

HAMPSHIRE COUNTY COUNCIL

Decision Report

Decision Maker:	Executive Member for Education
Date:	9 May 2018
Title:	Bursledon Junior School Extension
Report From:	Director of Culture, Communities and Business Services

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1. Recommendations

- 1.1. That the Executive Member for Education gives approval to the project appraisal for the enlargement of Bursledon Junior School.

2. Executive Summary

- 2.1 This report seeks approval to enlarge the premises of Bursledon Junior School to allow the school to offer 90 places across all year groups with effect from September 2018. From that date the school would have a total capacity for 360 pupils. The project is estimated to cost £395,000.
- 2.2 The project will provide 30 additional places in permanent accommodation at the school.

Scope of Work

- 3.1 It is proposed to construct a single classroom extension and undertake internal remodelling and external works. This will enable the school to fully accommodate its current 3 Forms of Entry (FE), its Planned Admission Number (PAN) will remain at 90.

4. Contextual Information

- 4.1. The school's net capacity is 330. There are currently 265 (Spring 2018 census) pupils on roll. These additional places are needed principally as a direct result of new housing developments in the local area.
- 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	339	339
Fees	56	56
Total	395	395

5.2. Sources of Funding:

Financial Provision for Total Scheme	Buildings	Fees	Total Cost
	£'000	£'000	£'000
1. From Own Resources			
a) Capital Programme (as above)	0	0	0
2. From Other Resources			
a) Developer's Contribution	339	56	395
Total (excluding Contingency)	339	56	395

a) *Building Cost:*

Net Cost = £2,750 per m²
 Gross Cost = £3,670 per m²
 Cost Per Pupil Place = £13,167

b) *Furniture & Equipment:*

Included in the above figures is an allocation of approximately £25,000 for the provision of loose furniture, fittings, equipment and I.T. (inclusive of fees).

Published revenue balance as at 31 March 2017: £42,715.80

Devolved capital as at: 31 March 2017: £7,535.95

5.3. Revenue Issues:

a) *Overview of Revenue Implications:*

	(a) Employees £'000	(b) Other £'000	(a+b) *Net Current Expenditure £'000	(c) Capital Charges £'000	(a + b + c) Total Net Expenditure £'000
Revenue Implications	0	0	0	22	22
Additional +/- - Reductions					

b) *Energy Costs:*

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

c) *Energy Consumption*

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

6. **Details of site and existing Infrastructure**

- 6.1. Bursledon Junior School is located off Long Lane, Bursledon.
- 6.2. The school site is located in the Old Bursledon Conservation Area on Long Lane and the surrounding area has a rural character.
- 6.3. The existing Infant School was built in 1996 and the Junior School was built in 1972.
- 6.4. 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 extension at Bursledon Junior School will include:
 - A single classroom
 - External improvements
- 7.2. It is anticipated that works will commence on site during spring 2018 and complete during autumn 2018

8. **The Proposed Building**

- 8.1 The proposals are designed to complement the form, character and scale of the original building.
- 8.2 It is proposed that the contractor will access the school site by the main school entrance off Long Lane.

- 8.3 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.
- 8.4 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.

9. External Works

- 9.1. The external landscape proposals at Bursledon Junior School will include:
- Hard landscaping to areas adjacent to the new classroom
- 9.2. The project will provide two additional car parking spaces on the school site which will be in line with the Hampshire County Council On-Site School Parking.
- 9.3. No permanent alterations to the main vehicular entrance to the school will be made as a result of the proposals.

10. Planning

- 10.1 A planning application is not required for this project.

11. Building Management

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

12. Professional Resources

Architectural	- Culture, Communities & Business
Landscape	- Culture, Communities & Business
Mechanical & Electrical	- Culture, Communities & Business
Structural Engineering	- Culture, Communities & Business
Quantity Surveying	- Culture, Communities & Business
Principal Designer	- Culture, Communities & Business
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 Children's Services
Local County Councillor
Bursledon Parish Council
Local Residents
Fire Officer
Access Officer
Planning Department

14. Risk & Impact Issues

14.1. Please see Integral 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.)

Document

Location

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** – (*Children's Services to complete*)

2. 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.

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.

A site waste management plan will be developed to ensure that during construction the principles of minimising waste are maintained.

Acoustic attenuation to allow natural ventilation.

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.

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 Keith House	Local Member for Hamble	10.04.2018	