Sevenoaks Town Council

Invitation for Expressions of Interest for Use of Greatness Recreation Ground Pavilion (Original)



Sevenoaks Town Council Offices,
Bradbourne Vale Road,
Sevenoaks, Kent TN13 3QG

council@sevenoakstown.gov.uk
www.sevenoakstown.gov.uk
01732 459953

LOCAL COUNCIL AWARD SCHEME QUALITY GOLD
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Town of Sanctuary

Background

Sevenoaks Town Council inherited Greatness Recreation Ground from Sevenoaks District Council in 2008.

Sevenoaks Town Council, in partnership with Sevenoaks Town Football Club, have recently completed the building of a new Greatness Football and Community Centre. The facility enables the original pavilion previously used by the football club to be returned to Sevenoaks Town Council.

The building is brick built and currently contains showers (unused for two year) and toilets, a reasonable size function room and a small kitchen / cafe area.

There are security coverings to the windows.

The building is adjacent to the park's public car park.

Adjacent to the building is the public toilet for the park which is accessed externally and is managed directly by Sevenoaks Town Council.

Expressions of Interest are now being sought for the future of the Greatness Pavilion and will be considered by the Community Asset Committee on 25th January 2027.

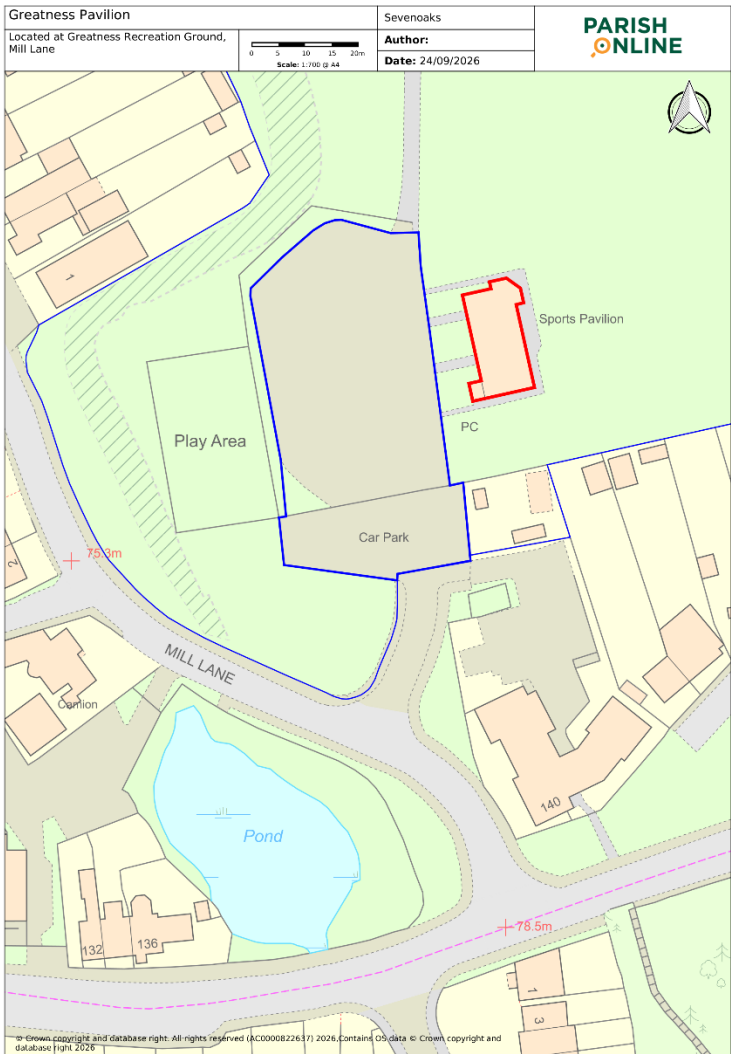
Please note the new Greatness Football and Community Centre will have a café for the public and the Town Council would not want to compete with this business.

The Greatness Pavilion Expressions of Interest Forms should be returned to Sevenoaks Town Council by 31st December 2026

Location

The Greatness Pavilion is located within the Greatness Recreation Ground, Sevenoaks, off Mill Lane, and has a postcode TN14 5AA.

See below the Pavilion building, outlined red, and parking facilities outlined in blue. A thinner blue line indicates the Recreation Ground boundary.



Facilities

Size of Building
The footprint of the building (excluding exterior public toilet) is 20m x 9m

Kitchen
It is a small kitchen with an under counter fridge and inbuilt microwave. This equipment will be provided within the concession and becomes the concession's responsibility. It however will not be replaced or upgraded.

Alarms
The building has an old alarm which is not currently functional. New agreements would need to be made with a supplier and out of hours contact details provided.

Toilets
There are toilets within the pavilion building.

An accessible public toilet is also attached to the outside of the building.

Refuse
Commercial waste is via an agreement with Sevenoaks District Council. The Concession would need to put in place their own agreement.

Car Parking
There is car parking in the adjacent public car park, off Mill Lane – see Location Plan in the previous section. Overspill car parking, controlled by a barrier is also available for Sevenoaks Town Football Club game days.

Utilities
Electric and Water, no gas.

Defibrillator
There is one within the building and will remain in situ.

Wifi
The building currently has wifi.

Greatness Recreation Ground Facilities

Greatness Recreation Ground is situated in the Northern Ward of Sevenoaks town.

It is a popular destination for local residents and those visiting due to involvement with the Sevenoaks Town Football Club.

Facilities at the recreation ground include:

Greatness Football & Community Centre
This is a new facility which is the home of Sevenoaks Town Football Club. It is adjacent to a 3G Football Pitch. Both facilities are managed by the football club.

Play Area
The current play area is due to be removed, and this space will be used for additional car parking. A new £250,000 play area is due to be installed by the end of 2026.

Outdoor Gym
A new Outdoor Gym area is due to be installed by the end of 2026.

Public Toilet
There is a unisex public toilet situated externally to the old pavilion. This is accessed directly from outside, it is maintained and cleaned by a contractor by Sevenoaks Town Council.

Drinking Fountain
There is a public drinking water fountain situated on the external wall of the old pavilion.

Green Spaces
The football club manage and maintain the football pitches.
Sevenoaks Town Council manages and maintains all the other green spaces. During the autumn of 2026 the intention is to provide additional landscaping following the completion of the capital projects of the new Centre, Play Area and Outdoor Gym.

There is a free public car park at the recreation ground. The inner car park has a height barrier and gate to prevent unauthorised access.

Licence to Occupy on short term basis

Dependent on the final decision of the use of the building a Licence to Occupy agreement will be required.

Site Visits

Site visits will be available by arrangement. Please contact Stephen Wood, Facilities Manager, Sevenoaks Town Council. Email: FacilityManager@Sevenoakstown.gov.uk

Telephone: 01732 459953

Expression of Interest Submission

Thank you for considering submitting an Expression of Interest for the Greatness Pavilion.

Sevenoaks Town Council request that you complete the following form (also separately available for completion) and submit to them at **Sevenoaks Town Council, The Council Offices, Bradbourne Vale Road, Sevenoaks, TN13 3QG by 31st December 2026.**

Please note that you may be asked to attend a meeting to explain your Concession submission. Suitable references will also be required.

Name (s)	
Address(es)	
Registered Address if applicable	
Contact email(s)	
Contact telephone number (s)	
Please detail your Expression of Interest for use of the Greatness Pavilion (additional information can be attached)	
Do you operate any other facilities?	
How many staff will there be? How many volunteers?	
Have you researched the proposed use, and can this be provided?	

PR / Advertising – how will you encourage use of your facility?	
Do you have a Delivery Plan / Strategy. Please provide details.	
What will you consider your Key Indicators that you have a success and growth?	
What will you do to ensure that your operation is as environmentally friendly as possible?	
What input if any would you be looking for from Sevenoaks Town Council?	

Signed: …… Printed ……..

…… ……..

Dated: …… ……..