

Sheppey Area Committee Meeting

5th December 2023 at Master House

Sheerness Revival Levelling Up Project Update

Comms:

The Sheerness Revival logo has been designed with several options being presented to members of the levelling up members working group, senior council officers and external stakeholders to vote on. The final logo can be seen below and has been approved by the levelling up members working group. Guidance as to how and when it can be used has been produced and shared with project partners. This logo will be used on all communications produced to help make projects identifiable along with government branding and the Swale Borough Council logo.



Work on a Sheerness Revival website has begun. The website will host updates concerning each of the 3 projects along with latest news updates, partner information and a subscription for newsletters. External partners will be asked to sign post to the site to ensure the correct information is gained by members of the public. The hope is that this will reduce confusion and incorrect or outdated information being shared concerning the projects.

A meeting has been held between the Swale Borough Council's (SBC) comms team and East Kent College (EKC) comms team to ensure we are working collaboratively to promote the works with the most relevant and up to date information.

TA6, a PR team who are part of Alliance Leisure delivery partners for Beachfields, have met with the SBC's Programme Management team and Comms Manager to discuss opportunities for support with communication and engagement elements on the project.

Project 1: Beachfields:

Following a robust tender process, the delivery team has been contracted to take us to detailed design stage ("RIBA 4"). Willmott Dixon were selected as Principal Contractor, supported by GT3 as designer and other consultants. We have chosen a process called Early Contractor Involvement, which means the delivery team is embedded within the design process from the beginning. This should make for smoother delivery, and early monitoring of construction costs.

The design team have visited the site on three occasions and meets regularly with the SBC delivery team. On 16th November 2023 an engagement session with the buildings occupiers and the design team took place to better understand the current use of the building and aspirations for once the works have been completed. The design team are now developing design options based on these conversations and those had previously with SBC officers. This includes options such as alternative entrances to the centre and internal layouts. Surveys to the Beachfields site and Centre have begun, these will help the design team to understand any limitations to the building.

A new programme of works have been received from Willmott Dixon which shows a pre-application being submitted to the councils planning team in January 2024. This will allow for feedback to be given to the design team regarding the designs submitted before the planning application is submitted. Works to the centre are currently planned to begin towards the end of 2024, however this is still subject to change.

Project 2: Sheppey College:

EKC has now appointed the Architects and Quantity Surveyors to the project and are scheduling other consultants for key surveys.

The architects have submitted a pre-application to SBC to show current proposed design options for the new college extension. A meeting took place in mid-October where designers met with planning officers, following the meeting a report was shared back in November to allow for amendments to be made before a planning application is submitted in early 2024. Following the planning processes, EKC are still currently on track to have works completed by April 2025 allowing for a fit out and recruitment to take place ahead of the start of the 2025 academic year.

EKC have developed and agreed the curriculum plan for the new extension with the Local College Board and one of EKC's key employer stakeholders (Peel Ports). The aim is to place a focus on 16-19 provision in Creative, Engineering and Logistics.

Project 3: Masters House:

Consultant ig9 were appointed and contracted back in late September 2023 to provide Project Management, Quantity Surveying and Employers Agent Services for the Phase 2 works at Masters House. The Phase 2 works consist of conversion of the existing garages/outbuildings to create three workshop spaces for Commercial, Business and Service use. Replacement of the boundary fencing and vehicular gate to the rear courtyard of Masters House, and the installation of Solar Photovoltaic panels to the roof of the main Masters House building to further improve the energy efficiency of the site will also be take place during these works.

Ig9 first carried out a review of the Masters House Phase 1 documentation as some of the design work carried out in phase 1 can be used for the Phase 2 works such as the Structural, Mechanical & Electrical design. The Phase 1 works looked at the renovation and upgrade of the main building to create office space which was completed in March 2022.

Ig9 have since sought fee proposals from Architects/designers for the design of the main workshop element as well as a designer for the Principal Designer functions and a consultant to advise and manage the certification process relating to the Building Research Establishment Environmental Assessment Method (BREEAM). BREEAM certification is a Planning requirement for the garage/workshop conversion and is also a requirement of the Department for Levelling Up, Housing & Community (DLUHC) for the Sheerness Revival Levelling Up project.

Once the architect/designer is in contract, a site meeting will take place with Launch It, SBC officers and the design team to discuss requirements of the spaces and the way forward. This is being planned to take place before the Christmas break.

Project Adjustment Request (PAR)

We're continuing to work with the central government team to agree a project extension to make up for the initial delays with the funding award.