

APPENDIX A

Release of S106 contributions

Town:	Copthorne
Title Of Project:	Multi-Use Games Area
Applicant:	Worth Parish Council
Release of S106 contributions Request	£ 164,300 (100%)
Total Project Cost:	£ 164,300

Financial Summary

Sources of other funding and whether secured

n/a

Summary Of Project Proposal And Aims

Construction of a new Multi-Use Games Area (MUGA) at Copthorne Recreation Ground to provide better sports and recreational facilities for young people.

Background

Worth Parish Council owns and manages Copthorne Recreation Ground which currently provides some limited facilities but is in need of improvement and development to meet growing local demand. The recreation ground is well located on Copthorne Bank, the main access route for vehicles and public transport in Copthorne, and next to the Social Club and Peter Pan Playgroup.

The Parish Council has selected a contractor, through a competitive tendering process, to construct a new 38 x 18.5m MUGA in the Northeastern corner of the recreation ground. The MUGA will offer recreational football, basketball and potentially other sports such as tennis and netball. It will have sports lighting for extended hours and a smart gate to controls access via a programmed key fob.

Worth Parish Council has its own youth support programme and employs a full-time youth support worker to underpin these activities. It is intended that that the MUGA will provide an outdoor meeting space for youth activities.

The Parish Council also intends to expand the car park and upgrade the outdated playground at this site which is in need of modernisation. The overall objective is to effectively double the size and improve the design and layout of the equipment at the recreation ground to cater for a wider range of ages and abilities. The Council has submitted a Planning application for the whole site (ref: DM/23/2251).

The total cost for the MUGA and associated drainage and fencing amounts to £164,300. The Parish Council aims to start on site in Spring 2024 and will be responsible for all ongoing maintenance costs.

Recommendation

That the Cabinet Grants Panel Release S106 contributions up to a maximum of £164,300 to Worth Parish Council toward the construction of a new MUGA at Copthorne Recreation Ground which is made up of:

- **£164,300 (13/04127/OUTES Land West of Copthorne, St Modwens / Heathy Wood) Formal Sport monies**

This release of S106 contributions is made subject to the following special conditions:

- ***the project must be completed within 12 months of project funding being obtained***
- ***achieving Planning permission***

Release of S106 contributions

Town:	Copthorne
Title Of Project:	Outdoor Activity Space
Applicant:	1st Copthorne Scout Group
Release of S106 contributions Request	£ 115,018 (100%)
Total Project Cost:	£ 115,018

Financial Summary

Sources of other funding and whether secured

n/a

Summary Of Project Proposal And Aims

Improvements to provide a safe and useable outdoor activity space for young people and adaptations to enable the increased use of renewable energy, including the installation of solar panels, at the Copthorne Scout & Guide Centre, Borers Arms Road.

Background

The Copthorne Scout and Guide Centre on Borers Arms Road is used on a regular basis by 14 youth groups covering ages 4 -18 years. It also provides a home for daytime regular users and casual bookings for individuals and families from Copthorne and surrounding communities. The land the Centre stands on is leased by 1st Copthorne Scout Group from the Council.

In 2022, the scout group was awarded S106 funds to level and fence an overgrown area of land to the rear of the centre. This application aims to continue this regeneration work to provide a larger outdoor activity space for centre users. The work will involve the construction of new paths, removal of tree stumps, installation of regaining walls.

Level fire bases with clear access all around will be installed to provide a safe environment for young people to learn outdoor skills, especially cooking. A small external store will assist with keeping the activity area clear.

The construction of an enclosed rifle range will enable all year-round use of this area which is currently restricted to good weather and good daylight times. The design of the rifle range takes account of current rules and regulations in accordance with the NRA and Scout & Guide activity rules.

There are bouldering hand holds installed on the side of the existing building, but they are underused. This feature will become much more useable once the works are complete and young people will be able to learn preliminary climbing techniques without the need to travel.

The project will also enable the scouts to take a significant step towards net zero by extending the use of renewable energy at the property and preparing for the future purchase of a transport option that meets EV requirements.

The Guide hall already benefits from solar panels installed on the roof and it is proposed to strengthen the Scout hall roof, which was constructed c1947, and install more solar panels and associated battery storage.

The Scout group owns an old diesel-powered minibus which is garaged at the centre. The minibus is well utilised and provides a valuable transport solution throughout the year. The replacement of the vehicle is inevitable due to its age and emissions but the garage is currently of insufficient height to support the change to an environmentally acceptable alternative. The scouts intend to raise part of the garage roof to enable an energy efficient vehicle with an up-to-date specification to be kept at the Centre.

The Scouts drew up a detailed specification with plans and obtained comparative quotes for the work. The budget breakdown for the project is as follows:

Building alterations to minibus garage	11,942.40
Construction of enclosed rifle range	18,372.00
Reconfiguration of activity area	£35,908.80
Upgrade roof for solar panel installation	29,294.40
Installation of solar panels and battery	18,680.40
Removal of oak tree butt and root grinding	820.00
TOTAL	£ 115,018.00

Recommendation

That the Cabinet Grants Panel Release S106 contributions up to a maximum of £115,018 to the 1st Copthorne Scout Group toward the cost of improvements to the outdoor space and adaptations to support greater use of renewable energy at the Copthorne Scout & Guide Centre in Borers Arms Road, which is made up of:

- **£9,702.49 (14/04662/OUT Holly Farm & Hollywood Camp Site) Community Buildings**
- **£105,315.51 (13/04127/OUTES Land West of Copthorne, St Modwens / Heathy Wood) Community Building**

This release of S106 contributions is made subject to the following special conditions:

- ***the project must be completed within 12 months of project funding being obtained***
- ***achieving Planning permission (if necessary)***
- ***submission of necessary licenses, security and safety information in relation to management of the rifle range and weaponry***