

HAMBLETON DISTRICT COUNCIL

Report To: Cabinet
4 December 2018

Subject: **EASINGWOLD SCHOOL SPORTS FACILITIES**

Easingwold Ward
Portfolio Holder for Leisure: Councillor Mrs B S Fortune

1.0 PURPOSE AND BACKGROUND:

- 1.1 This purpose of this report is to recommend to Cabinet that a greater proportion of the Section 106 funds previously identified for the delivery of a sports hall and artificial pitch at Easingwold Secondary School, is used towards the provision of a 3g pitch, subject to the developer's agreement. The Council has previously agreed that both facilities would be funded from the Section 106 funds.
- 1.2 In 2012 the Council allocated £650,000 from developer Section 106 contributions "towards the cost of a Sports Hall at Easingwold Secondary School". In June 2013 Cabinet approved a request from Easingwold Secondary School to release £100,000 of these funds towards the provision of a synthetic turf floodlit pitch on the site. This would have enabled the school to deliver improvements including access for the local community to sports facilities in the medium term whilst other external funding was sought to supplement the remaining £550,000 to replace the sports hall.
- 1.3 Despite significant work being undertaken to bring together the partners and funds needed to deliver an artificial pitch, the project did not materialise. The main reason for this was the difficulties that the school were experiencing which eventually led to an academy, the Outwood Grange Academies Trust, formally taking over the operation of the school from the local education authority in June 2017.
- 1.4 In 2017 the Council developed two key plans - the Playing Pitch Strategy and the Sports Facilities Strategy for the district, both integral to the development of the Local Plan. The production of the strategies included consultation with organisations and members of the public within the local community. The strategies identified the need for a sports hall and full-sized artificial pitch to meet the growing needs of the Easingwold area. The adoption of these strategies is fundamental to the chances of accessing external funds from the national governing sports bodies and in bringing partners together to deliver improvements across the district.
- 1.5 Since 2017 the Council has worked closely with the school and other key local partners including Easingwold Town Association Football Club, North Riding County Football Association, Easingwold Town Council and the Football Foundation, to develop an approach to meeting the major sports facility needs of the community in the area, namely a sports hall and an artificial pitch. Whilst this is a project for the school to deliver, the scale of the funding requirements and the community and strategic need for the facilities have necessitated the close involvement of the Council.
- 1.6 Both facilities will provide access for school pupils during the day and term-time, with the wider community gaining access during the evenings, weekends and holiday periods. The exact details of these arrangements will be included within a community access agreement, which as well as being a requirement of the Council is also a contractual stipulation in the funding agreement for the 3g pitch from the Football Foundation, a vital funder. The intention is also that the Council becomes a member of the pitch steering group established

once the pitch is built. The sports hall facilities will provide changing and ancillary accommodation (Annex A) to be used by both the pitch and sports hall customers, with both facilities being operated by the school. The provision of a sports hall and full-sized 3g pitch will represent a significant improvement in the sports facilities available to Easingwold and the south of the district.

- 1.7 Both projects have been submitted, to Hambleton District Council, for planning approval and a funding application has been lodged with the Football Foundation for the 3g pitch. Subject to the necessary approvals and funding provision the school is aiming for delivery by Autumn 2019.
- 1.8 The delivery costs total £2,595,000, with £1,900,000 being needed for the sports hall and £695,000 for the 3g pitch.
- 1.9 In order to optimise the mix of funds (see paragraph 4.1) and ensure that both elements are provided it has been requested by the school that the total £650,000 Section 106 contribution is divided differently to previously agreed, with £400,000 being allocated to the sports hall and £250,000 to the pitch. This therefore represents an increase of £150,000 to what was previously agreed for the artificial pitch. In order to do this the developer's permission is required. Redrow, the developer, has given its agreement in principle to a division of the funds and, should Cabinet be in agreement, a deed of variation is necessary to progress the matter. Should the 3g project not be delivered because, for example, there is insufficient other external funding, then Hambleton would retain the £250,000, in accordance with the Section 106 terms, until its future use was determined.

2.0 LINK TO COUNCIL PRIORITIES:

- 2.1 This project will make a significant contribution to the 'Enhancing Health and Wellbeing' and 'Providing a Special Place to Live' priorities. Delivery of both facilities reflects the strategic needs identified within the Sports Facilities Strategy and Playing Pitch Strategy for the district.
- 2.2 Outcomes from the project will include an increase in the number of people participating in physical activity, which will contribute to improved health and wellbeing, as well as a reduction in health threatening conditions. The developments will also provide facilities to help address anti-social behaviour within the town.

3.0 RISK ASSESSMENT:

- 3.1 There are no significant risks in approving the recommendations.
- 3.2 The key risks in not approving the recommendations are:

Risk	Implication	Prob*	Imp*	Total	Preventative action
That either or both of the facilities are not built due to a lack of funds	The opportunity to provide good quality community facilities is lost, along with the benefits to health and quality of life. The opportunity is also lost to meet key sporting strategic needs in Easingwold	4	4	16	Approval of the recommendations

Risk	Implication	Prob*	Imp*	Total	Preventative action
Loss of the existing £650,000 Section 106 funds to contributing to the development of sports facilities in the area	The opportunity to provide good quality community facilities is lost, along with the benefits to health and quality of life. The opportunity is also lost to meet key sporting strategic needs in Easingwold	4	4	16	Approval of the recommendations

Prob = Probability, Imp = Impact, Score range is Low = 1, High = 5

4.0 **FINANCIAL IMPLICATIONS:**

4.1 The funding for the two facilities is proposed to come from the following sources:

Sports Hall		3g Pitch	
Outwood Grange Academies Trust	£1,500,000	Outwood Grange Academies Trust	£16,000
Hambleton DC s106	£400,000	Hambleton DC s106	£250,000
		Football Foundation	£300,000
		Easingwold Town Football Club (s106)	£79,000
		Friends of Easingwold School	£50,000
Total	£1,900,000		£695,000

4.2 The Hambleton District Council total of £650,000 would could from Section 106 funds.

5.0 **LEGAL IMPLICATIONS:**

5.1 The S106 off-site recreational contribution of £650,000 is required, in accordance with the terms of the S106 Agreement, to be used for the provision of a sports hall on the Easingwold Secondary School site. It is necessary to obtain the developer's consent to vary the S106 to use part of this sum, £250,000, for the provision of an artificial pitch on the site. The S106 Agreement refers to the funds being provided for the building of a sports hall at the school and does not make reference to who operates the facility, ie the local education authority or an academy.

6.0 **EQUALITY/DIVERSITY ISSUES**

6.1 Both facilities are intended for use by the school during term-time, with access for the wider community provided at all other times. As part of the programme for the 3g pitch a number of community groups have been approached, including disability groups, women's football and older people organisations, in order to provide access for a broad section of the community.

7.0 HEALTH AND SAFETY ISSUES

7.1 There are no health and safety issues related to this report.

8.0 RECOMMENDATIONS:

8.1 That Cabinet approves:

- (1) the division of the £650,000 Section 106 funds as highlighted within paragraph 1.9 of the report, subject to the developer's agreement; and
- (2) subject to recommendation (1) being agreed that approval of a community use agreement for use of the facilities is delegated to the Chief Executive in conjunction with the Leader.

PAUL STAINES
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Background papers: Sports Facility Strategy; Playing Pitch Strategy

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