

<b>COMMITTEE:</b>	<b>Cabinet</b>
<b>DATE:</b>	<b>13<sup>th</sup> March 2003</b>
<b>SUBJECT:</b>	<b>Playground in Samoa Way</b>
<b>REPORT OF:</b>	<b>Director of Tourism and Leisure</b>
<b>Ward(s):</b>	Sovereign
<b>Purpose:</b>	To authorise the transfer of a fully equipped playground and shingle bund to Eastbourne Borough Council.
<b>Contact:</b>	Gareth Williams, Parks and Gardens Manager, Tel: 01323 415281 or internally an extension 5281.
<b>Recommendations:</b>	That the playground and shingle bund, off Samoa Way, is transferred to Eastbourne Borough Council from George Wimpey South London Ltd. subject to the payment of an agreed commuted sum.

<b>1.0</b>	<b><u>Introduction</u></b>
1.1	George Wimpey South London Ltd. wish to transfer a fully equipped playground and shingle bund, located off Samoa Way, to Eastbourne Borough Council.
1.2	The area is shown on the attached plan and they are willing to provide a financial contribution of £16,247.20 towards the cost of maintenance.
1.3	This figure assumes transfer prior to the 31 <sup>st</sup> March 2003 and will need to be uplifted by the retail price index increase as defined within the grounds maintenance contracts and applied to all these contracts on the 1 <sup>st</sup> April of each year.

2.0	<b><u>Background</u></b>
2.1	Details of these open spaces are defined on the approved layout and agreed as reserved matters. Planning conditions have been applied to confirm details such as landscaping, design and other features and materials.
2.2	Samoa Way playground has been inspected by the Royal Society for the Prevention of Accidents (ROSPA) and given a low risk score and the playground is compliant with current European Legislation relating to playground provision.
2.3	There have been three site meetings with the Developer to appraise the condition of the area and identify any defects to be repaired prior to transferring the area to the Council. The latest meeting was during December 2002 and the area is now in an acceptable condition for transfer.
2.4	The land being offered for transfer:-
2.4.1	<b>Play area</b> - the area falls within the National Playing Fields Association classification of a Local Equipped Area for Play (LEAP) and comprises of items of play equipment and associated safer surfacing within a fenced enclosed area of 290 m <sup>2</sup> .
2.4.2	<b>Buffer strip</b> - a shingle embankment that is separated from the play area by its boundary fence and comprises of an area of 1985 m <sup>2</sup> .
3.0	<b><u>Consultations</u></b>
3.1	The playground and buffer strip (shingle mound) have been provided as a part of the planning process and the play areas are being well used by local residents.
4.0	<b><u>Financial Implications</u></b>

4.1	The commuted sum figure for maintenance has been calculated using current ground maintenance rates and will pay for the first fifteen years of maintenance.
4.2	George Wimpey South London Ltd. have accepted the estimated cost and offered a financial contribution of £16,247.20.
<b>5.0</b>	<b><u>Environmental implications</u></b>
5.1	The site will be transferred within the contractual maintenance standards as defined within the Council's ground maintenance contracts.
5.2	The buffer strip separates the Sovereign harbour developments from Pevensey Bay.
<b>6.0</b>	<b><u>Human Resource Implications</u></b>
6.1	The ongoing management of the play area and shingle mound can be carried out within existing resources and included within the Parks Ground Maintenance Contract.
<b>7.0</b>	<b><u>Youth Implications</u></b>
7.1	The play area will provide an important facility for local children to play and interact in a safe environment.
<b>8.0</b>	<b><u>Conclusion</u></b>
8.1	The land outlined on the attached plan should be accepted and transferred to Eastbourne Borough Council subject to the payment of £16,247.20 for ongoing maintenance.
<b>Gareth Williams</b>  <b>Parks and Gardens Manager</b>	

<p><b>Background Papers:</b></p> <p>The Background Papers used in compiling this report are as follows:</p> <ul style="list-style-type: none"><li>(1) Royal Society for the Prevention of Accidents (ROSPA) playground inspection for Samoa Way.</li><li>(2) Correspondence with George Wimpey South London Ltd.</li></ul> <p>To inspect or obtain copies of background papers please refer to the contact officer listed above.</p>	