

**Salcombe Harbour Board – 31 March 2008**

## **KINGSBRIDGE BASIN VISITORS' PONTOON**

**Report of Head of Service Salcombe Harbour**

**Statutory Powers: Pier and Harbour Order (Salcombe) Confirmation Act 1954**

**Financial Implications:** The installation of a dedicated visitors' pontoon at Kingsbridge will cost up to £10,000.

### **Purpose**

To seek the approval of the Harbour Board to install a dedicated Visitor's Pontoon at Kingsbridge.

This report supports South Hams objectives of good jobs (CP2), retention of the district's character (CP3) and value for money (CP6).

### **Recommendations**

**That the Harbour Board RESOLVES TO RECOMMEND TO COUNCIL the installation of a dedicated Visitors' Pontoon at Kingsbridge in line with the proposal set out in this report.**

### **Background**

1. Visitors to Kingsbridge Basin currently have two options, they may lie alongside the wall on the west side of the basin or secure to the southern end of the pontoon on the eastern side of the basin.
2. Access to the current pontoon, which is utilised by both visitors and residents is unrestricted, which has resulted in an unacceptable level of vandalism to the resident vessels permanently moored there. Whilst visitors berthing is provided it is not possible to restrict access to the general public
3. The Strategic Business Plan identifies improving access to Kingsbridge as an objective, which is planned to start in 2009/10. However, other projects which were planned for 2008/09 have not been realised (e.g. provision of water to the Bag pontoons). This presents an opportunity to advance the plans to improve access to Kingsbridge from the water for both visitors and residents.

## Proposal

4. It is proposed to advance the project to improve berthing within the Kingsbridge Basin to financial year 2008/09. The project would include the following elements:
  - Installation of 30 metres of pontoon on the visitors steps on the west side of the Kingsbridge Basin. This would provide berthing for visiting yachts and for visitors to Kingsbridge from other parts of the estuary. It would also provide an alongside berth for vessels berthed in and around Kingsbridge to embark and disembark their crew and provisions, a much safer option than the vertical ladders.
  - The pontoon would be secured to the sea wall on vertical “I” brackets which would allow the pontoon to rise and fall with the tide but restrict lateral movement.
  - By providing a dedicated pontoon for visitors, the existing pontoon would be made over to residents use exclusively.
  - The Residents’ Pontoon would benefit from three or possibly four additional alongside berths.
  - A combination keypad access gate fitted to the bridge of the Residents’ Pontoon would control access and address the vandalism problems.
5. The cost of modifying the pontoons, which were removed from the old residents’ pontoons in the Bag, the engineering drawings for the pontoon brackets, installation by an external contractor and the installation of an access gate on the existing pontoon is £10,000.
6. This proposal does not require planning permission as it is considered permitted development as it will be attached to 'Operational Land' as defined in the Harbours Act 1964.

## Strategic Risk Assessment

Opportunity	Issues	Benefits
The availability of the pontoons from the Bag and the inability to deliver another project this year presents an opportunity to improve the access within Kingsbridge Basin.	The funding is available within the 2008/09 budget.	Improved access for visitors to Kingsbridge, an increased number of berths for resident mariners and improved security on the dedicated Residents’ Pontoon.

## **Conclusion**

7. By seizing the opportunity presented by the availability of the pontoons and the finance that was earmarked for another project which could not be delivered within year, a considerable improvement can be delivered to the Harbour customers within the Kingsbridge area.

Ian Gibson  
Head of Service Salcombe Harbour

Salcombe Harbour Board  
31 March 2008

## **Background Documents:**

Strategic Business Plan 2007-2011, 1<sup>st</sup> Edition dated 2 August 2007.  
Engineering drawings of Proposed Kingsbridge Pontoons.