

Southend-on-Sea Borough Council

Agenda
Item No.

Report of Deputy Chief Executive (Place)

to
Cabinet
on
19 June 2018

Report prepared by: Paul Jenkinson, Parks Technical Officer

Southend Central Area Wheeled Sports Facility

Place Scrutiny Committee – Cabinet Member: James Courtenay

Part 1 (Public Agenda Item)

1. Purpose of Report

- 1.1 To make Members aware of the results of the consultation on the sites for a wheeled sports facility in the central area of the town.
- 1.2 To seek approval to allocate a minimum of 500m² of the former Warrior Square Swim Centre site for the installation of a wheeled sports facility.
- 1.3 To seek approval to tender and deliver the project.

2. Recommendations

- 2.1 **Members review the results of the consultation, Appendix 1, and confirm that they agree to use of the most popular location, an area of former Warrior Square Swim Centre site, for a wheeled sports facility.**
- 2.2 **Members agree to allocate a minimum of 500m² of the former Warrior Square Swim Centre site for the installation of a wheeled sports facility.**
- 2.3 **Members acknowledge that the creation of a wheeled sports facility in this location will reduce the amount of space available for future development.**
- 2.4 **Members agree that works progress to submit the planning application and to tender and appoint a contractor to construct a wheeled sports facility.**
- 2.5 **Members note that the full £250k capital budget may need to be re-profiled in to 2018/19 if the delivery programme is ahead of schedule.**

3. Background

- 3.1 The desire for a wheeled sports facility in the central area of the town was highlighted by Cabinet Members. The Council has subsequently allocated funding in the Capital Programme subject to agreement on an appropriate site.
- 3.2 Members were provided with an options appraisal of the limited sites where such a facility could take place. Officers were asked to consult with users of such a facility on their preferred location.
- 3.3 During January and February 2018 a consultation was undertaken to seek views on possible location for such a facility. The results of this consultation can be found in Appendix 1.
- 3.4 To facilitate a new wheeled sports facility on the former Warrior Square Swim Centre site an area of 500m² or greater needs to be allocated for this project.
- 3.5 The results of the consultation have shown that a number of potential users are interested in the design of the facility. Therefore, the appointed contractor will be required to consult on the design as well as ensuring it meets the appropriate BS/EN standards and offers a facility for differing skills and abilities.
- 3.6 The creation of a wheeled sports facility in this location will limit future development of the site.

4. Other Options

- 4.1 End the project and not install a wheeled sports facility in a town centre location.
- 4.2 Install the wheeled sports facility at the second choice location.
- 4.3 Look for a location outside of the central area, to build the wheeled sports facility.

5. Reasons for Recommendations

- 5.1 Development of the wheeled sports facility on the former Warrior Square Swim Centre site would offer the required town centre location.
- 5.2 From the consultation, the development of the wheeled sports facility on the former Warrior Square Swim Centre site is preferred by potential users.
- 5.3 Ending the project and not developing a wheeled sports facility could result in reputational loss to the Council.
- 5.4 The second choice location does not offer such flexibility with regard to the design of the facility.
- 5.5 Building the facility outside of the central area will not meet the needs of the potential users interested in this project.

6. Corporate Implications

6.1 Contribution to Council's Vision & Corporate Priorities

6.1.1 Healthier Southend: Providing well-managed parks and recreational facilities within the town helps to encourage participation in healthy outdoor activity.

6.1.2 Active and well used spaces help reduce crime.

6.1.3 Clean Southend: Well-maintained facilities and community activities give a better image of the town.

6.1.4 Prosperous Southend: An attractive townscape can assist in encouraging investment within the town.

6.1.5 Excellent: A well-maintained townscape enables the Council and community groups to enter regional and national awards.

6.1.6 Minimising our environmental impact: The fit-out of the building will take into account climate change and the local environment

6.2 Financial Implications

6.2.1 A budget for the construction of a wheeled sports facility of £250k (2018/19 - £25k and 2019/20 - £225k) is in the approved Capital Programme. This investment will attract financing changes of circa £18k per annum. The associated annual revenue costs of operating the facility and any future maintenance costs will be contained within the existing Capital and Revenue budgets of the Place Department.

6.2.2 If the tendering and delivery program allows the full £250K budget may need re-profiling in the capital programme to 2018/19.

6.2.3 With the use of part of the proposed site as a wheeled sports facility this will restrict the future development opportunities for the whole area and the area used for the wheeled sports facility covering an area of at least 500m²

6.3 Legal Implications

6.3.1 No legal implications have been identified at this time.

6.4 People Implications

6.4.1 No people implications have been identified at this time.

6.5 Property Implications

6.5.1 Future development of the former Warrior Square Swim Centre site will be impacted upon.

6.5.2 The type of development within the remainder of the site may be restricted by being located next to a wheeled sports facility.

6.6 Consultation

6.6.1 Consultation has been undertaken, see Appendix 1

6.6.2 Potential users will have an opportunity to comment on the design of the facility once a contractor has been appointed.

6.7 Equalities and Diversity Implications

6.7.1 Tender for the design of the facility will include the need to offer a facility that can be used by people of different ages and abilities.

6.8 Risk Assessment

Risk	Mitigation
No Location for the facility agreed.	None identified at this time.
New facility not in a location that meets the need of users.	Consultation has been undertaken and the results used to identify best location.
Facility not meeting the needs of users.	Consultation during the design and tender stage.
Local residents not wanting the facility in the location identified.	Consultation has taken place providing an opportunity for residents to comment.
Recreational loss by not delivering on a project already in the public domain if a site cannot be found.	Media releases issued by the Council detailing why the facility is not feasible in a central location.
Planning consent not granted	Seek pre planning application advice.

6.9 Value for Money

6.9.1 All works will be procured in line with Council policies and procedures

6.10 Community Safety Implications

6.10.1 No community safety implications have been identified at this time However, this will be reviewed once a design for the facility has been produced.

6.11 Environmental Impact

6.11.1 Loss of grass will have an impact on the local environment. However, this site was previously a swimming pool.

7. Background Papers

7.1 Southend Central Area Wheeled Sports Facility Options Appraisal.

8. Appendices

8.1 **Appendix 1:** Southend Central Area Wheeled Sports Consultation Results