



20th May 2015

Mr Ian Bone
WPH Marine Construction Limited
St. Georges Business Park
Sittingbourne
Kent
ME10 3TB

Dear Ian

Background to the new pontoon in Queenborough Harbour

I confirm our understanding of the scope of the project to start the development of Queenborough Harbour using pontoon moorings.

Queenborough Harbour Trust was given in 2013 a Service Delivery Grant from the Government's Community Right to Challenge Programme for the installation of pontoon moorings and associated development of the harbour. The Trust invited tenders to carry out market surveys of the Harbour, advise the Trust on how the number of boat moorings could be increased, to in excess of 200, and to implement an initial development to install at least 200ft of floating pontoon mooring. The scope of work included obtaining all necessary marine planning and licences.

WPH Marine were successful by being able to offer all the required services including any necessary on site marine construction. The works were done using the standard NEC form of contract.

It was initially considered that the best option for the pontoons would be to manufacture new ones, however, the Trust wanted to consider the option of obtaining suitable second hand floating pontoons – preferably ones that required minimum maintenance. The Trust considered that this option could provide more boat mooring length than new build either steel or concrete structures that would be suitable for the worst wind and sea conditions that can be experienced in the harbour.

WPH Marine were active in looking for suitable second hand pontoon moorings and sourced the redundant Gosport Ferry Terminal concrete pontoons. WPH Marine were able to purchase these pontoons and carried out modification and refurbishment work to make them suitable for their new use in the harbour. This required the pontoons being moved to a quay in Portsmouth which provided a suitable safe and secure location for the work to be done. At WPH Marine's suggestion the Trust agreed that the sides of the pontoon should be clad in thick plastic to provide a durable fender to protect all boats that would be moored alongside.

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Under the agreement with WPH Marine the pontoons did not become the property of the Trust until they were finally installed in the harbour. This was a key consideration for the Trust as it had no previous experience of arranging for the purchase of pontoons, the work required to make them suitable for the conditions in the harbour, arranging their tow to Queenborough with associated marine insurances and obtaining all necessary licenses and clearances.

The original intention was that the new pontoons would be able to be secured fore and aft in line with an existing trot of moorings. However the ex-Gosport Ferry pontoon is a substantial concrete structure made up of three 20m x 8m sections 'hinged' together with a total weight of some 800Tonnes. During the course of the work being done on it in Portsmouth, the opportunity arose to locate the pontoon close to the hammerhead of the existing All Tide Landing (ATL). This required a modification to the original mooring configuration requiring four anchor points – the substantial anchors used are one Admiralty Pick Anchor and three fabricated Bruce Anchors each secured by over 250Tonne working rated chain which had to be strategically placed so as not to cause a risk to boats moored to the pontoon and avoid the existing anchors securing the ATL hammerhead.

Queenborough's new concrete pontoon offers nearly 390ft of boat mooring space – nearly double what was originally envisaged. The harbour is now able to offer all-tide walk-ashore moorings using the bridge that has been provided by WPH Marine linking the pontoon to the ATL.

Throughout the contract WPH Marine has been a 'facilitator' in enabling seamless changes to scope to meet the Trust's needs. This has covered obtaining the necessary MMO and Peel Ports approval and licences, being flexible with finance arrangements and agreeing extended payment terms to cover changes and additions to the contract scope. WPH Marine has consistently worked to find options and solutions that will best serve the future of the harbour. The Trust thanks WPH Marine and has been most pleased with the outcome of the contract.



Patrick D R Moore
Trustee Director – Queenborough Harbour Trust CIC

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