



Clackmannanshire Council Tullibody South Campus Consultation

David Leng

Good evening ladies and gentlemen, first of all can you all hear me at the back?

Excellent, welcome. Really, really pleased to see you. We weren't sure how many were going to come out tonight and we've exceeded our expectations, that's fantastic. Thank you for coming out on a cool evening for what is a really important part of this whole process. We are here tonight for the first formal meeting of the consultation for the Tullibody South Campus Project. There will be a second one next week in Abercromby PS and those will be the 2 formal meetings.

Introductions first of all. My name is David Leng, I am the Head of Education for Clackmannanshire Council and I am going to guide us through the meeting tonight. I'm here with a number of my colleagues from Clackmannanshire Council, all officers representing different parts of the Council; the Education Service, our Assets, our Community Teams, our Directorate and so forth so I'm not going to ask them all to introduce themselves just now but as and when you have questions I'll bring them in and draw them in so you get, hopefully, a full range of input. This is not a political meeting so we don't have politicians here tonight. This is a meeting led by us as the officer team to help you, as the community, to have your say in this important consultation. I've asked Nula, our Headteacher just to quickly go through health and safety issues in terms of exits etc.

Nula

Welcome to St Bernadette's, and if you don't know St Bernadette's, it is just to let you know that the fire exits, there's one through there, there is one straight out through the back and there's out the front door the way that you came in. If you need to go to the toilet then if you go out and turn to your left as you go through the door the ladies is on your left and the gents is on your right, and there's no fire drill expected.

David

That's a relief, thank you.

You'll notice I'm miked up, that's partly so you can hear but it is also because, as a formal meeting, there is some ground rules. I've seen a lot of faces that we've spoken to over the last couple of weeks in what we call briefing meetings where there is a chance, in a sense, just to quickly chat over some of the proposals. Tonight, being a formal meeting, we are recording what is said and what is asked so what we'll have to do is once we get into the question and answer session is that we have 2 roving microphones which one of my team has down at the front here so if you want to ask a question, we'd encourage to do so, stick your hand up and we'll get a microphone to you and the reason is that will then be recorded and my colleague over here is not going to be doing a karaoke session or a disco tonight he's recording what we're saying so that we have that record and we can keep that as part of the consultation.

This is a formal consultation and it's stipulated by, and I'll just read it so I get this right, Scotland's Schools Consultation Act 2010. I'm sure you haven't all read that Act but that tells us that when we change or propose to change education provision in any community we have to look through a formal consultation process and we do have to submit that formal consultation process to Education Scotland on behalf of Scottish Government who will then assess, have we conducted this properly, have we sufficiently provided you with information and so forth, so there is a formality to tonight but I really don't want that to put anybody off. This is an opportunity for you, representing this community, to ask us what this is all about and hopefully we can satisfy some of your questions and, if we can't tonight, we will certainly endeavour to do that in future meetings or get back to you individually if that's what you require. Ok, so, the ground rules are when we get to questions and answers stick your hand up and we'll get a microphone to you, you will have the chance to ask your question and you know as you're asking it that will be recorded ok, everybody happy with that?

Right, so why are we here tonight? We are here tonight because Clackmannanshire Council has proposed that we establish or build a new Tullibody South Campus, so the formal proposal agreed by Clackmannanshire Council was that we will go to a Tullibody South Campus, that is the working title, it may not be the final title, but, it in a sense, helps us understand the concept, and the concept is that we bring together 2 schools; Abercromby PS and St Bernadette's Roman Catholic PS, the nursery school and the community facilities which we are collectively calling the locality hub all onto one site, into one campus. There is a question around the site for that campus so the proposal is the campus, the question, that is still to be resolved is where should that campus be built and so there is an A and a B; A is the existing Abercromby school site and B is the Civic Centre site across the road at the top end of the park area. That's the choice part in the A and the B, the proposal is a one proposal, a campus and so for you as the community the option is for you to agree to support that proposal or to say, no, we're not interested we don't want that proposal. That's basically the option around the proposal and then there is the choice around the actual site. So that in bold terms is what we are about tonight. The Act stipulates, however, that we need to make sure that we've helped you understand the educational benefits of this proposal so there are many other benefits in terms of the wider community but we are obliged to talk through the educational ones. So we need to, as an education authority, make sure that we've come to each of the school communities and talked about what are the educational benefits of these things as a proposal and you get a chance to question that. We have been going around, we have been in the St Bernadette's area really for the last week or so and talking to the school staff, the Parent Council, to the Parish Council and next week, or tomorrow night in fact, we will start talking to the Abercromby school community and will be doing the same sort of round briefings and talking to individuals in smaller groups and then culminating in a public meeting next week in Abercromby school. Ok, so that's what we're about. So I'll stop at that point. Any questions on that in terms of the formal proposal?

Question

You said at the beginning that we could actually reject the proposal, it's not just A or B for the 2 sites, that we could reject the whole proposal?

David

Absolutely right so in any consultation you can have the option to say no, I don't want this at all and so that option is in front of you. You can say I support this, I support it on A, I support it on B or I don't support it at all, I don't want it to happen. Ok?

Anything else in terms of the formal proposal? Ok, so let's go into more detail then, one of the things that we are proposing; why have we come to this conclusion of the campus, why

Clackmannanshire Council proposed that particularly? The genesis of this was the conversation we had with the Scottish Government around funding for schools that were in a poor condition and in Clackmannanshire, Abercromby was the school that was designated in most need of improvement, so that was the genesis of it and Clackmannanshire Council has looked at a range of options and last year we went through an informal consultation, we went out to the community with a range of options and said what do you think and we got lots of feedback. On the basis of that and further discussion with Councillors we are going from them into a proposal and the proposal is that we will create this campus that will be the benefit of the entire Tullibody community so although we started by looking at Abercromby school and its condition what we now looking is how to invest in the entire Tullibody community. That is nursery provision for 2 year olds onwards, all the primary provision both Abercromby and St Bernadette's and the community provision so that actually there is investment in the whole community, not in just one aspect of that. The Council were very clear in what they wanted in a sense that this is the moment for is Tullibody South to get the best facilities possible for all generations so the proposal is about bringing those 2 schools, nursery and community facilities together. I want to make it quite clear though that particularly standing here tonight in St Bernadette's, it is not merging those 2 schools, it is clearly having a Roman Catholic school, St Bernadette's Roman Catholic school on the campus alongside Abercromby school, sharing facilities, sharing areas which are suitable to be shared but individual identity will be retained. They will also share the nursery provision, again, on site together providing that continuity through from nursery into primary school for both schools and they will share that site with the community who will be able to access not only community facilities but the school facilities when they are not being used by the schools so that means that the entire community gets to use all of the assets of the buildings at the appropriate time. We are not proposing, I say again for emphasis that we merge the 2 primary schools. St Bernadette's, and we've had this conversation with the school community will be its own school as will Abercromby in that campus. Clackmannanshire Council believe that by investing a campus like that, that we create a community hub, a place where all the community can come and join together and there is benefits that they can all share, so as well as being able to function as individual primary schools or a nursery school, we can access much bigger, much more extensive facilities that will be available to everybody and that's a model which is now quite common across Scotland. We have got examples, there's some boards on the back if you have time to look at them, from around this area, we've got examples from Perth & Kinross, examples from Stirling, we've got examples from Fife where this community campus approach is working and is working really well and it does draw the community together and give us that sense of focus and a hub and people coming and integrating. I am going to pause at that point as I saw a question coming here so I'll take that one now.

Question

I use the community centre. If it's a hub is it going be one room that the community use, because that's not a community centre?

Brian

Hi, Brian Forbes, Customer Services Manager, no it will not just be one room. The Council proposes to deliver a core set of services which is bringing together all of the local public services it does at the moment including sport and leisure facilities so, no, it won't be one room and I can explain in a little more detail after the meeting that there will be a multi range of facilities that will be congregated into one.

Response

Can I say we went to one of the community schools and they were fantastic but not accessible during school. After 6pm if the schools weren't using them so that's no any good to us as a community - you took me up to it so.....

Brian

I think that the issue of daytime access is one that we would clearly look into. I can't remember the specific example but it's a point we will be looking into.

David

Are you hearing the questions at the back? Yes? Ok.

Question

What about the parking facilities if you have the one school one complex, where's the cars gony park? If it's in any of they 2 sites it's virtually impossible fir to park 2 schools together with the parking spaces.

Eileen

Thank you, Eileen Turnbull, Asset Manager – as Brian kind of alluded to there earlier they're not only as part of the community process but as part of the parking process it would form part of the whole design and planning process so going forward there would be travel arrangements put in place and the parking issues would be addressed.

David

I'm going to press on with the educational benefits, I'm happy we will come back to community on item 7 include them because I know it's a mixed audience tonight we've got parents, we've got staff, we've got community people. So in terms of the schools specifically what we believe is that this will invest in what we're calling 21st Century Learning for both Abercromby and for St Bernadette's and we were having conversation earlier today with the St Bernadette's staff around this. It means that a school like St Bernadette's, the condition of this school is not bad so I'm not suggesting that at all, what we are talking about an investment which will now provide first class the best class that we can afford going forward for the next 30 years or so and that's something that we would not be able to do for St Bernadette's community in the context of the wider school estate plan, it's not needing in that sense, so what we are offering here through this proposal is St Bernadette's community will participate in a 21st Century Learning environment with all the benefits that comes with that.

It's custom built, it's designed from the start to meet the needs of modern learning, its outdoor learning areas will be designed specifically with all the best examples that we can get from communities around that have these campuses or other schools such as Redwell which has had extensive work done on their outdoor areas, so, what we are offering is the opportunity to benefit from brand new facilities designed for modern education purposes, all the IT stuff built in from the beginning, outdoor learning around it and integration with Early Years through the nursery, so we believe that is a real prize. Clackmannanshire Council is investing up to £15m in that prize in giving your children and the generations on from here access to the best education possible. We know, because we are doing this work around Clackmannanshire, there are other parts of Clackmannanshire also need these facilities so what we are planning to do is, over a period of time, invest in different parts of Clackmannanshire area and we are doing that round locality hubs, so, this, in a sense, is the first big investment that Clackmannanshire will do in that concept of a community campus, a community hub bringing the schools together. As I was saying to the staff earlier in the day this is Tullibody's shot if you like, Tullibody's time. The money in Clackmannanshire Council is limited, we all know

that, we have just gone through a tough budget time. The Council is making that commitment to this area and then the focus will go on to other areas, that's what happens, so, really we've encouraged people to think in a sense boldly about the benefits and possibilities of that for the children going forward for the future. We do understand that there is going to be some challenges, of course there, the aim is to create a big community campus and so there will be a lot of children there and some of the questions that have come to us in the past have been how will we manage so many children. Well fortunately we have lots of good examples around in campuses near us, around us and we know that we can do that. We've got the ground, we've got the capacity, we've got the staff and we've got the knowledge on how to manage that. We will retain, within the campus, as I said already, school identities, so those who like the small school feel of St Bernadette's will still have that, what I'm arguing is or I'm persuading you is I hope that we will have the best of both worlds. We will have St Bernadette's school with the same staff, with the same sense of community and ethos but we will also have access to much bigger and newer facilities around it, similarly for Abercromby school.

So the education benefits from my point of view as an education service are clear, they are all in this document, I should have said at the beginning, have you all had a chance to get a hold of this document? If you haven't we've got a pile as you leave today, I'm giving you a summary of this but the detail is in here, please read it, please have look at it and it gives you a sense of hopefully more answers to your questions and what we've laid out quite clearly in here is all the specific educational benefits so I'm going to pause at that point and ask is there anyone going to ask any questions about the educational benefits, we'll come back to the community stuff in a minute, the educational benefits of the proposal or any concerns about the educational benefits of the proposal.

Question

You said that the nursery can accommodate both children who have gone to Abercromby school and the ones for St Bernadette's. Why suddenly then are they going to be separated? If they can be together in a nursery why can they not be together in school?

David

Ok, so, nursery provision is not zoned in the way schools are zoned so people can choose to go to what nursery they prefer. We will be offering a nursery for the Tullibody community and any family who wish to go to can go to that nursery. It's part of Scotland's education establishment that we also have Roman Catholic education provision, ok? So that's not a Clackmannanshire thing that is a Scottish wide thing and we are committed to that. Clackmannanshire Council remain committed to Roman Catholic primary school education for those parents who wish to attend it. It is not compulsory, it is not mandatory, they don't have to go there but we are providing it so people who go to the nursery will choose which school they wish to go to. If they wish to go to Abercromby they'll go there, if they wish to go to St Bernadette's they'll go there, it won't be us telling them where they have to go. What we have at the moment is that some families are going to St Bernadette's because they want the Roman Catholic education, some families who are not Roman Catholic go to St Bernadette's because they like the ethos of the faith school, some Roman Catholic families will go to Abercromby or other schools that's the choice that parents have. What we are going to continue to do is offer that choice so we are not forcing anything, we are proving that choice and we are maintaining our requirement, we are required by law to provide the Roman Catholic education. What I'm saying to the St Bernadette's meeting is this shows us our commitment to that as we are actually putting a lot of money into building a brand new Roman Catholic primary school which is something which I think shows the commitment to that in future. Any other questions about the educational benefits? Any concerns you have in terms of the children?

Question

The question I have is related to the shared facilities. Obviously the school and the campus is going to have a much bigger population and hopefully there will be enough classes, there will be enough spaces, enough teachers and support teachers to make the school work effectively and efficiently but when you talk about shared facilities like a gymnasium or a general assembly hall that means you've got an awful lot of children all going to the one area, unless perhaps you've got one or two gymnasiums and places where they can participate in that.

David

Ok one of my colleagues will pick that up.

Eileen

What we are looking at in terms of number of pupils is space standards that we have so to allow 2 hours physical activity for all of the pupils on both of the schools, the gymnasium may well be a double gymnasium size, it may well be a triple gymnasium size. The dining hall will be scaled to that effect as well, to allow a through-put, so what we have is space standards and that will be involved in the design at the time.

David

We were discussing this with staff earlier today obviously there is going to be a bit of negotiation going to have to go on between all the different users of the campus and we understand that, talking to other campus users so one that we have multi experience of is in Raploch in Stirling where they have 2 primary schools and a special school using the facilities, what happens is the schools in a sense work out those arrangements and the relationships between the Heads of the schools are crucial, that's strong already, we know they already do liaison work, so you won't be able to spontaneously walk in and the hall is available to you. There will be a kind of organisational system but that is done very quickly and very easily so yes there is more people, yes there is more facilities for them, yes there will be a bit of organisation to make sure that people know when they can get access to it.

Question

So following on from that how will it work for playtime and lunchtimes because at the moment the school is a small school, all the children play well together, how are you going to manage such a large volume of children all at lunchtime especially?

Alan

Alan Milliken, Assistant Head of Education. It's actually a fair point in terms of the size and scale but it's a bit like the class configuration. There will be enough space that's provided for all of the children. Interestingly when we've looked at other areas because we were talking about this earlier on, one of the options that has been explored is to reconfigure the timetable to say well actually the children will go out at different time and in fact that hasn't worked as well as when all the children went out at the same time and actually the space again, it is about the amount of space we will provide will be enough for all of the children to be able to enjoy a positive play experience as part of their schooling.

David

Just to add to that, one of the things that we'll do at the design stage is to obviously include the school staff and in fact the children in the design of the play areas. And what we'll make sure is there are play areas which are suitable for large gatherings but also play areas which are much smaller so that pupils who prefer small groups and don't like the big can also have the small. We will design all that in and again as years of experience with people like Grounds

for Learning and other companies who help us design appropriate play space. There is also staff going to be there, appropriate number of staff for children, cause one of the concerns which has been raised is they won't know the staff there, they will feel lost in this big crowd and the key thing is that we will have the same staffing ratios that we have now and those staff will know the children so what I hope and what we expect and what we've seen in other campuses is you've got the choice, I like small I stay small, I stay with my little community of friends I've got staff I can relate to. I like the big, you can have the big, it's a big play area and you can join in on that so again ideally it is the best of both worlds and it's for the staff and the people who manage the campus and the sites to organise that out. Parent Councils will also be actively involved with the process in terms of what their expectations are and how they can help in that process.

Question

One of my concerns is around the reception and the management of the reception and entrance areas when you've got members of the community, members of the 2 school communities and a nursery. How is that going to be managed? Is there going to be one large reception area, will there be four separate reception areas and also mainly the security of the children when members of the public are also using the same building?

David

One of the questions that is coming out here – did you all get that about the reception areas is about the specifics of the design. Well you might have thought you were going to come and get a plan and it's got all on it ok, we don't have that and that's quite deliberate. There is 2 reasons one if we don't; know the site yet and the site will dictate the plan because the sites are slightly different shape and size but the second is that at the design stage we want to include the key stakeholders, members of the community, our staff in our schools, our parents etc so what we have is ideas we don't have firmed up design plans. What I can say absolutely without any hesitation is that there will not be ability for people to walk straight into schools. We are absolutely committed to the safety and security of our children and whenever we go out to campuses that's there so I'll give you the Raploch again particularly because we manage that one, all the doors leading into the school are security doors and without the appropriate passes you cannot get through. At the evenings when the schools, when the children are not there it is all opened up so then it becomes available for the whole community which throughout the day time that's absolute no question on that one so we have experience, we know how to do that, we can lock all that down our children will be safe and secure, we will be able access out into the wider community but the community will not be able to access without permission so that's a given. In terms of the specifics around reception we will be looking at a number of options, we will ensure that again coming into the school you know you're coming into the school and you've got this appropriate security and clearance through that and exactly how many receptions we will have whether we will have one reception for each school or one shared, the staff in school, that is still to be worked out but we will be looking at the best way to manage that but please don't worry about the security, from my point of view that's absolutely essential.

Anything else on school benefits or not?

Question

The other concern is that you say it is going to be bigger, if you need more space you're going to get bigger space but you've only got a limited amount of ground that you can actually build it on, so how can you have it bigger, if ye want like 3 times the size of a gym hall for an example or twice the size of it or a gym eh a dining hall. I mean yer limited to the space you can actually build on?

Eileen

One of the things when we are looking at design we are looking at footprint , we are also looking at the levels and the storeys that you can go up so you don't necessarily always have to be on a ground level, so you could have a one or two storey. We've also got, depending on which option is chosen, the rest of the remaining site, we've also got access to depending if it is option A or option B we would look at the design of the school and look at what is available.

David

So again there are examples all over the country of schools built on much smaller sites and the layer of them.

Question

Built up the way?

David

And we can layer them or we can decide parts of it are two storey and parts of it are single storey so there are different configurations and that is what we would challenge our design teams to do is to say this is the decision on the site whichever one it is or may be this is what we need, design us a building that services that. That's what we pay design people to do for us.

Anything else on education benefits yet?

Question

Have you thought about the provision for the projected numbers for the future families coming into the area, new housing etc? And you are only talking about Tullibody, we have Cambus and Glenochil as well so they all come to these schools so have you thought about that?

Alan

Absolutely, and actually building on the point earlier about the design, one of the things we would do is future proof the design in order that we're able to, if need be, at some future point, extend if required, so absolutely there are officers who have undertaken role projections, now, it's more of an art than a science because there may well be people moving in and so forth but it absolutely forms part of the planning of the design.

Question

Which of the 2 sites are larger or are the both the same size?

Eileen

It depends on what you are looking at. In terms of the site for building they are both very similar. The actual site, the Abercromby site, the Option A site is slightly bigger, but that includes the playing pitch whereas the playing pitches are part of the park area on Option B.

Question

Sorry, this is just following on from the last question, when we were talking about looking at the capacity, the numbers, our school, St Bernadette's, goes as far as Alva and Menstrie. Has the consultation went as far as there as well? Is it actually getting done in those areas because that's our catchment area?

David

The consultation is open, it is on the website. Everybody in the whole of Clackmannanshire in fact beyond Clackmannanshire can really look at it so in that sense all the schools know about it, we've been telling them about it. We are not running consultation events in those communities because they should know if they come here, this is available and this is on tonight so in a sense we are asking them to come to the host school which is here rather than going out there so that's, they are all available these are all available and everything is online so there shouldn't be any reason why they don't know about it. If you think we need to communicate to other people we can do that. In terms of meetings, they'd be one in each school which is directly affected; here in St Bernadette's and in Abercromby.

Question

So if it's in the Civic Centre site then you're talking about – Eileen is saying, is she talking about taking away one the pitches still?

Eileen

No not at all, what we are looking at in terms of the build was the areas that were asked they were slightly bigger full site area on option A, on option B for building on is both entirely the same what I said was option A includes a pitch, option B does not include a pitch as a school site.

David

Any other questions on the educational benefits?

Question

It's just to follow up on what Eileen said there – if they lose a pitch to the school, does that mean that one of the pitches would get fenced off and become part of the school grounds?

Eileen

No, not at all, what I said was that option B does not include a pitch on site.

Question

So that just means it would be similar to the way it is at present where Abercromby would go over and use the playing fields like for the soccer sevens and stuff like that.

Eileen

Yes.

David

Ok. So, our focus initially was predominantly on the school benefits. Obviously, we are also now including the community facilities too. So, what I would like to do now is, does anybody have more questions on the community side? So it's bringing the locality hub onto the campus alongside the schools. Are there any questions you want to ask us about that particular part of the proposal?

Question

In the Civic Centre, I know the sports hall is used during the day by various groups. In the Raploch, the community get to use it Friday afternoon. They took away a large multi-functional hall to build the community campus. Are you saying that that kind of access is going to be restricted in Tullibody now as well?

Brian

Some of that detail has been worked through about how we can provide, I mean, we have a list here of the daytime bookings, there's not that many. The overall utilisation of the Civic Centre, overall, is about 28%. The majority of that is in the evenings. There are, however, we are aware there are daytime bookings. I mean, I think as Eileen said, touching on the requirements for the games hall use and whether there were, I note your point about what happens in other areas. Whether there is any capacity or need to access it during the day is something clearly we need to look at in terms of the timetable and obviously there are other facilities available across Clackmannanshire that would be on offer as well. But, I mean, that would be something, obviously, that would be under discussion with individual users and their needs and that would certainly come forward.

Question

All other facilities in Clackmannanshire are in secondary schools, or most of them. And if your plans continue will you not shut down all of the community halls?

Brian

The point I was making was that there are other community facilities across Clackmannanshire that are used during the day and the answer to you is that there are no plans to close down all the others and just have the 3 schools. So the point I was making is there are other facilities available elsewhere in Clackmannanshire for during the day that will remain available.

Question

You said that it was used 28% of the time (the Civic Centre). Is that the 28% of the opening hours that it's actually opened or 28% of rental down at night?

Brian

That is correct. The utilisation is based on when it's available so, the 28% of the available time and that varies in some of the spaces within it, some of them are quieter than others. And the same applies to the football pitch as well cause actually overall, there's more utilisation with the football pitch based on available space, we know that people obviously play football at certain times.

Question

At the moment there is a library attached to the Civic Centre. What's going to happen to the library? Is that going to close? And the heritage centre?

Brian

I mean, just to clarify, what we aim to do in terms of the community facilities, is bring together a number of these facilities under one roof so there would be a core sector services the Council would provide, the Council would provide a community library, a learning suite, access to free public computers and Wi-Fi that it does at the moment. They have facilities for events, activities and adult meeting spaces so there are no plans/intentions to close a library. The library would be one of the services that would be offered in the new campus facility.

And the 2nd part was the heritage centre. In terms of the heritage centre, we've made consultation with Chris Calder and members of the community in terms of some of the options for that. Again, what we're looking at is whether some, obviously, of the heritage aspects and telling the story of Tullibody, we could replicate that somehow in the new community campus.

Question

In the community campus, how many rooms, how many things is accessible to our community? Because the library is used by certain people, the heritage centre is used by certain people. Where is the rest of the communities centre going to be?

Brian

I think the point I was trying to make, there are some spaces will be used for like library activities, there will be other more generic space, there will be some, hopefully, some exhibition spaces but there will be other more generic spaces that would be used for meeting spaces, events and activities. The exact sizes and number are yet, obviously, to be in the design stage and in the design stage we obviously need to look at, particularly in the evening, if some of the facilities in the school that are perhaps used during the day in school could be converted into other uses in the evening. Again, that will come, as David was saying, very much in the actual design stage.

Question

A couple of questions again on the community front. What about groups like the toddlers and the pensioners. Are you expecting them to go outwith Tullibody to use other community facilities. They currently use the Civic Centre during the daytime and my other big question is what about youth facilities? We drew up a community action plan 2 years ago and we had a stakeholder meeting with all the local groups, they came from the Council as well as representatives from all the groups and we were looking for more dedicated community space and storage. There's no point in being able to just go in and have access to a room or part of a room if you don't have storage for all your equipment. It means you have to drag things in and out. So, you know, how are you going to build all this in to a new community facility?

Brian

I'm glad you've mentioned the storage because it's something that's always missed out and we know that kids bring in a lot of toys with them. The point I would make about all and it is part of this consultation, what I would encourage everyone to do is highlight the type of uses they would make, the community uses, the groups, the organisations within the campus, the more that we know about the demand and the potential usage of the campus, then clearly, that's what needs to be built into the design and ultimately the space uses. And that's what this process is really about.

Question

So, are you saying that the Civic Centre will then become surplus to requirements if the community hub is built within the school if option A is chosen?

Brian

What we're saying is the services that are currently delivered in the Civic Centre, will be integrated into the community campus as part of the hub. Absolutely, the services, yeah, so it's terminology, the services currently available, the library, potentially the heritage, the supported leisure, the events and bookings. Those services that you currently access in the Civic Centre will be offered in the new campus.

Question

What about the Civic Centre building?

Brian

The physical building? Obviously, depending on option A or option B. If it's option A then the building, given that the services are relocated into a new, modern facility, then that building becomes surplus to requirements.

Question

What is your plans for that? Building houses? And the green space that we were promised that we'd be keeping the green space.

David

I want to be clear in terms of the proposal that the Council signed off here. The general site is left, ok, so we don't build on the campus, will be declared surplus by the Council. That means it goes out to a public process and we don't know what will happen, it could be houses, it could be additional space for other users like the voluntary sector or whatever. That would be a decision, a subsequent decision for the Council to make. What we want to make clear is we will be declaring surplus the existing site. So, site here in St Bernadette's, either the Abercromby or the Civic Centre site, that was part of the decision the Council took. So that's the clear position. What actually it will be used for is a subsequent decision beyond that once that site has been declared surplus.

Question

At other meetings we were in we were guaranteed that whatever space was left, would be green because there is no green space in this village. We are very short of green space.

David

I am going to try to comment on that, if I can but from what I think we've said, I wasn't there, was that the park space would be maintained or it is being maintained so that's very clear. In terms of turning what is not green space into green space, I'm not sure, I wasn't aware of any decision around that area. All I know is that the Council agreed that the surplus, the sites where there are schools, there are civic facilities that weren't to be used, would be declared surplus. That's the agreement as far as I know.

Question

Can you be clear about what happens if you go for option A where you take the Abercromby site, what happens to the green space in the park where the Civic Centre is? I accept that the Civic Centre would disappear. What happens to the green space under option A because I am not quite clear about what you're proposing there? I presume because if you go for option B it goes to where the Civic Centre is and that whole area becomes the school and surroundings and Abercromby's site is used for other things presumably and so does St Bernadette's. So that's option A. Under option B what happens to that green space where the park is at the moment?

Eileen

The current park, it still exists. Option B is actually just a part of the Civic Centre site. It is the Civic Centre site, not the park site.

Question

Sorry, I am led to believe that the park is under different deeds and that the Civic Centre is on plus where the play park is in your cutting not part of the park and I presume that will be available for redevelopment?

Eileen

Option B is the Civic Centre site. The Civic Centre site on option B has been delineated in the red drawing.

Statement

This is not the Civic Centre site, it's the Civic Centre site plus the play park going all the way up Abercromby Place because apparently the park is where the football pitches are. Where the play park is, is not the park according to your map and according to the deeds. So you're trying to redevelop parts of the park that people think should be preserved.

Question

I want to come back to the point you were making earlier on. The consultation is not a proposal. The proposal is that the services will be moved from the current Civic Centre to this new civic hub. We get that. What we don't get is how are you going to mitigate the constraints you're going to put on people who use the Centre during the course of the day because either they don't drive or they want in the winter to come somewhere in the light before it gets dark and where they want to use during the day that currently they can and have the flexibility to do so but there is now going to be a constraint placed upon them because of the other activities taking place on that site for a very good reason and what I think the group/community have asked and have not had an answer yet is how are you going to mitigate those restrictions you are now going to place on this community?

Alan

One of the signs we are doing is that if you think about the Raploch Campus, the Campus is successfully managed, as David has already said, is to have school use absolutely protected and delineated and it's not to say that as part of the design there may well be opportunities for community use to be managed and to be built in to the design so it's not to say that community use - I think one of the things that starts to creep in is the fact that it would be exclusive school use during the day and community use in the evening. It's absolutely recognised that there is some community use that would be required during the school day and therefore if that's required, as we start to profile and start to engage with people, would become clear about that being a requirement, then as part of the actual design process, we can, in fact, build that in.

Question

Your problem at the moment is that on all the paperwork that I've read online and all of the information that I've taken so far both tonight and in chatting with people outside of this forum, you haven't articulated that. That's why people are beginning to think that this is actually the coming together on one side of 2 distinct schools and the loss of a Community Centre because you haven't articulated what you've just intimated and it's on nothing that I've read.

Alan

One of the things that we're doing as part of this process is setting out the stall which is the broad constructs of the design by saying we're proposing to bring 2 schools and have a nursery and community facilities as part of the Campus, so the Campus concept. We are learning from various other campuses round the country where they do offer daytime use so therefore it can be built in. This isn't going to be innovation to build that it. What we are needing to do, however, is, we're somewhat getting, and I realise there is the need for reassurance (I'm not knocking that) ok? But I suppose what we're not able to do is to articulate the absolute specifics because we're not at that stage of getting the design stage. So at the stage of design, as a result of the consultation process, as a result of talking to lots of people, if there is a clear requirement for us to step that and make that an absolute requirement, a bit like the reception area where we're not giving an absolute 'here's what it will look like, there is the design, that's the model that you're going to get, here's what you're getting'. There's a process. The first process is 'let's decide where the Campus is going to go'. Then we move on to say, having decided whether it's A or B, how do we then speck that out based on the requirements. And I think that if there's a clear argument that says, look, there are certain groups that require certain access during the school day, that's one of the benefits, I think, of the school sharing a Community Campus, because the levels of speck that we would put in

the community facilities is beyond that we'd speck into a school on its own. And, therefore, everyone benefits from almost that enhanced level of specification and if there's a need for us to look at community use during the day then we can build that in but what we're not saying is that we're either doing it or we're not doing it because actually we've not specked it out. Is that a fair position?

Question

I think the 2 constants is the size of the site. How can we ensure by putting it in, the heritage departments, the library, the 2 schools and bringing it onto the campus; how do we ensure we end up with a big site but small feel?

David

I think the key thing to the feel of the place, ok, because it will physically be a big site, that's an absolute and we can all begin to see that and we are going round looking at how other communities have done this. The key to keeping that small feel will be the users themselves so whether that's the schools or talk to the school staff about creating the kind of atmosphere, ethos within a school and the same with the community facilities. So when you go into designing anything features that make people feel that it is their area, ok? And that's when you get a sense of smallness if you like or belonging or ownership which is really kind of part of that question. Yes, it will be big but inside that there will be distinct usages, distinct types of areas and that will allow that sense of 'part of this is my part and the part that I feel I belong to'.

Question

The small feel. I think you misunderstood my question. It would be nice to keep the small feeling of the schools because St Bernadette's has a small feel and the small feel is good. But, the point I was making was, you've got a lot going on on the new site, how do we ensure that we start of on a big site and we don't end up not wanting it, a small unit, you know, with everything, the site being very busy and we end up with a big new site and everything at the cost of a school with a smaller feel. I know it's too early to say about design even because there is no design in place but can we ensure that the site is of sufficient size to accommodate all of this plus schools.

David

So, I think I'm beginning to pick up a slightly different angle than before. I know it sounds like we keep fobbing this off to the design stage but actually that's going to be crucial. Once we've got the site agreed we will know the space that we have and the layout that we can actually manage on that space and then we start consultation with all the users so what we create is big enough for everybody to enjoy it and get all the benefits but also the distinct spaces we talked about. So, there are lots of examples and you can go home and search those. We've already arranged for some visits and will do more of those as we go along. What we're trying to do is get the best that there is available. There are lots of people trying this. Our chance would be to be the best at that moment in time and that's certainly what we would aspire to.

Question

You keep referring to the Raploch Campus. The Raploch Campus has the schools at one end and the Community Centre is at the other end of the building. The public won't have access to the school areas during the day so how do the members of the communities that use the facilities be able to come into the school?

David

Ok, so I'm not quite sure what you mean by that last bit. We don't want the community wandering into schools.

Statement

If the people of the Raploch, who want to use the facilities must go to the other end of the school they wouldn't have access to the gym halls during the day. They wouldn't access to anything else during the day.

Michael

There are other examples. Stirling Council are building a school in Cowie where it is going to be shared with the community and will be bookable by the community during the school day and there will be access from the community but that will be locked down so that the community cannot come from the community part into the school. They can still use that and similarly when the community are not using that the school can get benefit of it. It will give portable space.

Question

With this new build, would you have it the same as the Raploch with the schools at one end with a separate entrance from the community?

David

So I'll start that question then I'll pass over to Eileen. When the Raploch was built at that period in time, that was the design that they thought was the best design. There's lots of benefits in the Raploch, we manage that, we know that. There are some things we might change. So, that concept of 'is it best to have them completely separate, different entrances'. There are a lot of purposes which is a different methodology. That's exactly what we would look at in terms of testing the site. Eileen, do you want to add to that?

Eileen

The design, in brief, that we give, would be very, very specific. A number of campuses that we visited, while they have separate entrances for community access and for school access, the shared facilities are in a central location for example which kind of gives you access as Michael has just described some elements of lockdown and that all comes kind of fobs and electronic lockdown at certain times and bookable spaces. So the design and the brief that we give would be quite specific.

Statement

Eileen, 2 of the campuses, the one like St Bernadette's and Abercromby, they had an out of school room which was closed all day until after school hours and we verified that after 6pm you could get in the communities use but only if the schools weren't using it and that was one of your schools that we went into. We went to the Perth one and it was all singing, all dancing but I don't think you will give us that.

Question

So, there's been a lot of things discussed at this meeting and if a decision is taken to go ahead what is the process for verifying the requirements of this building and whatever the design is that comes about does require making necessary consultation with this group again so that we can sort of verify those requirements and our needs?

David

So, I'm going to answer that in 2 ways. First of all I think we want to discuss how people can put their comments in because a lot of people sitting there maybe not wanting to comment in a public environment but do want to comment so I'm going to ask Michael just to run through how people can comment and I'll come back to the next question which is about the design stage.

Michael

There are a number of ways to comment. First of all forms were given out. I hope you all got one on the way in. So, we welcome your views being recorded on that. There is also the formal online consultation, again, that's another mechanism for recording your views and these will all be taken as part of the formal consultation.

David

Ok, so that's how we come on to this stage. Once a decision has been taken to go ahead with the proposal and on the site we will then move into the design stage and what we'll then do is commission designers to mock-up for us based on a spec. We will then take that back out to stakeholders, so the key people involved. It may not be a big public meeting like this, it may be through individual meetings with schools or communities or as a learner but what we'll be seeking is community voice to influence that design. That's part of the next stage of the process.

Question

I'd like to ask about the consultation process. My dad lives in Tullibody and has done for 30 years. He is just out of hospital, he is not able to get out and about, they've not got internet access. How is he supposed to vote on this? In a formal consultation process, paper copies were attached to the back of the consultation document, people would then fill in gladly. I just think it is discriminating against people who haven't got internet access or are unable to get out and about in the community to vote.

Brian

Clearly we will make paper copies available. Obviously the Council won't discriminate against anybody. The Council does try and encourage, obviously, online consultations but we will arrange mechanisms to make that happen.

Statement

That's good. I just wanted to clarify because I did actually phone Communications Department at the Council and they told me under no circumstances would there be paper copies. So, that's good that there's going to be. Thanks.

Statement

They also told me the same thing on Clackmannanshire Council Facebook page when I put the same question to them. They told me the surveys would only be available online or if you came along to these meetings because that was how Clackmannanshire Council did their consultations.

Brian

I think, as I said, our position is to encourage as many people as possible to do it online but clearly there are scenarios where people cannot do that and we've done as much as we can, we've provided access to the libraries etc but clearly we would not want to stop people from providing their feedback so we provide the mechanism where we need to do that. Ok?

Question

Have we got a timeline as to when all this is going to happen and when the building will start and be completed?

David

So the question is the timeline, so let's cover that. Ok. So this formal consultation period lasts through to 22nd April and that's because we've got to count the 2 weeks of the school holidays as part of the consultation because people are taking holidays and going away from home. So, this consultation runs through to 22nd April and then that particular part of it closes. We have a relationship with Education Scotland who will then have a period of time to examine

this consultation. I said to you at the beginning that this is governed by an Act and is particular around educational benefits so that has to be examined and we'll get a report back commenting on our consultation and making any points or recommendations. We will then take all the opinions, shape that up into a report and present that back to the full Council. And because of the timings and the summer recess that is likely to be at the end of the summer, that's the 11th August I think is the date that's on the consultation document. So on August 11th the full Council in Clackmannanshire will get the report on this formal consultation and they will make the decision. The decision to go ahead with the proposal A or B or, in fact, not to go ahead at all. That's the options they will have.

Once that is clear, let's say for sake of argument, we are going ahead, then once that decision is taken we then commission the design, we start that whole design process and ultimately we get the local hub who are involved in the building of this working with the statutory builder. Our aim from the point of view of the schools is to have the schools ready for use by January 2019. Now, whether we actually move in in January (as we are reaching a holiday period) that's a decision for nearer the time. That's the sort of timeline we are talking about. Is that alright Eileen?

Eileen
Yes.

Question

If Abercromby school decides they don't want to be part of the hub or anything and everyone else decides that they want to be part of it, what would happen?

David

This is a Tullibody South consultation so Abercromby school are one of the key people in that obviously, as is this school here, as are the community people so what will happen is we would package all that up and give it to the Councillors to make a decision. It's also a decision that Clackmannanshire Council makes, it's not a simple numbers game and votes and all that kind of stuff. We have to look at Clackmannanshire Council's look at the greater good for all people so it's not as though one has a veto over everybody else but if you have a voice, and I'm sure they will listen to that voice and we will be talking to them. I'm going to the Community Council tomorrow night so we will hear all the voices, we'll put it all together, Clackmannanshire Councillors will then weigh up, in the sense, what is the best solution for this community. It is a huge sum of money, Clackmannanshire Council is investing up to £15m so obviously you want to get the best for that and that is a decision that Clackmannanshire Councillors will take.

Question

I'm listening to everything that's being said tonight and I do find it kind of strange that we've been asked to make a decision, in principal, in relation to which of these proposals is acceptable, yet every question that has been asked about any of the details is dependent upon what happens at a design stage. So you've been asking people to make a decision in relation to the suitability of a community hub yet at the same time nobody knows what exactly is going to be there, what form it is going to be and whether or not they would be happy with the form of it when it is designed. So, in essence, you're asking us to make a decision blind.

David

I'm not sure that's a question or just a comment, is it?

Statement

I'll tell you where I'm coming from on what you've said. I welcome the fact that there are substantial sums of money for a new educational facility in Tullibody but what I feel just now is that you are very much at the concept stage and what you're doing is you're presenting a concept of what might or could be done in Tullibody. The detail for that is somewhere in the

distance so, in essence, what you're doing just now, is actually gathering a wee bit of market research that says we would like to have a facility in Tullibody, a new schooling facility but a hub which could contain X, Y or Z but we don't know what X, Y and Z might be. It's a mixture and depending on what the feedback is from the community we are gradually building up the knowledge to put a brief to whoever to the next stage. So that there is something that can come back to the community that says, look, we've researched all this and here is one or 2 ways we can incorporate that. But what you're also doing is you're creating a brief for the planning issues and I think that in Tullibody there is a huge opportunity just now with the sites that we're talking about and what's in that environment includes the St Bernadette's and that whole southern quarter of Tullibody and I think there is a presentation to the planning authorities in Clackmannanshire to say we would like to have an educational facility that incorporates X, Y and Z and here is the brief to the planners to say is there a strategic plan we can have for the whole of this area and it also incorporates the various bits of land that become available. People have asked questions about what happens to this and that and the next thing. I think there should be a planning brief that says do you have a structure, overview, of this whole area and one of the points that's put to the planners says you're structure plan with a bit of detail must include this new community campus and here is the brief of what that community campus will actually have within it because you've done a bit of research and what the reaction is to the community and the various users and the people that are doing to do it so you can actually put a brief to the planning department to say here is a big area and includes these areas as well, let's look at the whole big picture here and how do we incorporate this new concept of some educational facility that brings in community facilities as well. I think that's where you are. And that's got to come back to the community once there's a bit of detail put on the picture.

Question

Just to take that one step further. I have a background in infrastructure engineering and £15m might sound an awful lot of money but I suspect that you're getting a very big school, cheap for £15m which means you must be, or rather, in the concept, you must be hypothecating the other 2 sites in order to generate sufficient revenue to build what you're hoping to build and that will have an impact on the rest of the community because if you are planning to hypothecate this site and build housing on it, that will have an impact, not just on whether you need even more space for your schools but on the community at large and whether they actually want more houses on this site etc. So I think it's something you need to look at and it may be that you're doing 2 things here where, in fact, you only need to do one. Your consultation, from what I've read, is effectively trying to establish whether or not it makes sense to build a new facility on Abercromby PS land whilst the school is still in session or whether it is a better idea to build such a facility on a 3rd site which doesn't impact the education of the children, not at this school, but at Abercromby school. That is what I think your consultation set out to do. What you're actually doing is you're posing to everybody in this room, and no doubt next week in Abercromby, questions about the plan of it, what it's going to look like and actually what you're really trying to work out is, is it going to fly, not what it's going to look like and I don't think that, in all fairness, with the reassurances that we've had, I don't think that the 3rd group of stakeholders in this, the community, need to be involved at the moment because I don't think you've even thought that part of it which should be raised asking yourself if you're going to build something at all, is it going to have an impact on the kids at Abercromby and at that stage, and only that stage, do you actually turn around and say to everybody 'is it a good idea to have a community hub on this as well' or do you leave the community hub there or do you turn this building into the community hub and not hypothecate any of the land to pay for the new school. But, of course, all that comes down to the very simple question I proposed at the beginning is £15m or not enough to build this new facility?

David

I'm not going to try and cover all that ground because you covered a whole range of subjects so let me just make a couple of comments. We are coming back with a specific proposal. It's

not just a wish list, if you like. We have thought very clearly and took a lot of opinions at the informal consultation. We've done a lot of research, we have a lot of experience of building new schools. We know we can build what we're talking about for that price. We've costed it so we won't be getting a 2nd class facility, we will be getting a 1st class facility. So we do know that. There are issues that we don't yet know and we're being honest with you. We aren't sitting here with a blueprint of exactly what it's going to look like because we want to do the best we can with the money we have and we know there are different ways of doing that so we will look at that. What we absolutely know is that we will be able to build with that sum of money the 2 new schools with nursery and community facilities. The specifics of those, we are saying to you right now, are still part of the design process. We're not hiding that, we're not trying to pretend that we've got it in our back pocket because we don't, all we absolutely know is that that some of money can do that and I don't believe that it will be 2nd class. I've seen these campuses built across the country and think they're excellent facilities and ideal for our children. So I am happy to have that discussion with you afterwards if you want to go into that. In terms of the wider planning thing, we'll take your comments back and we'll talk to the planning people about that. At this moment in time they key driver that I said right at the very beginning was the opportunity with some co-funding from the Government was to move forward in our educational facilities. Clackmannanshire Council have taken that opportunity and said 'excellent, fantastic, we want to improve our educational facilities but we also want to include our community into that' and that's why it's extended and become a community campus because Clackmannanshire Council has a vision for creating these kind of hubs throughout Clackmannanshire. So this in a sense is the 1st instalment and you will have a chance to design it from scratch. Some of the other stuff, I think I'm happy to have a conversation with you direct so I can kind of tease that out with you so I understand what you're trying to say, ok?

Question

My concern as well as, I think, the rest of the Parent & Toddler community, St Bernadette's is not as old as St Serf's or Banchory school, you know, the parents and kids from the community at the North side of Tullibody (for want of a better word) they might feel quite alienated, you know, is there plans if the South campus goes ahead, are you going to build a North campus to reach the rest of the community?

David

So, the question is about what happens to those who are not part of it, I understand that. You know, obviously, we've looked at far and wide in terms of should we have had one campus for the entire Tullibody. We felt that that was going to be too big and a mammoth exercise, so we decided not to do that. We do have plans throughout the whole of Clackmannanshire, they are projecting well into 20 years' time. At this moment in time these are only, if you like, thought pieces that we're still to present to Councillors to discuss. When that will happen for North Tullibody, I can't say. We do know what the current state of the facilities are there and we know what their lifespans are. There will be a decision making process of the site to decide what's next in terms of investment within Clackmannanshire. As I said at the beginning there is not unlimited funding here. What we're trying to do is make the best of the limited funding Clackmannanshire Council has. This is the focus at this moment in time, Tullibody South. The focus will shift and move. At some point it make come back to Tullibody North, I can't speculate when that will be. The other risk is that people in the North want to then start accessing this campus and we have to manage that. We have a process indeed in terms of the schools anyway through placing requests and we would continue to use that process to make sure that the right people get to the campus but it doesn't drain out, if you like, all our other schools.

Question

Can I just ask, you've got £15m to build the campus, for everything. Would you not consider just using the £15m purely for education and leave the community separate?

David

So the £15m comes by costing out the entire campus. It's not like a sum of money sitting just there waiting to be spent. We would actually have to secure that money the ways that Councils do that. There's a piece of money that has been available from the Scottish Government specifically for education so that would be used for that purpose, we know that. It is the decision of the Council that it should be for the benefit of more than just the schools which is why the Council has decided to raise the limit to that level. But it's not a bag of cash waiting to be spent. It is something the Council would have to raise in order to do it and they want to do it because they want to give that facility to the community. That's the decision they make.

Question

So they wouldn't use that money that they've got aside for the community to do up the Civic Centre?

David

Well I've told you what the Council at this moment in time have said is their proposal. They want to bring together a campus. If your view is different that's your opportunity to say that.

Question

Why was St Bernadette's chosen to be part of this project because, I mean, from what you've said, the community said that it's an investment. Abercromby needs some investment, why bring this school into it as well?

David

I'll try and give you a simple answer. I hope I'm not trying to complicate things. And the answer simply was that we wanted to give all the children in this community access to this 21st Century learning facility not just Abercromby children. So St Bernadette's, very close by. Clackmannanshire Council wants to invest in the education of all the children. So St Bernadette's and Abercromby children benefit from it not just Abercromby children benefitting from it. In a sense it is an inclusive approach saying let's get the maximum available possible for the majority of people. That's the approach we will try and take.

Question

Is that not a contradiction to say Tullibody North has to wait?

David

So you can't do everything all at once. What we did decide was the size of the scale was realistic at this moment in time and that's the decision we acknowledged we would look at, Tullibody in 2 parts, South and North. South is the one at the moment we're focussing on. It was driven because of the condition of Abercromby school as a starting point. I said that at the beginning. So that stimulated, if you like, the focus here. Then there's the question of really realistically how big or broad can you go. That's what we discussed at the informal consultation. You probably know we considered bringing St Mungo's school up from Alloa, we decided against that because of, you know, the distances and so forth. So, after all the informal consultation the feeling was that this was a realistic project, realistic size in terms of the value to the community. North Tullibody, it will have its moment but it's not this moment.

Question

If it turns out to be a 'no' from the consultation then I guess what would be the plans on the table at that stage for Abercromby say?

David

If it turns out to be a 'no' then we will have to go back, we will have to then come back with a fresh proposal to the Council and ask them will you support this? Clearly, Abercromby will still be in need. We will probably look to Government funding if it's a 'no' because that's time-

limited and we will have to then come back with a fresh proposal which will have to go through consultation again.

Question

So at this moment the driver is the fact that Abercromby was more down in the inspection, am I right, with regards to that, in terms of the category listed for the schools?

David

So, we'll say driver. What started the focus here was that Abercromby was designated as a school most in need of a new school. So, that's where it started, you're absolutely right. Then the conversation became 'is that what we're getting limited to?' 'Is it only going to be that?' And after the informal consultation, the discussion with the Council, the decision was let's invest more than because Abercromby school on its own would be round about £8m, ok? We'll be investing almost double that in ensuring there's a wider community, St Bernadette's and the community would get the best facilities possible. So, it has extended from it started at that place but has extended so that the maximum people get benefit from it.

Question

In terms of the category for Abercromby, could you tell us the category for the other schools in Tullibody as well please?

David

I'll ask Eileen to do that for you.

Eileen

The categories for all the schools - there is a condition scoring done that it done nationally using 6 facet viewpoint. All of the schools are of B. All of the Clackmannanshire schools are now a B but they are at varying levels so e.g. Abercromby was a B minus. So that is why Abercromby was targeted. That, and suitability. Banchory and St Serf's are level B and St Serf's as you'll probably be aware is the general services category programme was published at the end of February is also targeted for some improvement. Not as substantive as Abercromby but it is still getting investment. St Bernadette's, not in this current financial year or the following financial year but there will be minor works in the future.

Question

The £15m you're talking about is in the one big pot for to bring the 2 schools together and then they free up the 2 other plots of land that you are going to develop and that's the whole thing behind the whole lot of it, is to sell off these 2 bits of land where St Bernadette's is quite happy here on their own but when they're done building the campus it gets sold off for development cause then you make your money back.

David

So at a risk of repeating myself. All I can say for the moment was that the agreement was that the land would be declared surplus. What then happens to it is a decision for Clackmannanshire Council. Can I also comment that as we see it at the moment in term of the recent assets at Clackmannanshire Council releasing, it's nowhere near £15m. This is a real investment. This is new money coming in to Tullibody which is about the Council deciding that that's an important commitment. It's not about trying, you know, in a sense, make some fast money out of this. The Council will not make money out of this. The Council is investing in communities, education, obviously as Head of Education I am delighted at that part, education and community facilities. So this is a real investment and it is extra money coming in from the government. What we're trying to do is to get the best out of that. What's the best we can get with the money we are getting from the Government and the money Clackmannanshire Council can raise. What is the best facilities we can provide for this

community and our view is it is this campus and that's why we're putting in front of you this proposal.

Question

The best money thing, the community based in the Civic Centre might not use vast amounts of money, it's because prices are so there that people can't afford to use them. We're in courses that are health and development doing stuff and they've come back and said that these classes have been free but as of the budget cut these are now having to pay so for me, the community centre, you are going to say well it's not cost effective. We'll have the hub but why have a gym hall that's not cost effective but we need a hall and stuff for this community. We don't have any other hall bar St Serf's Church Hall and it's used to capacity and the Civic Centre had lost like a dance school, they've actually moved into Alloa and made it a business because the Civic Centre couldn't use it as often as what they needed it. So.

Brian

I mean, we have just completed a review of the charges across Clackmannanshire Council and I hear what you are saying. Clackmannanshire Council's charges are actually significantly less than most Councils across Scotland, so, we have significantly lower charges, we have lower charges than most of our neighbouring authorities as well. But clearly, if there is still a perception that cost is a barrier to access then again we would ask people to note that in this consultation as well.

David

We are approaching the last half hour of this. We don't have to stay till 9pm but that was the time that we said. Can I just go back to where we started from. In this formal consultation, bound by the Scotland Schools Act, we do need to make sure that we cover the educational stuff. I know that we've strayed far and wide and that's great, that's because we're talking about a campus but I just want to go back to the education side because it's the 2 schools, nursery school, any public questions in that area because that's the part that we have to formally, if you like, report on and I want to make sure we've covered that in its totality.

Question

I suppose the Scottish Government wouldn't give money for tandem builds if they thought, in any way, it would be detrimental to any part of a child's education. Have you got any prior buildings that have been built tandem that you could speak about?

Alan

We've actually got a tandem build that's in process just now in Stirling. St Ninian's PS is built on the current site and it's not uncommon. What we are able to do is secure the site for children and actually build the school then, when the school is built we then have the children move in and then we demolish the site that was previously the school.

Question

Does it impact on learning?

Alan

Both schools would run as they are doing.

Question

Will it disrupt learning in the process of the build?

Alan

If anything I would have to say that when, if we use the example of Redwell PS, both schools when we're bringing those 2 together, actually used it as an opportunity for children to learn and it actually enhanced the learning so they got actively involved in the whole process and

actually we capitalised on that and the contractors that we've been using have been superb at actually working with us. So, 1, we are able to maximise it as an opportunity for children and secondly, we are able to secure a site, in terms of a tandem build. A live example just now that's working really well e.g. when I was out there the nursery children were actually looking at what was going on through, you know how the bit in these wee glass panels for children to see what was going on and it's actually a source of great amusement and interest so it can be done and it can be done very successfully, most importantly, safely.

David

I'm just going to add to that Alan. We don't want to mislead you and pretend that everything's perfect in this world. Of course, we've got a build on a site, part of that site therefore is not accessible, so, of course, there's going to have to be variations. They won't be able to play in that part so we'll have to manage the play elsewhere on site. There may be issues to do with access so that will have to be sorted out too. So, is there any disruption? Yes, there is. You can't build on a site without any disruption at all. What we are guaranteeing is that it be safe and that we will manage the disruption and minimise it as far as we can. Now, optimised choices. We did look at whether or not it would be better to relocate all the children out. That is a mammoth exercise. It is an expensive exercise and it is not an easy one to do because there is no obvious place to put them all so actually we decided it would be more disruptive. It would cause more disruption to take all the children of Abercromby out and try to find other places to put them. So it is about degrees. We're not going to say that there is absolutely no disruption, there is going to be disruption but it's something we know we can manage and we can manage safely and we can turn it into a learning process too.

Any other questions on the education side of things just so we know we've cleared that all off? Anybody sitting has a chance to speak and want to have an opportunity at this point?

Ok, is there anything on any aspect of the proposal, any other questions anyone wants to put to us at the moment?

Question

It's kind of reiterating a wee bit what I was trying to say earlier but I've a fear of the kind of tail wagging the dog, you know, and we're Education Department sort of putting the options together to the Council and saying can we get planning consent to do X here or X there. I've actually looked at the Clackmannanshire development plan and I've also had a meeting with the planners as well to say, does Tullibody have any detail as far as the structure plan or a development plan is concerned and it takes into account what that gentleman over there was saying about what do we do with the extra land or what do we do when we pull the school down. Now that's what structure planning is all about and that's what planning authorities are all about. So, Clackmannanshire Council as a planning authority should have a detailed look at the wider area within, whether it's Tullibody South or including Tullibody North and part of the brief is to say will it include one or more new educational facilities with a bit of a brief that says we would like it to include X, Y and Z, community facilities as well so there is a brief to the planners which says, right, we now have a big picture of all of the different bits of land and everything and how do we as a planning authority want to develop that land, whether it's housing, older housing or zones or an open area or a rugby pitch or a swimming facility or whatever it might be that there is a brief that goes to the planners that just says, look, within this area we want to build a school and here are the different facilities we would like to have. So it's really a planning question as opposed to an educational question but includes the educational question and the educational brief and I think that's my argument to Clackmannanshire Council is that the planning needs, we don't want the tail wagging the dog or the horse before the cart. Do you know what I mean?

David

Yes, I understand that. So we just take that back to our planners and just advise them of your comment.

Statement

I'll raise my voice so everyone can hear me. I think what the gentleman says is generally correct and that is that the Council, in looking at the sites, once a decision is made on where the Council will build a campus, if indeed they build a campus, a separate process then takes place regarding the sites that are left. Planning permission is required before any of these sites that are surplus can be developed and the community get their say, they're consulted, before planning permission is granted or refused, so, crucially, you're not going to be asked as part of this consultation exercise what you think might or might not happen with any surplus sites because it is not part of the process, it's not the right time, but what you're guaranteed is before anybody plans to develop any of the sites that might be left over, they need planning permission and you will be consulted on that. So there is another statutory process that requires the Council to make a decision as a planning committee for any development that takes place on any other site in Tullibody but also, and I think it's quite important because the gentleman at the end of this row asked it earlier on. It's understandable that there are anxieties, concerns that what might happen to sites that become potentially surplus, particularly where there's green spaces at the moment on those sites and the fear that what will happen is the bulldozers will move in and they'll not just knock down the surplus buildings but they'll knock down the trees and destroy the grass. The Council as a planning authority has a quite strict policy that says that where there's a presumption to redevelop the brown field (i.e. the buildings) and potentially replace them with buildings, it's not so straightforward to cut the tree and the grass and build on those. The Council needs a very significant argument to permit development on the trees and the grass and that is why we say it with a fair amount of confidence tonight that the question you were asking earlier on about the triangle at the top of the park next to the Civic Centre, it's far stricter that we couldn't build on that than redeveloping the Civic Centre site. Likewise, if you're looking at the Abercromby site, it's far easier to propose to build on the Abercromby school site if that's not used as part of the project than the playing fields (the green areas) round about it. It doesn't mean it can't happen but it just means that it's very, very difficult to permit development on the grass. And the same would be the case at St Bernadette's, that if this wasn't going to remain a school site, if it was redeveloped and the Council declared it surplus and if it got planning permission (and you would have to be consulted on that) it would be more difficult to approve development on the grass, not impossible, but far more difficult because the expectation of the planners will be that whatever happens afterwards, grass, open spaces, have to be retained even if it's for housing. So if you look at what happened at Claremont PS in Alloa, where it became part of the new Redwell PS, if you go to the old former Claremont PS, you'll see the large areas of open space have been retained, not all the school site has been developed for houses because the planners required large areas of open space to be kept for the people in the houses and the surrounding community. So, we can't guarantee what would happen with surplus sites in Tullibody but the planners would apply the same principles that they've applied in Alloa and that it is that the green spaces would have to be a very strong argument for any of them to be built on. Ok?

David

Thanks. Ok. Are there any final questions?

Question

Eileen, you said that if option A was chosen, there would be room for a football park on option A site. Is that right? Is that what she said? There would be room for a football park on option A site.

Eileen

On the option A where you currently have Abercromby, to the rear of Abercromby is green space, it's a kick-a-bout pitch, it's not a full-size football park.

Question

But if you built on the Civic Centre site there would be no room that?

Eileen

There wouldn't be room for the same size of pitch. No.

David

Ok. I hope that coming along tonight you've got some more information. Clearly, some of you have still got some questions. We will all be here afterwards and you are very welcome to come and talk to us individually, get some clarification or whatever. You should have also received a form as you came in, please use that and fill it in and send it in to us or go online and do it that way. If we need to give you some more forms then we can happily do that.

Thank you for coming. We really do appreciate it. It is tremendous to know that there is so much interest in this. We know why. Because it's really important, it's the future of our children and our community so we look forward to hearing your comments and once again, safe journey home.