



Bowburn Interchange



What future for Bowburn's Community Centre and Youth Club?

Should both buildings be refurbished? Or should they be demolished and a new joint facility built instead? What do YOU think?

Bowburn Interchange asked the question, "Should this building be demolished?" (Interchange no. 14, August 2000), most people seemed to think Bowburn Community Centre should just be refurbished. Seven years on, the question has been asked again – but this time the Youth Club is also "in the frame".

Both centres have been looking at how they can share in Bowburn's regeneration project. Both have invited the City Council's architects and funding advisers to help. Both have looked at draft plans which would keep the basic structures but have much, much better room layout, heating, roofs, windows, decoration, furnishings and equipment.



DJ Evans Youth Club, built in 1963 and the home of the Bowburn Youth Project

However it is now estimated that the combined cost of refurbishing these two buildings, to such high standards, could be around £2.3m. And only a third of that might be available from the National Lottery and other sources, while Bowburn's own "Regeneration Pot" – £1.9m from the new housing land at Lawson Road – is already down to about £1m.

So these two projects could not only swallow up all that's left in this "pot", leaving nothing for other projects, but may not actually be possible even then.

Council advisors think £550,000 might be raised from the Lottery and other sources. But that is by no means certain.

Indeed it could prove very difficult to obtain.

To get anything at all, the people of Bowburn would have to show they have looked carefully at every option for improving its youth and community buildings.

Four options

There is not just one option. One is a *de luxe* refurbishment of both buildings. Another is less ambitious refurbishments.

A third is to knock down the Community Centre and build a new one (as was considered seven years ago), while refurbishing the youth centre.

The fourth option is to demolish *both* centres and build a single, joint facility instead.

This last approach may worry many people but

it would have some clear benefits.

One worry might be about young people not having their *own* building, which they can decorate and look after in their own way, without being cramped by older residents. Some "more mature" people, meanwhile, may prefer to have use of a building which is not "overrun", as they might see it, by teenagers.

Other worries concern rents and leases.

Moreover, what would happen to the existing youth centre, if the youth club moved?

On the other hand, everyone would have a new building that would, by definition, be likely to have a 40 years longer life span. A new building would use the latest energy-efficient technology and design, making it cheaper and more environmentally friendly to run. And a single building could save on space and equipment, by making some available to both organisations. There could be quite separate entrances for the youth club and for general community use – and even outside areas.

What do funders think?

Some funders, Like the Big Lottery, have already been approached. They have stressed the need for a community centre (whether new or

refurbished) that will be used by *all* sectors of the community, "morning, noon and night". Indeed, advisers say, "it is highly unlikely that both the Community Centre and the Youth Centre would be supported for external funding".

Architects are now drafting up ideas about how a new, single, purpose-built centre might be laid out. These will be available for everyone to see on Wednesday 28th March.

Designing a totally new building obviously involves far more than simply replacing like for like. So new uses can be considered... and some existing uses reconsidered. Should the library be invited to re-locate into the building, for instance? Should local businesses be asked if they'd use the building more (e.g. for meetings and conferences) if its facilities were different?

At present, a lot of organisations from outside the village bring in income by hiring the Community Centre, making it possible to keep the building open for all of us. What weight should be given to the needs of these organisations, in a new design?

Views are now being sought from as many people as possible – whether or not they now use either the youth



Bowburn Interchange headline in August 2000

centre or the Community Centre, but especially if they might use new facilities if they were different.

Possible plans will be

on display in Bowburn Community Centre on Wednesday 28th March, from 3.00 till 8.00pm.

Please come down and make your views known.

What do YOU think?

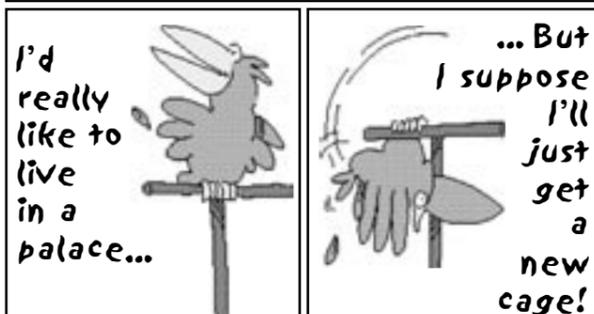
SOME very important issues are raised in this edition of Bowburn Interchange: the future of the community centre and the youth club, new housing at Tail upon End Lane, environmental improvements throughout the village, how the "Regeneration Pot" should be spent etc.

We hope readers will make their views known.

One way to do this is by writing to the Bowburn & Parkhill Community Partnership, c/o Bowburn Community Centre, or by attending its meetings on the third Tuesday of each month, starting at 6.30pm.

There is also a special consultation event, about the Community Centre's future, on Wednesday 28th March.

Perch pronouncements No. 31



Making Bowburn look better

SINCE Bowburn's regeneration project began, many ideas have been voiced about what would make Bowburn a better place to live. Several have involved landscaping, parking etc. So a sub-group of the Community Partnership has been looking at these. Those looked at so far are listed below.

The sub-group has tried to find out what each scheme would cost and what the issues might be. (In some cases, the sites are in private ownership, for instance, and owners' help or permission would be needed.)

Costs have so far only been estimated for about half of these schemes. Yet even they would already need between £816,493 and £903,693... if they were all done!

(Where costs are not yet known, that is shown, below, as "CNYE" – for "cost not yet estimated")

All and any comments on this list are welcome. Good idea or awful idea? Important or nice-but-not-urgent? What do YOU think? Please write to "The Environment Group", Bowburn & Parkhill Community Partnership, c/o Bowburn Community Centre, Durham Road, Bowburn. Ideas for other schemes are also invited.

(Note: Separate sub-groups have been looking at unadopted roads and highways issues; Park Hill issues are being looked at by the Residents Association, and P.A.R.C. has worked on plans for the recreation ground and park.)

Street Lighting:

- New: Broadmeadows to Hallgarth (£18,000)
- New: past Mabey's to top of Runcie Road (£8,000) – NB: consultation & design; ownership & right of way issues
- Upgraded: areas still to be considered (CNYE) – £1,200 for each pole

Off-street parking:

- Cambridge Terrace (£15,000)
- Crowtrees Lane (£9,370)
- Bede Terrace South (option 1) - add 5 extra spaces (£10,000)
- Bede Terrace South (option 2) - 14 spaces & close street to through traffic (£97,200) – NB: consultation about possibility of road closure
- Henry Avenue, between nos. 47 and 58 (£22,000)



The area around the shops in Prince Charles Avenue is one that residents have said needs to be improved. (Having a new bookmakers in the empty unit will hopefully make a start on this. A new CCTV camera will also go near here, linked to the Park project.)

- Lawson Rd, next to no. 7 (CNYE)
- Steavenson, Clarence & Wylam Streets (£525,000) – NB: assess worst areas: consider smaller scheme?
- Park Avenue (nos. 14-36) (£20,000)

Landscaping and environmental improvements:

- Miscellaneous landscaping all along A177 through Bowburn & Park Hill (CNYE)
- Replace railings with fencing near motorway roundabout (£28,338)
- Replace railings with fencing along Sherburn road & junction with Tail upon End Lane (£28,985)
- Landscaping scheme at Romaine Square (CNYE)
- Tidy up frontage of Bowburn South Industrial Estate (CNYE) – Possible supermarket site, which would clear it
- Roadside near bridge under motorway (CNYE)
- New two-bay bus shelter near Broadmeadows (£2,000)
- New three-bay bus shelter in Prince Charles Avenue (£3,000)
- New three-bay bus shelter at Park Hill (£3,000)
- Car park & landscaping in front of Somals & Chinese Delight (£30,000) – NB: ownership issues
- Do something about empty parts of Co-

op stores building – Note: Bookmakers to open shortly

- Landscaping around Co-op stores (CNYE) – NB: ownership issues. Consult owners & occupants.
- Upgrade and adopt footpath from Runcie Rd to back of Community Centre (£4,000) – NB: ownership issues?
- Upgrade and adopt footpath from Newburn Avenue to Mary Terrace (£15,700)
- Upgrade and adopt footpath from Four Mile Bridge to Westlands (£27,600) – NB: ownership issues
- Upgrade and adopt footpath between 127 & 129, Park Avenue (£75,00)
- Construct new footpath at Henry Avenue gaps (e.g. nos. 47 to 57) (CNYE)
- Upgrade bridleway opposite Community Centre (CNYE) – NB: ownership issues
- Put up signs along various countryside footpaths (CNYE) – Parish Council is investigating
- Seats along various footpaths (CNYE)

- Parish Council is investigating
- Stiles on various footpaths (CNYE)
- Parish Council is investigating
- Designate certain new countryside rights of way (CNYE) – Witness statements need collecting
- Upgrade / landscape garage sites in cul-de-sacs off Bede Terrace (£36,000)
- Upgrade / landscape garage sites behind GP's & Burn St (CNYE)
- Parish Council is investigating
- Landscaping at other garage sites (CNYE)
- Security fencing round Pigeon square, Surtees Avenue (CNYE)



The footpath behind the Community Centre is at present linked to Runcie Road only by a mud path.

- Resolve flooding and sewerage problems at various locations (CNYE) – Some now resolved; others still being investigated by NWL
- Resolve flooding problems near Rec. & near Community Centre & allotments (CNYE) – Survey of culvert capacity required
- More /improved street furniture: Dog poop bins; salt bins; cast iron litter bins, lamp posts & bollards (CNYE)
- Improve clearance of litter & fly-tipping, enforcement against offenders and legal tipping permit system (CNYE).

Regeneration Pot will help fund new park

DURHAM Villages Regeneration Company has agreed to spend up to £720,000 on Bowburn's new park.

At its board meeting on 8th March, it accepted the recommendation of the Bowburn & Parkhill Community Partnership to reserve that amount for a scheme which, if all other funding is found, will cost around £1.7m.

Planning permission still has to be obtained and Durham City's Cabinet also has to confirm this spending. However, if everything goes as hoped, the first work could start this summer.

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Sat. 21st Apr.–70's Night–£11.95 per person*

Fri. 27th Apr.–Salsa & Disco Evening–£11.95pp*

Sat. 28th Apr.–Music through the Decades Night–£11.95 per person*

Fri. 4th May–Sound of the Sixties Disco–£7.95pp

Fri. 11th May–'Turn Back Time'–£16.95 p.p.*

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Parish Council News

by Peter Thorpe, Clerk, Cassop-cum-Quarrington Parish Council

Beautiful Durham Competition 2006

THE Parish Council have awarded plaques to the achievers of the highest marks for each local village in the Beautiful Durham Competition 2006. Other local entrants will receive an individual certificate of merit.

Winners were presented with their awards at the

Parish Council meeting on March 21st.

Hanging Flower Baskets
CONFIRMATION is being sought that flower baskets can be hung from the same street lighting columns as in Bowburn's Centenary year of 2006. Permission is also being sought to use columns in Parkhill and on the new Doorstep Green.

The Parish Council are set

to consider the possibility of purchase of new items of street furniture for the Parish area. These items would be specifically designed to accommodate seasonal hanging flower baskets.

Footways Scrutiny
DURHAM County Council is overseeing a footways scrutiny project. The Parish Council has submitted a comprehensive series of

comments, including:

- 1) need for prominent signing when utility companies dig up the footways
- 2) need for utility companies to agree a completion date and abide by these
- 3) unblock blocked drains
- 4) provide further dropped kerbs
- 5) use stronger safety fencing by utility companies, so they do not fall over.

Blackthorn Hedging

DURHAM City Council has informed me that blackthorn hedging has been replanted at various points along the border of the Bowburn recreation ground.

Examination of Memorials
REPAIR works on memorials at Bowburn cemetery which failed safety tests in the recent health & safety inspection will be delayed for a short time.

The Durham Diocesan Court has insisted that a public notice first be published in the local press as well as in the cemetery itself.

Bush Big Band Bash

IT seems a long time, now, since Christmas but I'm sure all who attended the pre-Christmas dance have the occasion well and truly fixed in their memory. There were lights, streamers, food, music, drinks. You name it, we ate it, we drank it. We had a wonderful night.

The band and the disco were as usual excellent. The raffle prizes were too numerous to mention (all claimed). The food from Anderson's Catering once again did us proud. And the service from the bar was speedy and pleasant.

We had a great time. Roll on next year.



Mining Memorial

OVER 200 friends and relatives attended the dedication of the Bowburn Mining Memorial on 16th December.

Also in attendance were 15 miners' lodge banners and the Fishburn Band, together with guest speakers and local ministers.

NATURE NOTES

by Richard Cowen

IT has been a quiet winter on the bird front.

There has been plenty of redwing round Crow Trees Local Nature Reserve and teal have frequently been seen on the ponds but apart from that very few winter visitors this winter. This is because it has, by and large, been such a mild winter, not just here but also in Scandinavia.



Spring will soon be here. The onomatopoeically named chiffchaff will be an early visitor and can often be heard in Park Hill Woods as well as the Nature Reserve. In April, the very similar looking, but totally different sounding, willow warbler will arrive, its plaintive call being a sure sign that spring is here.

If you are walking round the Nature Reserve also look out for whitethroat, with its scratchy song and jerky flight, and blackcap with its strong song. If you are really early in the day or late in the evening, listen for the grasshopper warbler with its metallic "rrrrrrr" song – but you will be lucky to see this secretive bird. All these are likely to arrive in the second half of April

No summer is complete without the swallows and they should be around Old Quarrington in April. The similar house martin will no doubt arrive in Bowburn but it is likely to be late April/May before it arrives.

Skylarks have now returned to the fields between Old Quarrington and Park Hill. Even if you cannot see them, you can often hear the twittering. And linnets have just returned to Cold Knuckles Quarry – surely a sign Spring is nearly here.

Cowslips may be getting rare in other parts of the country, but around the Nature Reserve you should find plenty in spring. And bluebells will be an early flower in Park Hill Woods.

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Connecting Classrooms

BOWBURN Infants are making important links with Kenya.

As part of the 'Connecting Classrooms Project', Year 1 teacher Lucy Short has just returned from a visit to Kisumu, in Kenya. She was visiting with a teacher from Forest-of-Teasdale and Villa Real. They took pieces of work that children had done in class and Lucy brought back letters from the children of Kisumu.

The school is now very excited for a return visit. Hopefully teachers from schools in South Africa and Kenya will visit Bowburn in the summer term.

Dates for your diary

Wednesday 28th March – Consultation event about future of Community Centre and Youth Club

Saturday 12th May – Yesterday Belongs to You – Local History Fair – County Hall

Saturday 19th May – Christ the King Church Spring Fair – Bowburn Community Centre

Friday 27th April – Fishburn Band concert (Bowburn Banner Group) – Bowburn Community Centre

Friday 13th July – Shepherd Building Group Brass Band concert (Bowburn Banner Group) – Bowburn Community Centre

Saturday 14th July – Durham Miners' Gala Day

Progy or hooky?

Or something more modern?

MAT making classes will begin at Bowburn Community Centre on 24th April. This will be an 10-week course, meeting every Tuesday, 1.00 - 3.00pm.

It is a beginners class, making traditional Progy and Hooky mats or modern rugs, small wall hangings, cushions or bags. Some materials and equipment will be available. Men and women are invited to come along and bring a friend, or make new friends, and have some fun.

The cost will be £35 for the full course but it is free to anyone on benefits, other than a £5 registration fee.

To book a place, please phone 383-5979, or simply come along to the first class.

GP News

BOWBURN Medical Centre's Wendy & Gillian are organising a Thornton's Chocolate Extravaganza on Thursday 22nd March, 2.00pm – 4.00pm, at the surgery.

All proceeds will be in aid of the Bowburn Bereavement Support Group and everyone is welcome – tickets (adults £1, child 50p, to include refreshments) from the surgery.

Prescription collection service

DID you know that Bowburn Pharmacy will now collect your repeat prescriptions from Bowburn Surgery and have them ready for you at the shop? They can even deliver them to you at home, free of charge, on Wednesdays.

Phone 377-3413 for details.

Playing field may be developed

Further money could come into Bowburn's "Regeneration Pot"

ABOUT 79 houses could be built on the Tail upon End Lane playing field (behind Robert Terrace).

The developer would be the Durham Villages Regeneration Company (DVRC), a joint venture company formed by Durham City Council and Keepmoat plc. DVRC is now building "Centenary Park" at Philip Avenue (and previously "Amber Croft" at Lawson Road), through Haslam Homes.

Brian Spears and Fiona Brettwood attended the Bowburn & Parkhill Community Partnership's monthly meeting on 20th February, to outline and explain the proposal. Brian is Chief Executive of Durham City Council and Fiona, Bowburn's "Master-planner", is from the Halsall Lloyd Partnership.

Planning departure

Brian explained that the proposal would be a departure from the Local Plan, so the planning application would ultimately be determined by the Government Office North East (GONE).

He said there had been very little negative feedback from the village to the idea of building on this site. Residents had only said that some green and play space should be kept, not all. Discussions

with GONE had so far been favourable, as long as it is for the future regeneration of Bowburn, it fits into the village Masterplan and it provides future funding for the village.

Fiona described the plan. About half the site, she said, would be a triangular "village green". This would not be a play area, as that would be in the Park. Suggestions were invited, however, on how the "village green" should be laid out.

Being a "Secured by Design" site, as promoted by police, the backs of houses would be protected, including those already in Robert Terrace. The Highways Authority (the County Council) has given its approval for houses to face on to Tail-Upon-End Lane. The 79 houses

would be similar to those now being built off Philip Avenue, with a mix of 2, 3 and 4 bedroom designs, some of them two-and-a-half storeys high, using the roof space. All would have two parking spaces and a garage.

Draft plans were shown to the meeting. (These are now on display in the Community Centre and in the new notice board on Prince Charles Avenue.)

In answer to questions raised at the meeting, Brian and Fiona said there would be no bungalows or housing association homes. If these were needed in the village, they would go on the Prince Charles Avenue/Horton Crescent site later.

Affordable homes

One third of the new houses would be "affordable", that is to first-time buyers. The average price of Haslam's 3-bedroom houses is £135,000. More than 50% of these are going to first-time buyers.

Regeneration, said Brian, takes time. However the Park scheme is well under way, with funding from the Lawson Road development.

He acknowledged that the money from Centenary Park is going to the Swimming Pool

in Durham but said that part of the funds from this new site would have to come back to the village. Otherwise GONE would not allow housing on this green field site.

Asked about traffic overloading on Tail Upon End Lane, Brian repeated that the Highways Authority was happy with the proposals.

No shops would be included on the new estate. It was still hoped, however, that the village would have a supermarket elsewhere.

This site is currently open space. Therefore it is very important to show that there are play areas elsewhere.

Accepting that residents near Centenary Park had experienced problems, Brian said this would not be the case with this new site. Access would not be via Robert Terrace. "One reason for developing this site first is to give residents a rest", he said.

The planners, said Fiona, would take any need for more school places into consideration.

The new link road was raised, and the possibility of traffic diverting through Bowburn during construction. Brian said the County would know about that and make sure the developers responded to it.

The developers were aware that the area is subject to flooding. Indeed, people didn't use the play area because of it, said Brian. The engineers would sort that out.

A planning application has not yet been submitted. At present Brian and Fiona were just looking for comments, before that is done, probably in April or May. It would be determined initially by the City Council, in July or September, and then go to the GONE for a final decision.

Consultation would be through the normal planning process, when a set of plans will be available in the library and on the internet.

Asked how much money the village would get out of the site, Brian said this was uncertain. But a percentage would have to be ring-fenced to "top up" the existing Regeneration Pot, before Government Office would agree.



The playing field, from near the top of David Terrace



A possible layout for the new houses

Easter Services in Bowburn

Methodist Church

1st April – Palm Sunday – with palms given out to the congregation – 10.45am.

5th April – Maundy Thursday – Communion service – 7.30pm: remembering Jesus' last supper with his friends.

6th April – Good Friday – 10.45am.

8th April – Easter Day – Family Communion service to celebrate the resurrection of Jesus – 10.45am.

All are welcome at any of these services.

Christ the King Church

1st April – Palm Sunday – 9.00am

5th April – Maundy Thursday – 7.00pm (Community Centre)

6th April – 2.00pm

Good Friday – Easter Eve – 7th April – 6.00pm

8th April – Easter Day – 9.00am

(All services will be held in the Methodist Church unless stated otherwise.)