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STAFFORDSHIRE MOORLANDS DISTRICT COUNCIL

CABINET DELEGATED DECISIONS

**COUNCILLOR MARK DEAVILLE
DEPUTY LEADER AND PORTFOLIO HOLDER FOR LEISURE AND
SPORTS**

Thursday, 24 November 2022

**2022/08 SECTION 106 FUNDING FOR DRAYCOTT SPORTS CENTRE
AND JUBILEE GARDENS IN FORSBROOK.**

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STAFFORDSHIRE MOORLANDS DISTRICT COUNCIL

Cabinet Delegated Decisions

24 November 2022

TITLE:	Allocation of Section 106 Funding for Draycott Sports Centre and Jubilee Gardens in Forsbrook.
PORTFOLIO HOLDER:	Councillor Mark Deaville - Deputy Leader & Portfolio Holder for Leisure and Sports
CONTACT OFFICER:	Angela Dale - Service Development Officer
WARDS INVOLVED:	Draycott- in -The Moors and Forsbrook

1. Reason for the Report

- 1.1 To seek approval to allocate Section 106 funding towards projects in Draycott in the Moors and Forsbrook.

2. Recommendation

- 2.1 That the Deputy Leader and Portfolio Holder for Leisure and Sports approves the allocation of up to £210,000 Section 106 funding towards projects being developed by Draycott Sports Centre and Forsbrook Parish Council as outlined in the report.

3. Executive Summary

- 3.1 Earlier this year the Council received £346,100 (including indexation) of Section 106 funds relating to Phase 1 of the Blythe Bridge Development (SMD 2017/0512) to be allocated within the local area towards provision of playing pitches and leisure facilities. The s106 agreement references "Sports Pitch Contribution: towards the improvement of existing facilities at the recreation area off Uttoxeter Road and/or the school pitches at William A and/or sport and recreation facilities within a 20 minutes catchment of the Development".
- 3.2 Officers have been working to support the development of two projects that we are now seeking financial contributions towards. The two projects are:

Project	Cost
Improvements to recreational facilities at Jubilee Gardens in Forsbrook (the recreational area off Uttoxeter Road)	c.£133,000

Improvements to outdoor sports facilities at Draycott Sports Centre (DSC). (1.3 miles or 3 minutes drive of the development)	c.£77,000
Total	c.£210,000

3.3 Since 2020, officers have been working to support the development of the two projects and it has now reached a time that confirmation of match funding is required. The projects align with the strategic aims outlined in the Council's new Move More Staffordshire Moorlands Strategy, including focussing resources and support to engage people with disabilities, long term health conditions and young people.

3.4 Should this report be approved, the funding amounts will be confirmed to the organisations leading the projects, with the intention that both projects will commence during the first half of 2023, with expected completion by the end of the first half of 2024.

Project 1; Jubilee Gardens and Recreation Ground Project

3.5 Forsbrook Parish Council is looking to develop its Jubilee Gardens and Recreation Ground to increase opportunities for residents to be physically active and to ensure accessibility for all of its residents. This project includes:

Project detail	Cost
Installation of a 400m tarmac perimeter pathway for exercise that can be accessed by all abilities	c.£43,000
A range of outdoor gym equipment	c.£44,000
The refurbishment of an existing pump track	c.£46,000
Total	c.£133,000

3.6 There is a clear link between the strategic need for these facilities, the areas of the local and wider communities who participate less, and how both of these groups want to develop their areas offering free and low cost activities that are as inclusive as possible.

Project 2; Draycott Sports Centre (DSC) Improvement Project

3.7 The Sports Centre is run by volunteer directors and all profits are put back into the development of the club. A facility improvement plan has been developed to increase their community membership and offer open sessions, including reduced cost activities to help to get more people active.

3.8 The improvement plan consists of a range of projects detailed in the table below, some of which the Centre is either funding directly, has secured

external funding towards or is awaiting the outcome of a grant application. The remaining projects form the basis of this request and total c.£77,000.

Project detail	Cost	Funding Source
Construction of new Padel Tennis facility	c.£220,000	External funding source
Improvements in site access and general parking provision	c.£46,000	Sports Centre contribution
Construction of mini tennis court facility	c.£19,000	S106 request as per this report
Resurfacing of two artificial turf tennis Courts	c.£58,000	S106 request as per this report
Improvements to disability parking provision disabled changing facilities	c.£58,000	Disabled Facilities Grant application (pending report)
Total project cost	c.£401,000	
Section 106 request via this report	c.£77,000	

3.9 Should this report be approved all aspects of the project can proceed, excluding the improvements to disability parking provision and disabled changing facilities, as these are being reviewed separately via a Disabled Facilities Grant application which is currently in development.

4. **How this report links to Corporate Priorities**

4.1 This report links to Aim 1: To help to create a safer and healthier environment for our communities to live and work. The proposals will meet key objectives (a) developing a positive relationship with our communities and (b) our strategic partners whilst (c) improving the provision of the sports facilities and leisure opportunities focused on improving health.

4.2 This report additionally links to Aim 4: To protect and improve the environment and respond to the climate change emergency. The proposals meet the key objective for provision of quality parks and open spaces.

5. **Alternative Options**

5.1 To confirm the allocation of Section 106 funds as match funding towards the identified project as outlined in the report **(Recommended)**

5.2 Should the decision be made to not allocate funds to the projects outlined in the reports, it would not be possible for these to proceed. **(Not recommended)**

6. **Implications**

6.1 Community Safety - (Crime and Disorder Act 1998)

The proposed new facilities in both areas will provide a fantastic new resource for Draycott in the Moors and Forsbrook, which will help to engage people positively and help to combat community

safety issues including anti-social behaviour .

6.2 Workforce

There are no workforce implications as both projects are being managed by the organisations identified in the report and they will also have responsibility for the ongoing maintenance of the facilities.

6.3 Equality and Diversity/Equality Impact Assessment

Equality & Diversity has been assessed by an Equality Impact Assessment and both projects have been adapted during the development phase to encourage inclusivity.

6.4 Financial Considerations

A total of £346,100 funding has been secured via a Section 106 agreement from the Blythe Bridge Phase 1 development (SMDC/2017/0512) to be allocated to sports/leisure pitches.

It is proposed to allocate a total of up to £210,000 to the projects outlined in this report.

Should this report be approved, a remaining amount of c.£136,000 will remain and be available to allocate to other projects in line with terms of the Section 106 agreement.

6.5 Legal

Should this report be approved, funding agreements may be required between the parties, which detail the terms of the contribution being made towards the proposed enhanced facilities.

6.6 Climate Change

No implications specifically arising from this report.

6.7 Consultation

A consultation exercise was undertaken by Forsbrook Parish Council regarding improvements residents would like to see at the recreation ground and the results were as follows:

- 29.3% said that a walking / running track in the vicinity would make them more active.
- 19.2% requested outdoor gym equipment
- 18.2% requested outdoor activity classes
- 13.1% said they would like to get involved with organised walking groups.

6.8 Risk Assessment

The project risks sit with Draycott Sports Centre and Forsbrook Parish Council who will be individually responsible for managing the two projects both through the construction and operational phases. They will also be responsible for any ongoing maintenance costs moving forwards.

Mark Trillo

Executive Director (Governance & Commissioning)

Web Links and Background Papers

Contact details

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7.0 **Detail**

- 7.1 Earlier this year the Council received £346,100 (including indexation) from section 106 funds relating to the Blythe Bridge Development (SMD/2017/0512) to be allocated within the local area towards provision of playing pitches and leisure facilities. The s106 agreement references "Sports Pitch Contribution: towards the improvement of existing facilities at the recreation area off Uttoxeter Road and/or the school pitches at William A and/or sport and recreation facilities within a 20 minutes catchment of the Development".
- 7.2 Since 2020 officers have been working to support the development of two projects that we are now seeking financial contributions towards. The two projects are:

Project	Cost
Improvements to recreational facilities at Jubilee Gardens in Forsbrook (the recreational area off Uttoxeter Road)	c.£133,000
Improvements to outdoor sports facilities at Draycott Sports Centre (DSC). (1.3 miles or 3 minutes drive of the development)	c.£77,000
Total	c.£210,000

- 7.3 The project aligns with the strategic aims outlined in the Council's new Move More Staffordshire Moorlands Strategy, including focussing resources and support to engage people with disabilities, long term health conditions and young people are priority groups.
- 7.4 Officers have been working with both projects over recent years to understand

the costs associated and also explore opportunities to secure additional funds towards them where possible. This has resulted in an application being developed for a Disabled Facilities Grant (DFG) for both projects and this is reflected in the financial implications.

Project 1; Jubilee Gardens and Recreation Ground Project

8.0 Forsbrook Parish Council is looking to develop its Jubilee Gardens and Recreation Ground to increase opportunities for residents to be physically active and to ensure accessibility for all of its residents and the range of projects detailed in the table below have been identified through a local consultation process;

Project detail	Cost
Installation of a 400m tarmac perimeter pathway for exercise that can be accessed by all abilities	c.£43,000
A range of outdoor gym equipment	c.£44,000
The refurbishment of an existing pump track	c.£46,000
Total	c.£133,000

8.1 Plans include construction of a 400m tarmac perimeter pathway that can be accessed by a range of different user groups, including wheelchair users, buggy users and those who may find uneven surfaces, such as the current grass surface, difficult to walk on. The work will also include some sensory planting and information boards linking back to the historic information of the Parish.

8.2 Plans also include the installation of a range of outdoor gym equipment located on the site which could be used on either an informal basis or as part of small group, led by suitably trained instructors.

8.3 Finally, there is an existing pump track on the site, however this is not well used and over time it has become worn and in need of extension and renovation in order to bring it back into use and more challenging for users. The project proposes for this facility to be extend and renovated, including upgrading the surface from compressed gravel to tarmac, which will reduce wear and tear and widen access.

8.4 There is a clear link between the strategic need for these facilities, the areas of the local and wider communities who participate less, and how both of these groups want to develop their facilities by offering free and low-cost activities that are as inclusive as possible.

Project 2 ; Draycott Sports Centre (DSC) Improvement Project

8.5 Draycott Sports Centre is located at Cresswell Road Draycott in the Moors, 1.2 miles away from the Blythe Bridge housing development for which the Section

106 funds have been secured. Established over 50 years ago, the centre now offers access to a number of sports including martial arts, netball and also a range of racket sports.

- 8.6 The club has plans to expand its membership and last year 23% of its coaching was delivered to non-members. Growth within membership has increased to over 500. Every activity can be accessed by both members and non-members on a pay as you go basis. The club is run by volunteer directors and all profits are put back into the development of the club.
- 8.7 The Sports Centre is run by volunteer directors and all profits are put back into the development of the club. A facility improvement plan has been developed to increase their community membership and offer open sessions, including reduced cost activities to help to get more people active.
- 8.8 The improvement plan consists of a range of projects detailed in the table below, some of which the centre is either funding directly, has secured external funding towards or is awaiting the outcome of a grant application. The remaining projects form the basis of this request and total c.£77,000.

Project detail	Cost	Funding Source
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Total project cost	c.£401,000	
Section 106 request via this report	c.£77,000	

- 8.9 Additionally, an application has also been made to the DFG to deliver the final part of the project and it is anticipated that the outcome of this will be known in the coming weeks.
- 8.10 Should funding be approved to all aspects, once completed, this facility will be the only facility of its kind in Staffordshire and therefore will provide unique opportunities for Staffordshire Moorlands residents

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