

Clackmannanshire Council

Tullibody South Campus Consultation

David Leng

Ok. Welcome. Thanks for coming along tonight. We appreciate it. We are going to get started. So we'll get going with it. Welcome to the 2nd of our public meetings to the formal consultation and proposal for Tullibody South.

Let's start with introductions, ok? My name is David Leng. I'm the Head of Education for Clackmannanshire Council. I'll be Chairing tonight's meeting but I've got people here with me to also help, I've got other expertise and they will chip in too. So I will ask them to introduce themselves. Brian Forbes, Customer Services Manager. Aileen Ferguson, Headteacher Abercromby PS, Alan Milliken, Assistant Head of Education for Stirling & Clackmannanshire, Eileen Turnbull, Asset Manager for Clackmannanshire Council. Ok, so, I'm sure there will be a range of questions tonight which we can answer. This is a formal event so we are taping it all. I'm miked up as you can see so all my words are getting taped back there. When you want to ask a question, and I'm certainly hoping you do so, we'll bring a mike to you so that your words can be captured too. It's not just about volume, it's also so we can record it. That's the formality of this evening. Other than that it will be very informal and that's so that anything you say, trust me, is accounted for and will also be fed back to the elected members. Now we are all under statute here, so in any situation where we are changing educational provision is governed by, check my notes here, the Schools Consultation Act 2010 and that tells us that we need to go out to the public in a formal way and hold that consultation with you over a period of time, allowing you to comment on our proposal. So that's the formality of it. This is also more than just a school consultation, it's obviously talking about community usage too but we do need to cover all aspects. Education Scotland also attend these meetings and they know the process. So this is a formal consultation event. We will use the mics. Please wait and take your turn and say what you want to say but say it through the mics so we can record that.

One final thing before we get into it, I'm going to ask Aileen to point out emergency exits and such like and updated housekeeping.

Aileen Ferguson

This is the emergency exits here and emergency exits at the back of the hall.

David Leng

Ok, thank you very much. So, why are we here?

Just a very, very quick comment. I hope you've been able to access this document. This is a formal proposal document. It's online, it's in various public places, there was copies outside where you came in so if you have a chance to read it, read it through because although we will talk about this today, at some point it is good just to take some time on your own to read through the information we tell here. So, please get hold of this. In here, in the introduction, it gives you that very quick overview of how we ended up where we are today.

Am I getting a feedback, or is it ok? Ok, alright.

We went right back to a condition survey we did of the schools in Clackmannanshire and that condition survey told us all our schools were at a B at worst but inside those categories Abercromby was a B minus and it was the school that needed the most work as quickly as possible. At the same time, the Scottish Government, through The Scottish Future's Trust, came to us and said, we're committed to ensuring that all schools across Scotland reach a certain basic standard and we would like to match some funding for you to meet the needs of your worst condition school. So, that's how Abercromby came into the frame. Obviously, they were delighted. That's where it started. The Council, at the same time and over the last few years, has been working up a key project for communities called Making Clackmannanshire Better. The cornerstone of that project has been about bringing community facilities together to create hubs in communities where people can access a range of facilities all in the one place. So, that would be alongside. So, we had this opportunity around Abercromby school, we had this principle around community hubs so we started to work up this concept of a community campus. We came out to the community last year in an informal process and had a conversation around 3 options all of which were centred across the road, might have been the green space, the park across there and we took soundings of community views and we got lots of them. Lots of views, lots of things that they liked and lots of things that you didn't like and that was all taken back, looked at as a team and then a report was put up to Council for consideration last September. That all led to further conversations with the Council, with the Administration and a proposal, which was agreed just before Christmas time, for us to come out on this formal consultation. So, that's the brief journey we've been on. What is the proposal? Well, in broad terms, the proposal is that we build, what's, at the moment a working title, 'Tullibody South Campus'. That means a facility that will include Abercromby school, St Bernadette's school, the nursery school and community facilities (what we're calling a locality hub). So we will bring together, in a hub, 2 key educational facilities (primary schools), the nursery (the pre-school facility here) and the community facilities. That's the proposal. The option is the site because in the conversations we had with you last year it became very clear that there was concerns about using the park across the road, the green space there and the Councillors heard that, acknowledged that and felt that we should come back to you with a proposal on optional sites. So, the 2 options, are to create this campus either A (on this site here, the existing Abercromby school site) or B (across the road on the existing site of the community facilities). I'll say it again for emphasis, not the green space, not the park, the community facilities at the top end. So, that's the proposal, that we build this campus, we include the 2 primary schools (St Bernadette's/Abercromby), the nursery school, the community facilities and we build it either on A or on B. So, that in effect, is what this is all about. That's what the formal consultation is all about. What I'm going to do tonight, I hope, is to give you some reasons why we think that's a good proposal and then for you as a community to come back to us and ask questions to understand the proposal, to comment on it, to criticise it, whatever you feel, in order for us, in a sense, to shape up a response back to Councillors. What happens beyond this, so you're absolutely clear about this, is that this formal consultation period runs through to April 22nd, so the week after the school holidays. We don't count the school holidays as part of the consultation period because we know that lots of people will be away. You can respond at any point to that time. We will then write a report, we will also make a report to Education Scotland who will tell us if they feel that this consultation has been run appropriately and then we'll present all that back to Councillors for a final decision. Because of the timing we will miss that last full Council of this year, this academic year, before the summer recess, so it will go to the first full Council after the summer recess which is the beginning or mid-August, it's the 16th August, I think is the date that's in here. So that's what we're doing at the moment, we're going through this period of formal consultation on the proposal to build this campus and the question we're also asking your views on is which particular site. So I'm just going to pause at that point. Any questions about that as a proposal?

Question

My name is Graham Struthers. You just mentioned there about the Councillors full Council meeting and then it would miss that. What is the date of that last full Council meeting? The question is, is it possible to delay the Council meeting by a week or few days and bring this into the full Council meeting before the holidays rather than after, saves a delay?

David Leng

Ok. We'll find the date for you. My comment back to you is that we've looked at the timeline and the bit that we can't control is the time that the Government also look at it, through Education Scotland report so that's something that's outwith our control and obviously we need to make sure that we've captured all the options and process and kind of put them into a proper spreadsheet and all that kind of stuff so there is timings to be done.

Michael Boyle

We've checked this up and it's in your document. You'll see, in the legislation, is very clear in terms of the amount of time between the end of the consultation and the time when the report can be completed and you'll see that there is a date of 13th June in there and, so the consultation must run until then. So there is a mandatory standstill period which is specified in the legislation and that runs until 13th June and papers for any Council meeting need to be published a week before the Council meeting.

Question

My name is Nicky Cavanagh. Could I just ask for clarification if this consultation is actually on the proposal to build a Tullibody South Campus yes or no I don't want a Tullibody South Campus because looking at it there it looks as if the options are you really going to build it.

Michael Boyle

It's a statutory consultation and the consultation is on the relocation of St Bernadette's if, to here or to the campus, the Civic Centre and a relocation of Abercromby PS to the, if that site's chosen. So, if we presented only one option i.e. a tandem build we wouldn't have the other statutory consultation with Abercromby because Abercromby school would not be moving.

David Leng

Just so it's absolutely clear again, yes, you're absolutely right, the proposal the Council's put forward is a campus, ok? So, the answer is do you want a campus or do you not want a campus, is a yes/no. The question, however, is where the campus is located, is a subsidiary part of that.

Statement

The main proposal is do you want a Tullibody South Campus or do you not? Then if you do want one then the options are A or B.

David Leng

That's exactly right. Ok? How I'd proposed to do the meeting tonight, so you know, and as I say I'm happy to take questions. I'm going to start with the educational benefits. The clear part of the Act is that we have to present to you the educational benefits so you're understanding why this is good for you, for your children. We know there's a number of you here who've got concerns about the community, facilities and about the park area and so forth so we're going to do the educational benefits first, take questions around that and then Brian is going to come back and give us a small presentation on the community facilities and the impact on that and then we'll take the questions on the community side. Ok? Happy with that? As a way of managing the meeting?

Ok. I've got a heading here. They're all illustrated in more detail in the document and they're also focussed specifically on each school. So we've got educational benefits, many of them similar, of course, Abercromby PS, St Bernadette's PS and for the nursery facility (the pre-school) but they've got them under these same headings. What we're proposing is to build a state of the art learning environment that is as up-to-date as we can for the modern way of learning and teaching. The buildings that we are in just now were built at a particular moment in time for the way that teaching and learning was done at that time. It's moved on significantly. You know that. You know that from the children. You know that from a whole lot of range of issues like the IT that we currently use, like the active learning that we get involved in, like the way that we get children outdoors and involved in the outdoor education that we used to do in the past. So, most of our schools struggle to deliver that because they weren't designed that way. What we have the opportunity here is to design from scratch an ideal 21st learning environment. And, we of course have some good examples close by. We've got the new school we've just built in Redwell, we're building 2 primary schools at the moment in Stirling which you would be welcome to visit. And, I should have said upfront, one of things I want to give you the opportunity, to all of you here, if you wish to, is to go and see what we're talking about, because I'll reference tonight a number of places, I'll reference Redwell, you can drive past and see that but maybe you want to go inside then see what it means to be in a designed classroom for 21st learning. I'll reference Raploch community centre in Stirling because it's a community centre like we're talking about here. If you want to come and see that we'd be happy to facilitate that. I'll reference St Ninian's PS in Stirling because it's a tandem build, building on the same site as the school whilst it's still continuing. Again, if that's something that causes you anxiety, we are very happy to facilitate you doing that. And that's just within Stirling and Clackmannanshire. There are also lots of examples of these types of campuses springing up around Perthshire, around Fife and around our other neighbouring authorities and we'll be happy to let people see them. And we want you to get a sense of why we're excited about this. And I know some of you have anxieties, we've heard and talked about them and we want, in a sense, to get a sense of what's possible. So, we would be building a 21st century learning environment. A place where your children would get the best possible equipment and resources to learn and we think that's a prize worth fighting for.

Outdoor environment. Outdoor education has moved on considerably over the recent years. I've been fortunate to be involved in a national group on this and it's unbelievable when you can look and see what is now available in outdoor learning. Most of us were used to in the past having either a grass or a tarmac playground and if you were lucky you would have a few lines scrawled on it where you would play games. It's gone hugely beyond that. But, of course, the current environment, that we're in constrains that so what we would be building is a custom built outdoor learning environment. If you've driven past it, the elements of that, and I know there's some concerns because there's been a bit of water-logging this winter, it's actually in good condition. It's a fantastic outdoor learning environment because it has been created to have a whole range of different types of learning experiences. So what we may have been used to, we're all used to having green spaces, often are not that useful because they're all muddy and water-logged. The physical environment really is kind of flat and uninteresting and so we have to try and create and we can build all that in. There's companies called Grounds for Learning, who work very closely with us and we will create an outstanding outdoor learning environment. That's something we can build in from the start. And the great thing is that the youngsters, the children will be involved in that process. They will help us design that because they know the kind of activities they want to do. The youth voice is really important in all of this as are the staff and the parents, that we get the youngsters involved in that process. So, what you will see here is something really exciting, really dynamic that will cater for large groups, it will cater for small groups. We know that one of your anxieties is how many children are going to be on this campus and are they going to get lost, are they going to find themselves

swamped. You know, some children thrive in big groups and some children are intimidated in big groups, we know that. As educationalists we will create spaces and environments where they can have quiet play, they can have secure play with their teacher close by or they can have a large area where they can run and they can really enjoy that sort of outdoor play. And depending on which site we choose, we will also be able to put in a multi-weather, multi-surface site which allows games being played all through the winter even when it's wet. So, indoor environment, state-of-the-art outdoor environment, will be designed for outdoor learning and for children to enjoy the outdoor spaces.

One of the points of the campus is collaboration. What we want is to create that sense of a community and the school is part of a community and the school is an extension of your family effectively. Now families are not all segregated off, we all mix and we are trying to create an environment where our children can get involved in, what's going on in the community around them, safely, of course. Absolutely, clearly, we will put health and safety there. We will not be allowing adults just to wander into our schools but we do want our children to interact with each other, to interact with community activities that are going on, to be involved in the collaboration that can happen between different schools, between the nursery school and the primary school and the community and we have lots of examples of that. I said I'd reference the Raploch, I was there last week, I was sitting in the community wing of the school, it was full of various members of the community, students there from the college, OAPs and such like but there was also children doing activities, learning about, they have a café there, they were learning about catering and about serving and all that kind of stuff. So, the possibilities of helping our youngsters get a sense of that community we live in are endless when we have a community campus. Transitions. I know at the moment the nursery school is right on site here in Abercromby, it's not at St Bernadette's. The 2 schools located together with a nursery there, the transition, the smooth journey of our young people aged from aged 2 all the way through to 12, will be so much easier because they are right with each other. It's a model they are using all over the country, building our nurseries and our schools into that kind of cohesive unit to smooth those transitions. So that's something which will, I know, is a benefit already in Abercromby, benefitting from a larger community.

Our teachers will be able to share, if you like, with each other. Teachers understand the term 'learning community'. We met with staff this afternoon, we were talking to them about this, the ability to learn from each other different methodology, different ideas and learn from the community groups that are here. Again, I'll reference Raploch. The teachers are actively involved in what's going on in the community facilities and they get back from that as well as give to it so there are opportunities for teachers not just to have their school but actually be part of something bigger and learn in that process and benefit from that process. And I've really touched on the bottom line, the community ethos. You live in this community, you know this community. What Clackmannanshire is committed to, not just here, but this will be the flagship because it will be designed from scratch, is a community hub where the community comes together. Your children, you as adults, all generations, mixing and enjoying the facilities that are available for them in a safe way and in a planned way, in a managed way but in a way which enhances that. And that is what we see in these community campuses. We see the community, in a sense, the cohesion, the bringing together of the community, knowing the differences, celebrating the diversity, but celebrating the fact that we are all sharing the same level and standard of facilities.

So, that's what we believe were the educational benefits of this programme. I'm very happy to take any questions about any of those things.

Question

Hi, eh, I'm Russell Hammill, em. Mr Leng, you probably realise the question I'm going to ask you, what I've asked you in the past, but for the benefit of other people who maybe don't know a bit about the background, I'd like to take it back a small step to talk about the process. When you talked about how the funding for this project, some of the funding has come from Central Government to make improvements to Abercromby PS given the state of the buildings which you described. If you could bear with me I'd like to quote some statistics just to hammer home the point, if you like. Em, the informal consultation that the Council ran, eh, on the paper that was produced on the back of that, page 93. I'll quote it here, it says, "Those identifying themselves as St Bernadette's respondents were opposed 58% to a joint campus. Eh, and then on page 107 of the report, eh, it states, option 1, which was an Abercromby only option with community hub, is clearly the preferred option with 59.9% agreeing or strongly agreeing to the proposal. Option 2, which was a joint campus with 33% support. In the Council's feasibility studies, page 23, the summary, Abercromby school was seen, through the Council's own formulas, as of being the best value for money, an Abercromby only option. The Parent Council here at Abercromby ran a Facebook survey which got 118 replies, 77% of which preferred an Abercromby only option. And, on the back of that was a bag drop which was put out through the children's schoolbags so that they knew they were getting replies back from the parents from Abercromby pupils. And, to date, we've had 119 replies, 64% of which have stated they'd prefer an Abercromby only option. On those statistics, can you explain why an Abercromby only options isn't one of these proposals when it was part of the initial informal consultation?

David Leng

Ok? Did you all hear that? Yeah? I don't need to repeat that. So, obviously we had a session the other night because we had a discussion about it. Can I just clarify one thing? When you say Abercromby only, is that with or without community facilities?

Statement - Russell Hammill

The latest questionnaire, there's a 73% support for community facilities attached.

David Leng

So the community facilities is Abercromby school, the nursery school but not St Bernadette's, is in essence what you're saying there?

Statement - Russell Hammill

Yeah.

David Leng

Yeah. Ok. So, what's being said is the informal consultation as I said already did through up lots of issues and that was exactly the intention of it. It was never, and I'm not ducking or arguing with the stats there, but as well as being a pure numbers game, it was that they were actually trying to understand what the issues were within the communities. And we got that. We got that loud and clear. It was then taken back to the Council and the Council, like many of their policies and position, are looking for what they believe is actually the way forward for communities. So, I mentioned Making Clackmannanshire Better. Making Clackmannanshire Better is a policy of the Council, a programme of the Council to try to bring communities together, to develop community cohesion, to actually create inclusive communities, communities where everybody feels that they've got access to the same resources and facilities rather than the haves and have nots. So in that context and after debate within the Council, the strong feeling of the Council was that actually we need to build here an inclusive facility. We absolutely have given them their place to Abercromby school, that is not a doubt,

unless the community tells me they don't want a new school and I haven't heard that at all. They wanted to make sure that everybody, not just Abercromby parents but the parents of St Bernadette's, the other community users within Abercromby, have got access to these high quality facilities.

Now you mention the cost, the value side of things. What that meant was the cheapest option was building Abercromby PS on its own. That was the cheapest option because actually, your matched funding, it would cost the Council about £4m on top of £4m from the Government. Instead of that, Clackmannanshire Council, despite the challenging environment financially, wants to, has committed to this project, £15m because what they want to create, is something that is state-of-the-art for everybody not just the parents of Abercromby, we get that, but also for the community of St Bernadette's, also for the wider community. So, this is something the whole community can enjoy. So, it is more expensive, it isn't as good value for money in that sense but that's because Clackmannanshire Council's putting their money where their Council priorities are which include creating community hubs, creating inclusive communities, creating facilities that everybody can access rather than some get, some don't, some turning round and saying why aren't we getting a school like that as well? Now, we can't do it for everybody so one of the questions we discussed the other night was why don't we have Banchory involved and St Serf's involved? So one of the questions that we had to discuss was the reality of size. So, it's called Tullibody South because it is the south part of the village. The Council felt was too big to create something for the totality of Tullibody and all the children because we're now getting into over 1000 primary aged children in one site. That, we felt, was getting too big. So there had to be a constraint but the constraint was around, if you like, the southern part of the village area. So, what we're looking for is something inclusive, something that everybody can get access to and something which, in a sense, raises the standard for this entire south part of Tullibody and will be a flagship for the other communities around Clackmannanshire who are all desperate to get their new facilities too, and, of course, money will be tight and will have to wait their time. This is the time where the focus is on Tullibody South and that's why they wanted to maximise that.

Statement - Russell Hammill

Sorry, just to clarify your point about the value for money point. It's my understanding from what I've read in the document was that the value for money figure was a judgement not only in pure costs but a judgement against the educational benefits as well because an equation done where the educational benefits of a joint campus as opposed to a single school worth taking account in that value for money calculation, and, the educational benefits coming from a joint campus as opposed to a single school that there was very, very little, we're talking in fractions of a percentage of difference between the 2 going by the Council's own figures.

David Leng

I'd like to come back to you and actually sit down with the figures. I think you're slightly misinterpreting them but I'm happy to have that conversation with you.

I would argue strongly being part of now a number of different campuses we've built that some of the values you see up on the board there, the collaboration, the ability for children in St Bernadette's (which is the smaller school) to access much bigger facilities they wouldn't normally have done, the opportunity for Abercromby children to access the community facilities that they haven't been able to do so before, the collaboration between children is all something we can see and touch and feel in other campuses. Raploch is the most obvious example and, you know, your teacher in Abercromby who worked in Raploch can testify to that that there is a lot of benefit of bringing children together within a community. It's a view, it's a proposal, you know, we accept that, but that's why we put it up here as a proposal.

Any other people want to come in on this?

Question

You're saying you want to bring our kids together. Kids are kids, and in the playground it doesn't matter if they're black or white, yellow, green, tartan, kids are kids, they'll play with whoever. So, why have we got this stigma there's got to be 2 schools, who, at the end of the day, are educating their children differently because they're educated at different standards?

David Leng

Ok. Scottish education has a clear principle that the Roman Catholic Church can have denominational schools. They're the only religious faith that can do that but that's part of Scottish society and has been for a long time. Now we respect that. We understand that. We accept that. I'm not saying everyone in the room does but that's what, as educationalists, we accept. However, it doesn't mean we needed to do that in our own secular corner. What we would like to do is to preserve, protect, provide, to look after education that in a context where all our children can mix and all our children can, if you like, as you said at the beginning there, get along, play along and so forth. So, we do have to, by law, provide and look after education and we respect that and we will protect that and I've said to the Catholic school there was no agenda here to absorb the Catholic primary school into this campus and lose Catholic education. It will have its clear identity, that's a legal duty on us as an Education Service. But we would also like that Roman Catholic education facility to be able to access all the outstanding new learning stuff that they can have. So, we are looking for the best of both worlds here, your own separate Catholic (because that's the legal duty) but also an opportunity to participate in this wider campus and that's the conversation we had with the St Bernadette's community last week, that we've been having with the parents, with the staff, with the parish and indeed the public meeting. So that's where we are in terms of the law of the land.

Question

We're in the 21st century. There should be no segregation in school, and children, when they go home, if their parents want to teach them segregation that's up to them but surely your parents should be teaching religion as well and bringing them up properly. I mean, a school, learning you religion, to me, is wrong but

David Leng

I think this is a different debate rather than the campus but, all I will say is, and you will know my background, ok, I was a religious education teacher in a non-Catholic school, so let me tell you, your children will learn about religion and morality and values and how to understand faiths of the world because that is part of the curriculum, so all our children get that. The difference in a Roman Catholic school is there is a specific focus on the Catholic faith and that, as I say, is what Scottish society has agreed and we will happily support this.

Other questions?

Question

David, you've said that the Abercromby/Tullibody joint campus option is the more expensive option. However, I understand that the capital receipts would be gained by the Council in the sale of 2 sites which are currently used for the services of the community of Tullibody so we will be reduced from 3 sites currently serving us i.e. 2 schools and a Civic Centre to one site and the other 2 sites would be sold off for development. Is that correct?

David Leng

Let me talk that through. You're right. Absolutely correct. What we're getting, what we're gaining is this 1st class, 21st century facility. In doing so, we will release, if the proposal goes through, 2 sites, and that depends on the A and B option and we understand that. What the paper says, quite clearly, is those sites will then be surplus to the Councils requirement, the Council will then put them on to the market, there's then a due process. Those sites could be for housing, that's a distinct possibility, we've got an example of the 2 schools that were vacated for Redwell as an example. It could be for other uses to which the Council can prescribe at a later date. There's been a bit of a suspicion that somehow we're gonna make money out of this. I think you'll see that the value of those 2 sites, is our understanding just now, is between £1½m – £3¼m against a £15m investment. So, this is not about securing lots of money for the Council, it won't do that. But, what it is doing, is creating a 21st century facility for the entire community and trying to realise some of the assets back to try and offset it but it won't be anywhere close to it. The Council will not only get the grant from the Government, they will need to find money in other sources, that Councils can do, in order to pay for this because they believe this is the right way to invest in this community. Does that help answer the question?

Response

It doesn't actually give those figures in the document about.

David Leng

Ok, it may have been in the original Committee Paper put to Council and we can check that if you wish because there was figures put in there, am I right?

Alan Milliken

On page 16.

David Leng

And it means, you know, that Councils have to be prudent. We understand that. And what we're trying to do is to be realistic as to which assets the Council can release in order to recover some of the costs but nowhere near the total cost of the actual investment.

Question

Can I just ask? Another figure that wasn't published, on page 6, it talks about the Civic Centre, currently if it was to remain, requires upgrading and the Council in 2014 commissioned a report and the report suggested that the Civic Centre does have to be refurbished if it's going to exist but then there's no mention of how much or suggested how much this would cost?

David Leng

Do you mind if I defer that question till we start talking about the community facilities and come back to you on that one, yeah? Ok.

Anything else on education benefits and the school side of stuff cause that's.....yeah?

Question

If you have 2 schools and they're on the one site and you're potentially able to sell land to build houses and things like that, what's the maximum amount of children that you would expect to be going to the new campus, because, if you have houses being built and families coming in, is there like a maximum number of children cause I'm concerned that it's going to be a lot of children going to the campus as it is?

David Leng

I'm going to ask my colleague, Alan, to take this up. Oh, is it Michael? Sorry. Michael.

Michael Boyle

Sorry. It's in the consultation document. On page 5 of the consultation document, you'll see there, we've set out the projected rolls and what we've said there is the maximum projected combined roll would be 540 children. This is the absolute total. So, you'll see it says 428 children for Abercromby and 120 children for St Bernadette's.

Statement

Any future development going right up to the, I think it's into the 19/20s or something is only 18 kids per.....

Michael Boyle

Yes, because actually the roll of Abercromby is reducing. The roll of Abercromby is reducing. The roll of Abercromby for next session is lower than it is for this session.

David Leng

Can I come in on this one because what we're trying to do is two fold. We're trying to project the figures as we understand them and see them right now. The question I think, I asked the question of if there's additional houses built, going on the sites, I understand that, the other implication I think what you're saying is it's a new campus, it's a new school, people are attracted to it, Redwell experienced that as well and we do understand that. So, what we will be looking at is how to create flexibility in this new school so we can increase up to a point. Now, there is a risk here. The risk is that we create so much space we end up not only filling it with existing schools but would we start draining out other schools because, you know, if you're up the road in Banchory or St Serf's you might look at the new school and say, well, I'd rather go there or anywhere else in Clackmannanshire and you could end up creating one big super-school, jammed up and everybody else half-empty. So, we are mindful of that. What we're trying to find out is the optimum size. We need to absolutely make sure that all existing children that we know and are projecting for this community will be included. That's the figures here. We will be putting in some flexibility because we know that there may be some changes in terms of usage of land and housing developments and such like. We will not, however, be creating a school which can hold 700 children because that effectively will draw in from elsewhere. So, it is a balancing act which we will seek to do. One of the problems/challenges in new schools is they are magnets, they do attract people, there is placing requests, that's the rights of parents, but we can manage that, we manage that at the moment. I'm not always saying it's easy cause people get disappointed but we will absolutely secure people who live in these communities. That's the aim of the school. Local schools for local children. We were having this conversation at St Bernadette's. It's a slightly different principle in the Catholic sector because if you're Roman Catholic living in Clackmannanshire you can choose to come to this school and that's fine, we will make sure there's space for that. But, I know what you're worried about. We have experience of this, we have things to learn from this too, we will do that and the designer will ensure that we cater for every child and we also have a degree of flexibility for expansion if it's necessary.

Any other questions on the educational benefits?

Question

You said earlier on about the benefits of outdoor learning which I absolutely agree with. I've spent 6 months down at Redwell myself so I'm aware of the facilities there and the outdoor facilities are great. Would the new campus have the same facilities or, if not, more as it's a

bigger school and also you said there would be a multi-weather site but that would be dependent on which site we voted for. So, could you clarify what site that would be, please?

David Leng

Ok. They would have the same outdoor facilities as they have at Redwell.

Alan Milliken

It would be the same specification for both but the design would be slightly different depending on the site but the children would still have the same level of specification and the same opportunity in terms of play. It would just be design.

Question

What site would the multi-sports multi-surface pitch be?

Alan Milliken

It would be designed into the Abercromby site.

Response

Ok. That's great, thank you.

David Leng

Any other questions on the educational benefits of this proposal? No? Can I raise what you maybe haven't asked but you're maybe thinking about and that's the tandem build that was on this site. Now you'll hear from both sides so, in a sense, there are pluses and minuses on both and we're happy to go into that. One of the concerns that was raised, what we were discussing with the parent group last week, was what is it like? If we were to choose this site and we were to build it at the back end, the top end, if you know what I'm meaning, you see on the diagrams, how would that work? And, what I want to reassure you, is, that it does work. We are currently doing it in Stirling, in St Ninians, and as I said already, would be delighted to take you there to see it. The builders are used to this, builders of schools are used to this, they secure the site completely so there is no risk of the children wandering into a site with big diggers and all that kind of stuff being on the site. The site is secure. There is openings in that they put viewing hatches and things in so the children can watch the school built as it grows and that is quite an exciting part, to track that and watch that. And once it becomes a safe site then we take the children along to the site and there will be huge learning opportunities. We saw that, we're seeing that at St Ninians, it's a fantastic experience there. There is some disruption and I was quoted by somebody in the Parent Council, and quite right, the reports we did highlight there would be disruptions on the site. There is disruption. Part of the playground would be out of action. Part of the access to the school would be blocked off to allow access of heavy plant and such like, would have to come out. But, schools can manage that and do manage that very well. It's being done at the moment and I'm happy to show you that. We can talk to you specifically if you want to know that. I know some of you are a wee bit concerned about the noise. What happens is the contractors work with the school very closely so when they know there's going to be particularly noisy activities, maybe drilling into the ground or whatever, they'll time them for beyond the school day or they'll alert the school and say, listen, at 10am on Thursday morning there's going to be a bit of a noise, can you accommodate that in terms of what's going on in school? So, there is constant communication. The other thing we have is here on this particular site is that most of the classrooms face to the south so there is a corridor as well as the fencing and such like they've got up which acts as a buffer in terms of that sort of sound. So, we work really hard with the contractor to keep it safe, to keep the disruption at a minimum and actually, to turn it into a learning opportunity. So, I hope that gives you some sort of reassurance that it's not an open

building site and children are wandering around, it really isn't at all and we can give you facts and figures on that if you want to.

The one up at the back.

Question

Hi. I'm just wondering if you built on the Abercromby site, would you include the war memorial site in the actual playground design as well.

David Leng

It's a good question. We were discussing it actually earlier. At the moment that's not in the plans but as I said at the last meeting, and I say it again tonight, the design of the actual specifics of this is still to happen. Once we've got the site agreed, the proposals going ahead, we get into the design phase. I think that's a question which we may well come back and ask the community around because it's right there. I don't know how well used it is, you'll know better than I do. My impression is that it's not largely used. It could well become an interesting feature of a site for learning but the question is about how then the public would also access it when they want to do. So, there'll be a few things to sort out. It's not impossible and it's something for us to think about in terms of the design stage.

Question

Sorry to dwell on this a little bit but everybody seems to come over a bit negative but we can assure you that the community of Tullibody are really looking forward to this new facility. We just want to get a couple of questions answered and the thing that I'm a bit worried about - Tullibody has expanded a lot since I've been a wee boy here and it has never receded, classroom sizes have never got smaller, you know, because there's always a housing estate getting built and Cambus etc and I just feel that the number of pupils that you're estimated to come to Abercromby school is very, very tight and I wouldn't like, in 10 years' time, to put portacabins up for these kids. And, I would just like a wee bit of confidence or a little bit more information on the predicted receding amount of pupils that come to the school. And, it could be that there are a lot of people from St Bernadette's etc that are going to other schools, other areas, decide to go to a school that's perhaps part of the community school we're talking about but it's only going to have 6 classes. There are a lot of composite classes the now in Abercromby school, and, I believe, St Bernadette's. Let's look at the future and let's give the kids the facilities that I think they deserve.

David Leng

So, I think that's more of a statement than a question but I think we will, we'll be happy to share that information with you as far as we've got it, we'll do that all fine afterwards.

Alan Milliken

One of the things is that we you present information in such tables that it communicates a certain science and almost says that there will be a precise number. Class configuration is much more of an art than a science and that's one of the thing I would absolutely concede. What I would say is that it's a very informed process and it's to the very best of our ability that we will make those predictions. Because it's not a science and it is more of an art, the design of the school, if you were to try and add on here, it would be very, very difficult. When we're building a modern 21st century school, build in, there is a degree of flexibility which enables us to accommodate that, should it be required. So, it's not about building on portacabins or anything of that nature e.g. Lornshill, and you'll notice there are veranda areas. Each of those can be converted into classroom spaces by virtue of the design that's already built in. Now, I'm not saying we would do that but there is that future-proofing that you would actually build

in that doesn't mean that it is wholesale change or disruption should the class configuration demand it. So it is something that can be built in in the future. We're happy to talk that through. In terms of schools we're building just now in Stirling, we're building in certain aspects of space that can actually be converted to classrooms, or indeed, enable the building to go up and so forth, so various design aspects that we can build in.

Question

Just to follow on from that. So, the 540 that you are anticipating for the school roll, is the nursery included in that because, as I understand, Abercromby is 70/70 and then obviously there's going to be a larger intake because they're going to increase it for St Bernadette's, who've never had a nursery, so what will the nursery capacity be?

David Leng

Ok. So, those figures do not include the nursery numbers because that's the way we do across the whole of the county. Nurseries are not done by zones so actually there may well be St Bernadette's parents who have chosen that nursery or they could nursery in Banchory. The fact is they don't have their own dedicated nursery, the nurseries are available for the entire community. So what we usually anticipate the number of children in need at nursery age in this community and build it from that. So that's what we'll do. Now, we've got to start from where we're at because the nursery is big and full but obviously just the same as I answered the question back here, we're going to create enough flexibility in it. The other thing that's happening is absolutely, literally today, we were sending information in to Scottish Government, is that there is quite a lot of speculation that politically, we're going to expand nursery hours even further, so we need to build that into the factor too. How do we create space, not just for the numbers but for the length of this today, also to provide food for them cause that seems to be the next thing that's going to happen as well and it's younger aged children who need certain facilities. So, the whole of the early years provision will be based on the number that we find out in this community, the holistic community and the facilities that we need to provide for pre-school just now and into the future.

Question

I understand that the 2 year old provision, then they're looking at all-day provision, so if you're sitting at 70 just now, you could easily be up at 100 morning and afternoon. That seems an awful lot for 2-4 year olds to be in one space.

David Leng

Yeah. It is something we're now having to consider really carefully because of the expanding hours. It's going to have to happen all over the place, it's not just going to have to happen here because, actually, if that number, we haven't yet come forward I have to say, but if that number of 2 year olds do start coming into our pre-school facilities, it's going to change nature. The beauty of this is we can design that from scratch, from the start. A number of schools designed in Clackmannanshire now, how are in classrooms, not freestanding nurseries, have got the exact same challenge, but they don't have the chance to design that in. What we'll be doing is designing a fit-for-purpose, early years provision for all of these new demands. That's what we'll be doing.

Question

My 2nd question was what's the project timescale? When would you anticipate breaking ground to completion?

David Leng

Ok. The expectation is that the building, the facility, will be available for us by January 2019. Now, it may be that we decide not to actually move in immediately because January is not a great time to move schools. We may wait till the mid-term or to the Easter but we're expecting, in terms of the build, to be completed by January 2019 which will allow us to do all our snagging etc then there's also, obviously, if it is on this site, clearing it and getting the outdoor play area and such like sorted out. So, there's a few issues around the transition process but that's the timeline we're looking at.

Question

So, you would envision by August 2019 to be in and the playgrounds available for everybody?

David Leng

Absolutely.

Question

I've been in a lot of the new build schools and they've only got life-expectancies of 25 and 30 years. You're going to be spending an awful lot of money here on a new campus, all-singing, all-dancing. Can you tell me what the life-expectancy is for the new campus and school because the way they build now, the new builds, nothing's built to last?

David Leng

Ok. I'm going to bring Eileen into this. She's had a quiet evening so far, so, can you come in on that one?

Eileen Turnbull

One of the things we've looked at is a 40 year life-cycle for this project and that's what the costings have all been based on.

David Leng

I take your point, by the way, there is this argument that, em, I spent quite a bit of my career up in Aberdeen and granite, as you know up there, is the preferred stone and a lot of people would say that as well, these granite buildings have been here for over 100 years, surely you'd build everything in granite. First of all, it's far too expensive, you can't do that anymore. But, actually, the inside of a lot of these buildings are useless because they were built in the Victorian era for Victorian purposes and although I can't guarantee this is going to be 50, 60, 70, 80, 90, 100 years, what we know is that the 40 years we are talking about will be in facilities built for their purpose now, not for 60 years ago, 70 years ago. So, yes, I understand the question. What we're trying to do is to bring up-to-date as far as we can, the learning environment and this will be absolutely state-of-the-art when it's opened.

You got a question there?

Question

David, can I just take us back to the parallel build scenario? You gave assurances about health and safety and, frankly, astounded that we didn't secure health and safety, so, I'll go with you on that one. In term of the compromise that would have to be made securing the build, inevitably it is a compromise situation and I'm concerned about, you know, loss of playground space, any other facilities and was wondering if you can say a bit about how that would be managed because, you know, you've referenced St Ninians PS parallel build which I've got some knowledge of but every site is different, so, you know, I think there will be

considerations particular to this school and I'd maybe like you to say a wee bit more about that.

David Leng

Ok. No problem. Em, Alan?

Alan Milliken

Em, you're absolutely right in terms of there being a degree of compromise. The children will not have all of the space they have at the moment. We're not hiding that. However, having viewed the site, there is, and how the build will be managed to the North of the site, we're able to protect a significant amount of playground space for children. So, it's not that they're going to be compressed, we're confident that there will still be an adequate amount of playground space but it's by no means what they've got, there will be a degree of compromise and that's where we'd be working with Aileen as the Headteacher to be managing that space and to be managing routines and what not in accordance with that.

The other thing that Eileen was pointing out is that we'd potentially also maximise other space in the locality which would help to balance that, should that be required.

Question

Just a couple of questions following up on that. The first one being, how you'd said when it was going to be completed, the build, but how long is the actual build predicted to take from start to finish?

David Leng

Eileen are you alright to come in on that one? When do we expect the first soil to be cut and all the details?

Eileen Turnbull

Pending Council decisions, and, if approval's made, what we would start to do is negotiate the contracts from this September with a view to starting on site the following September. So, then you would have a 14-15 month build which is the norm for that size.

Question

And is that the same depending on which site? Does it affect the timescales or when you're starting and completing from site A or site B?

Eileen Turnbull

Site A would be a start with the soil cutting straight away. Site B we would be looking at the demolition first.

Question

I'm rather surprised that the timescale that you're talking about for going out to tender because in my business I am involved in construction. I've got a number of projects that I'm tendering to main contractors and electrical contractors and they go out to tender and they're back within a month to 6 weeks from going out to tender, sometimes maybe 2 months at the outside if it's a big project and I would think that the Council would have all the preparations done pretty quickly and should be able to put it out to tender and get replies back, and I'm assuming it is the Council that are paying for this, it's not a lease lend type contract, that at the end of it it would be an asset for the Council?

Eileen Turnbull

I'll take that last point first. No, it is not a PPP, it's a build that would be an asset that's owned by the Council.

Em, the process for a new project request, everything that we've looked at, all of the designs have been concept designs, been indicative proposals. The detailed design stage has not been worked through, so, if we get approval from the August Council, then, what we do, is we initiate a new project request. What we've done in the past, again, an example we'd probably use is Redwell, it is the easiest one. The contractual documentation, in terms of the Authorities requirements, the detailed design process, it goes through a new project request, then in to a stage one development design, then into a stage 2 design so the tier one contractors come on site very quickly but they would not, in terms, be building, but in terms of the architects, the mechanical, electrical, any kind of, back, if you like, consultants, that would help us design the school, and, that is the process it takes. The quickest is between 10 and 11 months to get all of these contractual documentations and we go to a process called Financial Close where we get the final documents agreed. So that is the process, that length of time as opposed to going out to tender.

David Leng

Ok. We've done the educational benefits. Is there any other questions around that before we moving on to bring in, if you like, the wider community aspects to this? Final education questions you want to ask me? One? Ok?

Question

Em, I was looking myself at the drawings in the consultation in site A versus site B. Looks like if we go with site B we're gonna lose, the space is smaller, so you kind of mentioned all the wee bit about playground space might be at a disadvantage about perhaps picking site B because we might be able to get additional facilities at site A. What else might we lose, would we lose anything in the building facilities or anything? Is that expected?

David Leng

Ok. I'll let Eileen talk about the size of the site in a second. Just on your last point, she mentioned that already. What we would ask is the designers to come and work with us depending on the site. So we will not lose the facilities, they would just be shaped and organised a different way, if that makes sense? So, for example, there may be more 2 storey rather than one storey because the site may have a different configuration. We will specify the requirements in terms of how many classrooms, how many community spaces and so forth. That's for the designer to work out how to do that on that particular site and, in that sense, I want to reassure you that there will be no loss of facilities, they will feel and look slightly different because the shape of the site is different. Do you want to comment on size?

Eileen Turnbull

As David's kind of explained we have certain space standards that we would have to satisfy, that includes external play space as well as internal spaces, so, there would be no loss on either of the sites. What you may well find, is that your external area on Option B would be a smaller footprint for the building to maximise the external areas.

David Leng

Ok. We will now move on and speak a little bit about the community aspect of this because I know that's caused some concerns through and I know we had some questions last week and I'm going to ask Brian to take that on to the next stage.

Brian Forbes

Just testing. Can you hear me ok at the back? I'll just use this, ok? Thanks very much. Ok. That's me, Brian Forbes, Customer Services Manager. What I'm going to do is just give a very brief overview of more of the community side. My responsibilities include services currently delivered in the Civic Centre and I'll take questions at the end. Ok?

One of the things as David mentioned earlier, what we've been doing for quite a while is looking at the whole concept of community hubs across Clackmannanshire. What we historically had was a number of individual offices, centres, sometimes 2 or 3 in the individual villages that clearly, as time has passed, some of the service delivered there are no longer fit for purpose. So, what we've been doing is, for the last few years, is work on a concept basically, we've moved to One Stop Shops and CAPS and now what we're doing is looking to co-locate as many services together under one roof as possible. In the Council's consultation exercises, a majority of people indicated that they liked one location wherever possible so we're looking wherever we can we're looking at co-locating services together and integrating them to meet the benefit for our customers. And, obviously, one of the questions that some of you are probably asking, so what is going into this hub in the school? What will the community facilities actually consist of? And, I think to say at the outset, there is nothing pre-defined. What's really important as part of these consultations is that the community comes aback and indicates what they see as their priorities for actually using these community hubs because the priorities in Tullibody may be different from the priorities in another area. So, what the Council was doing was proposing a core set of services which are up here. A core set. What clearly we want to do in these hubs is make them completely fit for purpose and have local services that meet local needs. So, some of the core things we're talking about is a modern library and learning suites. You will know in Tullibody at the moment we have Tron Court, a payments office, we have a library to the left of the main Civic Centre and then within the Civic Centre itself we have sport and leisure facilities and also meeting facilities as well. In essence, what we're trying to do here is bring modern facilities for all of these services together under the one roof and co-locate them as part of the community campus. So, I was asked last week, will you have a library? Yes, we will have a modern library and a learning suite. Obviously we will retain the free public computers and WI-FI. All of these things are pretty standard these days. We will retain a sort of Council One Stop Shop (information, enquiries, bookings, whatever people require locally). There will be facilities for events, activities and meeting spaces so similarly in the Civic Centre at the moment there are different spaces, the Gallery for small meeting spaces, there's the hall, the function hall and there's obviously the games hall for sport and leisure (the primary use being football and badminton). What we're saying is we'll provide facilities for all of that and access to modern, multi-use sports hall as well. And, again, as I come on to it, I think everybody is well aware of the state of the building in the Civic Centre. What we're really excited about is providing modern facilities that people will be proud of and will therefore use. And I think the point we've already raised is that other services which are not here, that agreed with the local community, there are other public voluntary organisations that we have consulted and will continue to consult on, is whether there is opportunity for other service to be delivered out of the community hub.

Just in terms of some of the numbers (and apologies if you can't really see at the back) but maybe just to sort of show that the usage, and, in essence, there's the 3 colours there, the blue is 2013/14, the purple is 14/15 and the red is 15/16. This is the number of users that have used it. Whilst Tullibody Civic Centre is actually one of the more utilised facilities in Clackmannanshire it is still significantly under-utilised. And you will see that over the last 3 years there has been quite a significant (I was going to say steady but it's actually more than steady, it's been a significant) drop off in usage of the Civic Centre over the last, sort of, 3 years. It's very seasonal as well, as probably you'll know, we're very busy through the winter

and spring and then the summer there's obviously a drop off in activity there. So, that's the number of users. The bookings, in essence, runs parallel to that. As you can see, the number of bookings as obviously dropped off as well over the last 3 years. I mean, I think just, don't please challenge me on the statistics, one booking can have 40 people and one booking can have 2 people playing badminton so there's a little bit of a question of why there's significant less users than bookings because there's a difference obviously a booking and the number of people who actually do it. But, I think the point really is there is an ongoing deduction in the usage of the Civic Centre and clearly, what we want to do, is to try to readdress that. It delivers a core set of facilities as the moment. We want to make sure that it delivers services that people are going to use, the whole community are actually going to use.

So, that's the numbers, in essence, so what are people using the Civic Centre for at the moment? It's a bit generic here, but you will see that 72% is for sport and leisure versus nearly 28% meetings and events, so, yeah, and this is the calendar year 2015. So, in terms of actual bookings, most people are playing sport and leisure but, again, the point is, 2 people playing badminton equates to one large meeting with or one party with 60/80 people. But clearly that is the sort of range of uses at the moment in terms of the types. And, one of the questions, in essence, we have had and we've discussed at length last week was there is obviously concern about, well, access. How will the community access these community facilities during the day? David has made it very clear that we would not compromise security in any way between adults walking freely into the school building. That just won't happen and there are lots of examples elsewhere of how that's managed and again we invite you to visit other places with us where you'll see how security is not compromised and the community use can go ahead in parallel with the school use. But, what you can see there is, is a figure I didn't have last week, but the daytime use for the school day is 25% of the total bookings that are actually made. You can see 64% in the evenings and about 11% at the weekend, so, question about concern of access, how is access going to be managed during the day, you know, particularly in terms of some of the sports – how might people access sport facilities during the day? Clearly that will be built into the design stage. We do need to look at the demand. This is the demand as it is today and I know that some of you have said to me that the expectation is that with modern facilities more people will want to come out and use these community facilities as well. So, again, as I say, I would actively encourage you to please identify in your feedback what type of things you might want to do whether it's as an individual, sport and leisure or its wider community, groups that may be able to use it. We really need to, sort of, know all that thing so I can estimate the demand and build that into the design.

So, I think just to finish off before we open up for questions, how well used is it? Across Clackmannanshire there is a whole range of facilities ranging from utilisation as low as 7% in one location to 35% in another. Utilisation is the proportion of how much time is booked as opposed to how much is available across all of the opening hours. And it's 29%. Apologies, I think I said 28% last week because I didn't have my notes with me. It's 29%. It gives you a feel that although it's actually on of the highest in Clackmannanshire, it's still quite a significantly low usage and, again, what we really want to do is build modern, fit for purpose facilities that's going to increase that so that the whole community can actually use that.

Ok. So, that's really just to put a flavour for it and a bit on an introduction to, you know, questions that will come. So, I think I'm happy to open.

Question

Hiya. I've got a question that appears to be a public campaign in a leaflet drop going round the community just now with the proposals that a community group potentially applies to take over the running of the Civic Centre and I just wanted to consider what would happen long-

term to the services if that was to happen? Should a community group come forward to take over the running of the Civic Centre, would the Council still be committed to building the new facilities that we've discussed just now given that they would effectively be a parallel set up running quite close to the Civic Centre and if that commitment wasn't to come forward to the voluntary running of the Civic Centre lapsed at some point in the future, for example, in the case of the Alva swimming pool, would Tullibody be left with no sports and community facilities or would the Council be obliged to step in at that point?

Brian Forbes

I think David answered quite a bit of that first part of the question earlier about what the Council's consulting on. When we went out to informal consultation last summer there was, you know, that option was not forthcoming that I recollect. So, what we're saying is what we're consulting on is the campus model. We have made a recommendation that we see significant benefits in the campus model which brings together the community and the educational facilities and services and I think some of the benefits that have been outlined earlier is what we see as the benefits, we wouldn't want to separate those from it. So that's what our recommendation is, that there are significant, positive benefits. You can imagine and we've seen it elsewhere, between, you know, the kids that are using the library and some of the learning and the links, obviously, with the school and the inter-generational activities. So we see really strong benefits in that, we're seeing it elsewhere. That's the model that we really want to do. We also want to underline we want modern facilities for our kids and our library facilities and things so I think that is our position. Ok.

Question

I just want to say that I think that it is an exciting opportunity that the campus will offer. I just wondered if I could have a bit of clarity around how you're going to ensure its sporting opportunities, in particular, which I think you've mentioned it's just badminton at the moment, that will actually engage with those that are in Tullibody South, first and foremost, that they'll get access to that facility to actually increase the range of sports on offer and it's not other sports clubs coming in without the area utilising a better sporting facility and actually preserve it for our children and the clubs within Tullibody and Clackmannan to really grow and flourish and then how that will, kind of, link back in and can we build in some of that approach just now with the community sports hub at Lornshill, how that ties in and we can be more ready for 2019?

Brian Forbes

Yeah, absolutely. That was going to be my answer, the link we're building on the sports hub at Lornshill. I mean I only mentioned the football and badminton purely out the numbers, that they are a large proportion. There is a spreadsheet there that shows all the different sporting activities. There is a whole range there and clearly we would actively encourage that. So, I mean, absolutely, I don't think there's much we can add, we completely endorse it, and again what I'm saying is, we want local clubs and organisations to actively come forward, and some have, you, know, I've had direct responses from some. So, put that into the consultation, identify particularly the type of sports activities you're looking at. You know what's happening at Lornshill. The Sports Development Team will work with all the clubs and organisations in Tullibody.

Question

I just want to know really how it sort of works because I take it there's only going to be one main sports hall within the campus? No? So there's a certain one for like school? Because what I'm thinking is, you know, if there's one for school and community or is that built in too?

Alan Milliken

What we're looking at at the moment is between 2 and 3 halls which would be available to both primaries and the nursery and the community facilities so it would be timetabled across campus for that. Another thing I'd want to say is that in relation to the spec of those facilities, given the fact that we're opening it up to the community, then there is an element of enhancement because we need to meet the demands a community dimension as part of that.

Question

Thank you. I've just looked at page 8 and there's only one multi-use games hall mentioned there and looking at your Civic Centre you need at least 2 halls. The other question is if you got for Option B what happens to all the sports and leisure activities that are actually taking place in the Civic Centre in the period, in the interim when you don't have a place to go?

Brian Forbes

There's obviously 17 - 19 months if the building works are going on, I mean, what we're clearly need to do is liaise with each of the individual groups, the user groups and look at some sort of alternative arrangements meantime. I mean, there are a number of other centres, yes, it's not quite in Tullibody South but clearly what we'd want to so is accommodate and find alternatives during the transition. I think that's a practical solution.

Question

I need to make a comment on what you were saying about the usage of the centre because the usage of any facility really is in the hands of those that are managing that facility and if it is a reactive rather than a proactive management then all you're doing is just saying who comes and chaps the door and we'll see if we can fit them in. Now, if you're thinking in terms of Boy Scouts and Cubs and Girl Guides and Brownies and Boys Brigade then there's 4 or 5 nights a week before you've even kicked a ball and if you're thinking on young drama clubs, adult drama clubs, fitness classes, trying to keep people on dietary things and all the rest of it that goes along with it, there is a huge vast amount of things that with a proactive management they're saying we're trying to promote these things and good leadership in there and people who can run these activities, encouraged to do it, you could fill the place 10 times over. So, there's very much on how it's being managed and why is there a decline in the usage of these things? Now I think you really need proactive management to be able to make these things work.

Brian Forbes

Yes, I think that's a fair point. I mean, clearly, within the budget context, you're right but at the same time there's obviously, you know, it's part of the responsibility of the community to come and use those facilities as well, so, yeah, the Council has a number of initiatives who do the marketing, develop new website and social media at the moment for our leisure facilities but I think the one thing that we've got to be careful of is we don't design something and then no-one comes, in essence, because we have done work in other communities where we filled walls and walls with proposals of groups and organisations that were going to come and use facilities and the reality, it didn't quite come that way. So, again the point I've made several times is please highlight what you can. I think, clearly, there is a vision of who can use.....what other activities, in addition, do we add. I take the point, I think, given the quality of the facilities at the moment, we have to work on the assumption there's going to be significant larger take up and use. I think Alan mentioned the point about the 2/3 games halls so we hope to have that space available but we really want to know what these actual usages are.

Question

I'm just going to touch on what you were saying there and it branches on to the education side as well. I think Tullibody, in terms of social deprivation, comes pretty high up in the Scottish scale of things and the need for social activity and social development so the encouragement very much proactive development of encouraging the people of Tullibody and making access of the kids and all the rest of it in their social activities as a very important thing in moving forward.

David Leng

We are agreeing with you. One of the main benefits of the campus, as I was saying earlier, is that once the school day is over the entire campus is potentially available so what we have then is a huge facility. One of the learning points I think Clackmannanshire Council would be honest in saying is that in the building of the secondary schools sometimes the location made it difficult. The secondary school campuses are not necessarily in the centre of the villages, our secondary communities and so what the Lornshill community have done, we'd be seeking to expand that as far as we can. We understand some people struggle to get to it. The beauty of this is that it is right in the heart of the community. So, what you've said is absolutely right is we've got the children their education, their facilities, absolutely the school staff are also, the Sports Development Team and all other aspects of the Council Service, but also you in the community because what we want is to look at which option is the best. So this is going to be your community centre. What Clackmannanshire Council is wanting is for you to use and when you start to see what the facilities are, again I'll reference Raploch, I was there last week, it's amazing at times. It's when possibilities start to emerge because people begin to see what the quality of facilities are and then what you do is start to create opportunities for people to set up, their own businesses, their own clubs, and that is exactly what we want. Clackmannanshire Council will never be able to run all these things, no Council can these days, but we won't to create space so that you can run them and actually get that going so we agree with you and it's that partnership that we are looking for.

Question

I've got 2 sort of follow on questions with regards to the 29%. What, in your eyes, is the desirable usage for a leisure facility like that? What should it be?

Brian Forbes

That's a good question. Normally in commercial terms it's affordability and we're here to make a profit and I think it's somewhere between 50-60% is normally our understanding from some of the information from down south so we are well short of that, I mean, some places range from 7% to 35% so Clackmannanshire Council has a lot of facilities, a lot of them are aging facilities, not unsurprising the usage is low, we're still resourcing them, we're still putting public money into them and clearly, you know, it's just, I think even the 35%, they are all below the threshold of commercial terms of affordability and clearly as the gentleman says we want to get other organisations coming using it. It's not Clackmannanshire Council that can do that, they will provide the core services but we want to get partners in who can actually come and do other exciting things with us. That's the way to go, of partnership.

Question

Sorry. The other thing I wanted to check is with the statistics for the Civic Centre is that including the football pitches?

Brian Forbes

No, it's not. No. It excludes the football pitch. The usability of the football pitch is, I mean, it's only used at certain times and it's about 5% of the totals for the week, but it's not really a relevant statistic but it excludes the pitches.

Question

My background is in leisure management and I've run my own numbers and statistics for the Civic Centre and it came out at 50.25%.

Brian Forbes

I don't know anything about your figures but we can have a discussion afterwards.

Question

The reason that your statistics were down was based on the football pitch usage?

Brian Forbes

No, it's not. No, it excludes that. I mean we can have a discussion. There's all the breakdown in the background there as to how it was calculated. You know, in the Civic Centre there are 3 different, separate bookable areas, the games hall, eh, and that, so if you take the maximum availability and divide it by the actual, you get 29%.

Question

Hi, I'm just aware that the community wants more and more out of this new build, that they're asking for lots more. Is there a danger that it becomes more of a community centre than a school? I've got another question after this one.

David Leng

I understand the question. Of course, we're trying to illustrate the possibilities. Fundamentally, we are going to have 2 primary schools here. That's going to be the core of this campus, the nursery school. The community aspects on it are a part that we want to build in because we want to bring the whole community here. We will not compromise the schools because that's, if you like, the universal core service we are obliged to provide. What we're trying to do is to get the best of both because, particularly, beyond school hours, you've got huge facilities which across Clackmannanshire are not well used. Schools lying empty a lot of the time and that's actually wasting facilities when you think about it. Now we understand why and all that sort of stuff, so what we're trying to create is an environment where we absolutely, fundamentally have the core education because we're committed to that but we also want to have the opportunity, the community to get access to the same quality of standard and such like. So, that's all part of the design brief, that's what we're going to try to build in. Yes, we want to expand community usage, yes we want to have clubs and such like but it won't compromise the educational facilities.

Question

And my 2nd question is, you've referred to the Raploch Campus to a few times tonight. Now, I'm under the impression that the Raploch Campus has got good facilities in it, alongside it, but there is also a separate community building which the community bought for a nominal amount and they're running that alongside the Raploch Campus. Do you know if that's the case?

David Leng

I'm not the best person to answer because I've not been involved as long.

Statement

It's the community building beside the park. Yeah, the Ochil Centre.

Aileen Ferguson

I'm not really quite sure. The Ochil Centre, I mean, that's been around for many years but it is quite separate from the Campus.

Question

My point is that a small community like the Raploch are able to run 2 community centres why can't Tullibody?

Aileen Ferguson

I don't think the Ochil Centre is really a community centre though.

Brian Forbes

It's a regeneration unit.

Question

So, what's the difference, sorry?

Brian Forbes

Well they're working in the community to get unemployed people back into work.

Question

I was under the impression that Children and Youth were in there as well?

Brian Forbes

They may well be.

David Leng

We can try and find out for you and we'll come back on that. Just to say, though, the vast majority of youth activities that go on outside of school time in the Raploch area are in the campus and as I said to you earlier, each campus is different, its proximity to the Forth Valley College, a lot of students use it as well, it's a training centre for the catering side so they run a café there, that's what they've managed to create because of their proximity. What we would be looking at is how we reconnect the community facilities with this community. The vast majority, and, I mean that, is buzzing all the time, is centred in the campus. Ok. I can find out specifically what that Ochil Centre

Question

My role within My World of Work, I've has opportunity to go down and meet with the Ochil Community Centre and it's just a group of community users who've now bought over that site and they ran it just to like mum and toddler groups to go in, they run a recovery café in it. It's just a space they try They have Baby Noise in it. There are different thing on offer. It is a hall space that they've done up and just to increase its usage and it's a community group that just, there's a kind of key worker in there who has been appointed through some funding they've received to try and maximise the space. But the point within Raploch, it's not, I think there's a big push, it's a separate site but the people in there are trying to work with the existing community campus at Raploch as well to ensure that the service isn't duplication but is actually offering more opportunities across Raploch. I think it comes back to what that gentleman was saying and what I was trying to say about rather than having us phoning up as a community and booking this space is it trying to get the community involved now so the space is

maximising your space and the community needs and it's generated from consultation from that point of view first of all rather than services, what you feel are good services are good services for Tullibody are put on Tullibody but actually Tullibody inform how the space is best matched and it comes back to that management so that there is a diversity around about what is available? That's what I'm saying. If it's 2019 before the site's available, if we could begin some of that work now with the community groups so that could be a really good starting point so you've got a building that's a bit more ready and fit and reflects Tullibody.

Brian Forbes

And I think we're saying also the flexible space is maximised and the fixed space is as flexible as possible so that process is very open.

Question

Could I just ask for both options, what consideration has been given to car parking because my understanding is the staff car park here currently isn't big enough for all the staff and at drop off and pick up times the community centre car park is used as well as the road down the back which is also used by St Bernadette's drop offs. At the weekend the community centre car park can be very busy if there's football matches going on. Now, I know you might say, that those are for fairly short periods of time but it will have a significant effect on users if we are suddenly putting 2 schools and community facilities on either site that adequate parking will need to be given. We've seen examples in Redwell PS, where, I think the parking is insufficient. I drive past there at 2.30pm and every single space is taken with parents sitting in their cars waiting but doesn't have community facilities, it's not 2 schools. So, what consideration has been given to car parking facilities for Option A and B.

Brian Forbes

Can I just ask Eileen, my colleague over here?

Eileen Turnbull

Thanks. One of the aspects in terms of the planning process is consideration and consultation both for Roads colleagues and looking travel plans. So what the proposal, depending on which site and which option has been looked at, the background proposals in terms of looking at drop off areas, making sure that we can minimise any disruption, looking at kind of green travel plans, working with the schools, working with both schools, working with parents and residents to make sure there's adequate parking facilities. As you are probably aware, there's a campaign to make sure that we reduce carbon footprint as well so these will all have to be taken into consideration to try and meet the Scottish Government targets in terms of carbon emissions as well.

Question

Just as a follow on from that to mention Redwell. There is a whacking great big bit of green grass right to the side of the school that could have been made into a drop off car park and staff car park with an entrance and exit from the roundabout. It's daft the amount of work that was done on that road to make it a slow road when they could have quite easily had an easy in and out from the school. But the point is the traffic management at this new school that says here the traffic management is already in place for Abercromby PS and would require only limited modification after the construction and demolition period. Now, as that lady has mentioned, it's an absolute nightmare out there around 8.30/8.45am. Some of the mothers who obviously sleep in, kick the kids out and then away they go to work but that is an absolute nightmare out there. How are you going to make sure that doesn't happen and what speed restrictions etc, I'm assuming 20mph, no problem with that, but how are you going to control

that and make it that there is a flow of traffic for all the other road users other than just the parents?

Alan Milliken

As Eileen has said, there is going to be a traffic management plan put in place. The thing that we would absolutely recognise is the issues that have occurred at Redwell. We are not going to try to disguise that. Part of the issues in working with communities because one of the things I would want to say is it doesn't matter how many car parking spaces we provide, there would always be a demand for more and so the example that I would give is in my own, I live in West Lothian, and we had the railway station with a car park, and then they doubled the size of the car park and have now tripled the size of the car park and there are still people parking on the grass verges. It's one of those issues that is incredibly hard to manage, so it's not necessarily a capacity issue.

Question

I would agree with that. You know the number of staff at both schools so if you assume that each staff member has one car, that's your minimum number of parking spaces plus a small percentage for visitors.

Alan Milliken

All of that would be put into the traffic management plan. This site, if we use this site, actually creates more options for us than the Redwell site. The Redwell site is particularly tight because it was enclosed by the railway and also it's a main trunk road. So there are a number of factors which make this site different from Redwell, I'm not saying it makes it any easier, it just means there are other options that we've got for this particular site and it would be built in and lessons learned.

Brian Forbes

Any more questions on community and then I'll invite David to summaries? Ok.

David Leng

Thanks Brian. Ok. We've got about 10 minutes left if you do want to take the time, we don't have to. Can I just say first of all we really do appreciate all of your questions. This is exactly why we are here. Because these are points which are important for you as the community to discuss but also important for us to hear and to make sure that we've got things covered off if we haven't already. I hope that you had some reassurance tonight. We have been thinking this through carefully. It's not just something that has appeared out of nowhere. There are some excellent examples throughout the country. It's a significant investment that Clackmannanshire Council wants to make in this community. I was speaking to the politicians earlier this week, Gary Dallas and I were, about the entire school estate strategy and the needs around the entire Clackmannanshire area and there's no question that there's other needs in other areas and we will need to move and focus on them in due course. This moment in time, the focus is here. The Council's committing significant money to this, way beyond the money that they have to, the only money that is coming in is from Scottish Government because they are committed to children's education and also to the community having that concept, they will have a place they can come to and as entire community, a cohesive community, they can enjoy 1st class facilities. So we're trying to get this right. We're trying to use that money very wisely, your money, public money, wisely, invest in the right facilities for this community at this moment in time. And, that's why we need your feedback and that's what we're getting and we really appreciate that. We believe in it and you saw all this earlier, this will be a fantastic facility for our children, it will give them 1st class, 21st century learning

opportunities and many of you here will have children who are going to spend 5/10 years in these facilities so you'll want to know that's the case. We also believe, however, that we can bring in to that a wider usage by the community to create that inter-generational experience and that is good for communities. It's good that we work and play together and that's the intention behind this. And, we hope this will stimulate a regeneration of some of the activities the gentleman here was talking about in terms of activities and sports and clubs and so forth because that's certainly the idea of the facilities. They themselves are just shells, it's what goes on inside them that matters and I am confident as an educationalist that what will go on in classrooms will be excellent and also confident that we'll recreate the right space for the community, the community will rise to that and use it and create themselves in those spaces. That's what we've seen elsewhere and that's what we want in here.

So, we are excited about the proposal, clearly, that's why I'm standing here. We hope we are giving you a sense of that tonight. I hope we have reassured you of some of the issues that are concerning you. You've got now, till 22nd April to put in your views and we would like to hear them. You've also got a chance to come back to us if you feel you've still got questions. Contact us, communicate with us and we'll try to give you those answers. But I hope you can begin to feel the same sense we have, that there's something quite big and important going to happen in this community in the next few years which will be to your benefit and that's something we should all get behind and make as good as possible.

Now, the way you can communicate with us, and we're going to ask Alan just to remind you so you know that process.

Alan Milliken

Following on from what David was saying there is a questionnaire that was made available this evening so those are widely available. The other key way in which we are encouraging people to do is that this questionnaire is also available electronically on ClacksWeb and we would be actively encouraging people to do it in that way in order that the responses can be pulled together, so we do appreciate that. However, there is the alternative of paper questionnaire that we have for you to take away and send in too but there is a box at the back here if you are able to hand them in this evening then we're able to gather those in tonight too but we're strongly advising and encouraging people to use the ClacksWeb as a way of us gathering those views.

I notice somebody has requested a microphone so is there a final question?

Question

One wider overview, I think, I'm perfectly happy with everything that has been proposed or put forward tonight and all the questions that have been proposed and the difficulties and what have you in putting it together. That is a concept of what you would like to see in Tullibody and it's been fairly well exhaustively kind of explained. The one thing I'm concerned about is that the wider impact that this has on the development of Tullibody. Now, this is quite a sizeable thing, where you're taking an education and education authority proposing or putting forward a concept which is also impinging on leisure and recreation which is another Local Authority function but overall we're got to look at the whole of Southern Tullibody and the impact that that has on our lease of land or whatever it might be and I'm hoping that the education department or the education function or Clackmannanshire Council does not supersede the authority as a planning authority because I think there's a very clear brief here with everything that's been said to the planning authority who has the overview of the whole area which includes the war memorial and various other things, looking at the whole impact that such a proposal would have and saying, "If you're going to develop that, this is the best

way to take the opportunity to look at a design brief for the Southern Tullibody or even the impact on Northern Tullibody as well", so there's a brief to the planners to be a bit more proactive rather than reacting to a proposal to an application that's put to them by an education authority, whereas the planners, if they were proactive as planning should be, a structured plan and really looking to the future, I would say that Clackmannanshire Council as a planning authority needs to take your brief on board and look at the whole area and say, "Look, there is an opportunity here to see how we could wider develop the whole of the community", the bigger picture in other words.

David Leng

And I think you might have asked that question last week, is that right? That's fine. Absolutely, you're absolutely correct. Now, you've made it sound as if they're separate entities, they're all part of Clackmannanshire Council. One of the things we discussed after your question last week is that there has been a look at the totality of Clackmannanshire and one of my colleagues will come in on this in a second, but I can assure you we're not leading it as an education authority and saying all we care about is the schools, forget everything else. What we're doing here is a collaborative programme. Making Clackmannanshire Better is an integrated programme. All the services in Clackmannanshire looking at together. The point of the hub is that it is more than a school and we are bringing in that concept of the wider community. We are also aware of the local plan and all of the developments that are potentially on the stocks there. That is the bigger picture. And as I and my team look at the school estate in the context of the local plan, what we are doing is discussing with other service providers within the Clackmannanshire Council saying, ok, we need an area of storage here, how does that work in with all the other needs of that community? So, it is trying to be integrated, it is trying to have the big picture, it's part of the local plan, it is going to deliver 1st class education facilities but it's going to deliver much more than that and that's the big prize here in this particular proposal. Happy with that? Ok. Anybody else? Ok, well can I say once again, thank you for coming out, we really do appreciate it, we appreciate all of your comments. Please give your responses back. Give your views on the options and safe journey home.

Thanks.