

HAMPSHIRE COUNTY COUNCIL**Decision Report**

Decision Maker:	Executive Member for Policy and Resources
Date:	27 October 2011
Title:	Internal Improvement Works to Swanwick Lodge Children's Home, Swanwick - Department for Education (DfE) Grant Award
Reference:	3313
Report From:	Director of Culture, Communities and Business Services

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1. Executive Summary

1.1. The purpose of this report is to gain approval to the internal improvement works at Swanwick Lodge Children's Home in Swanwick, at a total estimated cost of £1,567,704 (including fees), which will be jointly funded by the County Council and the Department for Education (DfE) by way of grant.

2. Contextual Information

2.1. It is proposed to undertake internal improvement works at the home, in order to replace the existing heating and cooling system that is original to the building and was installed 16 years ago. The correct operation of the system is essential as the windows cannot be opened due to the secure nature of the home, so the ventilation and circulation of air is dependent on this system.

2.2. The proposed new system will improve reliability, efficiency, air quality throughout the building and provide safer access to ventilation units for maintenance, less intrusion into the home by maintenance staff and a reduction in maintenance costs.

2.3. In addition, it is intended to replace the existing boiler plant, which at 16 years old, is currently running on oil and is not considered efficient. New gas fired boilers will be more efficient, use a cleaner fuel with lower CO² emissions and include improved controls. The existing staff and fire alarms in the home will also be replaced.

2.4. Swanwick Lodge is a 16 bedded secure children's home providing care for young people. The service forms part of the national Secure Estate for Children and Young People, and as such children are placed at the home by the Youth Justice Board under contract with the County Council. Therefore, a number of beds are also available for use by the County Council, and other local authorities through contractual arrangements.

3. Finance

- 3.1. An allocation of £200,000 towards the improvement works at Swanwick Lodge Children's Home from the County Council's Landlords Capital Programme was approved at the Executive Member for Policy and Resources Decision Day on 1 April 2011. This allocation was intended to improve the heating and cooling plant that is nearing the end of its economic life.
- 3.2. The County Council has also been successful in securing a bid and grant funding from the annual Secure Homes Grant Funding for 2011/12, provided by the Department for Education (DfE) to improve the facilities at the Home. However, following further discussions with the DfE, the opportunity has arisen to secure a larger grant.
- 3.3. The DfE grant funding will now allow a more comprehensive package of works to be undertaken, in order to both maintain and improve the environment for residents in the Children's Home.
- 3.4. Two recent grant bids have been made in relation to the Secure Homes Grant Funding for 2011/12, as detailed in the table below:

Proposed Works	Value
Bid 1 – Replacement of heating and cooling system, boiler plant, staff alarm, fire alarm and booster pumps to domestic services	£1,367,704
County Council contribution to Bid 1 (Landlord's Capital Programme)	£200,000
<u>Total Works for bid 1</u> (including fees)	£1,567,704
Bid 2 – Installation of proximity readers to high traffic doors (including fees)	£36,369

- 3.5. Bid 2 has already been approved by the DfE and it is proposed to complete these improvement works by the end of December 2011.
- 3.6. With regard to Bid 1, the DfE have indicated that they will likely wish to proceed and award the full grant subject to the County Council's commitment to deliver the works. This bid is currently being explored in more detail with the DfE with the intention of delivering the entire scheme of works over two financial years in the remainder of 2011/12 and 2012/13. Subject to confirmation from the DfE, and appropriate approvals, it is intended to procure and commence the works in this financial year and complete the works in 2012/13.

4. Scope of Work

4.1. The proposed internal improvement works will include:

- the replacement of the heating and cooling system that will improve environmental conditions.
- the replacement of the Boiler Plant, involving the conversion of the system from oil to gas.
- the replacement of the staff alarm to provide a modern system to support staff and young people.
- the replacement of the fire alarm to provide a fully addressable system with programmable detection.
- booster pumps to domestic services to provide improved water pressure to showers and basins in the home.

4.2. It is proposed that the works be procured through traditional tender process. It is anticipated the first phase of works will commence on site during January 2012 and the second phase of works will complete during September 2012.

5. Recommendations

5.1. That approval be given to the internal improvement works at Swanwick Lodge Children's Home in Swanwick, at a total estimated cost of £1,567,704 (including fees), subject to confirmation of the award of the bid grant from the Department for Education.

CORPORATE OR LEGAL INFORMATION:**Links to the Corporate Strategy**

Hampshire safer and more secure for all:	Yes
Corporate Improvement Plan link number (if appropriate):	
Maximising well-being:	Yes
Corporate Improvement Plan link number (if appropriate):	
Enhancing our quality of place:	Yes
Corporate Improvement Plan link number (if appropriate):	

Other Significant Links

Links to previous Member decisions:		
<u>Title</u>	<u>Reference</u>	<u>Date</u>
Revenue and Capital Repairs Budgets: Outturn for 2010/11 and Programmes for 2011/12	2523	14.04.11
Direct links to specific legislation or Government Directives		
<u>Title</u>	<u>Date</u>	

Section 100 D - Local Government Act 1972 - background documents

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

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

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

Executive Member & Portfolio	Reason for Consultation	Date Consulted	Response:
Councillor R. Perry, Executive Lead Member for Children's Services	Portfolio Holder	04.10.11	04.10.11 – Councillor Perry fully supports this proposal.

OTHER FORMAL CONSULTEES:

Member/ Councillor	Reason for Consultation	Date Consulted	Response:
Councillor S. Woodward	Local Member for Fareham Sarisbury	04.10.11	05.10.11 – Councillor Woodward supports this scheme of work.