

REPORT TO:	Housing and Community Services	AGENDA ITEM: 7
DATE OF MEETING:	24 November, 2011	CATEGORY: DELEGATED/
REPORT FROM:	Director of Operations	OPEN:
MEMBERS' CONTACT POINT:	Head of Community and Planning Stuart Batchelor Ext: 5820	DOC:
SUBJECT:	Melbourne Leisure Facilities	REF: SB/SC
WARD(S) AFFECTED:	Melbourne	TERMS OF REFERENCE: HCS07

1.0 Recommendations

- 1.1 To note the intention to award a 5 year lease for the management of the Bill Shone (Melbourne) Leisure Centre to the Melbourne Community Centre Group, and the approval for the continued support of the Group to enable them to take on the long term management of the Centre as a vibrant community facility.
- 1.2 To continue to support of the Melbourne Sporting Partnership with the submission of funding bids and a planning application.

2.0 Purpose of Report

- 2.1 At the 25 November, 2010 Committee meeting Members approved the proposal for the continued development of two projects in Melbourne which, if completed, would significantly enhance the leisure provision in that area of South Derbyshire.
- 2.2 This report provides a general update and recommends to Members that the management and future development of the Bill Shone (Melbourne) Leisure Centre is passed to the Melbourne Centre Community Group. That further support is given to the Melbourne Sporting Partnership for the submission of funding bids and confirmation of planning permission for the project.

3.0 Detail

Bill Shone (Melbourne) Leisure Centre

- 3.4 The Bill Shone (Melbourne) Leisure Centre is an old school, owned by the District Council and leased to the Parish Council. It is used by community groups for a variety of activities but is under utilised and not fit for purpose as a 'Leisure Centre'. The Melbourne Community Centre Group approached the Parish and District Councils to take on the lease, and management of the Centre. Their aim is to develop the Centre into a vibrant cultural/arts and community centre for the whole of the Melbourne area.
- 3.5 A Project Group was formed which has developed a proposal based upon the Leisure Centre being leased to the Community Centre Group. The proposal included a business plan to support the Group's proposal which is sustainable if current levels of financial support for the running of the Centre are maintained. A condition survey

has been undertaken and works are being carried out to ensure the condition of the building is sound.

- 3.6 The Community Centre Group has been constituted as non-profit Company Limited by Guarantee (Melbourne Community Centre Ltd) and with the support of the Parish Council now request that the District Council provides a five year lease to the Group and then agreement to the principle of a long term (probably 30 years) full repairing lease, if they are successful in obtaining further funding to significantly enhance the building and its use. Such a future proposal would be brought back to this Committee for approval before being passed to the Finance and Management Committee for its ultimate approval.

Melbourne Sporting Partnership

- 3.7 The Melbourne Sporting Partnership (MSP), also intending to be incorporated as a non-profit Company Limited by Guarantee with charitable status, has been developing a project for the establishment of a multi sports club facility at the Cockshut Lane Recreation Ground that would be managed by one partnership organisation. Progress on the site is already happening with £175,000 of investment involved in the levelling of a sports pitch that will be a major improvement to the existing playing facilities.
- 3.8 A design and a business plan had been completed and adopted by all the members of the Partnership. The next stages will be to begin the process of applying for capital funds to deliver the project and submitting plans for planning permission for the club house. The total cost of the planned project is estimated at £2million.
- 3.9 A long lease to the MSP of 25/30 for the land in the Councils ownership at Cockshut Lane is also foreseen for the reasons of obtaining external funding and the operation of the Partnership. Such a future proposal would also be brought back to this Committee for approval before being passed to the Finance and Management Committee for its ultimate approval

4.0 Financial Implications

Bill Shone (Melbourne) Leisure Centre

- 4.1 In terms of the Leisure Centre the District Council currently makes a financial contribution of £29,456 through Section 136 funds and £3,140 for maintenance and repairs. The business planning has identified that this level of funding will be a future requirement if the project is to be sustainable. Melbourne Parish Council is committed to continuing their support for the operation of the Centre.

Melbourne Sporting Partnership

- 4.2 Currently the District Council undertakes the grass cutting on Cockshut Lane Recreation Ground. It is intended that this continues in the future as the Council's support for the on-going operation of the enhanced facilities.
- 4.3 The current work preparatory work being undertaken on both projects is being funded by Growth Point Funds that were secured for the development of leisure facilities in Melbourne. Bids for further funds are currently being developed which will be vital in realising both projects.

5.0 Corporate Implications

- 5.1 The development of sport, leisure and community facilities in Melbourne is a key action within the 'Promoting Healthy Facilities and Lifestyles' objective in the 'Lifestyle Choice' priority set out in the current Council Plan. The project would also contribute to supporting the 'Safer Neighbourhoods' objective of the 'Safe and Secure' priority in that it would provide significant opportunities for youth engagement. Moreover within the 'Value for Money' priority, it would improve the contribution of a Council facility to the local community and support the voluntary sector organisation deliver their own services.

6.0 Community Implications

- 6.1 The proposed project, if successful will have a major impact on meeting the sport, culture, leisure and community demands in Melbourne and surrounding area. It is being led by strong community based groups that have the potential to develop and become sustainable.

7.0 Conclusion

- 7.1 The progress of work has been welcomed by partners in Melbourne and an enthusiastic group of clubs, organisations and individuals. All are working hard to formulate sustainable projects that will provide quality sports, cultural and community facilities available for all the community which are currently lacking.
- 7.2 Granting a lease, with the provisional approval of a longer term commitment to the Melbourne Community Centre Group will support the continued provision of community-based activity in Melbourne. Security of tenure is a requirement of many funders. As such the commitment of a long term lease will be a major contribution to the development of this site, enabling the Group to access funding that is not available to either the Council or Parish Council.
- 7.3 A further lease of 25/30 years of the Council owned land on the Cockshut Lane site will also be necessary for the same reasons set out in 7.2 above.