



Report of the East North East Area Manager

Inner East Area Committee

Date: 23 June 2011

Subject: Community Centres Update Report

Electoral Wards Affected:

Burmantofts & Richmond Hill
Gipton & Harehills
Killingbeck & Seacroft

Specific Implications For:

Ethnic minorities
Women
Disabled people
Narrowing the Gap

Council
Function

Delegated Executive
Function available
for Call In

Delegated Executive
Function not available for
Call In Details set out in the
report

Executive Summary

This report provides an update on the options for the future of the South Gipton Community Centre.

The Inner East Area Committee is recommended to note the contents of this report.

Purpose of This Report

1. This report updates the Inner East Area Committee on the work undertaken around identifying alternative community provision following the closure of South Gipton Community Centre.

Background Information

2. South Gipton Community Centre is a single storey building on Brander Road. The Centre was originally declared surplus by the Inner East Area Committee in anticipation of a proposal to transfer ownership to a local voluntary organisation, GIPSIL who put forward a proposal to demolish the existing building and rebuild a new facility. These proposals were withdrawn by GIPSIL, but the Area Committee confirmed on 21 October 2010 that they still wished the centre to be declared surplus due to its poor condition and the lack of alternative investment opportunities.
3. The Centre closed in March 2011. Discussions have been taking place within the Council regarding future use of the site. The options are to offer the site for the

expansion of Wykebeck Primary School or to dispose of the site, and reinvest any capital receipt from the sale in the local area.

Expansion of Wykebeck Primary School

4. The Council have been consulting on a proposal to expand Wykebeck Primary School within its current site from 45 reception places to 60. There is sufficient space within the current school site for expansion. However the site of the community centre has been identified as having the potential to provide valuable additional land school expansion.
5. During a public meeting about the expansion of Wykebeck Primary school it was clear from local parents who attended the meeting that the area around Wykebeck would benefit from some community provision.
6. Discussions are taking place within the Council to explore the feasibility of using the site for the expansion of the school and including space for community use within the expansion.
7. Should it be feasible to take this proposal forward the community facility element of the school expansion would require additional funding. The only source of funding available is the insurance money from a fire which took place at the Pakistani Centre.

Disposal of the site

8. Should the proposal to use the site for the expansion of Wykebeck Primary School not be feasible, then the site will be disposed of by the Council. Any capital receipt from the site can be used for backlog maintenance of other community facilities in the area.

Youth Service Activities

9. The Youth Service have moved the activities and services previously provided from South Gipton Centre to Fearnville Leisure Centre. They are also delivering services and activities for young people from Henry Barran Centre, Hovingham Portacabin, Fearnville Youth Pod and Harehills Park Pod. Should the proposal to incorporate a space for community provision within the expansion of Wykebeck Primary School go ahead, the Youth Service have indicated that they will deliver services from a new community facility.

Demolition

10. Whether the site remains with the council for the school expansion plans or is disposed of, the intention is to demolish the existing building as soon as possible. Members will be informed of the timescale for the demolition as soon as it is available.

Implications For Council Policy And Governance

11. There are no implications for Council policy and governance.

Legal And Resource Implications

12. Should the option to expand Wykebeck Primary School onto the site of South Gipton Community Centre go forward, the community space would be funded from the insurance monies from the Pakistani Centre fire.
13. Any capital receipt from the site would be reinvested in backlog maintenance of other community facilities within the area.

Conclusions

14. South Gipton Community Centre has now been declared surplus and will either be retained to expand Wykebeck Primary School, or disposed of with any receipt generated being reinvested in the area for backlog maintenance work.

Recommendations

15. The Inner East Area Committee is recommended to note the contents of this report.

Background Papers

Community Centres Report – 22nd October 2009
Community Centres Report – 4th February 2010
Inner East Community Centres Update Report – 23rd September 2010
Community Centres Options Appraisal – 21st October 2010
Capital Strategy and Asset Management Plan 2007-08