

DECISION-MAKER:	OVERVIEW AND SCRUTINY MANAGEMENT COMMITTEE
SUBJECT:	OAKLANDS SWIMMING POOL
DATE OF DECISION:	16 AUGUST 2012
REPORT OF:	CABINET MEMBER FOR HOUSING AND LEISURE
STATEMENT OF CONFIDENTIALITY:	
None	

BRIEF SUMMARY:

Following the full Council meeting of 11th July 2012, at which some proposed amendments to the Council's revenue budget were approved, the staff and public consultation on the proposed closure of Oakland's Swimming Pool has commenced. This report summarises the major issues leading to the proposal and describes the plans and activities taking place around the consultation.

RECOMMENDATIONS:

- (i) The committee note the report and highlight any matters which members feel should be taken in to account by the Executive and / or Council when reaching a decision.

REASONS FOR REPORT RECOMMENDATIONS:

- 1. To enable members to identify any matters that they feel the Executive and / or Council should take in to account when reaching the final decision in September 2012.

ALTERNATIVE OPTIONS CONSIDERED AND REJECTED:

- 2. None.

DETAIL (Including consultation carried out):

Reactive Repairs

- 3. Oakland's swimming pool is currently closed as a result of repairs being required to leaking pipe work. To complete the repairs would cost approximately £10,000, although subsequent pressure testing may well identify further leaks.
- 4. Advice from Property Services is that further patchwork repairs are not an effective method of ongoing maintenance and a more comprehensive approach would be necessary – at an estimated cost of £230,000.
- 5. The cost of reactive repairs, since 2007/08, has totalled £70,102 (excluding any lost income that may have arisen when repairs were taking place).

Lapsed R&M

- 6. The pool has a backlog of repair, which is summarised below. The list does not include repairs to pipework identified above. The figures are all desk top estimates and may be subject to change on inspection of the equipment.

7. Given the capital investment, the building could have an extended longevity of a minimum of 5 years and the full plant upgrade will deliver an extended longevity for a further 5 years to 10 years.

8.

Priority 1 urgent works	
Replace Control Panel and Valves	45k
Filter Refurbishment	40k
Electrical Power upgrade	90k
Upgrade Air treatment plant	6k
Pool disinfection dosing control	5k
Redecoration of public areas	20k
Ceiling repair	105k
Air Distribution Ductwork	28k
Upgrade Air Conditioning fans	6k
Pool pumps 2 repaired 3 original pumps need replacing	9k
Low cost items (less than £5k each) of removals & upgrades	16k
Total Aggregate Costs	370k
Fees	52k
Sub Total	422k
15% Contingency	63k
Indicative Capital requirement	485k

Usage

9. In 2011/12 the 80,246 visits to the pool comprised:
- Schools = 7,719 (9.6%) pupils - based on actual school usage
 - Clubs = 22,275 (27.8%) member visits - estimated by the council
 - Of which disability group member visits were estimated at 4,620 (5.8%)
 - Swimming Lessons = 19,813 (24.7%) – based on actual lessons
 - General members of the public visits = 22,497 (28%) based on system receipts of which the estimated breakdown of usage is:
 - Adults = 11,586 (14.4% of the total)
 - Seniors = 8,751 (10.9% of the total)
 - Children = 1,012 (1.3% of the total)
 - Parties = 1,125 (1.4% of the total)
 - One to One lessons = 23 (0.03% of the total)
 - Aqua aerobics = 7,942 (9.9%)
10. With the 2011/12 outturn for Oakland's at £253,950, this represents £3.11 per user.

Consultation

11. The consultation is using the following approaches for different user groups:
 - Block bookings such as schools, clubs and groups will receive a letter requesting feedback about the potential impact, alternative arrangements they have made while the pool has been closed for repairs and whether these can continue in the future.
 - A series of “drop ins” to engage members of the public who may be local residents or users are on the following dates:
 - Wednesday 18th 5 – 7, Sainsburys
 - Friday 20th 10 – 12, Sainsburys
 - Thursday 26th 2 – 4, Lordshill Library
12. Following feedback, an additional two sessions were organised;
 - Tuesday 31st July 5 – 7, Sainsbury’s
 - Wednesday 1st August 2 – 4, Sainsbury’s
13. The Council’s website has information regarding the consultation and it is possible to submit an on line form. This is being used to engage users/residents citywide and out of City
14. The consultation is seeking alternative options from respondents as well as seeking to identify usage patterns. A copy of the questionnaire is attached at Appendix One. The consultation is due to run until 31st August 2012.

Lordshill Masterplan

15. Work is in progress on a masterplan for the redevelopment of the Lordshill District Centre. However, no decisions have been taken on any potential redevelopment options at this stage. A long term commitment to the pool’s existing site may hinder the delivery of such a project.

RESOURCE IMPLICATIONS:

Capital/Revenue:

16. The financial implications are dealt with elsewhere in this report

Property/Other:

17. None

LEGAL IMPLICATIONS:

Statutory power to undertake proposals in the report:

18. The duty to undertake overview and scrutiny is contained within Section 21 of the Local Government Act 2000 and the Local Government and Public Involvement in Health Act 2007.

Other Legal Implications:

- 19. The Council must ensure that it conducts timely and meaningful consultation with all relevant parties, with a clear explanation of proposals and utilising an open, transparent, corporate, co-ordinated approach. Decision makers must be satisfied that consultation with potentially affected parties has been adequately carried out and that where appropriate any notice period given before the implementation of any change in the provision of facilities is adequate and reasonable.
- 20. The Council must also be mindful of its equalities duties and in making its decision must pay due regard to the need to eliminate discrimination and promote equality and to the outcome of impact assessments. The Equality Impact Assessment undertaken on the Oaklands Pool proposal is attached as Appendix 2, alongside a response from the Public Health Director on the health implications of the proposal requested by the Chair of the Committee. This is attached as Appendix 3.

POLICY FRAMEWORK IMPLICATIONS:

21. None

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KEY DECISION? No

WARDS/COMMUNITIES AFFECTED:	Coxford, but other wards affected
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SUPPORTING DOCUMENTATION

Non-confidential appendices are in the Members' Rooms and can be accessed on-line

Appendices:

1.	Consultation Questionnaire
2.	Equality Impact Assessment
3.	Public Health Response

Documents In Members' Rooms:

1.	None
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Integrated Impact Assessment

Do the implications/subject of the report require an Integrated Impact Assessment (IIA) to be carried out.	Yes
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Other Background Documents

Title of Background Paper(s) Relevant Paragraph of the Access to Information Procedure Rules / Schedule 12A allowing document to be Exempt/Confidential (if applicable)

1.	None.	
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