



Democratic Services

Location: Phase II
Ext: 0692
DDI: 01895 250692
My Ref: CMD 235

**To: COUNCILLOR IAN EDWARDS
LEADER OF THE COUNCIL**

**COUNCILLOR MARTIN GODDARD
CABINET MEMBER FOR FINANCE**

**COUNCILLOR SUSAN O'BRIEN
CABINET MEMBER FOR FAMILIES, EDUCATION
& WELLBEING**

c.c. Cllr Philip Corthorne, Chairman of Families,
Health & Wellbeing Select Committee
c.c. All Councillors
c.c. Dan Kennedy, Corporate Director
c.c. Nicky McDermott, Green Spaces, Sport &
Culture
c.c. Ward Councillors for Uxbridge North
c.c. Conservative/Labour Groups (inspection copy)

Date: 22 July 2021

Special Urgency Non-Key Decision request *Form F*
Permission to seek an immediate decision & waive scrutiny call-in requested

CAPITAL RELEASE REPORT (July 2021)

DEPARTMENT: Residents Services

SERVICE AREA / PROGRAMME: Leisure Centre Refurbishment Programme 2021/22
RELEASE NO: 1

Attached is a special urgency report requesting that a decision be made by you as an individual Cabinet Member. Democratic Services confirm that this is not a key decision, as such the Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012 notice period does not apply.

Reason for special urgency

The reason for this is to allow works to be completed at Hillingdon Lido to ensure that facilities are available to residents as quickly as possible.

A request to waive the scrutiny call-in on this item has also been given to the Chairman of the Families, Health & Wellbeing Select Committee.

You can therefore sign this decision from today and your decision will take immediate effect, subject to call-in being waived

Please indicate your decision on the duplicate memo supplied, and return it to me when you have made your decision. I will then arrange for the formal notice of decision to be published.

Neil Fraser
Democratic Services

Title of Report: Leisure Centre Refurbishment Programme 2021/22
RELEASE NO: 1

Reasons for your decision: (e.g. as stated in report)

Alternatives considered and rejected: (e.g. as stated in report)

Permission to seek to waive any scrutiny call-in: Yes / No (please indicate)

SignedDate.....

*Leader of the Council / Cabinet Member for Finance / Cabinet Member for Families,
Education & Wellbeing*

CAPITAL RELEASE REPORT (July 2021)

DEPARTMENT: Residents Services

SERVICE AREA / PROGRAMME: Leisure Centre Refurbishment Programme 2021/22

RELEASE NO: 1

Cabinet Members	Councillor Ian Edwards Councillor Martin Goddard Councillor Susan O'Brien
Cabinet Portfolios	Leader of the Council Cabinet Member for Finance Cabinet Member for Families, Education and Wellbeing
Officer Contact	Nicky McDermott – Green Spaces, Sport and Culture
Papers with report	Appendix A with capital release requests for approval

HEADLINES

Summary	To seek Cabinet Member approval for the release of capital funds.
Putting our Residents First	This report supports the Council objective of strong financial management.
Financial Cost	This report seeks the release of £379k from the Leisure Centre Refurbishment Programme 2021/22 capital budget for the works required at Hillingdon Sports & Leisure Complex to ensure the outdoor lido is heated, carbon neutral and contributing to increasing the health and wellbeing of residents.
Relevant Select Committee	Families, Health and Wellbeing Select Committee
Ward(s) affected	Uxbridge North
Portfolio Member approval	Not applicable

RECOMMENDATION

That the Leader of the Council, the Cabinet Member for Finance and the Cabinet Member for Families, Education and Wellbeing agree to the following capital release request of £379k from the Leisure Centre Refurbishment Programme 2021/22 capital budget for the

required works at Hillingdon Sports and Leisure Complex to heat the outdoor lido and ensure the project for the outdoor lido is carbon neutral (Appendix A).

Reasons for recommendation

Completing this work will ensure that Hillingdon Sports & Leisure Complex continues to improve its carbon efficiencies and will result in improved health and wellbeing of residents. It will also result in an improved financial performance at Hillingdon Sports & Leisure Complex.

Alternative options considered

The Council could choose not to complete the work but this would result in a lost business opportunity that can also improve the carbon efficiencies of the Council's assets.

Select Committee comments

None at this stage.

SUPPORTING INFORMATION

The Council's four Leisure Centres (Hillingdon Sports & Leisure Complex, Highgrove Pool, Botwell Green Sports & Leisure Centre and Queensmead Sports Centre) are managed by GLL on behalf of the Council.

Hillingdon Sports and Leisure Complex has an iconic and unique 1930's open air outdoor pool which was carefully restored alongside the new indoor 50m pool back in 2010. The outdoor pool is 50m in length with 8 swimming lanes and is serviced by an effective filtration and disinfection system. Unfortunately, the pool water is not heated which means that the pool is extremely cold limiting its use by residents to only a few months of the year.

The project will ensure that the outdoor pool, Hillingdon Lido, will become West London's only heated outdoor 50m pool and will be net zero carbon from day 1.

The project will allow the pool to be open all year round. This will enhance community access and increase participation in swimming. It is estimated that this will result in an additional 200,000 visits per year. The health benefits associated with swimming are significant with evidence showing that swimmers live longer. Regular swimming helps people stay mentally and physically fit and participation in swimming lessons can help children to develop physical, cognitive and social skills quicker. The completion of this project will allow residents to make full use of this Council asset all year round.

Core elements of the project include:

- Make the existing gas boilers more efficient. This will allow the Lido to be heated to a temperature of 23 degrees all year round.
- Installation of a new plate heat exchangers on the Lido circulation system.
- Installation of hot showers on poolside (currently only cold showers available).
- Refurbishment of existing external lighting and upgrade to energy efficient LED.

- Upgrade customer access control system to improve security and reduce fraud.
- Install motorised pool covers for the Lido (and indoor 50m pool) to reduce heating load and improve carbon efficiency.
- Purchase green electricity that originates from renewable generation. The green electricity would be certified under REGO (Renewable Energy Guarantee of Origin) Scheme and reportable as zero.

In November 2019, Cabinet approved the appointment of GLL to manage the Borough's leisure facilities and complete specific capital works as agreed by the Council. This report now seeks the release of the funds from the Leisure Centre Refurbishment Budget in order for GLL to complete the works on behalf of the Council. The cost of the work can be found in Table 1 below.

Table 1: Cost of Works

Cost of Works	£
Upgrade of existing boiler capacity	83,375
Electronically operated Pool covers for Lido and power	64,913
Electronically operated Pool covers for indoor pool	47,280
Water fountain isolation	11,650
Leisure pool heat exchanger	3,950
Sun loungers	7,000
Repair of poolside lighting and convert to LED	17,500
Installation of full height football style exit gate	10,000
Installation of new speed style lanes	70,000
Data and turn style shelters	15,000
Lane ropes and trolleys	10,555
Contingency	20,000
Project management	18,061
Total	£379,284

Financial Implications

Leisure Centre Refurbishment Programme Revised Budget 2021/22 £2,404k, Previously Released £229k, Capital Release Requested £379k – Appendix A

The 2021/22 capital programme, approved by Cabinet and Council in February 2021, included a budget for the Leisure Centre Refurbishment Programme of £1,151k. Cabinet in June 2021 approved the rephasing of £1,253k of the unspent 2020/21 budget into 2021/22, to give a revised budget of £2,404k, funded from Council resources.

Previously, £229k has been released for works required and the procurement of consultants to oversee the outstanding defect works at Hillingdon Sports and Leisure Complex.

The report seeks the release of £379k from the Leisure Centre Refurbishment Programme for the works to ensure the outdoor lido is heated and is carbon neutral. The release request is

based on quotes from the Council's approved term contractor GLL. The scheme cost includes contingency and project costs at approximately 6% and 5% respectively of works costs.

The remaining £1,796k of the Leisure Centre Refurbishment Programme 2021/22 budget is subject to the capital release process.

RESIDENT BENEFIT & CONSULTATION

The benefit or impact upon residents, service users and communities?

The completion of these refurbishment works will ensure that residents will continue to be able to enjoy a high quality leisure centre provision.

Consultation carried out or required

None required.

CORPORATE CONSIDERATIONS

Corporate Finance

Corporate Finance has reviewed the report and concurs with the financial implications set out above, noting that the funds are to be released from the approved 2021/22 Leisure Centre Refurbishment Programme budget, funded from Council resources.

Legal

The Borough Solicitor confirms that the Council is responsible for carrying out this function pursuant to Section 19 of the Local Government (Miscellaneous Provisions) Act 1976. Thus there are no legal impediments to the capital release being authorised, although any contract that is entered into must comply with the Council's Procurement and Contract Standing Orders.

Infrastructure / Asset Management

Asset Management are in support of this specialist and essential capital works.

Capital Release Protocol

The release of all capital funds, and certain revenue funds, held by the Council is to be made by a formal democratic decision. No expenditure can be placed or committed by officers until this formal approval is given by Democratic Services. Release of funds must be for identified projects only and strictly not for the general release of funds for projects to be identified at a later date. No block releases of capital or funding will be allowed, except if authorised by the Leader of the Council in advance to Corporate Finance. The release of funds will only be made if previous Council, Cabinet or Cabinet Member agreement has been given to the project and only if there is an approved budget.

BACKGROUND PAPERS

NIL.

APPENDIX A

Leisure Centre Refurbishment Programme 2021/22: Outdoor Lido Heating Works at Hillingdon Sports and Leisure Centre Release No 1

Location	Project / Expenditure Title	Information	Funds Release Sought £000's	Approve	Hold	More Information Required
Hillingdon Sports & Leisure Complex	Outdoor Lido Heating Project	Upgrade existing boilers, install pool covers to both the indoor & outdoor pools, convert lighting to LED, installation of speed lanes and exit turnstyle, lane ropes and trolleys.	379			
Total seeking release			379			
Previously released			229			
Budget			2,404			
Remaining budget			1,796			