

**Overview & Scrutiny Task  
Group  
Meeting Notes**



<b>Review topic</b>	<b>Date of Meeting</b>
New Leisure Centre	14 September 2020

<b>Attendance</b>	<b>Venue</b>
<b>Members:</b> Baker (Chair) Grange Ray Robinson Silvester-Hall M. Wilcox  E. Little (Cabinet Member) <b>Officers:</b> Ben Percival John Smith Sarah Sleight Christine Lewis  <b>Witnesses:</b> None	Virtual

<b>Areas Discussed</b>
<p><b>Declarations of Interests</b>            Cllr Grange declared a personal interest as a member of Freedom Leisure and has association with the Friends of Friary Grange            Cllr Ray declared a personal interest as he has association with the Friends of Friary Grange. He also declared that his son is a Tennis coach in Lichfield.            Cllr Baker declared a personal interest as her husband uses the cardio rehab facility</p> <p><b>Notes of the last meeting</b>            The notes of the last meeting were agreed.</p> <p><b>Site options</b>            John Smith presented the site options to the task group along with all the issues of consideration and background research that informed the options. It was noted that the basis for considering sites were areas that were LDC owned as it would be quicker to move forward in the agreed five year target date. The task group were reminded that FGLC did have a limited life and this did</p>

create time constraints. Sites also had to be big enough to accommodate a leisure centre. It was noted that some sites were discounted early on as they were in the conservation area and the planning process required all details before application with no option of outline permission which would be difficult when designing the centre. However it was noted that even with this limitation, Officers requested that the BRS location be re-evaluated and a second opinion sought.

The Task Group went through their opinions of the sites and suggested more to consider.

#### Stychbook

- Leisure Centre only real option for development at the site
- Is an area where access to affordable leisure and fitness is required
- Quick to progress the project
- Space for pitches if required
- Less design constraints
- Could help form a sporting quarter to the City as there are already woodland walks and play area
- Will need infrastructure links to centre of city eg cycle routes. Car parking will be essential

#### BRS

- Is central
- Is deemed marginally viable by Cushman & Wakefield report
- Good transport links with Train and bus station nearby
- Not a large site no space for pitches unless on roof which is not favoured
- Could aid economic recovery of the city centre
- There are other development opportunities for that site that could maximise employment opportunities better
- Would prevent other leisure offerings eg cinema
- Would be higher capital costs to ensure conservation area approval and in keeping of area
- May feel too close and overbearing for potential residential offering at site

#### Greenhough Rd end of Beacon Park (new proposal)

- Is central
- Is by industrial units so design may not be as big an issue
- Not enough car parking
- Access problems
- Green belt land so longer for planning permission and need to prove there are no other viable sites available
- Loss of golf including disk golf provision
- Potential covenant issues

After discussions on sites it was voted that Stychbrook Park was the preferred choice of the Member Task Group and this should be the recommendation to LPWM O&S. It was agreed that this was a preferred site and not the approved site and further investigations of the area would be required to test the full viability and the other options were not discounted at this stage and may have to be investigated further if Stychbrook deemed as unsuitable.

#### **AOB**

There were some queries regarding the ANOG report and it was requested that information on pitches needed to be more conclusive as well as analysis of package leisure need eg gym & swim. It was agreed to discuss the ANOG report in detail at the next meeting.

**Date of Next Meeting**

It was agreed that the next meeting be early October.

**Outcomes**

That the group agree that the Stychbrook Park site be the preferred site that LPWM O&S consider but other sites remain an option until all investigations for viability are completed.

**Further Work Required/Next Steps:**

Consider the ANOG report in detail.