



Report of the Cabinet Member for Education Improvement, Learning & Skills

Cabinet - 17 June 2021

Capital Programme Authorisation for the Remodelling of a Hard-Standing Area and Installation of a 2G Pitch on Land at Pontarddulais Comprehensive School

Purpose:	<p>To seek approval to commit £254,000 to the capital programme which includes funding as follows: £200,000 from Swansea Council, £30,000 from Swansea Council Play Fund, £15,000 from Swansea Council Members Capital Fund, £9,000 Ward Members Community Budget for the scheme for the remodelling of a hard-standing area and installation of a 2G all-weather surface facility on the existing land at Pontarddulais Comprehensive School.</p> <p>To comply with FPR 7 – to commit and authorise a new project to the Capital Programme.</p>
Policy Framework:	Council Constitution – FPR 7, Capital Budget & Programme 2021/22
Consultation:	Education, Finance, Planning, Legal, Cultural Services, Corporate Building Services, Procurement, Access to Services, Corporate Health and Safety and Wellbeing Service
Recommendation(s):	<p>It is recommended that:</p> <p>1) £254,000 is committed to the capital programme for the remodelling of a hard-surface play area (old tennis courts) and the installation of a 2G all-weather surface facility following confirmation of funding totalling £254,000 from Swansea Council as detailed above.</p>
Report Author:	Dylan Jenkins – Head of Resources at Pontarddulais Comprehensive School
Finance Officer:	Ben Smith
Legal Officer:	Caritas Adere
Access to Services Officer:	Rhian Millar

1. Introduction/Background

- 1.1 Pontarddulais Comprehensive School does not have an all-weather sports facility for pupil and/or community use. This is a situation the school wish to rectify especially given the context of the community that the school serves and the lack of such facilities for the community, i.e. the demand for the use of all-weather facilities for sport far outreaches the supply, therefore there is a clear need for additional facilities of this kind. The current tarmac sports area (old tennis courts) is outdated and inappropriate for curriculum provision, training and fixtures.
- 1.2 The climate is such that the weather often restricts the amount of sport that can be enjoyed during certain times of the year. Having an all-weather surface will mean that pupils and the wider community can enjoy sport activities all year round and it will greatly improve the school curriculum provision as well as significantly increasing the level of community use.
- 1.3 Sport is part of the national curriculum and identity. Sport is beneficial for all and teaches us and our children how to rise to a challenge, develop resilience, nurture character and discipline that will help to develop skills to achieve in life. Above all, sport is fun. This project will leave a long-lasting legacy for many years to come for our pupils and the wider community.
- 1.4 Pontarddulais Comprehensive is a growing 11-16 secondary school in the heart of Pontarddulais and links closely with the five partner primary schools (Llangyfelach, Pengelli, Penllergaer, Pontarddulais and Pontlliw). Within Pontarddulais, 20% of the population live in the most deprived wards in Wales (pockets of poverty). The school itself has pupils in receipt of free school meals approaching nearly 20%. Pupils with additional learning needs total 23% and the school also has a Specialist Teaching Facility (STF) for children and young people who have profound and multiple learning needs and disabilities.
- 1.5 It is important that Pontarddulais Comprehensive School provides the best facilities it can for its pupils and that the quality of provision does not fall behind that of other schools. All children deserve the best standard of education possible and this project will help achieve that.
- 1.6 The school has a strong focus on community, extra-curricular and sports programmes which extends to the wider community. However, it is limited as to the 'offer' it can provide its pupils and community since the lack of an all-weather facility restricts the provision of training and/or matches for the school and local grass root clubs. This puts the school at a significant disadvantage. The successful delivery of this project will meet the community's and school's best interests, enhancing further and fully protecting, a Council owned asset with positive impacts for all stakeholders.

2. Description of project

- 2.1 The school intends to install a 61m x 35m 2G pitch on the old tennis courts. There will be perimeter kerbs, shock pad & synthetic carpet, twin wire

mesh panel perimeter fence, floodlighting and a perimeter path along two sides with some seating/shelters.

- 2.2 A 2G pitch is a synthetic surface consisting of 2 elements; Shockpad and Synthetic Carpet.
- 2.3 2G pitches have many benefits including;
 - They can be built to individual requirements and specifications;
 - They are all weather facilities yet look and feel like grass;
 - They are environmentally friendly;
 - They are low maintenance;
 - They can withstand intense usage (no requirement to wait for a change of weather for grass to 'repair' itself);
 - They reduce the risk of injury to players.
- 2.4 A Multi Use Games Area (MUGA) enables a variety of games to be played in one area.
- 2.5 The hard-standing area is underused and not fit for purpose. The school wishes to provide a 21st Century facility to benefit pupils from our school as well as pupils from other schools whether it be as a school team or local clubs.
- 2.6 Although the hard standing is unsuitable in its present form, it does provide a good base for an all-weather surface which would allow the school to enhance the sporting facilities that it can already offer.
- 2.7 The project initially commenced in 2019 but due to a lack of funding could not progress beyond some initial quotations. More recently, and as a result of a financial commitment from the Local Authority, further discussion and consultation has taken place, including with the Education Directorate, Finance, Corporate Property Services, Procurement, Planning and the Sustainable Drainage Systems Officer (SuDs).
- 2.8 The project will be undertaken by Corporate Building Services on behalf of the school. The school surveyor is currently managing the initial design and feasibility process including carrying out the necessary site investigations.
- 2.9 The inclusion of floodlights means that the project will require planning consent, however, based on a similar project in a Swansea secondary school it is anticipated that there will not be any SuDs issues to account for, as the project involves the laying of a carpet over an existing hard-court area and would not involve any new construction.
- 2.10 There are a number of benefits in choosing to lay an artificial carpet directly onto the existing tarmac area. Generally, the surface is level and the expectation is that it will be suitable to have artificial turf laid directly onto it. In doing so this will avoid further ground works and as such should not impact the existing drainage of the site. We have been advised that laying an artificial turf pitch onto an engineered base such as tarmac is a superior solution to a dynamic base such as compacted stone for durability and longevity.

- 2.11 The school has undertaken initial pre-procurement consultation with the market in order to establish the anticipated level of cost of the project and to confirm that it is within the total amount of funds available to the school which it is. Should costs exceed the funds available then the school will meet the shortfall from its delegated reserves.
- 2.12 The school has received a commitment to the funding of the project to the value of £254,000.

Project timeline

The draft timeline for the project is below;

Activity	Dates
Initial feasibility and design	4 weeks to 02.06.21.
Planning process	13 weeks to 02.09.21.
Procurement process	6 weeks to 21.07.21. (4 weeks out to tender + 2 weeks for all sign offs). This will be done alongside the planning application.
Start of construction	3 weeks to 23.09.21.
Completion of construction	12 weeks to 25.11.21.

3. Health & Safety, Fire Evacuation and First Aid

- 3.1 Lettings, which will take place in the evenings and weekends, will have minimal impact on parking around the site as nearly all staff have left the site by 4:00 - 4:30pm. With bookings not commencing until 5:00pm at the earliest there will be sufficient spaces, i.e. the school currently has 70 spaces on site for after hour visitors. Therefore, the project would not add pressure to car parking or site access.
- 3.2 Patrons will have full access to the parking facilities on site after hours. In addition, patrons will be able to use the drop off zone at the front of the school (bus bay area – 2 lanes and a further single lane with parking for 8 vehicles. A one-way system is operated in this area). This will be beneficial to users of the all-weather facility as many young people will be dropped off/picked up and as such parents/carers will not require parking. This will make for a more organised and safe site when people are arriving and leaving by using the central walkway which is away from the main car park.
- 3.3 Fire evacuation. During normal school hours the all-weather surface facility (replacing the old tennis courts) will continue to be the assembly point for pupils in years 7 and 9 as well as staff, visitors and contractors as per our existing emergency action plan. New signage will be acquired and placed on display so that pupils and staff continue to be aware of where to assemble.
- 3.4 There will be a member of staff on site at all times during out of hours operation who will have responsibility for securing the site when all patrons have left. The duty officer will perform the fire coordinator role/task, liaise with users ensuring all are accounted for, and communicating with the fire service.

- 3.5 The designated assembly point for evening users is the bus bay area at the front of the school. This is a well-lit area, accessible without entering the building, and a good point to liaise with the duty officer. There is also clear and appropriate signage.
- 3.6 It will be the users, who shall be responsible for taking a register of participants, and then checking all patrons at the assembly point, before communicating this to the duty officer.
- 3.7 Lettings customers will be made aware of these procedures as part of their lettings contract procedures and as part of the letting arrangements and agreement. There will be three fire drills practiced annually with users and this will be documented. The school's current evening procedures and plan is already embedded in the existing emergency action plan.
- 3.8 Suitable arrangements will be put in place to ensure cover for First Aid.
- 3.9 There are sufficient clubs requiring the use of such a facility for the school to be confident of achieving the target income. The school will complete the usual landlord lettings consent application forms for bookings.

4. Procurement

- 4.1 The project has been developed with associated parties and will be managed by Corporate Building Services who will liaise directly with the school.
- 4.2 Full technical details of the scheme will be submitted to the Council under the School landlord's building/facilities consent process, for approval.
- 4.3 The project will be advertised on Sell2Wales, and the school will take the advice of the procurement team to ensure compliance with the Council's Contract Procedure Rules.

5. Legal Implications

- 5.1 The school and the Council, as applicable, will need to comply with the terms and conditions attached to any grant funding.
- 5.2 All contracts for works necessary to deliver the project must be procured in accordance with the Council's Contract Procedure Rules and the relevant Procurement Regulations as appropriate. The contractual liabilities/obligations of the Council and any appointed contractor(s) will be covered by the individual contract(s) entered into.

Third party lettings

The school will follow the third-party lettings consent process;
<http://www.swansea.gov.uk/staffnet/lettingsconsent>

This requires schools to request authorisation from the Corporate Landlords service (FM) to let its facility/premises to a third party organisation.

6. Financial Implications

Capital

- 6.1 The project has been designed to ensure that costs can be covered within the allocated funding of £254,000.
- 6.2 The total estimated capital cost of the project for a 62m x 34m 3G pitch alongside a 25m x 17m sports MUGA and sports yard (including flood light repairs) is estimated to be £254,000.
- 6.3 This cost estimate has been derived from meetings between the Headteacher and several companies to examine the preferred options.
- 6.4 These costs would be met by the following funding;
- | | | |
|------|---|----------|
| i. | Swansea Council | £200,000 |
| ii. | Swansea Council Play Fund | £30,000 |
| iii. | Swansea Council Ward Members Capital Fund | £15,000 |
| iv. | Ward Members Community Budget | £9,000 |

Revenue

- 6.5 A breakdown of expected income and expenditure is attached as appendix A. The school will operate the facility for out of hours use.
- 6.6 The school has been approached by local clubs who either do not currently have their own training facilities or have to travel further than they would like. It also enables those families without transport to be able to access the facility. All of these clubs have indicated that they would wish to use the facility as their regular training ground on a weekly basis as well at the weekend and during holidays for summer schools and similar events.
- 6.7 There are no additional staffing costs in the evenings while the school continues with the same opening hours as there is a leisure facility within the school building which can run until 10.00pm. Any increase in demand for weekend use would incur additional costs for the attendant but would easily be covered by lettings charges.
- 6.8 The school intends to use the sinking fund facility which the Council has recently introduced at a cost of £15,500 per annum through the income generated. This will allow the school to replace the cost of the artificial carpet when it comes to the end of its lifespan, i.e. around 12 - 15 years. As will be seen from the summary in the appendix, even with the minimum income scenario, there is sufficient income to cover this annual amount as well as generating additional funds.
- 6.9 The anticipated annual maintenance charges will be in the region of £2,380 based on similar sized pitches in other schools and from guidance received from providers of these facilities. The total cost of the sink fund (£15,500) and maintenance (£2,380) is £17,880 per annum. This cost will be covered by the minimum level of bookings expected and the school will be left with a healthy remaining balance to invest in maintaining the facility,

enhancing it further or even investing in other school facilities as and when required.

- 6.10 The calculation based on evening usage (autumn and winter) for electricity usage is £3,255.
- 6.11 Calculations for additional opening hours in the evening are also included in appendix A

7. Equality and Engagement Implications

7.1 The Council is subject to the Equality Act (Public Sector Equality Duty and the socio-economic duty), the Well-being and Future Generation Act 2015 and the Welsh Language (Wales) Measure, and must, in the exercise of their functions, have due regard to the need to:

- Eliminate unlawful discrimination, harassment and victimisation and other conduct prohibited by the Act.
- Advance equality of opportunity between people who share a protected characteristic and those who do not.
- Foster good relations between people who share a protected characteristic and those who do not.

Our Integrated Impact Assessment (IIA) process ensures that we have paid due regard to the above.

- 7.2 The completed Integrated Impact Assessment Screening form is attached (Appendix B) and a full IIA report is not required.
- 7.3 Where the estimated cost of an individual project exceeds £150,000 but not £1 million, and the project is not materially changed from the scheme included in the approved capital programme, then a report, as detailed above, must be approved by the relevant Cabinet Member and Director, the Chief Finance Officer and the Chief Legal Officer. The relevant Director shall forward a copy of the report to the Head of Democratic Services for publication. Following publication and subject to “call-in” the relevant Director and the Chief Finance Officer may proceed to implement the report decision.
- 7.4 This development would have a positive impact on children and young people as well as people of all ages in the community who will access the facility. The whole school community and local clubs will be kept engaged to ensure that the benefits are realised for everyone. The proposed development fits within the expectations and considerations of the WFG with no risk in their implementation. The cumulative impact is seen as very positive.

Background Papers: None

Appendices:

- Appendix A Financial implications
Appendix B IIA Screening

FINANCIAL IMPLICATIONS : SUMMARY

Portfolio: EDUCATION

Service : PRIMARY /SECONDARY SCHOOL

PROVISION

Scheme : All Weather Surface Facility at Pontarddulais Comprehensive School

<u>1.1. CAPITAL COSTS</u>	2021/22	2022/23	2023/24	2024/25	TOTAL
	£'000	£'000	£'000	£'000	£'000
<u>Expenditure</u>	254				
EXPENDITURE	254	0	0	0	254
<u>Financing</u>	-				
Swansea Council	200				
Swansea Council Play Fund	30				
Swansea Council Ward Members Capital Fund	15				
Ward Members Community Budget	9				
FINANCING	254	0	0	0	254
<u>1.2. REVENUE COSTS</u>	2021/22	2022/23	2023/24	2024/25	TOTAL
	£'000	£'000	£'000	£'000	£'000
<u>Service Controlled - Expenditure</u>	-				
Employees	4	6	6	6	22
Maintenance & Electricity	5	6	6	6	23
Sinking Fund	9	16	16	16	57
NET EXPENDITURE	18	28	28	28	102
<u>Financing</u>	-				
Lettings income	32	56	57	58	203
FINANCING	32	56	57	58	203
CLEARED FUNDS	14	28	29	30	101

2021/22 is only September to March

Please ensure that you refer to the Screening Form Guidance while completing this form.

Which service area and directorate are you from?

Pontarddulais Comprehensive School

Q1 (a) What are you screening for relevance?

- New and revised policies, practices or procedures
- Service review, re-organisation or service changes/reductions, which affect the wider community, service users and/or staff
- Efficiency or saving proposals
- Setting budget allocations for new financial year and strategic financial planning
- New project proposals affecting staff, communities or accessibility to the built environment, e.g., new construction work or adaptations to existing buildings, moving to on-line services, changing location
- Large Scale Public Events
- Local implementation of National Strategy/Plans/Legislation
- Strategic directive and intent, including those developed at Regional Partnership Boards and Public Services Board, which impact on a public bodies functions
- Medium to long term plans (for example, corporate plans, development plans, service delivery and improvement plans)
- Setting objectives (for example, well-being objectives, equality objectives, Welsh language strategy)
- Major procurement and commissioning decisions
- Decisions that affect the ability (including external partners) to offer Welsh language opportunities and services

(b) Please name and fully describe initiative here: Remodelling of a hard-standing area and installation of a 2G all-weather surface on existing land at Pontarddulais Comprehensive School. The location will be the old tennis courts which are no longer fit for purpose.

Q2 What is the potential impact on the following: the impacts below could be positive (+) or negative (-)

	High Impact		Medium Impact		Low Impact		Needs further investigation
	+	-	+	-	+	-	
Children/young people (0-18)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Older people (50+)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Any other age group	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Future Generations (yet to be born)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Disability	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Race (including refugees)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Asylum seekers	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Gypsies & travellers	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Religion or (non-)belief	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Sex	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Sexual Orientation	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Gender reassignment	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Welsh Language	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Poverty/social exclusion	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Carers (inc. young carers)	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Community cohesion	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Marriage & civil partnership	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>
Pregnancy and maternity	<input type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/> <input type="checkbox"/>	<input checked="" type="checkbox"/> <input type="checkbox"/>	<input type="checkbox"/>

Q3 What involvement has taken place/will you undertake e.g. engagement/consultation/co-productive approaches?

Please provide details below – either of your activities or your reasons for not undertaking involvement.

There have been meetings with local sports organisations, Pontarddulais Cricket Club, Pontarddulais Rugby Club, Pontarddulais Football Club, Dulais Netball to gauge the demand for such a facility. Initially this was to discuss a 3G provision but that was not achievable given that the level of funding was initially between £200,000 and £250,000. There has been regular contact with the Local Authority including the involvement of Councillor Philip Downing and the Leader, Councillor Rob Stewart. This scheme has been discussed at school level with pupils and staff as well as the Governing Body.

Q4 Have you considered the Well-being of Future Generations Act (Wales) 2015 in the development of this initiative:

- a) Overall does the initiative support our Corporate Plan's Well-being Objectives when considered together?
Yes No
- b) Does the initiative consider maximising contribution to each of the seven national well-being goals?
Yes No
- c) Does the initiative apply each of the five ways of working?
Yes No
- d) Does the initiative meet the needs of the present without compromising the ability of future generations to meet their own needs?
Yes No

Q5 What is the potential risk of the initiative? (Consider the following impacts – equality, socio-economic, environmental, cultural, legal, financial, political, media, public perception etc...)

High risk

Medium risk

Low risk

Q6 Will this initiative have an impact (however minor) on any other Council service?

Yes

No

If yes, please provide details below

Q7 What is the cumulative impact of this proposal on people and/or communities when considering all the impacts identified within the screening and any other key decisions affecting similar groups/ service users made by the organisation?

(You may need to discuss this with your Service Head or Cabinet Member to consider more widely if this proposal will affect certain groups/ communities more adversely because of other decisions the organisation is making. For example, financial impact/poverty, withdrawal of multiple services and whether this is disadvantaging the same groups, e.g., disabled people, older people, single parents (who are mainly women), etc.)

This proposal will only have a positive impact on the pupils attending the school as well as the community as a whole by providing a facility which is not currently available. It will enable easy access to those people within the community who do not have access to transport.

Outcome of Screening

Q8 Please describe the outcome of your screening below:

- **Summary of impacts identified and mitigation needed (Q2)**
- **Summary of involvement (Q3)**
- **WFG considerations (Q4)**
- **Any risks identified (Q5)**
- **Cumulative impact (Q7)**

This development would have a positive impact on children and young people as well as people of all ages in the community who will access the facility. The whole school community and local clubs will be kept engaged to ensure that the benefits are realised for everyone. The proposed development fits within the expectations and considerations of the WFG with no risk in their implementation. The cumulative impact is seen as very positive.

(NB: This summary paragraph should be used in the relevant section of corporate report)

Full IIA to be completed

Do not complete IIA – please ensure you have provided the relevant information above to support this outcome

NB: Please email this completed form to the Access to Services Team for agreement before obtaining approval from your Head of Service. Head of Service approval is only required via email.

Screening completed by:
Name: Dylan Jenkins
Job title: Head of Resources
Date: 12-05-21
Approval by Headteacher:
Name: Gareth Rees
Position: Headteacher
Date: 14-05-21