

REPORT TO:	ETWALL JOINT MANAGEMENT COMMITTEE	AGENDA ITEM: 4
DATE OF MEETING:	12th JANUARY 2022	CATEGORY: (RECOMMENDED)
REPORT FROM:	ALLISON THOMAS – STRATEGIC DIRECTOR – SERVICE DELIVERY	OPEN
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SUBJECT:	ETWALL LEISURE CENTRE - S106 FUNDING	
WARD(S) AFFECTED:	ETWALL	TERMS OF REFERENCE: (HCS08)

1.0 Recommendations

- 1.1 That the Committee endorses the proposed commitment of allocated S106 funding to the identified projects.
- 1.2 That the Committee notes the wider strategic review that has commenced, which will inform future S106 allocations and/or commitment at the Etwall Leisure Centre and the wider site.

2.0 Purpose of the Report

- 2.1 That the Committee considers the proposed commitment of allocated Section 106 funds at Etwall Leisure Centre.
- 2.2 That the Committee approves the proposed commitment of the S106 funding to the identified projects.
- 2.3 That the Committee notes the wider strategic review that has commenced, which will inform future S106 allocation and/or commitment at the Etwall Leisure Centre and the wider site.

3.0 Detail

- 3.1 Etwall Leisure Centre has benefited from significant sums of S106 contributions in recent years, particularly from the residential developments at New House Farm and Hackwood Farm.
- 3.2 Section 106 funds come with spending deadlines; if a project is not committed to and the relevant funds requested from the Council in time, then the monies must be returned to the developer if, as is usually the case, this is required by the S106 agreement.
- 3.3 Through proactive partnership working between the Council, John Port Spencer Academy, and the Council's leisure contractor (Active Nation) the Council will ensure

that monies that are due to expire, some as soon as February 2022, are committed in accordance with the terms of the S106 agreements.

- 3.4 To assist in Section 106 funds allocated to Cultural and Community Services' projects/assets being committed in a timely manner, a new S106 Officer post has been created and recruited to, with the officer starting in January 2022.
- 3.5 An overview of the funds currently available and due to expire in the short to medium term is set out in section 4 below. It will be necessary to check the specific terms of the relevant S106 to ensure that any proposed scheme can be approved for S106 funding.
- 3.6 For wider context, Cultural and Community Services has commenced a wide ranging strategic review, to inform current and future proposals/requirements, to sustainably transform local play, sport, physical activity and wellbeing services etc.). The following Strategies will be refreshed as part of this process:
 - Facilities Planning Model (FPM)
 - Built Facilities Strategy (BFS)
 - Playing Pitch Strategy (PPS)
 - Local Football Facility Plan (LFFP)
 - Recreation Facilities Strategy (RFS)

The review will follow Sport England guidance, further information on which can be found on the [Sport England website](#).

The existence of a robust and up-to-date strategies can be of significant benefit to a wide variety of parties and agendas in order to :

- Enhance and maintain relationships between parties with an interest in provision within these facilities
- Ensure the best use of available resources to develop and deliver the strategy
- Develop a locally specific and tailored approach
- Understand the supply of and demand for these facilities within the District
- Assess and understand whether there is enough provision to meet both the current and future demand
- Highlight the key findings and issues with the provision of these facilities and ancillary facilities
- Develop a strong area, sport and site-specific set of recommendations and action plan that a range of parties are committed to delivering
- Co-ordinate current and future resources and investment in facility provision in an area to secure the maximum benefit to sport and value for money
- Ensure the strategy is kept robust and up to date.

The review will also inform the emerging new Local Plan for the District.

Various organisations, including Parish Councils, schools/academies, community groups/clubs etc., will be included in the strategic review and the associated strategies, as part of the process. The Head of Cultural and Community Services is aiming to complete the strategic review by Autumn/Winter 2022.

4.0 Financial Implications

- 4.1 The S106 funding has been earmarked and identified for developments at Etwall Leisure Centre as per the briefing paper presented at the JMC in September 2021. With £456,056 currently available with future potential sums.

S106 monies	For Etwall Leisure Centre	Expires during the month of
£32,146	Built facilities	February 2022
£12,950	Outdoor sports	February 2022
£52,190	Built facilities	February 2023
£106,000	Built facilities	June 2024
£95,000	Outdoor sports	June 2024
£17,143	Built facilities	November 2024
£43,243	Outdoor sports	November 2024
£96,784.45	Outdoor sports	June 2025

- 4.2 Projects identified are improvement to the tennis courts / Multi-Use Games Area (MUGA) and improvements to the changing and WC provision adjacent the squash courts at the site. Site plans are attached along with the planning and design, and access statement.
- 4.3 The total Project costs are estimated to be £480,800. However, it should be noted that this includes £45,200 of contingencies:
- For the tennis court and MUGA refurbishments the total costings are estimated to be £398,300 including contingencies (£35,300).
 - The Changing room and WC improvements adjacent to the squash courts are estimated to be £82,500 including contingencies (£9,900).
- 4.4 In September 2021, a briefing paper was presented to the JMC, updating Members on the proposed allocation of S106 to the Etwall Leisure Centre site.
- 4.5 Since this meeting, Officers and John Port Spencer Academy (JPSA) have identified and proposed the allocation of immediate funds into the projects highlighted in Appendix 5 (Project C). Namely improvements to changing facilities adjacent to the squash courts. This will ensure that S106 funding is put to immediate and needed use and be allocated in advance of the spend deadline of February 2022. JPSA will project manage this process as part of wider developments that the school is undertaking.
- 4.6 There will be no cost implications to the Council's General Fund outside of the proposed S106 spend.

6.0 Corporate Implications

Employment Implications

- 6.1 None arising from this report.

Legal Implications

- 6.2 Any S106 sums will be drawn down against specific projects in line with the contractual agreement.

Corporate Plan Implications

- 6.3 The proposed S106 projects and the wider strategic review work will support the Council and partners to deliver services to the residents of South Derbyshire and fulfil

elements of Our Environment, Our People and Our Future themes of the Corporate Plan.

Risk Impact

- 6.4 The Corporate and Departmental risk registers will be updated with any risks identified if they arise from this report.

7.0 Community Impact

Consultation

- 7.1 The S106 funding is informed currently via a range of strategic documentation including the current Open Space and Community Sport Facility Strategy, Playing Pitch Strategy and Local Football Facility Plan. All of which have been through relevant consultation processes.
- 7.2 Consultation and engagement from a variety of stakeholders will form a key element of the Strategic Review highlighted above.

Equality and Diversity Impact

- 7.3 The facilities will be accessible to everyone and utilised by the school in term time during the school day and be accessible for local community usage during evenings and weekends.

Social Value Impact

- 7.4 Physical inactivity can cost the economy millions of pounds per year. By developing the District's facility infrastructure, it supports the improvement of individual's / community health and wellbeing and potentially reduces wider costs to society such as the health service and will support the facility needs of South Derbyshire's growing population.

Environmental Sustainability

- 7.5 Residents will be encouraged to cycle and walk to the facilities, which will potentially reduce traffic congestion and pollution.

8.0 Conclusions

- 8.1 The proposed S106 expenditure will support the updating of facilities will support both the schools' growth needs but for that of the wider population, along with making effective use of the contributions secured through the District's housing growth.

9.0 Background Papers

Appendices

- 1.Existing Site Plan
- 2.Proposed Site Plan
- 3.Planning Design and Access Statement

4. Project Delivery Report Project A-B Tennis Courts and MUGA including costings

5. Project Delivery Report Project C Squash Court Changing and WC including costings