

## LEISURE, ENVIRONMENT AND COMMUNITY COMMITTEE – 10 OCTOBER 2018

### PART I - DELEGATED

#### 7. PLAY AREA PROGRAMME – CASSIOBRIDGE AND CHORLEYWOOD WONDER WOOD

(DCES)

##### 1. Summary

- 1.1 The purpose of this report is to provide Members with proposals for funding the refurbishment of Cassiobridge Play area and the future of play provision within Chorleywood.

##### 2. Details

- 2.1 Members have previously agreed a capital upgrade programme for Leisure facilities from 2018 - 2024 at the Leisure, Environment and Community Committee meeting on the 11 July 2018 (Minute: LEC 07/18).

##### Cassiobridge Play Area

- 2.2 The agreed recommendation within that report detailed that a further report on Cassiobridge Play Area would be brought back to the 10 October Committee meeting to outline funding proposals for the scheme.

##### Overview

- 2.3 Cassiobridge play area is located to the east of Croxley Green, on the border with Watford. Sited next to the play area is Morris Minors preschool and the base for the Rickmansworth and Watford Sea Cadets.
- 2.4 Cassiobridge play area is in need of upgrading and was scheduled to be refurbished as part of the Croxley Rail Link project. Life expectancy of equipment was assessed as part of the annual play area inspection by a qualified Registered Play inspector. Please see Appendix A for details.
- 2.5 The life expectancy of the play equipment could be extended, as detailed in Appendix A, however this would require additional costs being incurred to repair or replace equipment.

##### Funding Options for Cassiobridge Play Area

- 2.6 Based on the original design, which was developed as part of the Croxley Rail Link project, the refurbishment would cost approximately £65,000-£70,000 to complete.
- 2.7 £50,000 of Section 106 funding is currently committed to the All Weather Pitch, due to be located at Scotsbridge. However, due to complications between the Hockey Club and Rickmansworth Sports Club, this has been unable to progress.
- 2.8 Section 106 funds are time dependent and the £50,000 committed to this scheme, must be spent by 2020. It is therefore proposed that this £50,000 be used as part of the Cassiobridge refurbishment.

2.9 In addition to the Section 106 funds, it is proposed that the remaining £20,000 of capital grant budget for 2018/19 be utilised towards this project.

2.10 The Committee will be receiving a separate report containing further details on the proposals for the usage of Council grants budget from Community Partnerships.

### Chorleywood Wonder Wood

#### Background

2.11 At the 6 September 2017, Leisure, Wellbeing and Health Committee (Minute: LW14/17), Members agreed:

1. To proceed with the timetable as detailed at 2.7, which includes submitting a planning application to Three Rivers District Council and the Planning Inspectorate for site 15A on Chorleywood Common.
2. That Three Rivers District Council works in partnership with Chorleywood Parish Council and local school children and their families to produce a natural play space at site 15A, which complements their existing play elements, including climbing, rope play and sensory features.

2.12 As part of this process, Officers undertook a detailed consultation during the month of July, which included the following:

- Briefing with District and Parish Councillors
- Focus Group meeting with: Chorleywood Mums, Chorleywood Residents' Association, Loudwater Residents' Association, Friends of Chorleywood Common and local residents
- Online survey monkey

2.13 The consultation assessed the following:

- The location – options for site 15A, spread around the Common or neither
- The design – full design, scaled back version or full version spread around the Common
- Safety – pedestrian crossing proposals
- Overall support for the project

2.14 The consultation analysis is detailed within Appendix B.

2.15 The consultation headline data are as follows:

- **The location**: 58% supported site 15A, 42% disagreed with 32% strongly disagreeing. 55% supported equipment being spread over the Common, 45% disagreed with 30% strongly disagreeing.
- **The design**: 65% supported the full design, 42% the scaled back version and 53% the full version spread over the Common.
- **Safety**: 54% felt a pedestrian crossing point would enable them to access the Wonder Wood safely.
- **Overall Support**: 64% were in agreement with the proposed development, although 29% strongly disagreed.

- 2.16 Those in favour of the Wonder Wood, simply felt that Chorleywood needed a central playground
- 2.17 Those against the Wonder Wood were keen for the Common to be left untouched and for their ecological concerns to be heard.
- 2.18 The consultation data from the Wonder Wood survey are inconclusive and split between those wishing to have the play area and those against. It is therefore recommended that the proposal be put on hold until there is more conclusive evidence, showing that the local community are in favour of a new play space on the Common.
- 2.19 Officers therefore propose that the funding for Chorleywood be used to upgrade The Swillet play area. By upgrading The Swillet play area sooner than planned (2020/21), the families within Chorleywood will be able to benefit from a high quality play area.
- 2.20 The original budget of £50,000 to upgrade the Swillet play area was allocated to be used in 2020/21. This funding was to be used to carry out a minor upgrade in order to complement the new play space on the Common. However, as it is now proposed to no longer progress the project for an additional play space, Officers propose that the two budgets are combined in order to provide a larger upgrade to The Swillet. This would mean bringing the budget of £50,000 forward from 2020/21 to 2019/20.
- 2.21 Bedmond Play Area is of a similar size and scale and images of this play area are included within Appendix C to showcase what could be installed as part of this development.
- 2.22 Should Members wish to re-look at additional play provision within Chorleywood on the Common, this would need to be included as a growth item in the future.

### **3. Options/Reasons for Recommendation**

- 3.1 The purpose of this report is to provide Members with proposals for funding the refurbishment of Cassiobridge Play area and the future of play provision within Chorleywood.

### **4. Policy/Budget Reference and Implications**

- 4.1 The recommendations in this report are within the Council's agreed policy and budgets. The relevant policy is entitled:

**Community Strategy 2018 – 2023:**

Independence and Resilience

Residents live in supportive communities

Health and Wellbeing:

Residents have opportunities to be physically and mentally healthy

Residents, especially the vulnerable, have access to health and social care

## Safety

Residents are safe from crime and anti-social behaviour

Neighbourhoods are safe for people to live, work and socialise in.

### **TRDC Strategic Plan 2018 – 2021:**

1.1.2 Maintain the number of accredited open spaces, parks and woodland areas

2.3 We want to support the most vulnerable in our District

2.3.1 Reduce anti-social behaviour and crime

2.3.2 Support vulnerable people

2.4 We will provide a safe and healthy environment

2.4.1 Ensure the safety of people in the district

2.5 We will reduce health inequalities, promote healthy lifestyles, support learning and community organisations

2.5.1 Improve and facilitate access to leisure and recreational activities for adults

2.5.2 Contribute to partnership working to reduce health inequalities

2.5.3 Provide a range of supervised leisure activities and facilities for young people

2.5.4 Work with the Community and Voluntary sector to meet the needs of local communities

4.2 The recommendations in this report relate to the achievement of the following performance indicators:

LL34 To maintain accreditation for Green Flag

CP14 No. of ASB incidents (reported to the Police)

CP47 Perception of ASB as a problem in the local area

CP07 Perception to the extent to which public services are working to make the area safer

CP02 Satisfaction with Parks and Open Spaces

LL33 Number of attendances by young people at leisure venues and activities

LL30 Vulnerable children's satisfaction with leisure projects

4.3 The impact of the recommendations on these performance indicators is that they will support the Council in achieving these targets.

## **5. Financial Implications**

5.1 £50,000 Section 106 funds, which were previously allocated to the All Weather Pitch development at Scotsbridge, are now being proposed to be used as part of the Cassiobridge play area refurbishment.

5.2 Officers are requesting the £50,000 allocated to The Swillett play area in 2020/21, be brought forward to 2019/20. This will be in addition to the existing funding allocated for play provision within Chorleywood.

5.3 Should Members wish to re-look at additional play provision within Chorleywood on the Common, this would need to be included as a growth item in the future.

5.4 All completed schemes have an annual revenue budget allocated to them for ongoing maintenance. Future schemes may require growth bids for maintenance and these will be included in the Environmental Protection Service Plan and considered as part of the budget setting process.

## 6. Legal Implications

6.1 All proposed works will be tendered within the Council's Constitution and procurement procedures.

6.2 Section 106 monies to be used are specifically for providing and improving amenity space, as well as children's play equipment. The use of section 106 monies for the projects set out in the report would be in conformity with the Section 106 deeds which secured it.

## 7. Equal Opportunities Implications

7.1 Relevance Test

Has a relevance test been completed for Equality Impact?	Yes
Did the relevance test conclude a full impact assessment was required?	No

7.2 Impact Assessment

Play facilities are open access and free to the public to use. Local residents will be consulted as part of the upgrading and refurbishing play area programme, including those with a disability.

## 8. Staffing Implications

8.1 The small leisure facilities capital programme will require the time of the Leisure Development Manager, Projects Development Officer, external Principal Designer and Project Manager to oversee project management, consultation, negotiations and installation of the new facilities.

## 9. Environmental Implications

9.1 The installation of new leisure facilities across the District will increase the quality of provision of community facilities in the public open spaces.

9.2 The new facilities will aim to make use of natural materials as well as recycled materials. The designs will be sustainable and will include sustainable features

where possible. The users of the children's play area will be encouraged to appreciate the natural surroundings as part of the play experience.

## **10. Community Safety Implications**

- 10.1 The local Police Community Safety Officers, Crime Prevention Liaison Officer and the Grounds Maintenance team will be consulted on the final design options for all sites.
- 10.2 The installation of new leisure facilities will provide the opportunity for children and young people to take part in positive activities.

## **11. Public Health implications**

- 11.1 Providing free, accessible play facilities will encourage children and young people to be physically active, and will support the achievement of the Council's Physical Activity Strategy. It will also provide a point for families to meet and socialise, supporting mental wellbeing and the priorities of the Hertfordshire Health and Wellbeing Strategy.

## **12. Customer Services Centre Implications**

- 12.1 None Specific.

## **13. Communications and Website Implications**

- 13.1 Consultation will take place with local residents and user groups. Council Officers will utilise the Council's website and Leisure Services website to advertise the works to the facilities and to provide information on the areas once they have been updated.

## **14. Risk Management and Health & Safety Implications**

- 14.1 The Council has agreed its risk management strategy which can be found on the website at <http://www.threerivers.gov.uk>. In addition, the risks of the proposals in the report have also been assessed against the Council's duties under Health and Safety legislation relating to employees, visitors and persons affected by our operations. The risk management implications of this report are detailed below.
- 14.2 The subject of this report is covered by the Leisure and Environmental service plan. Any risks resulting from this report will be included in the risk register and, if necessary, managed within these plans.
- 14.3 The following table gives the risks if the recommendation(s) are agreed, together with a scored assessment of their impact and likelihood:

	Description of Risk	Impact	Likelihood
1	Accidents and injuries to Children and young people and adults	III	E
2	Incidents of vandalism	II	C
3	Incidents of graffiti	II	D

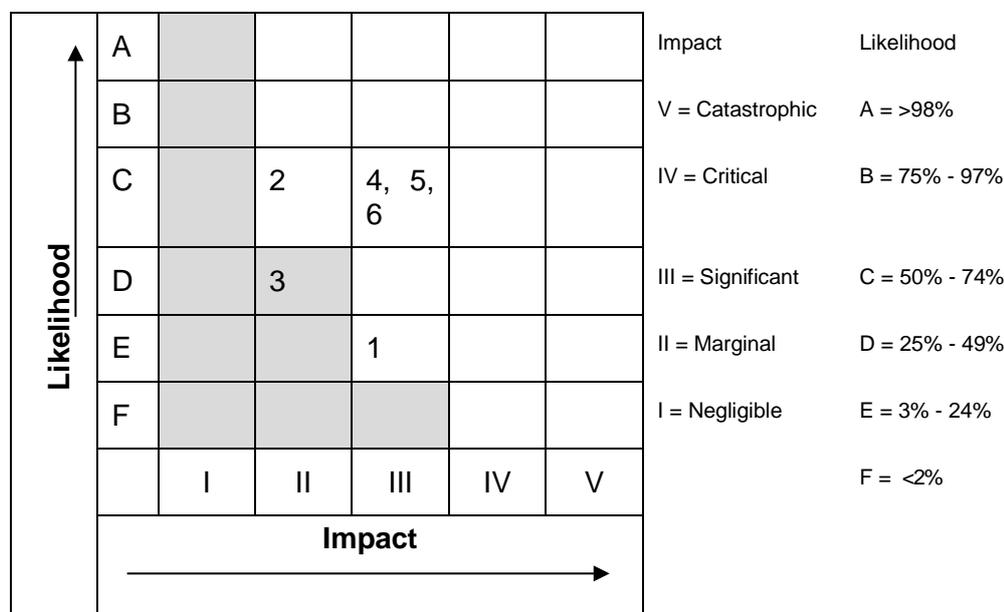
14.4 The following table gives the risks that would exist if the recommendation is rejected, together with a scored assessment of their impact and likelihood:

Description of Risk		Impact	Likelihood
4	Dissatisfaction from children and young people	III	C
5	Poor customer satisfaction with the quality of a number of the district owned and managed children's play areas	III	C
6	Accident and injury to participants due to the condition of play areas, which could result in an insurance claim against the Council	III	C

14.5 Of the risks above the following are already included in service plans:

Description of Risk		Service Plan
No	1,2,3, & 6	Leisure and Landscape
	4 & 5	Environmental Protection

14.6 The above risks are plotted on the matrix below depending on the scored assessments of impact and likelihood, detailed definitions of which are included in the risk management strategy. The Council has determined its aversion to risk and is prepared to tolerate risks where the combination of impact and likelihood are plotted in the shaded area of the matrix. The remaining risks require a treatment plan.



14.7 In the Officers' opinion none of the new risks above, were they to come about, would seriously prejudice the achievement of the Strategic Plan and are therefore

operational risks. The effectiveness of treatment plans are reviewed by the Audit Committee annually.

**15. Recommendation**

- 15.1 That £50,000 of Section 106 funds, which was previously allocated to the All Weather Pitch development at Scotsbridge, is used as part of the Cassiobridge play area refurbishment.
- 15.2 That the remaining £20,000 of capital grant budget for 2018/19 be utilised towards Cassiobridge play area refurbishment.
- 15.3 Chorleywood Wonder Wood proposal be put on hold until there is more conclusive evidence, showing that the local community are in favour of a new play space on the Common.
- 15.4 The funding for Chorleywood Wonder Wood be used to upgrade The Swillet play area as detailed at point 2.19.
- 15.5 The £50,000 funding allocated to The Swillet project in 2020/21 be brought forward to 2019/20.

Report prepared by: Charlotte Gomes, Leisure Development Manager

**Data Quality**

Data sources: None

**Background Papers - None**