



SOUTHWOLD HARBOUR MANAGEMENT COMMITTEE

Thursday, 27 January 2022

Subject	Projects identified by the Working Harbour Working Group
Supporting Officer	Alastair MacFarlane General Manager Southwold Harbour and Lands alastair.macfarlane@eastssuffolk.gov.uk

Is the report Open or Exempt?	OPEN
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Category of Exempt Information and reason why it is NOT in the public interest to disclose the exempt information.	Not applicable
Wards Affected:	Southwold

Purpose and high-level overview

Purpose of Report:

To provide members with an update in relation to projects identified by the Working Harbour Working Group.

Recommendation:

That the Harbour Management committee approve ongoing work relating to the projects

Impact Assessment

Governance:

The HMC is required to approve ongoing work related to these projects as laid out in their Terms of Reference

Environmental:

The HMC must act in the best interests of the port, which includes its ongoing sustainability and success. Environmental factors will be considered in the decisions which the HMC will make.

Equalities and Diversity:

No impact

Financial:

No impact currently. Projects will require capital spending and will be required to follow ESC procurement policy.

Legal:

No impact

Risk:

No impact

Harbour Business Plan Priorities

To be added when the plan is in place.

East Suffolk Council Strategic Plan Priorities

Select the themes of the Strategic Plan which are supported by this proposal:		
T01	Growing our Economy	<input type="checkbox"/>
T02	Enabling our Communities	<input type="checkbox"/>
T03	Maintaining Financial Sustainability	<input checked="" type="checkbox"/>
T04	Delivering Digital Transformation	<input type="checkbox"/>

Background and Justification for Recommendation

1 Background facts	
1.1	A working harbour working group has been set up within the HMC to consider potential improvements and additional activity within Southwold Harbour. Several proposals have been made, detailed below.
1.2	<ol style="list-style-type: none"> The replacement of fixed staging – the fishing vessel and visitor’s staging – opposite the Harbour Inn. The proposal is to replace this with new pontoon mooring points, with power. The installation of power to the staging owned by Southwold Harbour on the Walberswick side of the river. The installation of power to the entire South bank of the river, potentially up as far as Walberswick car park. Moving the floating moorings on the south of the river, upstream of the turning point on the south bank. Improvements to the road surface – potentially with the installation of rock gabions to reduce the impact of ‘run off’ during tidal surges and floods. Camping field: works needed to bring the ‘third field’ (currently owned by Southwold TC) into use as a summer only camping field.
2 Current position	
2.1	<p>Several proposals have been put forward by the working harbour working group.</p> <p>A site meeting took place on the 28th September attended by: Duncan Coleman (Interim Asset and Investment Manager) Danny Clarke (Capital Projects Manager) Sean Carter (Building Services Manager) Alastair MacFarlane (HMC member) Peter Simmons (Harbour master) Mike Pickles (HMC member)</p> <p>During the meeting the following information was provided against each point:</p> <p>1. The replacement of the fixed staging This option included removing both the fishing vessel and visitor moorings, dredging an area towards the bank to enable pontoons to be positioned further</p>

from the channel, re-piling the river's edge and raising the car park area by between 500mm and a meter. This would both modernise the facility and allow rafting of vessels at peak times while avoiding the channel.

On a purely commercial basis this may prove prohibitively expensive and time consuming as there will be a need for dredging, piling and back fill on land that is not in the possession of the Harbour.

It is believed that the remains of the terminus buffer of the old narrow-gauge railway lies within the proposed dredge area, potentially adding to complication and cost.

Fishing vessels currently rely on the tide height twice a day allowing them to easily and safely transfer heavy equipment directly on to their vessels from the current fixed staging. Pontoon moorings have been discussed with the users, and they are prepared to accept this.

2. The installation of power to the staging owned by Southwold Harbour on the Walberswick side of the river.

Power cabling could be installed on the riverbed or by using the bridge.

3. Moving the floating moorings on the south of the river, to upstream of the turning point on the south bank.

There was difference of opinion between members regarding the viability and indeed the need for this.

4. Improvements to the road surface – potentially with the installation of rock gabions to reduce the impact of 'run off' during tidal surges and floods.

It was felt that this would be impractical both operationally and potentially create a hazard.

Other options worthy of consideration: hexagonal matting or tarmac surfacing in vulnerable areas.

5. Camping field: works needed to bring the 'third field' (currently owned by Southwold TC) into use as a summer only camping field.

This would not include the installation of fixed structures (eg toilet blocks) on the site. The intention is that the field would retain a 'wild camping' feel. We would, however, need to ensure that there is a clear access point into the field – and that the ground in that area has a surface that will be robust enough to handle foot traffic into and out of the site.

Peter Simmons and caravan park staff have done some provisional work on this, with a view to light vehicle access over the drainage ditch, ditch and surface improvements for light traffic, site preparation, solar lighting, and firefighting equipment.

	<p>It is felt that fencing of the sight would also be required for Health and Safety requirements due to proximity of open ditches.</p> <p>Should no vehicle access be available, car parking would be required on the existing site resulting in a loss of revenue as several existing pitches would need to be removed during high season, potentially making the proposal counterproductive from a revenue earning perspective or at least less commercially viable.</p>
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3 How to address current situation

3.1	<p>General Manager and Harbour Master to discuss with potential providers an estimate of cost to replace current staging and move floating moorings on the south of the river ESC in house assistance unavailable due specialist nature of the works.</p> <p>Assistance required from Asset Management team regarding costing for power, and road improvements.</p> <p>Capital Projects to aid with updated costings for the camping field proposals.</p>
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4 Reason/s for recommendation

4.1	It is recommended that the HMC approve ongoing work regarding costings and solutions.
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Appendices

Appendices:

None

Background reference papers:

None