

Item 5

AREA 3 FORUM

2nd July 2008

Report of the Assistant Chief Executive

Sedgefield Borough Local Improvement Programme

Application - Ceddesfeld Hall – Enabling and Extending Community Access

This report highlights a Local Improvement Programme (LIP) application submitted to and initially appraised by the Strategy and Regeneration Section. The report provides information to the Area 3 Forum for their consideration and comments, which will be used to further develop the project proposal prior to it being taken through Sedgefield Borough Council's decision-making process.

The Area 3 Forum has been allocated £532,000 of LIP capital resources between 2006 and 2009 subject to budget approval. Projects to the value of £267,681 have been approved to date.

Project Background

- **Name of Project:** Ceddesfeld Hall Enabling and Extending Community Access
- **Name of Applicant:** Sedgefield Community Association
- **Brief Description of Project:** The project will enhance the existing facilities and open up disused and underused spaces in the first floor, attics and basement, all of which will become available for public use. The first phase, to which this application relates, involves the installation of a lift to all levels, a new IT facility, IT education in the community provision, refurbished toilets and new office accommodation for the neighbourhood warden and the association.
- **Requested from LIP:** £103,000 (48%)
- **Total Estimated Project Cost:** £210,500
- **What will the LIP be used for:**

Item	Total Cost	LIP requested
Lift to first floor	£84,700	£30,000
Extending lift to attics	£37,900	£3,700
Relocate disabled toilet	£12,100	£12,100
Interim disabled toilet hire charges	£600	£0
Replace kitchen	£12,000	£12,000
Upgrade toilets	£5,000	£4,000
Open up office space	£5,000	£2,000

Community computer room & IT room	£7,000	£3000
Tree survey	£700	£700
Asbestos survey	£1,000	£1,000
Contingency works (Asbestos)	£1,000	£1,000
Consultancy fees	£37,500	£33,500
Redecoration	£5,000	
Bat Survey	£1,000	
Total	£208,900	£103,000

- **Impact of the Project:**

The applicant has stated that the population of the town is getting progressively older. At present, mums with young children and those with mobility problems can only take part in activities and groups which meet in the main hall / function room which socially excludes a proportion of those living in the area of benefit. The first floor has 3 rooms all of a similar size accommodating 25-30 people. This project will give added value to the existing provision, offer new opportunities for groups and individuals who are currently not catered and will in turn help in protecting the longevity of the association.

- **Evidence of need and community support:**

The applicant has stated that the project links to the Sedgefield Town Council community appraisal, town plan and police reports. They have also stated that the youth form and youth council are seeking to address services and facilities for young people. The applicant has also stated that SCA lettings and booking evidence the need for the project. Wider community consultation is ongoing at the moment.

- **Value for money and Revenue implications:**

The applicant has applied for £103,000 which is 48% of the total project costs for phase 1. The remaining capital costs will be funded by funds from various funders including SCA own funding, Gannet Foundation, Sedgefield Town Council and Sedgefield Charities. The majority of the other funding is yet to be confirmed.

- **Statutory Approvals:**

Planning Permission and Building Regulation consent will be required. This will become a condition of any grant approved as the costs of producing planning application compliant plans are included in the costs for phase 1.

Recommendation from the Strategy and Regeneration Section:

That the Area Forum considers:

- The project proposal, and how it would meet the priority needs of the Area 3 Forum locality.

Subject to discussion and agreement by the Area Forum to progress the project proposal, the applicant will work with the Strategy and Regeneration Division to further develop the LIP application prior to it being taken through Sedgefield Borough Council's decisions making process.

Material considerations:

Other applications received from Area 3:

In taking the above decision the Area Forum is requested to consider the implication of the funding level requested against the following projects that have been received for future determination by the Forum.

Trimdon Community College MUGA £35,000 LIP requested
Trimdon Grange Play Area £70,000 LIP requested

Projects Approved to date:

2006/07

Trimdon Colliery Community Centre Fees	£12,774
Trimdon Colliery Multi-use Games Area	£58,325
Sedgefield Parish Hall Improvements	£37,000
Sedgefield Ceddesfeld Hall Tech Study	£ 1,762

Total **£109,861**

2007/08

Fishburn Recreation Ground Development Tech Study <i>(possible future application following results of technical study)</i>	£11,280
Fishburn Memorial Children's Playing Field	£58,900
Sedgefield Parish Hall Phase 2	£80,000
Trimdon Community College MUGA – Technical Study	£7,640

Total **£157,820**

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