

**REPORT TO: EDUCATION COMMITTEE - 28 APRIL 2008**

**REPORT ON: WHITFIELD DESIGN FRAMEWORK - PRIMARY AND EARLY YEARS EDUCATION PROVISION**

**REPORT BY: DIRECTOR OF EDUCATION**

**REPORT NO: 212 - 2008**

## **1.0 PURPOSE OF REPORT**

1.1 The purpose of this report is to advise the Committee of a proposal to improve the school estate in the context of the Whitfield Design Framework and thereby enhance the delivery of the education service as outlined in this report and to seek approval to consult on this proposal.

## **2.0 RECOMMENDATIONS**

2.1 It is recommended that the Committee:

- i) note the content of this report
- ii) instruct the Director of Education to formally consult on the proposal to build a new three stream primary school to replace Whitfield and Newfields Primary Schools and Whitfield Community Early Years Centre (on the site shown at Appendix 1) in terms of the Education (Publication and Consultation etc) (Scotland) Regulations 1981 and to report back to Committee in due course on the outcome of the consultation.

## **3.0 FINANCIAL IMPLICATIONS**

3.1 The estimated cost of building a three stream primary school of approximately 4850 sq.m. is £11.5m based on a start date of Q1 2010 and a completion date during Q2 2011. This project can be funded from a combination of capital receipts (£3m), prudential borrowing from revenue savings (£5.03m) and developers' contributions (£3.47m).

## **4.0 BACKGROUND**

4.1 Regeneration proposals for Whitfield were approved by the Policy and Resources Committee at its meeting on 26 November 2007 (Report no. 499 - 2007 "Whitfield Design Framework - Report on Delivery Method" refers).

4.2 The new Whitfield as described in the above report will, in summary, be a popular, safe and attractive place to live which will have a strong positive identity. The design and layout of new areas of housing and green space will ensure that the enlarged community will be sustainable, inclusive and well connected socially as well as physically with neighbouring communities.

4.3 In the context of 4.2 above, and following a detailed option appraisal, an opportunity exists to build a new three stream primary school as a focal point to enhance the other new facilities to be provided in the area as part of the regeneration programme.

## **5.0 PROPOSAL**

5.1 It is proposed to build a new three stream school to replace Whitfield and Newfields Primary Schools and Whitfield Community Early Years Centre on a site of approximately 2.5 hectares central to the regeneration developments. A site plan is attached as Appendix 1.

5.2 This education facility will offer a purpose-built learning and teaching environment for the delivery of a "Curriculum for Excellence" and the comprehensive range of Early Years services currently provided within the Whitfield Centre.

## 6.0 RATIONALE

6.1 Whitfield and Newfields primary schools are currently operating at 43% and 51% capacity respectively.

6.2 Current roll projections for these two schools are detailed below.

	2007/ 2008	2008/ 2009	2009/ 2010	2010/ 2011	2011/ 2012	2015/ 2016	2019/ 2020
Whitfield	146	139	136	132	126	135	137
Newfields	<u>226</u>	<u>233</u>	<u>223</u>	<u>215</u>	<u>216</u>	<u>230</u>	<u>232</u>
<b>Total</b>	<u>372</u>	<u>372</u>	<u>359</u>	<u>347</u>	<u>342</u>	<u>365</u>	<u>369</u>

6.3 As regards future roll projections, it is estimated that up to 300 additional primary age pupils may be generated over time from the 1000 new houses associated with the Whitfield regeneration.

6.4 Whitfield Community Early Years Centre presently provides 10 FTE places for two year olds, 34 FTE places for 3 - 5 year olds and a drop off/pick up service for 15 school - age children. This facility would be fully integrated into the three stream primary school.

6.5 A new primary school would therefore require to be designed to accommodate three streams of primary age pupils and the facilities associated with the Early Years services. An accommodation schedule for a school of this size would include:

- 21 classrooms
- 80 place nursery and associated accommodation
- resourced location
- dining / assembly hall
- production kitchen
- gym hall
- administration area and associated accommodation
- staffroom
- storage
- drama / stage
- music room
- group rooms and break-out spaces

A detailed schedule of accommodation will be provided in due course.

## **7.0 EDUCATION SERVICE IMPROVEMENTS**

7.1 The new primary school would enable the Education Department to:

- create flexible learning and teaching spaces which will enhance the delivery of a "Curriculum for Excellence"
- promote the integration of the arts into the curriculum
- provide future-proofed IT infrastructure for both curricular and management functions

## **8.0 OPTION APPRAISAL**

8.1 An option appraisal has been undertaken before arriving at the recommendations included in this report. The options considered were:

- do nothing
- refurbish and extend where appropriate both Whitfield and Newfields Primary Schools
- merge Whitfield and Newfields Primary Schools into one refurbished and extended building
- replace Whitfield and Newfields Primary Schools on a new site

8.2 The option appraisal showed that the replacement of Whitfield and Newfields Primary Schools on a new site delivered the best value for money and offered improvements in the provision of education for pupils.

8.3 Having arrived at this conclusion it was then decided to include in this option the Whitfield Community Early Years Centre as this would enable the new school to provide a comprehensive range of services on one central site.

## **9.0 DESIGN SOLUTION**

9.1 Following the approval of a finalised schedule of accommodation, early design solution proposals will incorporate well-defined adjacencies, creative use of circulation space and ideas for construction techniques which will ensure that the building is flexible and responsive to current and future teaching methodologies and space requirements.

## **10.0 POLICY IMPLICATIONS**

10.1 This report has been screened for any policy implications in respect of Sustainability, Strategic Environmental Assessment, Anti - Poverty, Equality Impact Assessment and Risk Assessment. There are no major issues.

## **11.0 CONSULTATIONS**

11.1 It will be necessary to carry out statutory consultation procedures in terms of the Education (Publication and Consultation etc) (Scotland) Regulations 1981 in respect of the proposal to merge the two schools and change the site of the merged school.

11.2 This statutory consultation procedure applies to the parents/carers of every pupil in attendance at the schools affected by the proposal, all staff, trade union representatives and Parent Councils where they are established.

11.3 The Chief Executive, Depute Chief Executive (Support Services), Depute Chief Executive (Finance) and Head of Finance were consulted in the preparation of this report.

**12.0 BACKGROUND PAPERS**

12.1 None.

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18 April 2008

