



Agenda for a meeting of the Executive to be held on Tuesday, 5 September 2023 at 10.30 am in Council Chamber - City Hall, Bradford

Members of the Executive – Councillors

LABOUR
Hinchcliffe (Chair)
I Khan
Ross-Shaw
Ferriby
Jabar
Duffy

Notes:

- This agenda can be made available in Braille, large print or tape format on request by contacting the Agenda contact shown below.
- The taking of photographs, filming and sound recording of the meeting is allowed except if Councillors vote to exclude the public to discuss confidential matters covered by Schedule 12A of the Local Government Act 1972. Recording activity should be respectful to the conduct of the meeting and behaviour that disrupts the meeting (such as oral commentary) will not be permitted. Anyone attending the meeting who wishes to record or film the meeting's proceedings is advised to liaise with the Agenda Contact who will provide guidance and ensure that any necessary arrangements are in place. Those present who are invited to make spoken contributions to the meeting should be aware that they may be filmed or sound recorded.
- If any further information is required about any item on this agenda, please contact the officer named at the foot of that agenda item.

From:

Asif Ibrahim

Director of Legal and Governance

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To:

A. PROCEDURAL ITEMS

1. DISCLOSURES OF INTEREST

(Members Code of Conduct – Part 4A of the Constitution)

To receive disclosures of interests from members and co-opted members on matters to be considered at the meeting. The disclosure must include the nature of the interest.

An interest must also be disclosed in the meeting when it becomes apparent to the member during the meeting.

Notes:

- (1) *Members must consider their interests, and act according to the following:*

Type of Interest	You must:
<i>Disclosable Pecuniary Interests</i>	<i>Disclose the interest; not participate in the discussion or vote; and leave the meeting <u>unless</u> you have a dispensation.</i>
<i>Other Registrable Interests (Directly Related)</i> OR <i>Non-Registrable Interests (Directly Related)</i>	<i>Disclose the interest; speak on the item <u>only if</u> the public are also allowed to speak but otherwise not participate in the discussion or vote; and leave the meeting <u>unless</u> you have a dispensation.</i>
<i>Other Registrable Interests (Affects)</i> OR <i>Non-Registrable Interests (Affects)</i>	<i>Disclose the interest; remain in the meeting, participate and vote <u>unless</u> the matter affects the financial interest or well-being</i> <i>(a) to a greater extent than it affects the financial interests of a majority of inhabitants of the affected ward, and</i> <i>(b) a reasonable member of the public knowing all the facts would believe that it would affect your view of the wider public interest; in which case speak on the item <u>only if</u> the public are also allowed to speak but otherwise not do not participate in the discussion or</i>

vote; and leave the meeting unless you have a dispensation.

- (2) *Disclosable pecuniary interests relate to the Member concerned or their spouse/partner.*
- (3) *Members in arrears of Council Tax by more than two months must not vote in decisions on, or which might affect, budget calculations, and must disclose at the meeting that this restriction applies to them. A failure to comply with these requirements is a criminal offence under section 106 of the Local Government Finance Act 1992.*
- (4) *Officers must disclose interests in accordance with Council Standing Order 44.*

2. MINUTES

Recommended –

That the minutes of the meeting held on 13 July 2023 be signed as a correct record (previously circulated).

(Yusuf Patel / Louis Kingdom – 07970 411923 / 07890 416570)

3. INSPECTION OF REPORTS AND BACKGROUND PAPERS

(Access to Information Procedure Rules – Part 3B of the Constitution)

Reports and background papers for agenda items may be inspected by contacting the person shown after each agenda item. Certain reports and background papers may be restricted.

Any request to remove the restriction on a report or background paper should be made to the relevant Strategic Director or Assistant Director whose name is shown on the front page of the report.

If that request is refused, there is a right of appeal to this meeting.

Please contact the officer shown below in advance of the meeting if you wish to appeal.

(Yusuf Patel / Louis Kingdom – 07970 411923 / 07890 416570)

4. RECOMMENDATIONS TO THE EXECUTIVE

To note any recommendations to the Executive that may be the subject of report to a future meeting. (Schedule to be tabled at the meeting).

(Yusuf Patel / Louis Kingdom – 07970 411923 / 07890 416570)

C. PORTFOLIO ITEMS

<p style="text-align: center;">REGENERATION, PLANNING & TRANSPORT PORTFOLIO</p>
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(Councillor Ross-Shaw)

5. PROCUREMENT OF THE HOUSING MANAGEMENT & MAINTENANCE CONTRACT

1 - 8

The Strategic Director, Place will submit a report (**Document “L”**) which seeks approval to the commencement of the procurement process in relation to the contract for the management and maintenance of the council’s general needs housing stock.

Recommended –

Executive is recommended to:

- (1) Approve the commencement of the formal procurement process in relation to the commissioning of housing management and maintenance services for the Council’s general needs housing stock as set out in this report.**

- (2) That authority be given to Strategic Director of Place to award the housing management and maintenance services contract to the successful bidder in consultation with the Director of Finance & IT and the Director of Legal and Governance.**

Overview and Scrutiny Area: Regeneration & Environment

(Alan Lunt - 01274 434748)

HEALTHY PEOPLE AND PLACES PORTFOLIO

(Councillor Ferriby)

6. SPORTS PITCHES INVESTMENT PROGRAMME UPDATE

9 - 28

The Strategic Director, Place will submit a report (**Document “M”**) which updates the Executive on the Council’s Sports Pitches Investment Programme and includes opportunities to attract substantial, additional funding from partners, together with details of specific project delivery.

Recommended –

That Executive approves the following recommendations –

- (1) Implementation of Phase 2 of the Playing Pitch Strategy delivery programme and release of the £5.98m remaining balance of the total capital funding previously approved and allocated.**
- (2) That a further £1.081m capital funding is identified to allow delivery of the enhanced Phase 2 programme, subject to the additional grant funding being secured.**
- (3) Delegation of approval of spend to the Strategic Director, Place in consultation with the Director of Finance & IT to deliver the approved Phase 2 programme including the development projects at Wyke Sports Village, Myra Shay Recreation Ground and Marley Activities and Coaching Centre with regular updates to PAG.**
- (4) Authority be given to the Strategic Director of Place in consultation with the Director of Finance & IT to apply for, and accept, the grant funding and to enter into the grant funding agreements for the projects.**
- (5) Authority be given to the Strategic Director of Place in consultation with the Director of Legal and Governance to explore the future management options for the major hub sites and to implement the option/s that are beneficial to the Council.**
- (6) That consideration is given for further funding within the Capital Investment Plan (CIP) as part of the 24/25 budget discussion to allow a third and final Phase to be developed.**
- (7) Welcomes both the development of Wyke Community Sports Village as the District’s first new major outdoor sports**

facility and also the national recognition from the Sports Governing bodies of the Council's ability to deliver in a timely and cost effective manner.

Overview and Scrutiny Area: Regeneration & Environment

(Phil Barker - 01274 432616)

7. BRADFORD DISTRICT'S PLAYABLE SPACES INVESTMENT PROGRAMME UPDATE

29 - 44

The Strategic Director, Place will submit a report (**Document "N"**) which provides a progress update on delivery of the Council's Playable Spaces Investment Programme, seeks approval for the third and final refurbishment phase, release of current earmarked capital funding for this phase and consideration within future budget setting arrangements for additional funding to complete the increased level of works identified as part of this phase.

Recommended –

That Executive approves the following recommendations -

- (1) Implementation of the 3rd and final phase of the Playable Spaces Investment Programme with release of the £3.918m remaining balance of the total capital funding originally approved and held in reserves.**
- (2) Authority be given to the Strategic Director of Place in consultation with the Director for Finance & IT to appoint the successful bidder(s) for the works required for the Investment Programme.**
- (3) That consideration is given to further funding within the Capital Investment Plan (CIP) as part of the 24/25 budget discussion to allow delivery of the complete Phase 3 programme.**
- (4) Welcomes and supports the progress made to date on delivering the Investment Programme to refurbish the Districts playable spaces and play facilities.**

Overview and Scrutiny Area: Regeneration & Environment

(Phil Barker - 01274 432616)

8. MINUTES OF THE WEST YORKSHIRE COMBINED AUTHORITY

To receive the minutes of the meetings of the West Yorkshire Combined Authority held on [16 March 2023](#); [25 May 2023](#) and [22 June 2023](#) (Please click on the relevant date to launch minutes).

THIS AGENDA AND ACCOMPANYING DOCUMENTS HAVE BEEN PRODUCED, WHEREVER POSSIBLE, ON RECYCLED PAPER

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Report of the Strategic Director, Place to the meeting of the Executive to be held on Tuesday September 5, 2023.

L

Subject: Procurement of the Housing Management & Maintenance Contract

Summary statement:

This report seeks approval to the commencement of the procurement process in relation to the contract for the management and maintenance of the council's general needs housing stock.

EQUALITY & DIVERSITY:

Compliance with Equality Act 2010 is embedded in the Council's procurement process and requirements. The provision of new and good quality affordable housing in the District has a positive impact on those groups and individuals who suffer multiple disadvantages associated with inadequate housing. The Council's housing stock provides for enhanced accessibility standards meaning they are suitable for people with a disability and more flexible and adaptable to meet the needs of current and future generations. Living in good quality housing and a safe, well-designed neighbourhood improves life chances in terms of health, employment, and educational outcomes.

We will ask the successful provider to embed equality into their service provision. We will aim to contract and commission locally wherever possible so that we can support our local economy and offering high-quality services while delivering equitable services that are value for money.

David Shepherd
Strategic Director, Place

Portfolio:

Regeneration, Planning & Transport

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Overview & Scrutiny Area:

Regeneration and Environment

1. SUMMARY

- 1.1 This report seeks approval to the commencement of the procurement process for the re-commissioning of the Housing Management & Maintenance contract (HMMC) in respect of the council's general needs housing stock, that is due to end on 31 March 2024.
- 1.2 The procurement process will be conducted in line with the requirements of the 2015 Public Contract Regulations.
- 1.3 The current contract was commissioned by the Housing Development team and the incumbent supplier is Incommunities Group Limited.
- 1.4 For the purposes of this report it is important to distinguish between this contract and the Extra Care scheme. The Extra Care Housing Management contract is delivered by the Mears Group and this contract ends in September 2025. It is therefore not in scope at this point.
- 1.5 Under Paragraph 8.7.4 of Part 3E of the Constitution, the report is marked exempt from call-in for the reason that an earlier version of the report has been considered by the Overview and Scrutiny Committee on the 18th of July. The tender process is urgent because the previous contract expired in March 2022, and has been extended twice through emergency provisions. Any further delays would impact the procurement timescale as the tender will go live in September, with award completed in November after due diligence and standstill. The contractor will then need to mobilise to provide core services to Council tenants from the 1st of April 2024.

2. BACKGROUND

- 2.1 The Council undertook the voluntary transfer of its HRA housing stock in 2003. However, with Government consent, the Housing Development and Enabling Team started to deliver new Council housing in 2010. This was at a time when affordable housing delivery was at a low point following the recession and the Council wanted to demonstrate leadership to the sector by taking an active role in increasing the supply. The new build programme included some market sale units on sites where market analysis and intelligence demonstrated demand for market sale units. The capital receipts from the sales were directed back into the development programme. In total, 475 homes have been delivered; of which 428 are affordable homes for rent. The Council now owns 404 properties across the District as 24 dwellings have been sold following some tenants exercising their Right to Buy. An additional 24 homes are being purchased through the Local Authority Housing Fund Round 1, bringing total units in ownership to 428.
- 2.2 The table below summarises the extent of affordable homes developed for rent across the various Affordable Homes programmes by funding regime (including units subsequently subject to RTB):

Programme	Sites	Ward	No. Affordable
Pre 2011	Longfield Drive	Bowling and Barkerend	95
	Beech Grove	Bowling and Barkerend	
2011-15	Canary Drive	Bingley	81
	Field way	Ilkley	
	Valley Drive	Ilkley	
	Ripley Street Phase 1	Little Horton	
2015-18	Ripley Street Phase 2	Little Horton	252
	Cliffe Lane, Baildon (Phase 1)	Baildon	
	Cliffe Lane, Baildon (Phase 2)	Baildon	
	Keighley Road, Oakworth (Houses)	Keighley West	
	Keighley Road, Oakworth (Extra Care)	Keighley West	
	Braithwaite Road	Keighley West	
	Avenham Way	Bowling and Barkerend	
	Clergy House/Jermyn Court (Horton Housing)	City Ward	
	Cliffe Lane 1 + 2 (additional units)	Baildon	
2023	Local Authority Housing Fund properties (contracts signed, 8 for handover by the end of August)	Great Horton & Eccleleshill	24*
	TOTAL		452*

*Subject to change as additional properties are acquired using the LAHF funding.

- 2.3 The table shows that a total of 452 affordable homes for rent have been delivered since the new build programme started. It should be noted that the Clergy House/Jermyn Court project comprised of 18 self-contained flats providing temporary accommodation to homeless households. These flats are leased to Horton Housing from the Council to deliver the Homeless Housing Related Support Contract, and therefore sits outside the Council's housing stock.
- 2.4 The management of the Council's 69 units Extra Care Scheme at Fletcher Court, will not be included in this tender as the Extra Care Housing Management contract is delivered by the Mears Group and this contract ends in September 2025.
- 2.6 On 1 April 2023, the council re-opened a Housing Revenue Account on the direction of the Department for Levelling Up, Housing and Communities (DLUHC), due to holding more than the 'de-minimis' of 200 units.

Proposed HMMC tender package

- 2.7 It is proposed that the procurement process tender the next contract for a maximum period of five years, based on a three plus two years contract. This allows the council to consider performance and its strategy for HRA homes over the first three years. The maximum of five years takes into account the requirements under Section 27 of the Housing Act 1985 (see legal section 6).

Elements to be Included.

- 2.8 **Housing Management** – the successful contractor will be expected to undertake all activities that relate to managing a home on behalf of the Council. This includes lettings and allocations, void management, tenancy sign up, assistance with rent claims and benefits applications, providing appropriate tenancy support and managing the tenancies, rent collections, dealing with current debt/arrears and anti-social behaviour, neighbourhood issues, tenancy enforcement, customer service - providing information and advice and support, neighbourhood housing management, successions, dealing with tenant complaints.
- 2.9 **Cyclical Maintenance and Regulatory Compliance** - the successful contractor will be expected undertake all activities that relate to cyclical maintenance and regulatory compliance on behalf of the council. This includes but not limited to regular inspections and testing (such as Gas servicing, Fire Safety, Mechanical ventilation servicing, Damp and Mould, Electrical Installation) to ensure safety and compliance with relevant legislation and best practice. Life-cycle management and replacement for elements such as for heating, ventilation, lifts will need to link to the asset management plan.
- 2.10 **Responsive Repairs** - the successful contractor will be expected undertake all activities that relate to day-to-day property maintenance and urgent repairs for tenants on behalf of the Council. This includes but not limited to logging and planning repairs, performance, and financial reports, carrying out the repairs in a timely manner and right first time within allocated response times. It is important that performance is reported transparently to tenants and members and that the contractor has effective ways to obtain feedback.
- 2.11 **Asset Management** – the contractor will develop a three-year programme of more substantial works, including elemental replacements, to ensure all homes meet the Decent Homes Standard and engages with the Council and Mears on the extra sheltered scheme at Fellowes Court. The Council will approve that programme annually.

(Note: for both 2.10 and 2.11 the prices will be based on the latest edition of the National Housing Federations schedule of rates, plus an agreed overhead as per the contract. There will be an onus on the contractor to use modern best practice and seek value for money, in liaison with the Council.)

2.12 The proposed timeline for procurement of the contract is:

- 24th Aug 2023 – Virtual meet the buyer.
- September 2023 – Executive Approval
- September 2023 – Release the Invitation to Tender to the UK e-notification service – Find a Tender Service
- September / October 2023 - Tender period
- Mid-Oct 2023 – Evaluation of the bids
- Late Oct 2023– Standstill period
- Nov 2023 - Contract awarded.
- December – March 2024 - Mobilisation and implementation
- 1 April 2024 - Contract commencement

3. OTHER CONSIDERATIONS

- 3.1 The in-house option to deliver the service was considered, but with a lack of in-house expertise and capacity and with a small holding of 428 properties it was not deemed financially viable to deliver in-house. This will be reviewed upon each occasion the re-procurement of the management and maintenance contract is re-visited.

4. FINANCIAL & RESOURCE APPRAISAL

- 4.1 The Council's Contracts Standing Orders require contracts with a value in excess of £2m be reported to the relevant Overview and Scrutiny Committee. The matter was considered by the Regeneration & Environment Overview and Scrutiny Committee of July 18, 2023.
- 4.2 Given the value of the service the procurement will need to comply with the Public Contracts Regulations 2015. The public procurement threshold for supply of services will be £213,477 (inclusive of VAT) from 1 January 2022.
- 4.3 The contract term will be for 3 years, with potential to increase by a further 2 years and this will be fully funded from the Housing Revenue Account.
- 4.4 The procurement will be led by the housing team with support from the procurement, finance, and legal teams.

5. RISK MANAGEMENT AND GOVERNANCE ISSUES

- 5.1 The risks for this contract are low as the management contract is funded from ring fenced rental income.
- 5.2 The contract will be managed by the Housing Development team, who will combine regular performance monitoring with regular reports taken to the Portfolio holder who will provide oversight and accountability that defines and controls the outputs, outcome, and benefits of the scheme.
- 5.3 The break clause at year three allows the Council to implement variations, terminate the contract or consider alternative models for the future of its own stock in line with the Corporate Plan and Housing Strategy.
- 5.4 The following risks have been identified:
- The Council is unable to meet our obligations to the tenants due to no contractor bidding for it. – the risk is considered low because of the intended soft market testing exercise (meet the buyer)
 - The contract price makes the contract unviable – the risk is considered low due to the reference to actual benchmark management and maintenance costs, and best practice. By law, all costs have to be contained within the HRA.

- The commissioned partner could cease to operate and therefore be unable to provide the service – Due diligence will ensure that the preferred contractor is financially robust, private firms are unlikely to bid, and the Regulator of Social Housing never allows a Housing Association to fail without protections for tenants and stakeholders. The default worst scenario is that the Regulator transfers duties to another HA through a merger.
- Force majeure and novation are part of the Councils standard terms.

5.5 To mitigate the risks, the council will set out a Risk Management Plan and housing will conduct regular reviews.

6. LEGAL APPRAISAL

6.1 The procurement exercise will be carried out in accordance with Contract Standing Orders and Public Contract Regulations 2015.

6.2 The Public Procurement (Agreement on Government Procurement) (Thresholds) (Amendment) Regulations 2021 (the 2021 Regulations) sets out the changes to the financial thresholds under UK public procurement regulations. The 2021 Regulations came into force on 1 January 2022. The financial threshold for the procurement of services is £213,477 (inclusive of VAT) from 1 January 2022.

6.3 Section 27 of the Housing Act 1985 (HA 1985) allows local authorities to enter into management agreements in relation to their housing stock, land held for related purposes, and any management functions specified in the agreement.

7. OTHER IMPLICATIONS

7.1 SUSTAINABILITY IMPLICATIONS

The procurement tender documents and specification have been updated to ensure that they include details of the Council's commitment to reducing its carbon footprint through promoting sustainable best practice and through working with providers who are actively taking steps to minimise the impact of their activities on the environment. As domestic energy use contributes up to 20% of UK carbon emissions, the provider will be required to help develop investment plans for the Council housing that take into account decarbonisation.

7.2 TACKLING THE CLIMATE EMERGENCY IMPLICATIONS

By undertaking a tendering exercise, the commissioners will seek to minimise future environmental impact through selection and contract management of suppliers who propose sustainable and environmentally friendly service provision and that manage their work activities to minimise any environment impact through energy/resource.

Most of the properties delivered through the Council's new build programme have been designed and constructed using 'Fabric First' principles; concentrating on improving the airtightness of the building fabric and the thermal performance of the structure results in reduced heat loss, carbon emissions and ultimately, savings on

energy consumption thereby helping to minimise running costs to tenants. Electrical vehicle charging points have been included within all our recent developments. Further, many of the properties benefit from a Mechanical Ventilation Heat Recovery (MVHR) system. It provides a constant supply of fresh filtered air for a healthier indoor air quality environment but also contributes to a reduced carbon footprint. The MVHR is designed to recover and re-use up to 95% of the waste heat within the property and filters the incoming fresh air. This is reputed to result in improvements for asthma sufferers but also benefits those with bronchitis, hay fever and chronic obstructive pulmonary disease (COPD). Further, it is reported that an MVHR helps to control moisture and condensation reducing instances of damp and mould growth, known to affect health and wellbeing.

7.3 COMMUNITY SAFETY IMPLICATIONS

There are no direct community safety implications; however, the delivery of housing growth and regeneration does seek to support the creation of safe, welcoming, and sustainable neighbourhoods.

7.4 HUMAN RIGHTS ACT

There are no significant implications.

7.5 TRADE UNION

There may be TUPE implications if the current contractor decides not to bid or is unsuccessful and appropriate legal support will be sought to mitigate the risks for the Council.

7.6 WARD IMPLICATIONS

There are a limited number of wards with Council homes as listed in the report and there are no concentrations of Council stock in “estates”. However, the provision of council housing stock is strategically a district-wide subject and should be considered in the round. Any future focus on increasing supply and will be led by Council strategy, partnerships with Housing Associations and developers. Land availability and effective funding models with grant support are key issues. Increasing overall housing supply that meets the needs and aspirations of the district will however generate social and economic benefits across all wards and localities.

7.7 AREA COMMITTEE LOCALITY PLAN IMPLICATIONS

None

7.8 IMPLICATIONS FOR CHILDREN AND YOUNG PEOPLE

None Direct. The provisions of safe, warm and affordable housing is known to assist children’s development.

7.9 ISSUES ARISING FROM PRIVACY IMPACT ASSESMENT

Tender documents and the specification have all been brought up to date with the latest requirements of the General Data Protection Regulations (GDPR), Data Protection Act 2018 and the Council's technical security requirements for Data, Information Systems & Confidentiality.

The tender documents will not include any personal information.

8. NOT FOR PUBLICATION DOCUMENTS

None

9. OPTIONS

The procurement of the housing management and maintenance contract is required by the Council's Contract Standing Order and public procurement regulations. There are no in-house resources to carry out the services and therefore no other alternative options are available.

10. RECOMMENDATIONS

Executive is recommended to:

i. Approve the commencement of the formal procurement process in relation to the commissioning of housing management and maintenance services for the Council's general needs housing stock as set out in this report.

ii. That authority be given to Strategic Director of Place to award the housing management and maintenance services contract to the successful bidder in consultation with the Director of Finance & IT and the Director of Legal and Governance.

11. APPENDICES

None

12. BACKGROUND DOCUMENTS

<https://www.gov.uk/government/publications/section-27-approval-for-local-authority-housing-management-agreements>



Report of the Strategic Director Place to the meeting of the Executive to be held on 05 September 2023

M

Subject:

Sports Pitches Investment Programme Update

Summary statement:

This report updates the Executive on the Council's Sports Pitches Investment Programme and includes opportunities to attract substantial, additional funding from partners, together with details of specific project delivery.

EQUALITY & DIVERSITY:

The Sports Pitches Investment Programme aims to deliver the objectives of the Council's Organisational Equalities Culture by ensuring sports pitches and ancillary facilities are well run, fit for purpose, and fair and inclusive in their approach.

The Programme recognises and supports equality of opportunity between different groups through provision of relevant, accessible and in some cases bespoke pitches and facilities.

An Equality Impact Assessment is included at Appendix 1

David Shepherd – Strategic Director:
Place

Portfolio:

Healthy People and Places

Report Contact: Phil Barker
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Overview & Scrutiny Area:

Regeneration and Environment

1 SUMMARY

This report updates the Executive on the Council's Sports Pitches Investment Programme and includes opportunities to attract substantial, additional funding from partners, together with details of specific project delivery.

2 BACKGROUND

2.1 Playing Pitch Strategy (PPS) - 2019

The current PPS, agreed and adopted by the Council in 2019, replaced the previous one from 2014.

The strategy provides a clear, strategic framework for the future maintenance and improvement of existing playing pitches and ancillary facilities up to 2030 (in line with the Bradford Local Plan period).

The current PPS incorporates the aspirations and outcomes for each of the individual National Governing Bodies of Sport (NGB's) (football, cricket, rugby league, rugby union, tennis, and athletics). in concert with Sport England.

The Strategy will also deliver on the Council's priority outcome for Better Health, Better Lives by helping people from all backgrounds to lead long, happy and productive lives by improving their health through recreational and physical activity.

The vision of the Playing Pitch Strategy is:

- Bradford will aim to provide a network of high-quality outdoor sports facilities across the District that are conducive to sustaining and increasing participation in sport and bring together all partners to ensure a co-ordinated approach to supply and demand.

There are three key aims:

- To protect the existing supply of sports facilities where needed for meeting current or future needs.
- To enhance outdoor sports facilities through improving quality, capacity and management of sites.
- To provide new outdoor sports facilities where there is current or future demand to do so.

2.2 Sports Pitches Investment Programme

To fund the delivery plan of the PPS the council previously approved an investment programme with an indicative capital spend of £15m. Grant funding and asset sales are projected at £5m leaving a net capital funding requirement of £10m from the Councils Capital Programme.

The programme was presented to, and approved by, the Project Appraisal Group (PAG) in May 2019 followed by the Executive in June 2019.

2.2.1 Sports hub sites – delivery model

The PPS identifies the provision of ‘District and potentially neighbourhood hub sites’ as a key component to meet and deliver the objectives of the PPS.

The principle of creating hub sites is based on:

- improving the quality, quantity and management of outdoor sport provision and:
- significantly increasing access and opportunities for wider community engagement whilst reducing the level of revenue subsidy required through maximising pitch/facility use and:
- providing at least one all-weather pitch in each district-wide hub.

The Bradford main sports hub sites have since been named as priority sites within the District’s Local Football Facilities Plan (LFFP) developed by the Football Foundation and FA. This is important, as it relates to their ten-year funding investment programme.

The sports hub model is developed to deliver the Programme for the overall Bradford District and consists of the following hub sites:

- Three district-wide multi-sports hub sites.
 - o Wyke Community Sports Village
 - o Myra Shay Recreation Ground
 - o Marley Activities and Coaching Centre

Wyke Community Sports Village is a new build facility whilst the remaining two sites at Myra Shay and Marley will consist of both refurbishment and, where appropriate, extension to the existing facilities already present.

It has been identified within the PPS that the delivery of hubs should follow the approach below to best serve the District.

- Five local multi-sports hub sites, where possible one in each of the five distinct district administrative areas of: Bradford South, Bradford West, Bradford East, Shipley and Keighley. Each site will have improved or replacement changing facilities with improved and where possible increased quality pitch (majority grass) provision.
- A yet unconfirmed number of single pitch and individual pitch site improvement projects. These will consist, in the majority, of refurbishment and/or upgrading of both existing grass pitches and changing facilities or in several cases the provision of ancillary changing facilities.

2.2.2 Grant Funding from external partners

To deliver the PPS, the attraction of external partner funding is critical, and this requires positive engagement with Sport England and the individual sports’ NGBs.

Wyke Community Sports Village attracted £1m grant funding, £0.5m from the Football Foundation with a further £0.5m. through British Cycling.

Further grant funding has been identified and is being sought from The Football Foundation, England and Wales Cricket Board (ECB), The Lawn Tennis Association, Rugby Football League, and the Local Delivery Pilot fund as well as Public Health. An update on external funding is included in section 3 of this report.

2.2.3 Sale to Invest

A key component within the Strategy and investment programme is to raise funding from the disposal of either redundant / and or surplus recreational land holdings. This can include surplus or low value playing field sites (for example, one/two pitch sites with no changing provision and/or no car parking) and other recreational land holdings which are not required. This is on the basis that:

- The sale of any redundant or low value sport pitches for redevelopment will be subject to statutory comment from Sport England.
- Where any current pitches are lost due to the redevelopment of sites, these will be adequately re-provided through re-investment into new pitches by creating or further developing Hub sites (or Key sites as appropriate) in accordance with Sport England's Playing Fields Policy Exception E4.

Further identification of sites for sale has proved challenging, but the philosophy outlined above will still be employed under the correct circumstances.

2.2.4 Other Considerations

The benefits arising from the Sports Pitches Investment Plan are wide ranging and its individual projects will support the Council to meet a number of its core objectives:

Supports **Better Health, Better Lives** as the ambition for this work stream is to ensure that the population of the district is healthy, well and able to live independently for as long as possible. Providing fit for purpose physical activity and sporting infrastructure where people can keep fit, healthy and active is key to achieving this outcome.

- Contributes to "**Active Bradford**" which is the Strategic Physical Activity and Sport Partnership for the district and comprises of members from across the education, health, and community sectors in the district all with the aim of encouraging more people to lead healthier and active lifestyles. The Physical Activity and Sports Strategy identifies "Improved places to be active and play sport" as one of the key ways in which it will meet its aims of more people, becoming active, staying active and achieving their ambitions.
- Supports the district's **Local Cycle Plan and British Cycling's Places to Ride Initiative** which is the legacy initiative from the last UCI Road World Championships passing through Yorkshire.
- Provides improved and new bases and locations for local sports clubs and schools to play sports and engage with further outreach to the local and wider district communities.

- In addition to the provision of new and upgraded hub sites, to include new Artificial Grass Pitches throughout the district, the sale of surplus and or redundant pitch sites in the district will have benefits to the Council in terms of potential additional council tax income from developments.
- Directly supports the **Sports Facilities Investment Programme** through the provision of replacement cycling facilities at the Wyke Community Sports Village that are not included in the replacement facilities being built at Sedbergh and will avoid repayment of £160,000 grant to Sport England for the removal of access to the cycle track at Richard Dunn Sports Centre.
- Directly supports the councils **Community Asset Transfer** programme. One of the key outcomes, supported by all of the NGBs and fundamental to football's strategic approach, is to achieve 'self-management' of sites by sports clubs, community groups or national organisations. Whilst in a number of cases this may be possible for single pitch sites, the development of multi-pitch/use hub sites is a key stone in creating financial viability for whichever management arrangement is in place as evidenced and supported by Sport England facility guidance.

3. UPDATES

3.1 Wyke Community Sports Village Phase 1

The Wyke Community Sports Village (WCSV) project was the first proposed sports hub sites within the PPS, is a multi-sport hub and was completed in May 2022.

The facility has been operating for over 12 months now and has received plaudits from key stakeholders, user groups and the local community. This project served to demonstrate that key elements of the Investment Programme funding can work. The facilities delivered on site included:

- 1.7km Closed Loop Cycle Track along with a learn to ride and a Cycle Skills Training area
- A full size 3G Pitch compliant for both football and Rugby (Rugby training and junior play only.)
- 3 x Winter Sports Pitches
- Changing Pavilion with:
 - Team Sports Changing
 - Cycle Changing
 - 3 x Community / Training Rooms
 - Accessible Changing Provision
 - Café Servery
- Car and Cycle Parking

3.2 Hub sites future operating model - third party facility management

An important aspect of sports hubs sites is the future delivery and operating model. Following discussions with the funding partners, the Hub sites, being built through the Football Foundation Hubs programme, will be transferred to a third-party operator once completed.

The preferred operator being considered is supported by The Football Foundation, the Department for Digital, Culture, Media and Sport as well as Sport England and The FA. The preferred operator is a not for profit CIC that will invest surplus operating profits into the sites and then the wider local community.

There are potential revenue savings for the Council in certain circumstances where such facilities have existing identified Council budgets for staffing or maintenance.

3.3 Wyke Community Sports Village Phase 2

The delivery of Wyke CSV Phase 1 has been widely heralded as a positive success story by the funders (Football Foundation and British Cycling). However, in order to provide a sustainable business model and encourage an operating partner onto the site (See 3.2 above) a second 3G pitch is now required to increase and maximise the capacity of the site.

This additional pitch will be located in close vicinity to the existing pitch and the increased footfall will allow for more income generation from the internal facilities such as the meeting rooms and kitchen/café facilities located within.

There will also be a number of minor modifications to improve the functionality, and maximise usage of the changing pavilion:

- New reception and servery
- Kitchen fit out
- Access control - barrier
- Cafe fit out
- Relocation of vending area

The early delivery of Phase 2 at Wyke and subsequent transfer to a 3rd party operator will have a significant positive impact upon the revenue position of the Council.

3.4 Grant Funding Opportunities

Integral to the delivery of the programme is grant funding. Due to the successful delivery of a number of schemes to date and long-standing, positive relationships with a number of key parties, growth in the funding offer to Bradford District is evident. Specific details of funding in discussion with key parties can be seen in sections 3.4.1 to 3.4.4.

A summary of the agreed and potential funding (by partner) is as follows:

Funder	Amount
Football Foundation	£14.02 million
Lawn Tennis Association	£0.732 million
England and Wales Cricket Board	£2.05 million
Rugby Football League	£0.05 million
Other Sources	£0.29 million

3.4.1 Football Foundation (FF)

Following positive engagement and timely delivery of projects within the investment programme to date, the Football Foundation have identified Bradford as one of just 6 authorities across the country to be offered opportunity for funding from the Foundations Hubs Programme.

The Football Foundation is making available £14m of funding to Bradford, this is required to be matched by a £7m investment from the Council. Looking at Phase 2 alone this means that an extra £1.071M of council investment on top of the remaining budget from the original approval would then return external funding from the Football Foundation of £14M.

This offer is made on the basis that in terms of the grant value to the necessary Council investment a 2:1 ratio is maintained. As such, this presents a rare opportunity to improve sporting provision across the District.

The £21.6m programme has at its heart the major hub projects originally identified within the Districts Playing Pitch Strategy together with significant improvement to the quality and thereby capacity of grass pitches.

The proposed schemes contained within the FF investment programme.

Project	Overall Investment £m	Football Foundation Grant £m	CBMDC / SPIP Investment £m	Other Income / Grants / Asset Sale etc.
Marley Activities Centre	7.500	4.500	3.000	
Avenue Road	2.000	1.400	0.600	
Myra Shay	2.000	1.400	0.600	
Wyke Sports Village	2.000	1.200	0.800	
Immanuel College	1.200	0.720	0.240	0.24
Burley Trojans FC	0.450	0.200	0.200	0.05
Council Grass Pitch Sites	2.000	1.400	0.600	
PlayZones (budget for approx. 15 sites)	3.600	2.700	0.900	
Various cricket sites	0.850	0.500		0.35
	21.600	14.020	6.94	0.64

The majority of the FF funding is around provision of traditional football based facilities such as all-weather pitches, grass pitches and changing facilities. However, the proposed funding stream include for a new initiative, Playzones.

Playzones are strategically aligned alongside sports pitches and All-Weather Pitches to create a network of complementary activity in a single location, offering safe, free and accessible outdoor facilities available for use 24/7 365 days a year, either based on an existing multi use games area or as a brand new facility. They bring communities together through recreational forms of football and a range of other sports. The investment is aimed at tackling inequalities in physical activity in the communities that have the greatest need. It will deliver new or refurbished facilities for football and other activities that will allow our priority groups to be more active.

3.4.2 England and Wales Cricket Board (ECB)

The Council's Parks Development Service has a recent history of co-delivering significant investment into cricket facilities across the District. Based on this successful partnership, the Council have been chosen as one of only two local Authorities across the Country to pioneer two new innovative pilot projects.

The first, is a £1.2 million investment to replace the existing practice wickets at Park Avenue Cricket Ground with a state of the art covered, heated and lit facility that will allow practice throughout the year.

The second, again based at Park Avenue is for a maintenance and machinery bank project that is aimed at allowing clubs to maintain their own facilities leading to increased participation and a reduction in cancelled matches.

Bradford Park Avenue is a key site for the development of cricket in the District. Not only with it's historic links to the past (Park Avenue was an important venue for County Cricket) it also is now developed as a vital community hub, delivering the sport to the heart of the community. The site is currently managed and maintained by Yorkshire Cricket Foundation, who are looking to make the site the home of the Yorkshire Diamonds.

Both the above projects are running along-side the Non-Turf Pitch's works and Park based practice nets that has netted an investment into Bradford of over 1 million pounds in the last few years. Further plans are being developed to install further NTP's and Park wickets in the next 12 months.

3.4.3 Lawn Tennis Association (LTA)

Bradford has been selected as part of a national programme to improve existing tennis courts with a view to increasing participation in the sport. The works include the resurfacing and marking out of courts, new fencing and nets as well as installing remote controlled access to allow online booking. The investment across Bradford is £732k. The funding also includes a partnership with Ilkley Tennis Club to provide coaching sessions across the refurbished courts.

Work also continues with the LTA to identify more external funding to develop new tennis facilities in areas where there is currently a deficit of provision.

Further to the LTA involvement, the Council are looking to partners to develop a Padel Tennis Centre in the north of the district which will include discounted access for Bradford Leisure card holders.

3.4.4 Other Grant Funding

Officers continue to engage with other National Governing Bodies of Sport, including the Rugby Football League and England Hockey to identify further opportunities for improvements. The financial plan for future delivery phases will include a reserve provision to allow such opportunities to be realised.

3.5 Summary Proposed Phase 2 Programme

Subject to receiving approval to take forward the funding opportunities listed above, the following projects will form the programme core for Phase 2 of the Playing Pitch Strategy delivery plan over the coming years.

Project	Overall Investment £m	Football Foundation Grant £m	CBMDC / SPIP Investment £m	Other Income / Grants / Sale of Assets etc. £m
Marley Activities Centre	7.5	4.500	3.000	
Avenue Road	2	1.400	0.600	
Myra Shay	2	1.400	0.600	
Wyke Sports Village	2	1.200	0.800	
Immanuel College	1.20	0.720	0.240	0.24
Burley Trojans FC	0.45	0.200	0.200	0.05
Council Grass Pitch Sites	2	1.400	0.600	
Peel Park Pitch Drainage			0.025	
PlayZones (budget for approx. 15 sites)	3.6	2.700	0.900	
Tennis Courts - District Wide	0.287			0.287
Paddle Tennis - District Wide	0.445			0.445
Silsden Storm Rugby League Club	0.075		0.025	0.050
Bradford Park Avenue - New Cricket Nets	1.2			1.20
Bradford Park Avenue - Maintenance Equipment	0.5			0.50
Various cricket sites	0.85	0.500		0.35
	24.107	14.020	6.990	3.122

3.6 Outline Proposals for Remaining Major Hubs

Myra Shay

Works to the site will initially see the provision of a new 3G “Step 6” pitch with floodlighting and fencing. We are also working hard to secure further funding to deliver an extension to the existing changing pavilion. The new pitch will increase the usage of the site and increase the revenue for the operator.

Marley Activities and Coaching Centre

The most extensive programme of development will take place at Marley Activities and Coaching Centre.

An extension to the current building will add:

- Commercial kitchen
- Cafeteria area
- Community rooms (adjacent and integrated to cafeteria area)
- Changing places facility / hygiene room
- 4 x community changing rooms & Officials Changing
- 2 x National League System Changing Rooms

Externally the proposed modifications include:

- Provision of a second 3G pitch on the site to “Step 6” Standard
- Site wide drainage
- Car parking and improved access / egress
- Cycle infrastructure
- Site fencing and security

4. FINANCIAL & RESOURCE APPRAISAL

4.1 Current Approved Budget

The current approved budget for the Sports Pitches Investment Programme is £15m as follows: -

- £10 million: Corporate Capital Funding
- £5 million: Sale of Assets / Grant Funding

4.2 Spend to Date:

Project	Overall Spend	Football Foundation Grant	CBMDC / SPIP Investment	Other Income / Grants / Sale of Assets etc.
Wyke Community Sports Hub: Phase 1	7.100	0.500	3.865	2.735
Midland Road	1.013	0.603	0.100	0.310
Attock Park	0.220	0.121	0.099	
Great Horton Church Cricket Club	0.042		0.017	0.025
	8.375	1.224	4.081	3.070

4.3 Projected Spend Phase 2:

The potential total investment opportunity, (as outlined in the table in section 3.5) within the District through Phase 1 and Phase 2 of the Playing Pitch Strategy, including the Football Foundation opportunity, is now **£32.482m** (originally £15m).

The Council capital contribution, as part of the overall £32.482m investment, is **£11.071m**. This commitment from external funders to provide £14m will require a further £1.071m of Council capital above that currently approved.

It should be noted that the opportunity offered due to the national recognition of the programme success to date would return a ratio of 3:1 of external funding against Council contribution.

Phase 2 of the overall programme will require an additional £1.071M of council investment on top of the remaining budget from the original capital approval which could then return potential funding from the Football Foundation of £14M.

4.4 Revenue Budget Savings

Redevelopment of Marley, with a third-party operator in place, will ultimately release the current revenue budget within Sports Facilities, saving the council £115k

annually. There will also be a reduction in corporately held budgets for energy and property maintenance together with a net benefit for the operational parks service depending on how maintenance is delivered to the site in the future.

4.5 Projected Spend Phase 3

The FF investment programme will support and deliver the majority of the major projects within the Playing Pitch Investment programme. However, there will need to be a further phase 3 programme of works to deliver outcomes relating to neighbourhood hubs, single pitch sites and changing room provision contained within the Strategy.

National Governing Bodies of Sport will also continue to engage with initiatives within the district (particularly hockey and rugby) requiring joint funding to deliver the outcomes for their sports. It is anticipated that, towards the end of the medium term (next 5-year period) several opportunities will arise to secure match funding.

4.6 Project Appraisal Group

The proposal for the Council to engage with the FF grant funding opportunity together with the funding for Phase 3 of the programme has been reported to the Project Appraisal Group (PAG). PAG recommended approval by Executive to: -

- Include £1.071m in the Capital Investment Plan (CIP)
- Consider inclusion of a further capital investment within the CIP as part of the 24/25 budget discussion

5. RISK MANAGEMENT AND GOVERNANCE ISSUES

- 5.1 Any significant deterioration of or failure to meet current or future projected demand of sports pitches and their ancillary facilities in the District would cause both reputational, material and also financial damage to the Council.
- 5.2 Mindful of the current financial position of the Council the projected spend within this programme has been profiled over the coming 5-year period. This will not only assist with removing a significant financial imposition from a single year, but will assist in the practical delivery of the required works. The profiling of the spend has also been aligned with the funding timescales of the Football Foundation.
- 5.3 There is a reputational risk to the Council if the FF funding programme is not approved as the sport's National Governing Bodies and Sport England investment programmes are produced in conjunction with the outcomes and deliverability of the PPS's agreed Action Plan which references and includes the proposed Councils Sports Pitches Investment Programme.
- 5.4 It is likely that the estimated project costs contained within the FF Programme will be adequate and well informed given the specialist research and design activity already engaged for other national projects delivered by FF.
- 5.5 The scheme has been referred to the Council's taxation adviser in order for VAT implications and partial exemption risks to be assessed. Risks are minimised due to a recent ruling by HMRC that now deems the VAT treatment of sport and leisure activities to be non-business, conceding that local authorities' leisure services are provided under a statutory framework and can therefore be treated as non-

business (Bradford Council have previously treated such services as VAT exempt). However, the brief issued by HMRC in relation to this stressed that there are some exceptions to the non-business status, one of which being for “sporting lets or other sporting activities previously treated as exempt”. Consequently, a percentage of leisure activities will still be included in our partial exemption calculation and the implications of future updates assessed.

- 5.6 PAG has reviewed and considered the project and recommended both approval of the additional corporate funding of £1.071 and also consideration of a further capital investment within the CIP as part of the 24/25 budget discussion.
- 5.7 Prior to the development of future projects after Marley, Myra Shay and Wyke as well as the others projects in this phase. Phase 3 additional reports will be presented to PAG for scrutiny of the cost plan and detailed design for each project.
- 5.8 Clawback risk for grant funding, the officers responsible for the grants will need to ensure that the grant funding conditions are complied with to mitigate risks of clawback.

6. LEGAL APPRAISAL

- 6.1 All procurement activity will be undertaken in accordance with Council’s Contract Standing Orders and in line with internal governance requirements.
- 6.2 Any disposals of land will have to be in accordance with appropriate legislative requirements, including (but not limited to) should the disposal of land be at less than best consideration, disposals of open space land or any disposal that might constitute a subsidy under the Subsidy Control Act 2022.
- 6.3 The Council will be required to enter into grant funding agreements for the funding and will need to comply with the terms and conditions for the grant funding to mitigate risks of clawback.
- 6.4 Those organisations providing grant funding may wish to place a restriction on title on the land that is the subject of the funding, this restricts the Council’s ability to deal with the land save with the consent of the organisation that has the benefit of the restriction.

OTHER IMPLICATIONS

7.1 SUSTAINABILITY IMPLICATIONS

The strategy seeks to deliver the most sustainable sports pitches and ancillary facilities provision achievable over a 15-20 year period and beyond through the capital investment programme.

7.2 TACKLING THE CLIMATE EMERGENCY IMPLICATIONS

Creating multi-sports sites which share ancillary facilities will replace existing outdated high energy use facilities. The proposed new-build sports hubs and where possible the refurbished hubs will be designed to include energy reduction systems and be more efficient reducing both fuel use and their carbon footprint in both build and operation.

New build hub sites will be placed as far as possible to link with public transportation hubs and links to reduce car dependency. To date this can be evidenced at Wyke Community Sports Village which links through to the Sustrans Route 66 cycle way.

7.3 COMMUNITY SAFETY IMPLICATIONS

Safe well maintained, quality playing pitches provide a resource for engaging people in positive activity which can act as a diversion from crime and anti social behaviour.

7.4 HUMAN RIGHTS ACT

There are no known Human Rights Implications arising from this report.

7.5 TRADE UNION

Trade Unions will be consulted as required through the Council's IR Framework regarding potential changes to staffing arrangements at Marley ACC.

7.6 WARD IMPLICATIONS

The strategy and investment programme are District wide and will benefit a significant proportion of wards. Local and ward consultation will be conducted across the District as required such as those conducted prior to the final design and construction of Wyke Community Sports Village.

7.8 IMPLICATIONS FOR CHILDREN AND YOUNG PEOPLE

The Sports Pitch Investment Programme contributes to the Council's wider partnership ambition of creating a more child-friendly district. Article 31 of the United Nation Convention on the Rights of the Child includes, "Parties recognize the right of the child to rest and leisure, to engage in play and recreational activities appropriate to the age of the child."

Research has also shown that low levels of physical activity during childhood and adolescence can have a negative impact on children and young people's academic achievements, social abilities and life skills, as well as their health. Born in Bradford data has shown that 77% of 5-11 year olds don't do the recommended 60 minutes of moderate to vigorous activity each day.

Being active does not only improve children's physical health, but also their emotional wellbeing, meaning that active children are more confident and happier. It is now widely recognised that being inactive is the fourth biggest cause of early mortality in the UK and physical activity patterns are established in childhood.

7.9 ISSUES ARISING FROM PRIVACY IMPACT ASSESMENT

There are no known privacy implications arising from this report.

8. NOT FOR PUBLICATION DOCUMENTS

None

9. OPTIONS

There are a limited number of decisions required within this report and they relate to delivering the outcomes and objectives of the District's new Playing Pitch Strategy (PPS) through the Councils Sports Pitches Investment Programme (SPIP) where:

Sports Pitches Investment Programme (SPIP)

- Approve the adaptations to the Investment Programme to deliver the outcomes and objectives of the PPS Delivery Plan, enabling Sport England and the individual NGB's to support and provide partner funding together with the implementation of the Sale to Invest funding stream component of the Councils programme to deliver the Plan. This will enable the Council to deliver the improvements identified in the PPS Delivery Plan to the Districts sports pitches and ancillary facilities which will increase both the quality and quantity of the offering enabling increased opportunities for both the delivery of the health and social initiatives identified in the programme to provide the opportunity for the residents of the district to live healthy and active lifestyles.
- Not approve the adaptations to the Programme where the Council will be unable to deliver the outcomes of the PPS Delivery Plan. This would result in potential reputational damage and loss of support and partnership funding available through Sport England and sports individual NGBs. This will result in an overall deterioration of the current provision available, and an exacerbation of any current and future unmet supply demand identified in the District.

Wyke Community Sports Village: Phase 2

- Approve the project to deliver a second 3G pitch at this site and further develop the site as a viable proposition to be operated outside of the Council's direct control.
- Not approve the project which would result in a loss of £1.2m partnership funding, and leave the Council with ongoing revenue implications at the site. This outcome will undermine the PPS Delivery Plans preferred hub-based delivery model which is a critical success factor for the delivery of the SPIP.

Marley Activities and Coaching Centre

- Approve the project to deliver substantial investment and improvements at this site and further develop the site as a viable proposition to be operated outside of the Council's direct control.
- Not approve the project which would result in a loss of £4.5m partnership funding, and leave the Council with ongoing revenue implications at the site. This outcome will undermine the PPS Delivery Plans preferred hub-based delivery model which is a critical success factor for the delivery of the SPIP.

Myra Shay Recreation Ground

- Approve the project to deliver substantial investment and improvements at this site.
- Not approve the project which would result in a loss of £1.4m partnership funding to the Council, and the development of an increased revenue stream for the Council. This outcome will undermine the PPS Delivery Plans

preferred hub-based delivery model which is a critical success factor for the delivery of the SPIP.

Future Management and Revenue Position

- Approve the principle of transferring the operation of these sites to a 3rd Party operator subject to further due diligence by Officers. This will allow the facilities to be operated by a nationally recognised provider and will significantly reduce the revenue implications on the Council.

- Not approve the project which would result in ongoing revenue costs of c.£300k per annum, and leave the Council with ongoing revenue implications at the site. This outcome will undermine the PPS Delivery Plans preferred hub-based delivery model which is a critical success factor for the delivery of the SPIP.

10. RECOMMENDATIONS

That Executive approves the following recommendations –

- 10.1 Implementation of Phase 2 of the Playing Pitch Strategy delivery programme and release of the £5.98m remaining balance of the total capital funding previously approved and allocated.
- 10.2 That a further £1.081m capital funding is identified to allow delivery of the enhanced Phase 2 programme, subject to the additional grant funding being secured.
- 10.3 Delegation of approval of spend to the Strategic Director, Place in consultation with the Director of Finance & IT to deliver the approved Phase 2 programme including the development projects at Wyke Sports Village, Myra Shay Recreation Ground and Marley Activities and Coaching Centre with regular updates to PAG.
- 10.4 Authority be given to the Strategic Director of Place in consultation with the Director of Finance & IT to apply for, and accept, the grant funding and to enter into the grant funding agreements for the projects.
- 10.5 Authority be given to the Strategic Director of Place in consultation with the Director of Legal and Governance to explore the future management options for the major hub sites and to implement the option/s that are beneficial to the Council.
- 10.6 That consideration is given for further funding within the Capital Investment Plan (CIP) as part of the 24/25 budget discussion to allow a third and final Phase to be developed.
- 10.7 Welcomes both the development of Wyke Community Sports Village as the District's first new major outdoor sports facility and also the national recognition from the Sports Governing bodies of the Council's ability to deliver in a timely and cost effective manner.

11. APPENDICES

- 1 Equality Impact Assessment – Sports Pitches Investment Programme

12. BACKGROUND DOCUMENTS

Bradford District's Local Football Facilities Plan December 2018

Active Bradford Physical Activity and Sport Strategy January 2017

'Keeping the Wheels Spinning' Bradford District Cycle Strategy 2016 - 2026

Playing Fields Policy and Guidance – Sport England's policy and associated guidance on planning applications affecting playing fields March 2018

Sports Facilities Investment Strategy January 2017

Appendix 1 – Sports Pitches Investment Programme EIA

Equality Impact Assessment Form

Reference – SPIP

Department	Place	Version no	1.0
Assessed by	Michael Priestley	Date created	May 2019
Approved by		Date approved	
Updated by		Date updated	July 2023
Final approval		Date signed off	

The Equality Act 2010 requires the Council to have due regard to the need to

- eliminate unlawful discrimination, harassment and victimisation;
- advance equality of opportunity between different groups; and
- foster good relations between different groups

Section 1: What is being assessed?

1.1 Name of proposal to be assessed.

Sports Pitches Investment Programme

1.2 Describe the proposal under assessment and what change it would result in if implemented.

A strategy covering the future provision of sports pitches and ancillary facilities up to 2030. The main elements of the proposed delivery programme cover improved sports pitches and ancillary facilities.

The level of capital expenditure required to improve sports pitches and ancillary facilities may result in above inflation rises in the charge for sports pitches and ancillary facilities.

Section 2: What the impact of the proposal is likely to be

2.1 Will this proposal advance equality of opportunity for people who share a protected characteristic and/or foster good relations between people who share a protected characteristic and those that do not? If yes, please explain further.

Not applicable

2.2 Will this proposal have a positive impact and help to eliminate discrimination and harassment against, or the victimisation of people who share a protected characteristic? If yes, please explain further.

Not applicable

2.3 Will this proposal potentially have a negative or disproportionate impact on people who share a protected characteristic? If yes, please explain further.

Yes

2.4 Please indicate the level of negative impact on each of the protected characteristics?

(Please indicate high (H), medium (M), low (L), no effect (N) for each)

Protected Characteristics:	Impact (H, M, L, N)
Age	N
Disability	N
Gender reassignment	N
Race	N
Religion/Belief	N
Pregnancy and maternity	N
Sexual Orientation	N
Sex	N
Marriage and civil partnership	N
Additional Consideration:	
Low income/low wage	L

2.5 How could the disproportionate negative impacts be mitigated or eliminated?

Bradford's charges for sports pitches and ancillary facilities remain significantly lower than the West Yorkshire Council average and reflect, to an extent, the quality of the existing provision. Any potential future price increases will be determined with due consideration of those of neighbouring facilities to ensure they remain proportionate in terms of the quality of provision and also the comparative affordability of the service to the community.

Section 3: Dependencies from other proposals

3.1 Please consider which other services would need to know about your proposal and the impacts you have identified. Identify below which services you have consulted, and any consequent additional equality impacts that have been identified.

None

Section 4: What evidence you have used?

4.1 What evidence do you hold to back up this assessment?

- Comparative local charges over 5 years
- Knowledge of rationale behind any above inflation price changes in recent years

4.2 Do you need further evidence?

The current level of knowledge is regarded as sufficient to support this analysis

Section 5: Consultation Feedback

5.1 Results from any previous consultations prior to the proposal development.

There are no known specific consultation results for the Sports Pitches Investment Programme.

5.2 The departmental feedback you provided on the previous consultation (as at 5.1).

None required

5.3 Feedback from current consultation following the proposal development (e.g. following approval by Executive for budget consultation).

N/A

5.4 Your departmental response to the feedback on the current consultation (as at 5.3) – include any changes made to the proposal as a result of the feedback.

N/A

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Report of the Strategic Director, Place to the meeting of the Executive to be held on 5 September 2023

N

Subject:

Bradford District's Playable Spaces Investment Programme Update

Summary statement:

This report provides a progress update on delivery of the Council's Playable Spaces Investment Programme, seeks approval for the third and final refurbishment phase, release of current earmarked capital funding for this phase and consideration within future budget setting arrangements for additional funding to complete the increased level of works identified as part of this phase.

EQUALITY & DIVERSITY:

The Playable Spaces Investment Programme aims to deliver the objectives of the Council's Organisational Equalities Culture by ensuring that the playable spaces are well run, fit for purpose and fair and inclusive in their approach. The programme recognises and supports equality of opportunity between different groups through provision of relevant, accessible and in some cases bespoke playable spaces and facilities.

David Shepherd – Strategic Director,
Place

Portfolio:

Healthy People and Places

Report Contact: Phil Barker – Assistant
Director, Sport and Culture
Phone: (01274) 432616
E-mail: phil.barker@bradford.gov.uk

Overview & Scrutiny Area:

Regeneration and Environment

1. SUMMARY

This report provides a progress update on delivery of the Councils Playable Spaces Investment Programme, seeks approval for the third and final refurbishment phase, release of current earmarked capital funding for this phase and consideration within future budget setting arrangements for additional funding to complete the increased level of works required as part of this phase.

2. BACKGROUND

The Council's Parks & Green Spaces Service provides multiple opportunities for people from all backgrounds to enjoy recreational activity. Playable spaces and sports pitches are maintained to allow children, young people and adults to participate in either formal or informal physical activity. The Council Executive in June 2019 recognised the value of these facilities and their contribution to its Better Health, Better Lives outcome through the allocation of £20m to deliver the improvement and refurbishment works identified within the two Strategies.

£5m of this sum was identified to fund the delivery programme of the Playable Spaces Strategy together with the available Capital Section 106 monies already received, £1.329m, and Community Investment Levy (CIL) monies allocated by the Executive to determine an overall budget of £6.396m.

The Authority currently manages and maintains 292 play facilities across 163 sites through its Parks and Greenspaces Service. This number is predominantly made up of fixed play equipment facilities (150 total), skate parks, Multi Use Games Areas (MUGA's), single goal/ ball sports walls, 5-aside pitch goals and outdoor fitness trails/gyms.

The play stock is of mixed age and condition with many in a condition that requires heavy maintenance expenditure whilst a significant numbers of others require substantial 'capital' investment to refurbish or replace to meet current standards.

2.1 Playable Spaces Strategy

The Playable Spaces Strategy continues to be developed in recognition of the Investment Programme and provides a strategic policy against which requests for new play facilities or proposals for housing development can be measured and assessed in an objective manner to ensure a needs based and proportionate distribution of facilities across all parts of the District. The key principles together with the involvement of key partners for the strategy were approved by the Executive on 7 January 2020 and remain core to the delivery programme.

2.2 Investment Programme

In order to create confidence in achieving best value from the significant level of corporate capital investment required to refurbish the District's play areas and play facilities, the funding programme seeks to provide a network of refurbished/improved spaces and facilities that are sustainable in terms of maintenance together with:

- a. A dramatic reduction in the numbers of individual items of equipment being decommissioned for long periods of time or, in future permanently removed and not replaced.
- b. Reduction in the level of potential litigious claims for compensation in the event of an accident and/or injury on outdated or un-maintainable equipment.
- c. Provides a detailed refurbishment plan for the District that is financially sustainable within existing revenue maintenance budgets

3. PROGRESS

The first phase of the programme completed with the opening of the refurbished play area at Lister Park in July 2021. A series of consultations with ward members, key internal and external stakeholders and community groups on a District area by area basis completed in Autumn 2021. This was followed by individual ward area consultations with ward members, completed Summer 2022, to agree refurbishment programmes for the play areas and play facilities in their wards.

A second phase of refurbishments included the remainder of the larger play areas across the District, together with a proportion of accelerated sites that required more urgent refurbishment, at a total cost of £1.828m, was recommended by the Council's Project Appraisal Group (PAG) and approved by the Executive on 2 November 2021; the works completed in Easter this year.

The original proposed 5-year Investment Programme (ending January 2025) has been extended largely owing to the capacity restriction experienced from the pandemic lockdowns and the subsequent recovery period. The pandemic also led to far higher footfalls (when allowed) within play areas and play facilities across the District and in some cases increased and at times sustained Anti-Social Behavior incidents leading to damage to both equipment and safety surfacing.

The ambition of the third and final phase is to deliver the last stage of the previously agreed investment programme, together with an additional 29 equipped play areas that have been recently identified as requiring some refurbishment. In total, phase 3 works will include an element of refurbishment to 99 equipped play areas resulting in 90% of all such playable spaces receiving some investment from the overall programme.

Approval to proceed will ensure that the Districts play area provision is sufficiently refurbished/renewed to continue to provide fit for purpose, safe and more sustainable facilities.

4. FINANCIAL & RESOURCE APPRAISAL

The third and final phase of the programme is planned to be undertaken over three years to deliver the remaining refurbishments.

The successful delivery of phases 1 and 2 has cost £2.478m leaving £3.918m of the original budget remaining.

The inclusion of an additional 29 play areas that have been identified as requiring urgent refurbishment works, together with mitigation of recent inflationary pressures will require additional funding to complete the entire programme.

The Council's Project Appraisal Group (PAG) has considered the proposals for phase 3 of the Investment Programme and recommends the following approvals by the Executive: -

- To release the balance of the original approved budget (£3.918m) identified as a reserve within the Capital Investment Plan (CIP)
- To consider the approval of additional funding requirements as part of the 24/25 CIP budget discussion.

5. RISK MANAGEMENT AND GOVERNANCE ISSUES

- 5.1 Any significant and lengthy failure in the provision of playable spaces and facilities will cause reputational damage to the Council and damage to the health and well-being of its citizens.
- 5.2 The current revenue budget for play equipment repair is not sufficient to carry out the level of refurbishment required to the current playable spaces. A major increase in annual revenue budgets would be required, in the absence of capital investment, to prevent the need to isolate and/or remove a significant number of individual items of equipment that fail prematurely, come to the end of their viable lifespan or are vandalised.
- 5.3 The scheme will be referred to the Council's taxation advisor in order for VAT and the Council's VAT partial exemption risks to be accounted for although it is believed that such recreational activity is now outside the regulations.
- 5.4 Reporting to the Council's Project Appraisal Group (PAG) for the Investment Programme and each of the three subsequent refurbishment phases has been undertaken including a full review of the cost modelling together with all risks and the actions proposed to mitigate these risks.

6. LEGAL APPRAISAL

- 6.1 All procurement activity will be undertaken in accordance with Council's Contract Standing Orders and in line with internal governance requirements.
- 6.2 The Council has a duty of care to visitors of premises and users of Council services under various legislation which may be applicable to visitors to parks and users of play equipment, including the Occupiers Liability Act 1957 which requires the Council to take reasonable care to ensure the safety of visitors.
- 6.3 Playable spaces equipment and associated facilities are required to be kept up to date and safe to minimise harm to users and ensure compliance with external public liability insurance.

7. OTHER IMPLICATIONS

7.1 SUSTAINABILITY IMPLICATIONS

The strategy, delivery and investment programme seeks to deliver the most sustainable playable spaces provision achievable over a 5-10 year period and beyond through the capital investment programme.

7.2 TACKLING THE CLIMATE EMERGENCY IMPLICATIONS

Refurbishment of existing equipment and infrastructure rather than replacement will reduce the carbon footprint of this investment programme.

The intention to develop doorstep and local playable spaces will reduce car/bus travel and further reduce the Council's carbon footprint.

7.3 COMMUNITY SAFETY IMPLICATIONS

The provision of well-maintained playable spaces and facilities limits the exposure of the community to potential injury or harm.

7.4 HUMAN RIGHTS ACT

There are no known Human Rights Implications arising from this report.

7.5 TRADE UNION

There are no significant staffing implications arising from this report although the Trade Unions will be consulted as required through the Council's IR Framework.

7.6 WARD IMPLICATIONS

The strategy and investment programme are District wide and consultations have been conducted across the District through area based meetings with members. There have also been separate meetings with Ward Members to allow delivery programmes for each ward to be developed.

7.8 IMPLICATIONS FOR CHILDREN AND YOUNG PEOPLE

The Playable Spaces Investment Programme contributes to the Council's wider partnership ambition of creating a more child-friendly district. Article 31 of the United Nation Convention on the Rights of the Child includes; "Parties recognize the right of the child to rest and leisure, to engage in play and recreational activities appropriate to the age of the child"

Research has also shown that low levels of physical activity during childhood and adolescence can have a negative impact on children and young people's academic achievements, social abilities and life skills, as well as their health. Born in Bradford

data has shown that 77% of 5-11 year olds don't do the recommended 60 minutes of moderate to vigorous activity each day.

Being active does not only improve children's physical health, but also their emotional wellbeing, meaning that active children are more confident and happier. It is now widely recognised that being inactive is the fourth biggest cause of early mortality in the UK and physical activity patterns are established in childhood.

7.9 ISSUES ARISING FROM PRIVACY IMPACT ASSESMENT

Development of the Playable Spaces Strategy and the delivery and investment programme will not affect the current and compliant processes in place to ensure privacy of personal data in accordance with the legislation in place.

8. NOT FOR PUBLICATION DOCUMENTS

None

9. OPTIONS

There are a limited number of decisions required within this report and they relate primarily to the Playable Spaces Investment Programme with two main options identified:

- To retain the current agreed level of corporate investment which will mean a reduction to the number and quality of play areas and facilities that the Council is able to refurbish.
- To provide additional capital investment to refurbish the District's play areas and play facilities to meet the full expectations of the ward members, internal and external partners and public.

10. RECOMMENDATIONS

That Executive approves:

- 10.1 Implementation of the 3rd and final phase of the Playable Spaces Investment Programme with release of the £3.918m remaining balance of the total capital funding originally approved and held in reserves.
- 10.2 Authority be given to the Strategic Director of Place in consultation with the Director for Finance & IT to appoint the successful bidder(s) for the works required for the Investment Programme.
- 10.3 That consideration is given to further funding within the Capital Investment Plan (CIP) as part of the 24/25 budget discussion to allow delivery of the complete Phase 3 programme
- 10.4 Welcomes and supports the progress made to date on delivering the Investment Programme to refurbish the Districts playable spaces and play facilities.

11. APPENDICES

Appendix 1 - Examples of Phase 2 play area refurbishment projects

12. BACKGROUND DOCUMENTS

The District's evolving Playable Spaces Strategy (PSS):

<https://bradford.moderngov.co.uk/documents/s28276/Doc%20AO.pdf>

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APPENDIX 1 - Examples of play area refurbishment projects delivered across the District from the second phase of the Playable Spaces Investment Programme completed by Easter 2023

1.1 ATTOCK PARK

Refurbishment of the existing junior and toddler play areas completed March 2023



1.2 HORTON PARK

Refurbishment of the existing fenced play area completed December 2022



1.3 HAROLD PARK

Refurbishment of fenced and natural play areas completed Summer 2022



1.4 ST. IVES COUNTRY PARK

Refurbishment of natural play area completed Easter 2023



1.5 PEEL PARK

Refurbishment of play area adjacent to Cliffe Road completed Easter 2023



1.6 HIGHFIELD RECREATION GROUND (BURGESS FIELD)
Refurbishment completed Easter 2023



1.7 ROBERTS PARK
Refurbishment completed Summer 2022



1.8 BRACKENHILL PARK
Refurbishment completed Easter 2023



1.9 CENTRAL PARK
Refurbishment completed Spring 2022

