

JUBILEE 2 UPDATE

Submitted by: Executive Director - Regeneration & Development

Portfolio: Regeneration and Planning / Culture and Active Communities

Ward(s) affected: All (particularly Town)

Purpose of the Report

To provide Members with information about progress relating to the Jubilee 2 since your last meeting.

Recommendations

(a) That the progress in delivery of the 'Jubilee 2' centre is noted, including the public opening event on 7 January 2012.

(b) To commission Enger-G to undertake the maintenance of the Combined Heat and Power unit installed at the Jubilee 2 centre initially for a 1 year period at a fee of £5,658 without seeking alternative quotations and waive the Council's Standing orders and financial regulations (as per Section 2a(i) and 2b(vii) for the reasons identified in section 2.5 of this report.

Reasons

To facilitate the decision-making and delivery processes regarding the provision of the Jubilee 2 centre for the residents of the Borough and achieve the Council's aspirations of delivering the project before the end of 2011.

1. Background

1.1 On 11 October 2011 Cabinet noted the progress made on Jubilee 2. Given the significance of the project Members requested that a monthly update report should be provided to Cabinet and this is the latest of such reports.

2. Issues/Progress Update

2.1 The capital build of Jubilee 2 is now over ninety percent complete, with the contractor entering into their fifty eighth week on site out a contractual period of sixty two weeks.

2.2 The programme for completion of the building remains in line with the Council's aspirations of opening Jubilee 2 to the general public in January 2012, with the anticipated capital cost of the project remaining within the budget envelope of £10.5 million.

2.3 As part of Morgan Sindall's obligations to the Council, they continue to monitor the use of local labour on site. In this regard your Officers are pleased to report that in the last month, 58 percent of labour has come from within a thirty minute drive time of the site.

2.4 By the time of your meeting the building should have been substantially completed. Since your last meeting the following items of significant work have been undertaken as part of the construction process:

- The dimensions of the main pool have been verified by the ASA as being in compliance with current guidelines. This will enable officers to register the pool as a short course competition venue.
- The installations of the climbing wall, boulder area and traverse climbing wall have now been completed.
- The pool filtration system has been installed.
- The Technogym Fitness Equipment and Wellness system will have been installed by the time of your meeting.
- The installation of the public art work on the Brunswick Street facade has commenced.
- A number of tenders have been received for the maintenance of the Mechanical and Electrical plant. It is envisaged that an appointment will be made by the middle of December 2011.
- The commissioning of the mechanical and electrical equipment and pool filtration system has commenced and should be complete by the time of your meeting.
- The highways works are now completed on Brunswick Street and Hanover Street, and work has now commenced on School Street.

2.5 Members will be aware that Officers have been exploring the most effective approach to maintain the combined heat and power (CHP) unit at Jubilee 2 following handover of the building to the Council. In consultation with the Council's Mechanical and Electrical Consultants. Officers have concluded that in order to protect the Council's interests during the twelve month defects period it would be prudent to initially enter into a one year contract with the installation company "EnerG" at a fee of £5,658. The main benefit of this approach is that they have installed this complex piece of equipment and, at present, they appear to be the only organisation that can remotely diagnose faults and remotely fix minor problems thus reducing downtime of the CHP Unit. It is intended that officers would revert to the normal tendering procedure to procure such arrangements in future years.

2.6 The precise arrangements for the public launch of the building, on 7 January 2012, have been finalised. As indicated previously, triple Olympian swimmer Nick Gillingham will be joined at the event by former 5000m world record holder David Moorcroft. The intention is that the doors of the building will be opened for a "come and try" event whereby Nick and David will encourage local people to stay fit and well by making use of the wide range of facilities on offer.

3 **Proposal**

3.1 That Cabinet note the progress on project delivery (in accordance with the Project Plan), including the public opening event on 7 January 2012.

3.2 To commission Ener-G to undertake the maintenance of the Combined heat and power unit installed at Jubilee 2 Initially for a 1 year period at a fee of £5,658 without seeking alternative quotations and waive the Councils Standing orders and financial regulations (as per Section 2a(i) and 2(bvii)), for the reasons identified in section 2.5 of this report.

4. **Reasons for the Preferred Solution**

4.1 To enable key decisions to be made in accordance with the project plan and to maintain the required momentum to deliver the development of Jubilee 2 for the residents of the Borough by the end of 2011.

5. **Financial and Resource Implications**

- 5.1 It should be noted that expenditure incurred for this project to date is in line with budgetary projections.
- 5.2 That the fee of £5,658 to enter into contract with Ener-G to maintain the Combined Heat And Power Unit at Jubilee 2, initially for a one year period, will be met from the approved revenue budget (as per the previously agreed business plan for Jubilee2).

6. **Outcomes Linked to Sustainable Community Strategy and Corporate Priorities**

- 6.1 The provision of accessible leisure facilities contributes to the delivery of the Council's Strategic Priorities as set out in the Corporate Plan. There will be a positive impact on those relating to health improvement, quality of life, and support for disadvantaged communities, community safety and broader regeneration objectives for the town centre. In particular it is anticipated that Jubilee 2 will assist the Council / Partners in achieving positive health outcomes thereby reducing health inequalities.

7. **Legal and Statutory Implications**

- 7.1 The Council has powers, under the Local Government Act 2000, to improve the social, economic and environmental well-being of the Borough's residents. The Council has general powers to provide recreational facilities whilst Planning Policy Guidance ensures that adequate resources are allocated for sport and recreation through the statutory framework of the core planning strategy and development plan documents. On a more specific note clearly it is vitally important that the Council procures appropriate and specialist legal advice to prepare the necessary contracts.

8. **Equality Impact Assessment (EIA)**

- 8.1 The proposed centre will be designed as an inclusive facility that will seek to optimise access from all sections of the community. The project will be subject to a full equalities impact assessment. The inclusion of a "Changing Places" toilet/changing facility will enhance the experience of using the facilities by disabled users and their carers as well as supporting wider town centre activities.

9. **Major Risks**

- 9.1 A full risk assessment/log has been completed and continues to be the subject of regular review as part of project management arrangements is available on request.

10. **Key Decision Information**

- 10.1 That the fee of £5,658 to enter into contract with Ener-G to maintain the combined Heat And Power Unit at Jubilee 2, initially for a one year period, will be met from the revenue budgets as per the previously agreed business plan for Jubilee2.

11. **Previous Cabinet Decisions**

Cabinet 22 October 2008
Cabinet 26 March 2009
Cabinet 13 May 2009
Cabinet 29 July 2009
Cabinet 9 September 2009
Cabinet 21 October 2009

Cabinet 14 December 2009
Cabinet 13 January 2010
Cabinet 17 February 2010
Cabinet 24 March 2010
Cabinet 2 June 2010
Cabinet 28 July 2010
Cabinet 15 September 2010
Cabinet 2 November 2010
Cabinet 15 December 2010.
Cabinet 9 February 2011
Cabinet 17 March 2011
Cabinet 8 June 2011
Cabinet 20 July 2011
Cabinet 7 September 2011
Cabinet 11 October 2011

12. **List of Appendices**

There are none.