

HAMPSHIRE COUNTY COUNCIL

Decision Report

Decision Maker:	Executive Member for Education
Date:	21 February 2018
Title:	Northern Junior Community School Proposed Group Rooms
Report From:	Director of Culture, Communities and Business Services

Contact names: Steve Clow and Bob Wallbridge

Tel: 01962 847858
01962 847894

Email: steve.clow@hants.gov.uk
bob.wallbridge@hants.gov.uk

1. Recommendations

- 1.1. That the Executive Member for Education gives approval to the project proposals for the Group Rooms at Northern Junior Community School, at an estimated total cost of £382,000.

2. Executive Summary

- 2.1 This report seeks approval to the project proposals for the permanent expansion of Northern Junior Community School in Portchester. In order to provide the necessary teaching accommodation, two former classrooms will be brought back into use to provide the necessary teaching spaces. To offset the loss of these former classroom spaces which are currently used for group room activities, three new group rooms are to be built. This will increase the capacity of the school from 180 to 240 pupils and is estimated total cost of £382,000.

3. Scope of Work

- 3.1 It is proposed to construct a new extension to provide 3 group rooms and additional toilet facilities to Northern Junior Community School.

4. Contextual Information

- 4.1. The school's net Published Admission Number is currently 45 and there are currently 159 pupils on roll. This project is required to increase the published admission number to 60.
- 4.2. Funding for the project was approved at the Executive Lead Member for Children's Services Decision Day on 15 January 2018 and this report outlines the available budget from within which the project must be designed and delivered.

5. Finance

- 5.1. Capital Expenditure:

The Capital Expenditure has already been approved; the following tables outline the breakdown of its distribution across the project:

Capital Expenditure	Current Estimate	Capital Programme
	£'000	£'000
Buildings	328	343
Fees	54	57
	382	400*

* The means by which the difference between the Current Estimate and the Capital Programme allocation is to be met are shown in the table below:

5.2. Sources of Funding:

Financial Provision for Total Scheme	Buildings £'000	Fees £'000	Total Cost £'000
1. From Own Resources			
a) Capital Programme (as above)	343	57	400
Total	343	57	400

a) Building Cost:

Net Cost = £2,185per m²

Gross Cost = £3,350per m²

b) Furniture & Equipment:

Included in the above figures is an allocation of approximately £12,000 for the provision of all loose furniture, fittings, equipment and I.T. (inclusive of fees).

c) School Balances:

The school has the following level of balances:

Published revenue balance as at 31 March 2017: £185,354.13

Devolved capital as at 31 March 2017: £5,237.99

5.3. Revenue Issues:

a) Overview of Revenue Implications:

b)

(a) Employees	(b) Other	(a+b) *Net Current	(c) Capital	(a + b + c) Total Net
------------------	--------------	-----------------------	----------------	--------------------------

	£'000	£'000	Expenditure £'000	Charges £'000	Expenditure £'000
Revenue Implications Additional + / Reductions	0	0	0	22	22

c) Energy Costs:

The estimated annual energy consumption for the new accommodation will meet that required by current Building Regulations.

d) Energy Consumption:

The estimated annual energy consumption for the new accommodation will meet that required by current Building Regulations.

6. Details of site and existing Infrastructure

- 6.1. Northern Junior Community School is located off Richmond Rise in Portchester.
- 6.2. The School site is located in a residential area within Portchester.
- 6.3. It is situated on the upper slopes of Portsdown Hill overlooking Portsmouth Harbour and the Isle of Wight.
- 6.4. Northern Junior School was built in 1962 and the existing building is of a two storey traditional construction with a pitched roof.
- 6.5. The existing mains services and drainage infrastructure at the site will be sufficient to accommodate the project proposals.

7. Scope of the Project

- 7.1. The expansion works at Northern Junior Community School will include:
 - Small Group Rooms (1 large and 2 Small Group Rooms)
 - 2 Adult Toilets
 - Store
- 7.2. It is proposed that the works be procured through the HCC Minor Works Framework.
- 7.3. It is anticipated that works will commence on site during summer 2018 and complete during autumn 2018.
- 7.4. It is proposed that the contractor will access the school site by the main school entrance off Richmond Rise. The contractor's compound will be located in the School Car Park.
- 7.5. No deliveries or movements of vehicles will take place at the start or end of the school day, in order to avoid traffic conflict when pupils are arriving at or departing from the school.

7.6. The school site will remain in use during the construction period and local management arrangements will be put in place to manage the health and safety impact to all users.

8. The Proposed Building

- 8.1. Northern Junior Community School will be of traditional brick and block construction. Part of the existing corridor connecting the proposed extension with the school will also be refurbished as part of the project.
- 8.2. The proposed extension will compliment the design of the existing building including matching the brickwork of the existing school and there will be durable aluminium windows and doors and a high performance roof finish.

9. External Works

- 9.1. The external landscape proposals at Northern Junior Community School will include:
 - Widening of the existing pedestrian path from the Red Barn Avenue entrance to the school.
 - New bicycle/scooter storage for use by pupils.

10. Planning

- 10.1. The size and scope of proposed works are within the current regulations for permitted development and so therefore the extension does not require planning permission.

11. Building Management

- 11.1. The existing building management arrangements will remain in place.

12. Professional Resources

Architectural	- Culture, Communities & Business Services
Landscape	- Culture, Communities & Business Services
Mechanical & Electrical	- Culture, Communities & Business Services
Structural Engineering	- Culture, Communities & Business Services
Quantity Surveying	- Culture, Communities & Business Services
Principal Designer	- Culture, Communities & Business Services
Drainage	- Economy, Transport and Environment

13. Consultations

- 13.1. The following have been consulted during the development of this project and feedback can be seen in overview in Appendix C:

Headteacher
School Governors
Children's Services
Executive Lead Member for Education
Local County Councillor
Fire Officer
Access Officer
Planning Department

14. Risk & Impact Issues

14.1. Please see Appendix B for a summary of the risk and impact issues considered in relation to the design of this project.

CORPORATE OR LEGAL INFORMATION:**Links to the Strategic Plan**

Hampshire maintains strong and sustainable economic growth and prosperity:	Yes
People in Hampshire live safe, healthy and independent lives:	Yes
People in Hampshire enjoy a rich and diverse environment:	Yes
People in Hampshire enjoy being part of strong, inclusive communities:	Yes

Other Significant Links

Links to previous Member decisions:		
<u>Title</u>	<u>Reference</u>	<u>Date</u>
Children's Services Capital Programme		15.01.18
Direct links to specific legislation or Government Directives		
<u>Title</u>		<u>Date</u>

Section 100 D - Local Government Act 1972 - background documents

The following documents discuss facts or matters on which this report, or an important part of it, is based and have been relied upon to a material extent in the preparation of this report. (NB: the list excludes published works and any documents which disclose exempt or confidential information as defined in the Act.)

<u>Document</u>	<u>Location</u>
None	

RISK & COMBINED IMPACT ASSESSMENT:

1. Equality Duty

1.1 The County Council has a duty under Section 149 of the Equality Act 2010 ('the Act') to have due regard in the exercise of its functions to the need to:

- Eliminate discrimination, harassment and victimisation and any other conduct prohibited under the Act;
- Advance equality of opportunity between persons who share a relevant protected characteristic (age, disability, gender reassignment, pregnancy and maternity, race, religion or belief, gender and sexual orientation) and those who do not share it;
- Foster good relations between persons who share a relevant protected characteristic and persons who do not share it.

Due regard in this context involves having due regard in particular to:

- a) The need to remove or minimise disadvantages suffered by persons sharing a relevant characteristic connected to that characteristic;
- b) Take steps to meet the needs of persons sharing a relevant protected characteristic different from the needs of persons who do not share it;
- c) Encourage persons sharing a relevant protected characteristic to participate in public life or in any other activity which participation by such persons is disproportionately low.

1.2 Equality Impact Assessment:

- a) The positive impact of the building will provide new spaces on the ground floor giving new accessible spaces for teaching small groups including specialist SEN lessons. The building has been designed to be fully accessible.

Crime Prevention Issues:

2.1 The County Council has a legal obligation under Section 17 of the Crime and Disorder Act 1998 to consider the impact of all the decisions it makes on the prevention of crime and disorder in the County. The proposals in this report have no impact on the prevention of crime.

3. Fire Risk Assessment

3.1 Sprinkler systems shall be installed in new and refurbished buildings where appropriate, based upon a risk assessment methodology.

3.2 With respect to fire safety and property protection, the proposals have been risk assessed in line with the agreed Property Services procedures, and confirmed that the provision of sprinklers is not required in this instance.

3.3 The proposals will meet the requirements of the Building Regulations (BB100 Fire Safety in Schools), including enhancements beyond minimum provision, and are consistent with current fire safety legislation, the partnership arrangement with Hampshire Fire and Rescue Services, and are in line with the County Council's policy to manage corporate risk.

3.4 The project proposals include the following fire safety and enhanced features:

Additional automatic fire protection, with full (24/7) remote monitoring.

External finishes specified as fire resistant.

Reduced fire compartment sizes.

Consideration of secure by design principles including specific site security, bin storage away from building, external lighting etc.

4. Health and Safety

4.1 Design risk assessments, pre-construction health & safety information and a Health & Safety File will be produced and initiated in accordance with the Construction Design and Management Regulations for the proposed scheme.

5. Climate Change:

5.1 The project will incorporate the following sustainability features:

A highly insulated building envelope for the extension including high performance windows, doors and roof lights to reduce energy consumption.

Energy efficient lighting and heating controls, as each light fitting will be day-light linked with absence detection to ensure the minimum energy is used.

External lighting to provide safe access and emergency escape routes that will be carefully designed to prevent light pollution to avoid nuisance to residential properties.

Low water-consumption sanitary installations.

Natural ventilation to main spaces with night-time cooling strategy.

Provision of good levels of day lighting to all teaching areas to reduce the need for artificial lighting and energy use.

Solar controlled glass will be installed to south facing windows to assist in the control of solar gain.

The use of timber from sustainable sources.

FEEDBACK FROM CONSULTEES:**OTHER EXECUTIVE MEMBERS:**

Executive Member & Portfolio	Reason for Consultation	Date Consulted	Response:
Councillor Keith Mans, Executive Lead Member for Children's Services	Portfolio Holder		

OTHER FORMAL CONSULTEES:

Member/ Councillor	Reason for Consultation	Date Consulted	Response:
Councillor Roger Price	Local Member for Fareham Portchester		XXX