
Report To:	Education & Communities Committee	Date:	25 January 2022
Report By:	Corporate Director Education, Communities and Organisational Development	Report No:	EDUCOM/02/22/HS
Contact Officer:	Hugh Scott, Service Manager	Contact No:	01475 715459
Subject:	Communities Performance Report - Capital Programme Progress and Asset Related Items		

1.0 PURPOSE

- 1.1 The purpose of this report is to consider performance reporting for the Communities part of the Education and Communities Committee and provide an update in respect of the status of the projects forming the Communities Capital Programme.

2.0 SUMMARY

- 2.1 This report advises the Committee of the progress of the projects within the Communities Capital Programme and those external grant funded projects where the Council holds all or part of the grant funding for projects being progressed through partner organisations.
- 2.2 The report also provides an update on other Council Community Asset related activity.

3.0 RECOMMENDATIONS

- 3.1 It is recommended that the Education and Communities Committee notes the current position of the 2021/24 Capital Programme and the progress on the specific projects detailed in this report.

Ruth Binks
Corporate Director Education, Communities and Organisational Development

4.0 BACKGROUND

- 4.1 This report shows the current position of the approved Communities Capital programme reflecting the allocation of resources approved by Inverclyde Council on 18 March 2021.
- 4.2 The report also covers progress of external partner projects where the Council holds all or part of the funding through successful bids as part of the Scottish Government Regional Capital Grant Fund process.

5.0 COMMUNITIES CAPITAL PROJECTS

5.1 Lady Alice Bowling Club

The management committee is working with Community Link Scotland to support it in identifying and applying for external funding. The club have now signed its lease. The Council continues to support the management committee of Lady Alice Bowling Club to source external funding to match the shortfall required in respect of the building and project costs. Officers have arranged meetings early 2022 to discuss progress and agreement way forward before the end of March 2022.

5.2 Indoor Sports Facility for Tennis

The design of the proposed indoor tennis centre has been agreed with all stakeholders. Planning permission has now been granted, the specification of the internal facilities within the centre continue to be developed to include a gym area, café area and soft play as per the original design proposals. The Council and Inverclyde Leisure continue to engage with all stakeholders, including key funders and the tennis facility, and officers are currently reviewing the funding agreement between all stakeholders.

As the proposals for construction and subsequent operation of a Tennis Facility in Rankin Park involve both a change of use of and the grant a lease of land forming part of an open space, a consultation was required in terms of Town and Country Planning (Scotland) Act 1959. The Environment and Regeneration Committee approved this process on 26 August 2019 and an initial consultation exercise was completed in January 2020. As the Committee is aware, a need to change the proposed location was identified as the proposal was developed, and officers therefore conducted a further exercise which completed in December 2021. As at the time of writing, a report is being brought by officers to the Environment and Regeneration Committee on the 13 January 2022 to consider the outcome of the consultation, and (in line with that Committee's remit) the principle of the proposals to change use and to lease. Officers will be able to update this Committee at the meeting on the decisions taken by the Environment and Regeneration Committee.

5.2A Rankin Park Bowling Club

The lease to Rankin Park Bowling Club included two greens, however, the club had not been using its second green for a number of years and had approached Council officers to request that it be removed from their lease. Discussions have now completed and the lease varied to remove the green from the lease. As such, the second green is now available for the proposed location for the new Tennis facility.

In recognition of the cooperation of the club to accommodate the proposed new tennis facility on its second green, improvement work to the perimeter fence at the club will take place and to allocate the balance remaining from £25k to the club in order that it can carry out any further minor upgrades prior to the club's 100th Anniversary in 2022.

5.3 Leisure Pitches Asset Management Plan/Lifecycle fund

The lifecycle works continue to be progressed based on the asset plan agreed at the September 2020 Education & Communities Committee. Design work on the pitch carpet replacements

scheduled for 2022/23 has commenced with a view to tendering early in the new year to allow works to be undertaken in Spring 2022.

5.4 **Grieve Road Community Centre**

As previously reported, all works are now complete with the exception of the installation of new high level windows in the main hall and alterations to form a disability compliant toilet / relocation of an office. Building warrant application has been submitted and SER certificate for structural alterations awaited from consultant. Tenders have been returned and evaluated with appointment of contractor subject to receipt of warrant.

5.5 **Wemyss Bay Community Centre**

As previously reported, all works are now complete with the exception of the installation of new high level windows in the main hall. Building warrant is in place. Tenders have been returned and evaluated with formal appointment of contractor imminent.

5.6 **Whinhill Golf Club Lifecycle Works**

Replacement of windows, doors and security shutters is complete as previously reported including fencing / security improvements. Enabling works for the 'Starter's Room' project have commenced on site. Design work is progressing on options for replacement of the existing oil fire heating system with consideration of conversion to air source heat pump. Further phased works have been scoped and will be considered for progression subject to overall budget availability / limits.

5.7 **Waterfront Leisure Centre Training Pool Moveable Floor**

All technical drawings and specification have been prepared and billing documents in progress with tender issue anticipated late December. As previously noted, the lead time for the specialist moveable floor is significant with the pre-site and site periods to be confirmed as part of the tender process. Subject to tender issue, evaluation and acceptance it is intended to align the site works with Inverclyde Leisure preference of Spring 2022 and the availability of Gourrock Outdoor Pool.

5.8 **Watt Institution Creativity Space**

National Heritage Lottery Funding has been secured through the 'Watt Voices' project to address internal alterations to an existing office space and formation of a creativity space. Works commenced on site 25 October 2021 with completion anticipated end of January / beginning of February 2022.

5.9 **Community Hub King George VI**

The Council was awarded funding of £1.184m from The Scottish Government Regional Capital Grant Fund (RCGF) for the second phase relating to the refurbishment and conversion of the King George VI building in Port Glasgow into a community facility. Property Services is progressing the design work which involves the refurbishment and conversion of the building. The application for Listed Building Consent has been submitted and the design is progressing towards a Building Warrant application. As previously reported, options for improving the fabric performance and for low carbon heating / energy have been considered in recognition of the move towards zero carbon building standards and the recently approved Inverclyde Net Zero Strategy. The October 2021 Environment & Regeneration Committee capital programme report included reference to the intention to make an allocation of funds towards a pilot carbon reduction initiative for the King George VI building from the Place Base Fund from Scottish Government. Further engagement with Scottish Government has resulted in an additional allocation of RCGF funding for the project of £350K which will allow the carbon reduction proposals to be incorporated. The current target programme remains as previously reported with the conclusion of the formal tendering exercise including acceptance of contract by end of 1st Quarter 2022.

6.0 COMMUNITIES EXTERNAL PARTNER PROJECTS

6.1 Craigend Resource Centre

Construction work on the Craigend Resource Centre phase 1 is now completed and the management committee has now taken ownership of the new centre. This new facility gives the East End of Greenock a new modern space for residents of the area and wider community. Phase 2 of the work to demolish the old building and upgrade to surrounding area, include the construction of new car park and toddlers play park, has begun. Further engagement with Scottish Government has resulted in an additional allocation of RCGF funding for the project of £50K which will allow additional upgrades to new facility.

6.2 The Inverclyde Shed Meet, Make & Share

The Council, in partnership with the Inverclyde Shed, has been awarded funding of £504k from The Scottish Government Regional Capital Grant Fund (RCGF) to transform a vacant light industrial unit in East Blackhall Street into a community workshop. Legal Services has now agreed the funding agreement. Further engagement with Scottish Government has resulted in an additional allocation of RCGF funding for the project in the amount of £50K which will allow additional upgrades to new facility.

6.3 Parklea Branching Out

A first stage application was submitted on 19 June 2020. The RCGF Investment Panel confirmed that the application was to proceed to a stage 2 application which was submitted on 22 October 2021 and officers worked closely with the Committee to support the application. We are delighted to confirm that we have now been successful in securing the full application of funding within the 2022/23 financial year.

7.0 IMPLICATIONS

7.1 Finance

Financial Implications:

One off Costs

Cost Centre	Budget Heading	Budget Years	Proposed Spend this Report	Virement From	Other Comments
N/A					

Annually Recurring Costs/ (Savings)

Cost Centre	Budget Heading	With Effect from	Annual Net Impact	Virement From (if Applicable)	Other Comments
N/A					

7.2 Legal

There are no known legal implications contained within the report.

7.3 Human Resources

The funding available would be used in part to pay for new temporary and sessional posts.

The service would recruit and employ these additional staff in line with Council HR and recruitment procedures.

7.4 Equalities

Equalities

(a) Has an Equality Impact Assessment been carried out?

	YES
X	NO – This report does not introduce a new policy, function or strategy or recommend a substantive change to an existing policy, function or strategy. Therefore, no Equality Impact Assessment is required

(b) Fairer Scotland Duty

If this report affects or proposes any major strategic decision:-

Has there been active consideration of how this report's recommendations reduce inequalities of outcome?

	YES – A written statement showing how this report's recommendations reduce inequalities of outcome caused by socio-economic disadvantage has been completed.
X	NO

(c) Data Protection

Has a Data Protection Impact Assessment been carried out?

	YES – This report involves data processing which may result in a high risk to the rights and freedoms of individuals.
X	NO

7.5 Repopulation

Culture, arts and heritage are useful ways in which to raise the profile of Inverclyde, and make it an attractive place to live, work and visit.

8.0 CONSULTATIONS

8.1 None.

9.0 BACKGROUND PAPERS

9.1 None.