

HAMPSHIRE COUNTY COUNCIL

Decision Report

Decision Maker:	Executive Lead Member for Children's Services
Date:	28 February 2022
Title:	The Mark Way School – Project Proposals
Report From:	Director of Culture, Communities and Business Services

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Purpose of this Report

1. The purpose of this report is to seek spend approval to the project proposals at The Mark Way School to construct a two-classroom extension, together with internal alterations and improvements to external access and play areas.

Recommendations

2. That the Executive Lead Member for Children Services, grants spend approval to the project proposals for The Mark Way School at the total cost of £2,180,000.

Executive Summary

3. The Mark Way School currently provides education for up to 82 children aged between 11 and 16 years old with Moderate Learning Difficulties, Autistic Spectrum Condition and moderate hearing and or visual impairment.
4. The project comprises a single storey extension to create two new classrooms with ancillary supporting spaces, together with some internal alterations and refurbishment to enable the school to provide education for a further 20 children. The existing drop off and pick up arrangements at the front entrance will be reconfigured to improve pedestrian safety. Landscaping works will also provide a small sensory courtyard and improvements to external areas for the pupils.
5. The project is included in the Children's Services Capital Programme, approved at the Executive Lead Member for Children's Services Decision Day on 14th January 2022 with a budget of £2,180,000.

6. A planning application was submitted in January 2022 and a decision is expected in April 2022.

Background

7. The Mark Way School is an existing specialist provision in Andover providing education for children aged between 11 and 16 years old. There are currently 82 pupils on roll with Moderate Learning Difficulties and Autistic Spectrum Condition.
8. To meet the need for places in the local area for pupils with special educational needs, these proposals will enable the capacity of the school to increase by 20 pupil places, providing increased accommodation and improvements to the access, existing facilities and grounds.
9. The existing school was built in 1987 in masonry construction with concrete block and brick elevations with pitched roofs. A science laboratory was added in 2002 and a garage extension in 2005.

Finance

10. Capital Expenditure:

The Capital Expenditure has already been approved in principle; the following table outline the breakdown of its distribution across the project.

Capital Expenditure	Current Estimate	Capital Programme	
		£'000	£'000
Buildings	1,871	1,871	1,871
Fees	309	309	309
Total	2,180	2,180	2,180

11. Sources of Funding

Financial Provision for Total Scheme	Buildings	Fees	Total Cost
	£'000	£'000	£'000
1. From Own Resources			
a) Capital Programme (as above)	1,871	309	2,180
Total	1,871	309	2,180

- i. *Building Cost:*

Nett Cost metric is not applicable as extensions are minor in area.

Gross Cost = £4,670/m²

The gross cost per m2 is relatively high as the extension is minor in nature and has a range of complex internal refurbishment.

Cost Per Pupil Place = £90,500

ii. *Furniture & Equipment:*

Included in the above funding figures is an allocation of £55,000 for the provision of all loose furniture, fittings, equipment and I.T. (inclusive of fees).

iii. *School Balances:*

The school has the following level of balances:

Published revenue balance as at 31 March 2021: £118,698.27

Devolved capital as at 31 March 2021: £7,974.06

Revenue Issues:

iv. *Overview of Revenue Implications:*

	(a) Employees £'000	(b) Other £'000	(a + b) Net Current Expenditure £'000	(c) Capital Charges £'000	(a + b + c) Total Net Expenditure £'000
Revenue Implications Additional + / Reductions	-	-	-	120	120

Details of Site and Existing Infrastructure

12. The Mark Way School is located off Batchelors Barn Road, Andover on a site of approximately 1.1 hectares, set within a residential area. The site is bounded to the north by residential properties and to the south and east by the grounds of Winton Community Academy. Opposite to the west is the cricket field of Andover Cricket Club. The boundaries comprise mature and semi-mature trees and shrubs.

13. The school was built in 1987, comprising an L-shaped plan enclosing a landscaped courtyard to the east together with the two minor extensions built in 2003 and 2005. The main building is single-storey, with mono-pitched metal roofs and concrete blockwork elevations to the main blocks. To the front of the school there are two smaller blocks with brick elevations and tiled pitched roofs. Hard play areas are located to the north of the school building, together with a multi-use games area and a playing field.

14. Although the site lies within an area of known archaeological interest, ground investigations have confirmed that the ground and sub-soil was disturbed

during the original school build and no further archaeological investigation is therefore required.

15. The vehicular entrance from Batchelors Barn Road is a wide, shared surface tarmac area with painted line markings delineating zones for pedestrians and vehicles. The access is used for pupil drop-off and pick-up, together with access to the staff car park and service areas.
16. Although the electrical service to the site is expected to require upgrading, other existing services have been assessed as sufficient to accommodate the project proposals.

Scope of the Project

17. The project comprises a single storey extension, internal alterations and refurbishment and improvements to the main vehicular entrance and landscaped areas for pupils.

The Proposed building works

18. The proposed extension will comprise:

- Art room
- Music and drama room
- Small group room
- Emotional literacy support assistant's room (ELSA)
- Two storerooms

The proposed alterations and refurbished areas will comprise:

- Staffroom
- Headteachers room
- Staff toilets (3no)
- Pupil toilets (4no)
- Accessible WC (1no)
- Library and circulation space
- First aid room

19. The proposed extension is to be built in brick faced masonry construction with a mono-pitch profiled metal roof and metal windows to complement the form and materials of the existing buildings.

External Works

20. The proposed external works include:

- Reconfiguring the main site entrance to improve pedestrian and vehicle segregation and safety, including new kerbed pavements, reorganised parking bays and cycle shelter and new site gates for both vehicles and pedestrians.
- A new sensory courtyard garden, formed between the new extension and the existing building.
- New landscaped external play and learning areas for pupils, including raised planters, seating and an area for drama activities.

21. There is sufficient car parking capacity on site to meet the requirements of the proposed scheme in accordance with Hampshire County Council On-Site School Parking standards.

Planning

22. A planning application was submitted in January 2022 and a decision is expected in April 2022.

Construction Management

23. The school site will remain in use during the construction period and local management arrangements will be put in place to manage the health and safety impact for all school users. The contractor will access the school site via Batchelors Barn Road. Contractor access and working areas will be segregated from the school users.

24. No deliveries or movements of vehicles will take place at the start or end of the school day, in order to avoid traffic conflict when pupils are arriving at or departing from the school.

25. The works will be procured through the Hampshire Construction Framework and are anticipated to commence on site during Spring 2022 with the new building completing in Summer 2023.

Building Management

26. The existing building management arrangements will remain in place.

Professional Resources

27. Architectural –	Culture, Communities & Business Services
Landscape –	Culture, Communities & Business Services
Mechanical & Electrical-	Culture, Communities & Business Services
Structural Engineering -	Culture, Communities & Business Services
Quantity Surveying -	Culture, Communities & Business Services
Principal Designer -	Culture, Communities & Business Services

Consultation and Equalities

28. The following have been consulted during the development of this project and feedback can be seen in overview in Appendix A:
29.
 - Headteacher
 - School Governors
 - Children's Services
 - Executive Lead Member for Children's Services
 - Local County Councillor
 - Local Residents
 - Fire Officer
 - Access Officer
 - HCC Regulatory Planning & Transport Teams
30. A Principle of Enlargement consultation was undertaken by Children's Services Department in September and October 2021, with a public notice published in November 2021. No objections were received.

Risk & Impact Issues

Fire Risk Assessment

31. With respect to fire safety and property protection, the proposals have been risk assessed in line with the agreed Property Services procedures and confirmed that the provision of sprinklers is not required in this instance.
32. The proposals will meet the requirements of the Building Regulations (BB100 Fire Safety in Schools), including enhancements beyond minimum provision, and are consistent with current fire safety legislation, the partnership arrangement with Hampshire Fire and Rescue Services, and are in line with the County Council's policy to manage corporate risk.

Health and Safety

33. Design risk assessments, pre-construction health & safety information and a Health & Safety File will be produced and initiated in accordance with the Construction Design and Management Regulations for the proposed scheme.

Climate Change

34. Hampshire County Council utilises two decision-making tools to assess the carbon emissions and resilience of its projects and decisions. These tools provide a way of assessing how projects, policies and initiatives contribute

towards the County Council's climate change targets of being carbon neutral and resilient to the impacts of a global average 2°C temperature rise by 2050. This process ensures that climate change considerations are built into everything the Authority does.

35. The Climate Change Adaption tool was used to assess vulnerability. The project has a Climate Change Vulnerability and Impact score of 36. Along with the existing building, this extension will also be highly vulnerable to the future extreme heat, rain and wind events that will occur with the climate consequences of a global average 2°C temperature rise by 2050. Such events could cause significant disruption to the use of the school, like many schools and buildings across the estate.
36. The project will incorporate the following features to reduce energy consumption and help to mitigate the impact of climate change:
 - A highly insulated building envelope for the extension including high performance windows, doors, and roof lights
 - Provision of good levels of day lighting to all teaching areas to reduce the need for artificial lighting and energy use
 - Natural ventilation to main spaces with night-time cooling strategy
 - Solar controlled glass will be installed to south facing windows to assist in the control of solar gain
 - Strategic placement of extended roof canopies above large glazing areas to avoid summertime overheating
 - Energy efficient lighting and heating controls
 - The use of timber from sustainable sources
 - A site waste management plan will be developed to ensure that during construction the principles of minimising waste are maintained
37. The Carbon Mitigation tool was used to provide an estimate of the carbon impact of the construction of the project, which is approximately 125 tonnes CO₂.

REQUIRED CORPORATE AND LEGAL INFORMATION:

Links to the Strategic Plan

Hampshire maintains strong and sustainable economic growth and prosperity:	No
People in Hampshire live safe, healthy and independent lives:	Yes
People in Hampshire enjoy a rich and diverse environment:	No
People in Hampshire enjoy being part of strong, inclusive communities:	Yes

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.)

Document

Location

None

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

Executive Member & Portfolio	Reason for Consultation	Date Consulted	Response:
Councillor Roz Chadd, Executive Lead Member for Children's Services	Portfolio Holder		

OTHER FORMAL CONSULTEES:

Member/ Councillor	Reason for Consultation	Date Consulted	Response:
Councillor Kirsty North	Local Member for Andover North		

EQUALITIES IMPACT ASSESSMENT:



Hampshire
County Council

Equality Impact Assessment

What is an Equality Impact Assessment (EIA) and why does the County Council do them?

The [Public Sector Equality Duty](#) (PSED) is an obligation within the [Equality Act 2010](#) ("the Act"), which asks public authorities, like Hampshire County Council, to give 'due regard' to equality considerations, in particular to:

- Eliminate unlawful discrimination, harassment and victimisation and other conduct prohibited by the Act.
- Advance equality of opportunity between people who share a protected characteristic and those who do not.
- Foster good relations between people who share a protected characteristic and those who do not.

This includes assessing the impact of policies and practices on individuals and communities with a protected characteristic, as defined in the Act and some other specific groups. The County Council uses EIAs to ensure it has paid 'due regard' to equalities considerations when there are changes to a service or policy, a new project or certain decisions.

EIA author	Position & Department	Contact
Martin Shefferd	Strategic Development Officer Children's Services	martin.shefferd@hants.gov.uk Tel:

Title:	Expansion of Mark Way School, Andover
Related EIAs:	None

EIA for Savings Programme:	No
Service affected	Mark Way School, Andover.
Description of the service/policy/project/project phase	The Mark Way School is an outstanding-rated provision in Andover and provides education for children aged between 11 and 16 years old. There are currently 82 pupils on roll with Moderate Learning Difficulties and Autistic Spectrum Condition and possible moderate hearing and or visual impairment.
New/changed service/policy/project	Due to the increasing need of places in the local area, this proposed 2 classroom expansion of the school with some internal refurbishment will enable an additional 20 pupils will be able to attend the school on completion of the works and seek to address shortcomings in the existing accommodation and grounds. The project comprises of a new two class single storey extension with ancillary supporting spaces. Proposed Internal alterations will address some of the existing building condition issues and provide appropriate staff and WC facilities. Externally the exiting on-site drop off and pick up facility will be re organised to improve pedestrian safety to this area. External landscape works will provide a secure sheltered play area.

Engagement
<p>The following have been consulted during the development of this project: Headteacher, School Governors, Children's Services, Executive Lead Member for Children's Services, Local County Councillor, Local Residents, Fire Officer, Access Officer, HCC Regulatory Planning & Transport Teams.</p> <p>The Children's Services Principle of Enlargement non-statutory consultation on the expansion of Mark Way School was undertaken from 10th September to 8th October 2021. A letter with details of the proposal was sent to the following stakeholders and feedback was invited by email and letter and meetings with officers offered if requested: Parents of children attending the schools, Headteachers, school staff and Governing Body of the schools, Headteachers and Chairs of Governors of neighbouring schools, Borough, district, and parish Councils – Local Councillors, Trade union representatives, Local Dioceses, Local MPs, HCC Elected Members, Residents of the immediate areas and other relevant community stakeholders. A statutory public notices published on 19 November for 4 weeks. One positive comment has been received about the proposed expansion of Mark Way School. This was from Cllr. Kirsty North, a County Councillor who wrote in support of the proposed provision. No objections were received.</p>

Equalities considerations - Impact Assessment

Age

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Disability

Impact on public	Positive
Impact on staff	Positive
Rationale	The proposals will provide improved facilities for both teachers of, and children with, autistic spectrum disorder, aged between 11 and 16 years. This development will also allow more pupils to attend schools in their respective local communities' and alongside their peer groups. The proposed works at Mark Way school comprises of the construction of a new single storey extension which accommodates 2 new specialist teaching classrooms.
Mitigation	

Gender Reassignment

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Pregnancy and Maternity

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Race

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.

Mitigation

Religion or Belief

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Sex

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Sexual Orientation

Impact on public	Neutral
Impact on staff	Neutral
Rationale	

	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Marriage and Civil Partnership

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Poverty

Impact on public	Neutral
Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Rurality

Impact on public	Neutral

Impact on staff	Neutral
Rationale	There will be a neutral impact for both public and staff in relation to this characteristic.
Mitigation	

Geographical Impact: New Forest, Test Valley, Winchester

Equality Statement

Additional information:

None

Overview Statement:

Assessment to show that due regard has been given and that there is no requirement for a full EIA:

EIA reference number: 00171

Date of production of EIA for publication: 13/01/2022