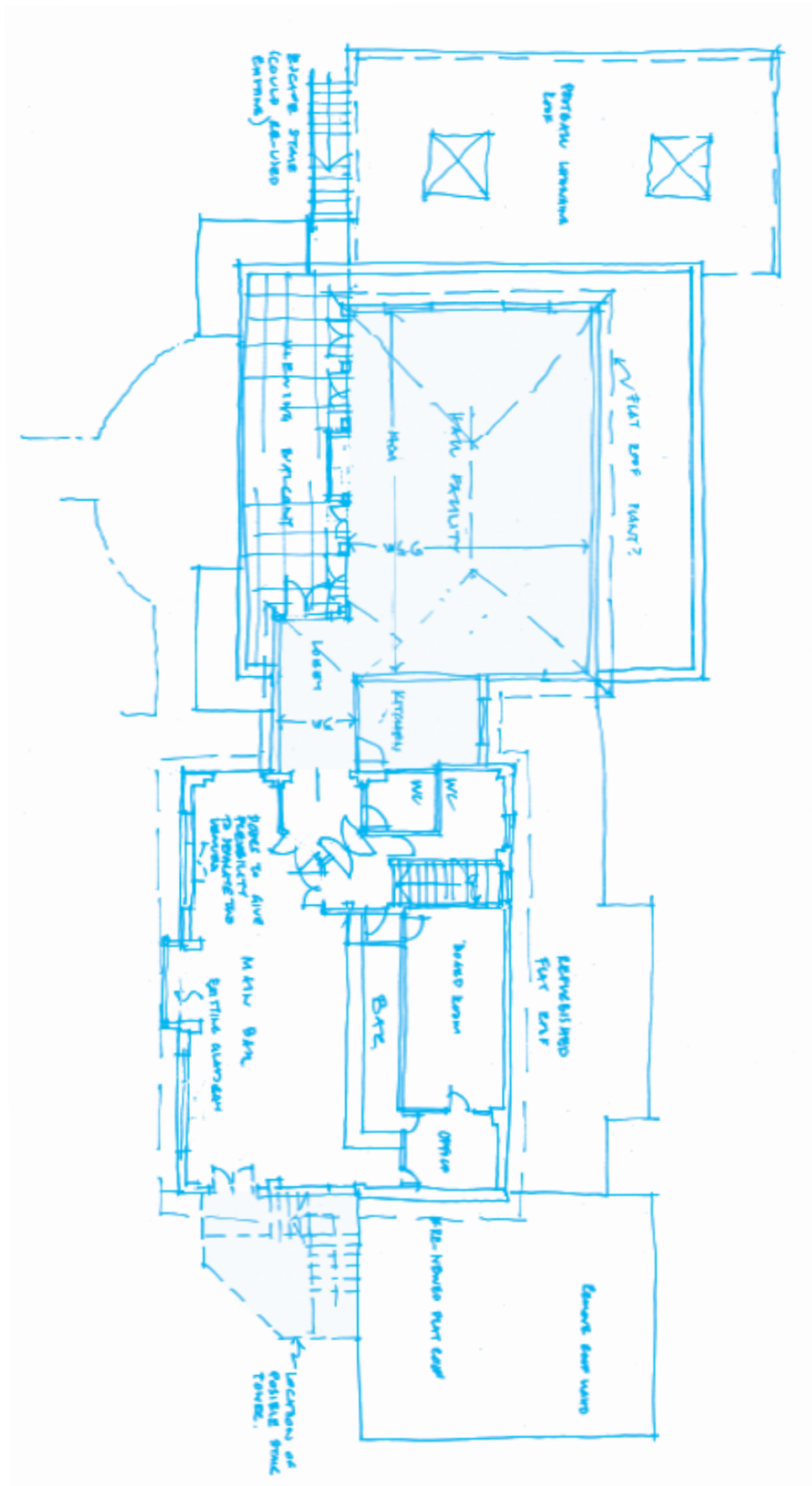
Target completion - **Summer 2011**



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PHASE 3 - Clubhouse overhaul



How you can help

Members, families and companies are all invited to participate in the fund raising for the redevelopment by way of a contribution in a number of ways. With your help we will achieve the collective goal in making this club, a club for the future.

And this is how you can help.....

Brick sale

Members and families are given the opportunity to leave their legacy and make their own all-important contribution by way of a personally inscribed brass plaque (plaques supplied by club on successful application). This will be affixed to a brick along the new 'hall of fame' in the proposed new changing room facility. A limited number will be available at a cost of £200 per brick. One-off payments or standing orders are welcomed. To register your application go online to www.drcredevelopment.f9.co.uk.

Alternatively pick up a form from the clubhouse.



Team challenge

Every age group at Dorking Rugby Club from the eager under 6's to the indomitable vets are challenged to raise as much money as possible over the course of the year. The winning age group or team will be awarded a celebratory lunch where a framed group photograph will be presented as recognition of their endeavours. This will take its proud place on the wall in the clubhouse. A 3-month bar chart on progress will be on display and it is envisaged that a target per group of £5,000 is achievable.

Corporate/Personal sponsorship

We require 6 companies or individuals to sponsor each of the new changing room suites. The successful applicants will have their company name and/or logo on the changing room doors and on display on the new team fixture board at the entrance to the new facility. In addition you will become a founder member of the 'PLATINUM CLUB' and enjoy the benefit's that goes with this prestige. All members of this 'Club' will be recognised by a Company logo plaque or family 'Coat of Arms' in a designated area of the Clubhouse. The cost to each participating company is £20,000.

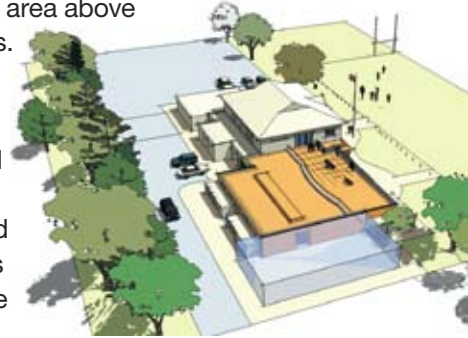


We also require a Lead Sponsor for the large viewing, seating and entertaining area above the new changing rooms.

This unique opportunity will be recognised by your Company/Personal name and/or logo at the entrance to this area and you will be welcomed as a founder member of the 'PLATINUM CLUB'

as explained above. Price by Negotiation.

To register your interest or require any further information to either of the above please email bigfieldappeal@drcredevelopment.co.uk and you will be contacted, in confidence, by a member of the fundraising committee.



Personal donations

Private and corporate donations of all sizes are welcomed but commitments over £5,000 will be recognized on a permanent 'club benefactors' board on display in the clubhouse. Anonymous donations will of course be respected.

Personal loans

We will be seeking an interest-free loan from the RFU but this is capped at £100,000. If anyone feels able to lend the club interest free funds of any amount, please do let us know. Loans will be repaid over a period of up to 10 years, and there will be an annual ballot to determine which loans area repaid in that year.

If you've got any ideas call Belinda Cooper on:

01372 375607

or **07796 175012**

or email: thecoopers@hotmail.com



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Brick sale application



Buy-A-Brick Leave a legacy

Every member and family is invited to participate in the fund-raising for the redevelopment by the way of a brass-effect plaque, embossed with your family names (maximum 10 words, suggested layout above). This will be attached to a brick at the entrance to the new changing room suites or along the proposed new 'WALK OF FAME'

To secure your legacy send a cheque for £200 payable to 'Friends of Dorking RFC', along with your completed layout below to:-

Dermot Pearce, treasurer, Dorking RFC, Rashleigh Place, Parkgate Road, Newdigate, Surrey, RH5 5DX.

BUY A BRICK APPLICATION AND LAYOUT

Name _____

Address _____

_____ Post code _____

Telephone _____

Email _____

I enclose a cheque for £200 (payable to Friends of Dorking RFC)

**Write your wording
here - maximum
of 10 words
(as shown above).**



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For further information or advice on how you can help
please contact any of the following:

David Judd - Chairman Dorking RFC

01306 880871 07885 477163 djudd@norex.co.uk

Peter Terelak - Appeal Treasurer

01306 884927 07778 690614 pterelak@yardarm.demon.co.uk

Belinda Cooper - Club Appeal Events

01372 375607 07796 175012 thecoopers@hotmail.com

John Aarvold - Institutional Funding

01306 884924 07941 220824 jaarvold@hotmail.com

Tony Murray - Corporate Sponsorship and Brick Sales

01372 379370 07711 373047 tonymurray@o2email.co.uk

Kevin Beal - Age Group Challenge

01737 813489 07768 600734 kbeal@btinternet.com

Mark Addicott - Project Manager

01372 802501 07976 744558 mapm@ntlworld.com

Funds raised as part of The Big Field Community Appeal will be held distinct and separate from those of Dorking RFC or any other Big Field users and will not be used in any way in connection with the ongoing running of the rugby club or other users. The President, Chairman, Secretary and Treasurer of the Rugby Club for the time being shall act in a trustee capacity as regards funds raised and their use in connection with the proposed development projects.