

THE DIRECTORS' MINUTES OF THE GLOUCESTER FOOTBALL AND ATHLETIC GROUND COMPANY LIMITED

By Malc King

The minute book for the meetings of the Directors of the Gloucester Football and Athletic Ground Company Limited (GFAG) has been preserved by the Hudson family, who fortunately recognised its importance in the history of Gloucester Rugby Club. Arthur passed it on to Gordon (both captains and officials of Gloucester Rugby Club), and then to John, who kindly loaned it to me, so that detailed notes could be made and the contents thus made more widely available.

Complementary to this book is the separate GFAG General Meeting minute book, which contains the minutes of Annual and Special General Meetings of GFAG and the annual accounts of the Company. This has been transcribed in full by John Cowen, and can be viewed elsewhere on this website.

The first meeting recorded in the minute book was a General Meeting on 5th August 1891 at the Ram Hotel, about 75 present. The meeting decided:

- A W Vears to be the Chair of the meeting
- there should be 9 directors, including one nominated by the Gloucester Football Club – A W Vears, L H Priday, A Woodward, S Davis, G Cummings, T Gurney, C H Dancey and A V Hatton were elected
- Messrs Bretherton Son and Boughton to be the Company Solicitors
- H S Simpson to be Company Secretary, remuneration to be decided later
- a capital of £4,000 be registered for the Company
- the Oddfellows Hall to be the Registered Offices for the Company
- the title of the Company to be “The Gloucester Football and Athletic Ground Company Limited”

A meeting of the Directors was then held, which decided:

- A W Vears to be Chairman of the Board
- tenders to be sought to remove 4 walnut trees urgently, so that the ground could be levelled

8 Aug 1891, meetings held at Castle Grim:

- at 8:30 am, the proposed field of play was planned out and the question of levelling and pulling down of buildings and walls was discussed
- in the evening, Directors joined by J P Moore, architect, who was briefed on work required

21 Aug 1891, meeting at Ram Hotel:

- tender of Joseph Gurney for levelling accepted – Gurney to take timber and bricks, and be paid £114-7-6
- Moore to request tenders for corrugated iron fencing where ground abutted Deans Walk and Kingsholm Road
- sub-committee formed to come to terms with the various tenants of the property
- agreement reached with Oddfellows for Company to use one small room as office, and to use large hall twice a year – cost £5pa

- subcommittee formed to procure a Company Seal
- thanks to Edwin Knibbs for free use of his house for all preliminary meetings
- five Directors to be quorum at Board meetings

25 Aug 1891:

- arrangements with tenants agreed – Mrs Bick to leave on 29 Sep; Lane to be a quarterly tenant at £4pa; King willing to pay £4 for tenancy up to Christmas
- Young Men's Christian Association to be paid 10/- to allow their small shed to be removed (5/- to be recovered from sale of materials)
- tender from Geo Cummings to erect corrugated iron fencing for £87-10-0 accepted
- sub-committee formed to deal with culverting of ditch

2 Sep 1891:

- Boughton reported a hitch in negotiations for the proposed mortgage on the property, because the Trustees of the Conservative Benefit Society didn't feel they could advance the money without a guarantee for the interest – Directors to give their guarantee of payment for 5 years
- a plan to be prepared for exhibition of the plans for the ground, including running track, pavilion and grand stands
- costs to be obtained for turnstiles

7 Sep 1891:

- Trustees of Conservative Benefit Society now wanted to extend the Directors' guarantee to five years subsequent to their giving notice for the repayment of the mortgage money – these terms not acceptable, so it was decided to effect a mortgage for £2,500 carrying interest at 4% through Messrs Bretherton Son & Boughton
- £395 to be paid to Messrs Bretherton Son & Boughton being the balance due to them on account of deposit of £800 paid by them for the Company, £400 having been previously paid to them and £5 having been received by them from C Blagden as a deposit on his shares
- A W Vears and C H Dancey proposed that the ground be named the Kingsholm ground, but S S Starr and A V Hatton proposed that it be called the Castle ground – Kingsholm prevailed by 5 votes to 2

8 Sep 1891, meeting at Castle Grim with 2 representatives from the Wagon Works:

- position and size of grand stand decided – would proceed if Wagon Co tender less than £30

16 Sep 1891:

- Wagon Co had offered for £50 the hire for 6 months of a grandstand 50 yards long together with a dressing room 20ft by 8 – to be accepted if Wagon Co would accept liability in the event of accident resulting from faults in the building
- B Coombs offered Company Auditor, remuneration 2 guineas
- more earth required to fill in the lower end of the field, so tenant's agreement required to take more from the higher part of the field
- Chairman and Secretary authorised to affix the Seal of the Company to the Share Certificates when completed

29 Sep 1891:

- Two Directors and the Secretary authorised to affix the Seal of the Company to a Mortgage for £2,500 to be advanced on security of the Company's property by Messrs Christopher Poytress, Edward Pates and Arthur Vincent Hatton with interest at 4%
- the Engineers' Band to play at the opening of the ground when Gloucester play Burton on 10 October; Mr T Robinson MP to be invited to declare the ground open and to start the match by kicking off; the Directors to entertain the two teams and the Football Club committee to dinner after the match (Boughton and Simpson offered to contribute to cost of banquet)
- Wagon Co to proceed with erection of grand stand, and to rail off a portion for the press
- £1,000 to be paid to A V Hatton and £100 to Messrs Bretherton Son & Boughton , these sums together with the £800 already paid to Messrs Bretherton Son & Boughton and the £2,500 to be procured on mortgage making up the full purchase money of £4,400
- £100 to be paid to J Gurney on account for levelling
- concern about children getting under the Deans Walk fence – holes to be blocked

15 Oct 1891:

- tenders to be sought for a solid wooden fence, 8ft high, along the Worcester St boundary
- proposal to rent ground for sheep grazing to Mr Moffatt, butcher, to be costed

23 Oct 1891:

- Agreement reached with Mr Moffatt that he pay £2 for sheep grazing rights on the ground until 25 March
- Wright to pay 50/- for space for a cigar box up to the end of the season
- Enoch Clutterbuck's tender at 8s 9½d per yard for fencing accepted
- Tenders to be sought for taking down the house in the centre of the property
- Coates and Bagwell to reclaim a portion of waste land adjoining the ditch

30 Oct 1891:

- no satisfactory tenders for removing house; house, garden walls, piglots, etc to be taken down and removed, and foundation of house to be taken up at least 18ins below cellar floor
- offer by Thomas Toomey of £16-10-0 for old Worcester St fence accepted
- turnstiles to be procured from Mr Crump

6 Nov 1891:

- Freeman & Jones tender of £35 for purchase of house accepted
- tender from Mr Crump for £66 to erect turnstiles at Deans Walk and Kingsholm Rd entrances accepted
- £20-3-0 to be paid to Mr Starr for his disbursements on miscellaneous work done on the ground, and £5 to the Secretary for petty expenses

20 Nov 1891:

- £94-6-6 to be paid to Mr Crump for fencing on Deans Walk side of ground
- £48 claimed by Mr Crump for work done beyond his contract for levelling of ground
- affixing of Company Seal to Conveyance Deed authorised

- Messrs John Stephenson & Co wanted to buy a small strip of land adjoining their premises in Worcester St – Company would want at least 10/- per yard

4 Dec 1891:

- no quorum

9 Dec 1891:

- Messrs Stephens Son & Co had offered £200 for land adjoining their premises – the Board wanted £250
- Joseph Gurney's extra expenses of £77-15-0 to be paid
- A decision on the purchase of a grand stand was deferred to the end of the season
- £2 allocated for improved accommodation for the press
- tenders to be sought for advertising at the ground

9 Dec 1891, General Meeting for Shareholders:

- there were now 278 shareholders owning 2798 shares, leaving about 130 shares subscribed for at the floating of the company not yet taken up

8 Jan 1892:

- E Clutterbuck paid £102-3-0 for satisfactory job on the Kingsholm Road fence
 - new footboards had been procured for £10-4-8
 - a tender from Alexander Storey offering £50 pa for advertising rights on the Kingsholm Road fence was accepted
 - it was decided to advertise for tenders for purchase of the two cottages; purchase of sundry trees; and rights to supply non-alcoholic refreshments
- Stuck into the minute book is a copy of the newspaper advertisement for these tenders, which reads:

“The Gloucester Football and Athletic Ground Company Limited

Tenders wanted as follows:

1. To purchase, grub up, and clear off the ground at once 63 Apple, Pear and Fruit Trees, 2 Poplars, 3 Holly Trees, and about six dozen Gooseberry and Currant Bushes. Work to be completed by February 11th.
2. To purchase, take down, and clear away two Cottages, Stable and Front Wall, now situated on the Company's ground facing the Kingsholm Road. Work to be completed by March 1st.
3. Tenders for the sole right of providing Tea, Coffee, and other Non-intoxicants on days when there are Football Matches up to the 1st May 1892.

Tenders to be marked 1, 2, or 3, as the case may be, and sent to the Secretary, 81, Barton Street, Gloucester, by 6:30 on Wednesday January 13th.”

- plan of ground agreed
- future meetings to be at 7pm on Wednesday evenings

13 Jan 1892:

- tender from Mr Storey to pay £50 pa for 3 years for sole advertising rights on the Kingsholm Road fence was accepted
- Enoch Clutterbuck's tender of £22-15-0 for the purchase, taking down and removal of the 2 cottages was accepted
- W Buckley's tender of £2 for the right to supply refreshments was accepted
- no tender had been received for removing trees, so it was to be included in the levelling contract

- tenders to be sought to level the remaining portion of the ground
- tenders to be sought for painting the Kingsholm Road fence

20 Jan 1892:

- W N Phillips tender for painting the fence for £7-10-0 accepted
- H S Crump's bill for £74-18-0 mainly for installing turnstiles to be paid
- Mr Starr to be paid £2-14-6 to reimburse him for expenditures on odd jobs on the ground
- Young Men's CACC interested in renting the ground for cricket during the summer
- One shilling to be charged for each transfer of shares registered in the Company's books

27 Jan 1892:

- Mr Beckley wanted to cancel the refreshment contract because he had been making a loss, but the Club asked him to continue the experiment for longer
- YMCACC willing to rent the ground for cricket 1 May – 31 Aug for £7-10-0, and allow Rugby Club use on specified days
- The Police Cricket Club were also interested in renting a portion of the ground for the summer – they were offered this for £2-2-0. An offer of £5 was also accepted from the Grocers Assistants CC
- tenders to be sought for levelling the rest of the ground. The advertisement is pasted into the minute book and reads:

“Gloucester Football and Athletic Ground Company Limited

Tenders are Required for Excavating, Filling, Levelling and Turfing the remaining portion of ground at Kingsholm. Specifications and Bills of Quantities to be had, and Plan to be seen, on application to the Custodian at the Registered Office, Oddfellows' Hall, Barton Street.

The whole of the work to be completed within three months from signing the contract. Tenders to be sent in by noon on Wednesday 10th February.”

10 Feb 1892:

- letter to be sent to Football Club reminding them that the Company has the sole right of supplying refreshments on the ground, and the hawking of cakes, oranges, etc must be stopped
- W H Phillips to be paid £7-17-0 for painting the Kingsholm Rd fence and for marking trees
- boys to be stopped from getting into the ground over the wall at the Deans Walk entrance
- Albert Bendall of Bowbridge, Stroud to be interviewed with a view to giving him the contract to level the ground for £176-6-1; at least nine inches of best soil to be kept under the turf; staged payment; to be completed in 10 weeks

16 Mar 1892:

- £36-10-0 to be paid to J P Moore; £18-14-8 to John Bellous; £155-18-4 to Bretherton Sons & Boughton (law costs); £13-6-11 interest on a/c; £4 to Mr Halton for fruit. Exception taken to Enoch Clutterbuck's charge of £9-11-9 for erection of wooden doors in fence on Kingsholm Road
- £30 had been paid on a/c for levelling
- terms to be agreed with the present tenant, H Moffatt, for letting the grazing up to 31 Aug

13 Apr 1892:

- ground let to Sanger's circus on 2 May for £10; to Oddfellows & Forresters for Whit Monday fete for £25; £5 to be charged for grazing up to 31 Aug
- Bendall's tender of 4d per yard accepted for turf
- portion of land pegged out for Mr Stephens to be sold to Mr Hatton for £200

17 Apr 1892:

- Hatton wanted several alterations made to conditions of sale of land, but these refused (letter enclosed in minute book from Hatton saying he can do nothing with land with a frontage of less than 39ft, so declining to purchase)
- £25 rent due from Mr Storey had not been paid
- Advertisement to be placed for an iron roller with shafts, not less than one ton in weight
- Wagon Co to be told that everything would be in readiness for the removal of the grand stand next Tuesday
- Dyke to be employed as necessary to act as Clerk of Works on Bendall's contract
- terms to be agreed with Bendall for levelling ground under grand stand
- Mr Howell of the White Hart to be allowed to erect a flag pole on the ground so that he could on occasion have a line of flags across the street to his house – 1s rent pa

4 May 1892:

- sale of land to Hatton to be allowed to fall through – Board thought Hatton had not treated them properly
- none of the tenders for a roller entirely met the requirement
- Dyke to be engaged as custodian of the ground to end of August at 18/- per week
- there had been objections to the flag pole, so the offer to Mr Howells was withdrawn
- Chairman to arrange with Bendall for the completion of the excavating, filling, levelling and turfing of the ground lately occupied by the grand stand and stable for £20 if possible, but with power to offer a further £2-10-0 if necessary
- Moffatt's offer of £3 for grazing to 31 Aug accepted

11 May 1892:

- Hatton dissented from the previous minutes record of the possible sale of land to him
- Dyke to be employed as custodian of the ground May-Aug at 18/- per week, and at 6/- per week for the rest of the year, the Football Club being bound to employ him during the period of their tenancy (the football season)
- Volunteers under Capt Thorpe to be allowed to drill on the ground – 10/- to be charged each time the full force drilled, and 5/- for a single company
- Town Clerk wanted photographs and scale of charges for new baths to be exhibited; this would be done on the new pavilion
- solicitors to chase Storey for unpaid rent
- members of Gloucester Athletic Club to be to train for foot racing only on the ground

18 May 1892:

- Board debating whether to take out a writ or to bar Storey from entry to land until rent paid

- roller to be purchased from Messrs J M Butt & Co for £24-15-0
- £50 to be paid to Bendall on a/c, leaving a balance of £14 odd

25 May 1892:

- Storey had still not paid rent, so Messrs Bretherton Son & Boughton instructed to enter into possession of the fence and issue a writ
- agreement to be concluded with H Dyke as custodian on terms previously discussed
- tenders to be sought for removing earth, levelling, forming bank, etc, and for erecting fence on St Mark's side of ground
- J P Moore to prepare plans for a new pavilion

1 Jun 1892:

- tender of J& W Brookes of Bristol Road to erect fence on St Mark's side for 5/5 per yard to be accepted, and completed by 7 July
- tender of Mr Jno Griffett for levelling for £110 to be accepted, and completed by 21 July
- Chairman calculated that further capital of £7/800 would be required for future requirements. Capital & Counties Bank manager was prepared to recommend to his Directors that a credit of £800 be granted on the joint guarantee of the GFAG Directors. Interest on the overdraft would be 4 ½ % when the bank rate is at or under 4, and 5% when above 4, the commission to be ⅛ % to be charged only when the Company's account is overdrawn. Board agreed.
- first issue of 3,000 shares now fully subscribed; no more shares to be issued at par
- at least 2 guineas to be charged for school treats on the ground

8 Jun 1892:

- agreed to pay 6/- per yard to Messrs Brookes Bros for fencing
- to advertise ground for letting on August Bank Holiday
- barbed wire to be put on Kingsholm Road fence
- tenders to be sought for building new pavilion designed by Mr Moore
- warning to be put in newspaper that trespassers on the ground would be prosecuted

22 Jun 1892:

- lowest tender for new pavilion was £500, so Mr Moore instructed to strike out any work not absolutely necessary to bring cost down to £375/400
- £15 paid by Storey, solicitors to obtain the £10 balance and terminate agreement
- Lane had vacated the Vinegar Works Corner

29 Jun 1892:

- amended tenders for new pavilion were J Cheat £405 and Wm Williams £417-5-0, but Board still thought these excessive, so reductions and other tenders to be sought
- ground let to Gloucester Trades and Labour Council for demonstration on 1 Aug for £25

6 Jul 1892:

- further tenders for new pavilion were E Clutterbuck £370-10-0 and A Gyde £385; Clutterbuck's tender accepted
- turf laid by Bendall was dead – he was to make good or be charged for it to be done

13 Jul 1892:

- J C Leat tried unsuccessfully to claim \$5-10-0 for his time and trouble in compiling his tender for the new pavilion
- if Bendall did not replace dead turf, then turf to be purchased and laid by Dyke and Lauder

20 Jul 1892:

- offer of Bendall to reseed was rejected and turf had been purchased from Jenkins at 4d per yard
- payments to be made to A V Hatton £48-15-0 (half year's interest on mortgage); John Griffett £50, J M Butt £24-15-0, Chance & Bland £5-17-6, and H S Crump £11-10-6

27 Jul 1892:

- advertisement to be placed "Mr Storey having assigned his lease of the advertising station in the Kingsholm Road to GFAG, the Directors are open to receive tenders for canvassing on commission for letting spaces for advertisements and collecting the rents. Billposters also to be canvassed for offers to advertise on Deans Walk fence

10 Aug 1892:

- tender for advertising accepted from Mr Dancey – charges to be 30/- for each space on town side of centre gates and 20/- per space above them, the commission allowed to be 20% on all new advertisements and in addition 5% on the gross amount collected
- AE Brookes offering 1/- per load for 20-30 loads of mould, but Board declined
- Griffett to be paid £107 for extra work, and Roberts & Starr £7-6-0 for seed
- prevalent trespassing to be stopped

14 Sep 1892:

- plan of enclosure fence with entrance gates and slope in front of pavilion was approved, fixed steps within enclosure desirable – Clutterbuck to be invited to tender

17 Sep 1892:

- Clutterbuck's tender for £35 to erect enclosure fence was accepted

22 Sep 1892:

- J Dutton had complained of damage to his property on match days – he was referred to the police
- Bendall claimed £15-15-0 as the balance of his various contracts; the Company claimed £16-15-0 for having to return turf
- £100 rent received from Football Club for current year
- Company was £157 in credit – Board agreed dividend of 5% subject to audit
- because Moffatt had received little benefit from his grazing rights, he was offered the next 12 months for £5
- HS Simpson to be paid £40 (£20 salary and £20 for extra work), £25 petty cash and £5 year's rent of office

28 Sep 1892:

- Leat to be offered £2 to settle dispute
- three Directors retiring at forthcoming shareholder's meeting selected in alphabetic order – Messrs Geo Cummings, CH Dancey & S Davis

16 Nov 1892:

- Messrs Byett & Thomas interested in hiring unused part of ground for their World's Fair – they were to be offered 3 months for £5
- unauthorised persons were obtain entrance to the ground via the Director's door – new lock and keys required
- tender to be sought for new flagpole at least 50ft high to be erected next to new pavilion

7 Dec 1892:

- Tender by Brookes Bros for flagpole of £7-15-0 accepted – to be erected on Kingsholm side of pavilion just clear of enclosure fence
- Gloucester Athletic Club allowed for the time being to keep their temporary building on the Deans Walk side of the ground for 1s pa rent
- share certificate lost – duplicate to be issued
- Early Closing and Post Office Cricket Clubs wished to rent the ground for cricket for 4 summer months for five years at £20 pa - the Board did not want to commit to more than an annual agreement
- a Football Club request for the provision of stands on the cheaper side of the ground was agreed – for two-thirds of the length of the line of play

22 Feb 1893:

Included in the minute book is a copy of a letter from H S Simpson, resigning as Secretary of the Company because his bank employer had transferred him away from Gloucester to Newport IW

- there were five applicants for the post of Company Secretary – the Board selected SS Starr at £20 pa
- agreement with Young Men's Religious Society's Cricket Club renewed at same rent of £7-10-0
- payments to be made to EC Clutterbuck £28-2-6 (balance on pavilion), HS Crump £8-2-6 (urinals), J&W Brookes £7-11-0 (flagpole), HS Simpson £10 (half year's salary), petty cash £5

Advertisement pasted into book for: "This extensive enclosed pleasure ground to be let, with grand stands, turnstiles, and all facilities for fetes, circuses and all kinds of entertainments."

15 Mar 1893:

- Tom Graves Smith took his place on the Board as the GFC rep.
- YMRJSCC to be allowed the same portion of the ground as last season
- fire proof safe to be bought for £4, and installed at 92, Northgate St, the business premises of the Secretary
- Mr McCrea offered the ground for 5gns per night from 6pm

21 Mar 1893:

- Board refused to accept McCrea's offer of £8 for 2 nights, but would ensure that no fireworks be let off on ground for 6 previous to his booking

24 Mar 1893:

- Police CC to be allowed same portion of ground for the season for £2

- St Mary de Lode CC offered £5 for the season, but told they could have the Worcester St side for £7-10-0 (same as YMRJSCC)
- J C Byett offered £3 to hire gravelled corner for fair rides at Easter, but not accepted because GFC would be using the ground
- McCrae had booked ground for fireworks on 1&3 June for 5gns per night
- an Athletic Club deputation met the Board to discuss holding their Annual Festival at Kingsholm in August – they were offered the whole ground for 2 days for £30, including a ¼ mile track
- Athletics Club members to be allowed to train at Kingsholm before 10am and after 6:30pm at a cost of 2/6 per member
- Athletics Club wanted to hold 2/3 evening meetings, for which a charge of 4gns was set

19 Apr 1893:

- Grocers CC had failed to return key to Deans Walk entrance
- Ginnets Circus unwilling to pay £10 for hire of ground for one day
- St Mary de Lode CC agreed to pay £7-10-0 for Worcester St side for season
- Mr McCrea had hired whole ground for £25 for Military Sports and Fete on Whit Monday

24 May 1893:

- J P Moore paid £13-1-0

12 July 1893:

- in future interest on the mortgage to be paid on Feb 28 & Aug 31
- ground to be let for drill by the Gloucester Engineers on the same terms as the Rifles – 5/- for a single Company and 10/- for the Battalion
- ground let to Mr McCrea for £25 for Whit Monday 1894
- Athletic Club to be charged only 2gns for hiring the ground for an evening meeting on 22 June, which had resulted in a large loss

16 Aug 1893:

- LH Priday, one of the Directors, had died on 5 Aug
- Football Club asked for a change to their agreement so that they could let the ground for purposes other than football – Board refused any change

6 Sep 1893:

- Mr Hanman, Captain of GFC, to be loaned a key to the Directors' door for the duration of the season

20 Sep 1893:

- General meeting to be held on 11 Oct

4 Oct 1893:

- Oddfellows Hall to be asked for a reduction in rent because the Directors would be holding fewer meetings
- in future three Directors would form a quorum
- seats and stands for the ground to be purchased from Mr Madge
- Messrs Stout & Robbins from GFC attended meeting to ask for permission for the FC to rent the ground for purposes other than football. Board declined to alter existing

agreement, but offered a provisional or supplementary agreement, whereby the 2 secretaries of the FC & GFAG could agree lets of the ground during the football season, with gate money being shared equally, GFAG responsible for making good any damage, and the FC money being withheld until they had paid their rent.

18 Oct 1893:

- FC claimed £1 spent on picking up stones from field of play, but Board declined to set precedent for FC to incur expenditure on ground and expect GFAG to repay

7 Feb 1894:

- Company was now overdrawn at the Bank by £761-11-7, so possibility of an additional mortgage of £750/800 to be investigated
- Dennis Reardon, Commission Agent, elected as Director
- ground to be offered for £20 for Oddfellows & Foresters Fete on 25 June
- office rent reduced to £3pa from 1 Sep 1893

21 Mar 1894:

- fence in front of pavilion to be moved back to 2ft from the lowest step
- Post Office Sports Club to be charged 2gns for use of ground after 5pm
- it had not been possible to increase the present mortgage, so Chairman to ask bank to extend overdraft arrangements (with Reardon replacing Friday as one of guarantors)

6 June 1894:

- permission granted to City Surveyor to erect ventilating shafts against the trees near to Deans Walk
- several advertisers were threatening to quit, so the advertising agent, Wm Dancey, persuaded the Board to reduce rents to 15/- to £1 per space pa up to the middle entrance, and 5/- to 10/- from the middle entrance to the St Mark's end, with reductions to the lower rates if advertisers take spaces for a number of years
- horse which was the property of the Football Club to be purchased for £4
- mowing machine to be purchased for £2
- H W Grimes to replace T G Smith as Football Club rep on Board
- Board were against a suggestion that the City Corporation might want to move the Pleasure Fair from Barton St to Kingsholm, the principle concerns being damage to the ground and contrary to the purposes intended for the ground
- £48-10-10 paid on mortgage interest and £13-2-6 on rates

4 July 1894:

- Athletic Club thought Kingsholm track would not be fit for their Sports on 7 Aug; the Board disagreed and decided to hold the Athletic Club to their agreement

18 July 1894:

- Athletic Club suggested that arbitration be used to settle dispute, offering Dr W G Grace, C Herbert & R H Wickham as arbitrators. Board agreed on arbitration, but only if 3 local arbitrators were used – the Mayor of Gloucester, John Bryan, & Wm Stout

27 July 1894:

- Athletic Club rejected suggested arbitrators, and proposed that each side appoint one arbitrator, and they to then select an umpire. Board went back to their proposal, and threatened to publish whole correspondence and an explanation if matter not settled by 31 July
- offer from one advertiser to take 4 spaces and to put up theatrical bills was accepted

31 July 1894

- advertiser not permitted to raise his boards above the height of the Worcester St fence
- Board not prepared to let ground as far ahead as Whitmonday 1895
- no reply from Athletic Club

1 Aug 1894

- Board agreed to accept Athletic Club proposal for arbitration if their officers will accept personal liability for the award, with a Director from each club as arbitrators, who can appoint a referee if necessary

6 Aug 1894:

- Athletic Club offered £15 to settle dispute. Board thought they had been treated discourteously, but agreed to settle
- an offer from the Athletic Club to hire seating from Kingsholm for 50/- for use at the Spa was accepted

15 Aug 1894:

- the horse would be offered to the Football Club for £4 on condition that it could be bought back at the same price at the end of the season
- Mr Moffatt, the present tenant, to be asked how much he would pay for the grazing rights if no cricket were played 1 Sep 94 – 31 Jul 95
- it was agreed to draw up a new agreement with the Football Club, because neither of the original signatories were now associated with the club, and to incorporate some minor changes, but the Directors insisted that any use other than football had to be approved by them

22 Aug 1894:

- Mr Moffatt offered £9 for the grazing rights, but this was not thought to be enough, so tenders would be sought
- Corporation to be permitted to build a urinal near the Vinegar Works corner on condition that it would be removed at 6 month's notice and that the Corporation pay £3pa rent

29 Aug 1894:

- Mr Moffatt's tender of £10 accepted for grazing (others were £10 & £7-10-0)
- Football Club granted permission to hold Athletic Sports on the ground on 8 Sep

19 Sep 1894:

- Mrs Boldaro's offer of £4pa to advertise on the stone wall between the Vinegar Works and the Worcester St fence was accepted
- Capt Ricketts of the Gloucester Engineers had fixed the "Wells" lamp on the football ground, and his offer to rent it to the Company for 2/6 per week was accepted

- Football Club reported that Mrs Dutton of Deans Walk had complained about spectators standing on her wall and damaging it to watch matches, and suggested the fence be raised or canvas screens erected. The Directors declined, claiming they did not feel called upon to protect adjoining properties, and advised that Mrs Dutton should seek a police prosecution to end the matter
- the auditing of the Company accounts was expected to take less time than when the Company was started up, so the fee paid to the auditor, Mr Coombs, was to be reduced from 2gns to 1gn
- a dividend of 2½ % was recommended
- Mr Jno Stephens to be asked to pay 1/- pa for the right of light into his warehouse overlooking the field

24 Oct 1894:

- Mr Vears re-elected as Chairman
- Mr Stephens declined to pay for the right of light
- Company to suggest that fete on Whitmonday be held jointly with Mr McCrea in order to make more profit
- Harry Stephens to be permitted to take away 50 loads of soil at 1/- per load

31 Oct 1894:

- Mr McCrea agreed to act as manager of the fete, with equal sharing of profits or loss with the Company

16 Jan 1895:

- Post Office Sports to be charged 7gns for use of ground on 31 May
- Gloucester Harriers to be charged 5gns for use of ground for a ten mile race on 4 May
- Board keen that National Rose Show be held at Kingsholm – Mr Jones on committee of Rose Society and to negotiate best terms
- St Mary de Lode flower show to be charged 2gns on 29 Aug
- interest of £48-6-8 to be paid

30 Jan 1895:

- since Mr Stephens still refused to pay for right to light, boards were to be erected in front of his window
- alterations to the wall near Deans Walk were approved, and Mr Gurney offered to do them at cost price
- Mr McCrae's draft agreement for fete arrangements was approved

20 Feb 1895:

- Rose Show would be on the Spa not Kingsholm
- Mr Wilce Jones to be paid £5 for the land he was giving up for the improvement to the Deans Walk wall
- no more soil to be removed from ground
- tickets to be issued to athletes for 2/6 to train on Kingsholm 1 May – 31 Aug 95
- Whitmonday fete to be extended to the Tuesday

20 Mar 1895:

- agreement with Mr Wilce signed

- charge for an entertainment in a large marquee on the ground to be £7-10-0 for first day and £2-10-0 for subsequent days
- proposal to Athletic Club for their Sports on 6 Aug that they prepare the ¼ mile track, pay rent of £25 including use of horse roller, and pay for time of Dyke in preparing track at 3/- per day from 1 July

27 Mar 1895:

- Athletic Club declined use of ground
- Mr Wilce unhappy with Deans Walk improvement - Board claimed it was being carried out in accordance with plans, but instructed Mr Gurney to tidy up end of house overlooking the field

1 May 1895:

- spikes to be placed on double doors opposite Mr Moffatt's to prevent people climbing over
- Jno Smith wanted to rent a bare piece of the ground, but the Directors intended to use the soil in the bank to dress the field

27 May 1895:

- ground let for 1gn for All Saints School treat on 25 July; not to be let for less than 2gns in future
- the Football Club had paid their rent of £275 in full, but had made a loss of £25-9-10 on the season, and the Board agreed to send a cheque for this amount so that the Club did not start the following season in debt

12 June 1895:

- the balance sheet for the fete was accepted; Board pleased with McCrea's management of the event
- vote of thanks to Mr Caudron for his balloon performance
- Dawes Artillery Band willing to play at ground on Thursdays
- fetes to be held on 2 days at August Bank Holiday, managed by McCrae

3 July 1895:

- Dawes Band to play on Thursday evenings and pay half of nett income to Company
- for Aug Bank Holiday fetes, tickets to be 6d up to Sat 3 Aug; excursionists half price on Monday, balloon tickets 2/6

24 July 1895:

- Dawes Band unwilling to use ground after all
- on Mon 22 July, when Sangers Circus on ground, Dyke had been brutally beaten about the head; £1 reward to be offered for information leading to a conviction
- a trial pony polo match to be allowed to gauge whether it would cause too much damage to the ground
- many young men were reported to be climbing over the Worcester St fence, but Board decided against adding barbed wire
- McCrae hire of ground for pony races on 31 Aug; some Directors thought the price of £5 set by the Secretary was too low, but could not now be changed
- as a result of this the Secretary felt he had lost the confidence of some of the Directors and tendered his resignation at the end of the current financial year

2 Aug 1895:

- Mr S S Starr informed that he had not lost the confidence of the Directors, and he was persuaded to withdraw his resignation

21 Aug 1895:

- the Company had made £3-14-6 from the Glo'ster v Stroud polo match, and £2-0-10 from Mr Reardon's balloon ascent
- Mr Moffatt could be tenant for sheep tack for £10, and if he agreed cricket would not be allowed on the ground

4 Sep 1895:

- Dyke had asked for a regular wage of 18/- per week – this was agreed with contributions coming from the Football Club of 6/- pw and from the Thursday Club of 3/- when they played a game, the Company making up the rest. Dyke to be told he needed to work a full week and to do a great deal more than he had in the past
- agreed to a Football Club request to heat water on training nights and match days
- application to be made to the Engineers for the use of their "Wells" light during the coming season
- Moffatt was not prepared to pay more than £5 for sheep grazing rights because of the wear and tear from entertainments – this was agreed
- £12-2-0 paid to Gurney Bros for alterations to Deans Walk Cottages

7 Sep 1895:

- Gurney given approval to proceed with installing heating furnace

18 Sep 1895:

- the balance sheet showed a surplus of £96-8-4 on the year's working; Directors agreed to recommend a dividend of 2½ % which would amount to £75, the remainder to go into the depreciation account

11 Oct 1895:

- Mr Allen had complained of damage to his garden next to the Vinegar Works from people going across it to get into the ground, but the Directors regarded it as his responsibility to stop people getting onto his property
- Board was asked to ensure that no roundabouts were erected on the ground – they were unwilling to bind themselves in this way
- Mr Studt offered £50 for half the field for the next Barton Fair & Mops – no decision
- Mr McCrae offered £25 for each of the 1896 Bank Holidays – agreed
- Gas Co to be asked to remove the gas main left on the field after the balloon ascents

4 Dec 1895:

- 3gns to be charged for flower shows, but 5gns if with roundabouts
- McCrae offered £5 for hire of field for week before Aug Bank Holiday 96 – agreed
- interest of £48-6-8 paid, and £13-2-6 for poor rate
- resolutions passed at the request of the Capital & Counties Bank to establish the authorities for the Company account; the current balance at the bank was £559-12-5

15 Apr 1896:

- field let for St Mary de Lode flower show on 13 Aug for 3gns

- Football Club relinquished possession of ground, and it could now be seeded and dressed
- Mr McCrae released from his contract for Jul/Aug because of the prevailing epidemic of smallpox
- training tickets to be issued to athletes as last year

12 May 1896:

- Directors felt they could not hire the ground to the Police Cricket Club having already refused 2 other clubs

18 Aug 1896:

- Mr Studt to be charged £150 for use of Thursday half of ground for Barton Fair because a fence would have to be erected; alternatively he could be offered the Vinegar Works corner of the ground only for £40

26 Aug 1896:

- Studt accepted the Vinegar Works corner offer; temporary water supply to be laid on
- rates reduction to be applied for because the field had been void during the summer
- McCrae had made a loss of £12-18-0 on the Aug Bank Holiday fete, and owed £25 for the hire charge – he would be discharged of the £25 debt on payment of £5
- Football Club to be asked to practice on the Thursday part in order to keep the proper playing ground in good condition

16 Sep 1896:

- no rates reduction had been obtained
- St Mary de Lode flower show on 5 Aug 1897 charged 3gns
- Rev Keble of St Catherine's given permission to hold a service on the ground on each of the 3 Sundays when Studt was occupying the field
- balance sheet for year ended 31 Aug 1896 showed a profit of £61-15-11; no dividend recommended

30 Sep 1896:

- Henry Moffatt to be told he must pay £7-10-0 for sheep grazing (tack)
- £657-8-6 was due to the bank on 31 Aug 1896, but the land owned by the Company had increased in value, so an increase in the mortgage was proposed. Mr Hatton offered to increase the mortgage up to £3,200 at $3\frac{3}{4}\%$ - it was agreed that this offer be accepted to the extent of £650 being added to the £2,500 mortgage, making a total of £3,150 (the odd £150 might be paid off at any time convenient to the Company)

9 Oct 1896:

- Studt had paid rent as agreed of £40 and £1 for the water supply
- first instalment of Football Club rent of £100 had been received
- Moffatt declined to pay £7-10-0 for the sheep grazing
- agreed to rent Vinegar Corner to Studt for £40 again for the 1897 Barton Fair & Mops
- Mr Hatton reported that his co-Trustees were only prepared to increase the mortgage to £3,000 at $3\frac{3}{4}\%$ - this was agreed

18 Nov 1896

- Football Club had paid £255 rent which with half of Studt's rent of £40 met their obligation
- sheep grazing to be advertised
- Thursday Club wished to employ Dyke for only ½ day on their match days – Board said they would have to pay for whole day
- deed for new £500 mortgage signed
- Gurney to brick up Stephens window

4 Mar 1897:

- Studt difficult to track down to sign the Barton Fair contract
- guarantee signed by the Directors with the bank had been cancelled
- Gloucester Harriers offered ground for their sports on 1 May for £7-10-0
- St Catherine's flower show to be on ground on 12 Aug for 3gns
- John Newth had offered £6 for sheep grazing – accepted
- cricket on ground declined to allow it to recover during summer months
- Gurney had bricked up Stephens window
- Board believed that Dyke had been at the beck and call of the Thursday Club on match days without them paying for his time – agreement needed revision for next season

11 Mar 1897:

- at an auction on 17 Mar, the Company would offer up to £90 for a piece of land fronting onto Serlo Rd and adjoining the ground, estimated to be about 1100 yards

24 Mar 1897:

- Harriers had taken the ground for their sports on 1 May for 7gns
- Lord Sangers & Sons Circus had occupied the Vinegar Works corner for £10 on 23 March
- training & bicycling tickets to be sold at 2/6, but Dyke not to assist in bicycle training between 6am and 6pm on weekdays – he was to continue to screen soil, top dress and otherwise improve the ground
- McCrae offered the ground for £50 for Whit Monday, 2 days of the Agricultural Show, and Aug Bank Holiday
- Mr Dancey given a free hand to get what he could for advertisements on hoardings beyond the top door Worcester

7 Apr 1897:

- McCrae declined the ground hire offer, but offered £10 for 2 evenings during the Agricultural Show for fireworks – accepted
- Mr Thomas, coach builder, Worcester St, sometimes used the Vinegar Works corner to put together new shooting galleries, etc – he would pay 5/- each time
- second water meter would be retained to save moving one from the Vinegar Works corner when water required near the field

25 May 1897:

- Mr Allen claimed 30/- for his crops eaten by sheep escaping from the field – Board rejected the claim, saying his was the only property on the other side of the R Twyver without its own fence
- agreed that Gloucestershire Engineers could use Moffatts Corner for engineering work, earth work and foot drills for £10 during summer

- Mr Thomas wanted to rent the Vinegar Works corner for 7 years and erect workshops – Directors would not agree to that long a lease

30 June 1897:

- first meeting that AW Vears had missed since Company was formed
- lettings – 21 June St Catherine's School treat 2gns; 1 July Sangers Circus £8 + water £1; 10 July & 7 Aug Commercial Travellers Cricket matches @21/- each; Aug Bank Holiday Trade & Labour Council Fete £25
- Studt given 7 days to take up Barton Fair booking

13 Aug 1897:

- deferred decisions on ground improvements

9 Sep 1897:

- no reply from Studt, so Vinegar Works corner and ditch side of ground from Worcester St to Deans Walk let for £60 + £3 for water to Wm Symonds for Barton Fair & Mops 24 Sep – 11 Oct
- Ground unfit for cricket on 7 Aug after fair
- Allen's claim had been settled for 10/-
- AV Hatton resigned as Director; replaced by Wm Stout

15 Sep 1897:

- sheep grazing let to Newth for £7-10-0
- balance on revenue account at end of working year on 31 Aug was £158-10-3; 5% dividend recommended costing £150; £8-10-3 to general depreciation
- reduction in office rent to be sought

8 Oct 1897:

- some members of the Football Club thought the ground should not be grazed by sheep, but agreement already in place for next year
- Symonds wanted a rebate on the water charge, because he had to pay the Corporation for water for the steam engines from a stand pipe in Worcester St, but refused because he had used much more of the field than had been agreed
- the Inspector of Nuisance had complained about water from the tap near the Vinegar Works corner running over the pavement

30 Mar 1898:

- office rent at Oddfellows Hall reduced to £2 from £3 for current year
- lettings – 28 Jul St Mary de Lode flower show 3gns; 18 Aug St Catherine's 3gns
- Ginnett's Circus had been let Vinegar Works corner for £5 + 10/- for water on 4 Apr, but bad weather delayed their arrival until 11 Apr, so booking cancelled because it clashed with football
- £2 refunded to S Millard for removing sets on roadway together with doorway opposite White Hart
- Gloucester Dog Show offered field for 7gns on 1&2 June

25 May 1898:

- Improvements were proposed to the Pavilion side of the ground at an estimated cost of £55 – they would be carried out if the Football Club agreed to the ground being let for the Barton Fair and forego their share of the proceeds

20 June 1898:

- Football Club agreed to forego their share of Barton Fair rent
- Symonds wanted more space for the Barton Fair – agreed to extend to the first big tree from the Worcester St turnstiles, but same width at Deans Walk end as last year

27 June 1898:

- agreement signed with Symonds for Barton Fair letting
- accepted Messrs Gurney Bros estimate of £57 for improvements to Pavilion side of Field – moving back fence in front of Pavilion, running three steps from one end of St Marks St side right through to other, extending side fence of Pavilion to make up length taken off in front

31 Aug 1898:

- ground let for sheep grazing only in summer months (to Newth for £5), at the request of the Football Club that there be no grazing during the season, but FC asked to make up the £2-10-0 loss in some way
- walkway to Pavilion to be on top of the bank
- accommodation for the press to be doubled by taking up all of the front seats

7 Sep 1898:

- FC agreed to pay the £2-10-0 lost on winter sheep grazing
- balance at year end was sufficient to pay a dividend of 2½ %

7 Oct 1898:

- Symonds had paid £60 for Barton Fair let; Directors rejected a further claim for a water rebate for 1897
- the old City Gardens were for sale for £1,300, but Directors could not see way to become purchasers
- McCrae offer of £15 for ground on Whitmonday 1899 was declined

16 Nov 1898:

- Foresters offered hire of field for Whitmonday @ £25, and for evening garden parties @ 1gn per evening for 3 evenings
- offer accepted from Mr Blinkhorn for 1/- per load for 100-200 loads; all costs of getting and hauling to be paid by Blinkhorn
- Gurney's bill of £60 for Pavilion side improvements paid

26 Nov 1898:

- agreed that Messrs John Stephens & Co should rent corner near Vinegar Works, 30yds x 18yds, for storing bricks, timber, etc, at rate of £1 per week

1 Mar 1899:

- Foresters had taken ground for Whitmonday for £25
- 264 loads of soil had been sold so far for £13
- repairs had been made to the Pavilion following damage by gales
- Vinegar Works corner had been let to Symonds for £60 for 1899 Barton Fair
- training tickets to gain be sold for 2/6
- Directors thought that the 3¾ % interest being paid on the mortgage should be 3%, and that less interest would be charged by a Benefit Society

- Directors unwilling to let ground to Barnum & Baileys Show, because of fear of damage to ground before football season
- the Chairman suggested to the Board that he – the Chairman – thought the time had arrived when they might well discuss the advisability of cancelling the supplementary agreement between the Football Club & the Ground Company made in 1895. He said it would be well within the recollection of the Board that the supplementary agreement he alluded to was arranged at the time the Football Club was financially weak and in low water – and the agreement was to the effect that the Football Club should take half gross proceeds of any and all circuses, shows, entertainments, etc held on the ground during the football season, the Company to bear all expenses appertaining to these shows, etc. Mr Vears said he need not remind the Board what this meant – each member knew as well as he did – that more than once the Company's half had been more than swallowed up in putting the field back in order after these shows, etc. The Company always had a warm corner in their hearts for the Football Club and wished to see them prosperous. In fact, the one guiding wish of every Director had been, and was, that one day the Ground might be entirely in the hands of the Football Club. The Club now were moving in that direction, they were already very large shareholders and were still buyers of shares. And he – the Chairman – did not think they would be in anyway losers financially by this agreement being annulled, because what the Club lost from ½ proceeds they would as the largest shareholders gain by an increased dividend. The Club he felt sure would remember that about the same time this agreement was made, the Company also granted them some £25 or £26 to put right a deficit the Club had on that years working. And Mr Vears also said he felt sure his brother Directors would agree with him that they – the Directors – had a duty also to perform towards the shareholders who had not had a too rosy a time of it in the way of dividends. The Club was now financially strong and could also well afford to consider the paying of a reasonable dividend to all shareholders. After a full and general discussion in which the Board quite supported the Chairman's views, it was decided in the absence of the Football Club's representative that the Chairman should have an interview with Mr H W Grimes before taking any further steps in the matter

19 Apr 1899:

- Mr Conway Jones had sold his shares in the Company, and therefore resigned as a Director; Mr Herbert J Berry of the New Inn was elected in his place
- Post Office Sports had made a loss the previous year when charged 7gns rent, so this was reduced to 5gns for 1899
- the Board & Mr Newth agreed that the rights to summer grazing should be transferred to the Football Club for £5 (so that no grazing would be allowed)