

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES – NEEDS ASSESSMENT

## FINAL REPORT JANUARY 2023

QUALITY, INTEGRITY, PROFESSIONALISM

**Knight, Kavanagh & Page Ltd**  
Company No: 9145032 (England)

MANAGEMENT CONSULTANTS

Registered Office: 1 -2 Frecheville Court, off Knowsley Street, Bury BL9 0UF  
T: 0161 764 7040 E: [mail@kcp.co.uk](mailto:mail@kcp.co.uk) [www.kcp.co.uk](http://www.kcp.co.uk)



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### SECTION 1: INTRODUCTION

#### 1.1 Introduction

Colchester Borough Council and Tendring District Council (the councils) have jointly commissioned a Sport, Recreation and Open Space Study which will be delivered by Knight, Kavanagh & Page (KKP). These studies individually comprise of a playing pitch & outdoor sport strategy (PPOSS) an indoor and built facility strategy (IBF) and an open space study (OSS). Together, they will provide the necessary robustness and direction to inform decisions on future strategic planning and investment priorities across each authority. This work will also be a key evidence base to support the Colchester Borough Local Plan: (2013-2033).

With regard to the indoor and built facilities work, the stated objectives are to:

- ◀ Identify current supply and demand issues for sport, recreation and open space facilities in the councils' areas as a whole, based on an audit and assessment of current facilities' quality, quantity and accessibility.
- ◀ Identify the particular requirements for sport, recreation and open space in terms of quantity, quality and accessibility generated by the proposed Tendring and Colchester Borders Garden Community (TCBGC).
- ◀ Enable the councils to plan appropriately for the protection and/or enhancement of existing sport, recreation and open space facilities and to identify any sites that may provide surplus provision, could support new provision or facilities that could merit refurbishment within future local plan priorities.
- ◀ Enable the councils to make strategic proposals for local authority-controlled facilities, such as investment in new and enhanced leisure centres or open spaces or rationalisation, including cross-boundary co-ordination of local authority provision, if appropriate.
- ◀ Identify the potential for a strategic approach to the role of the University of Essex in meeting community needs, primarily those of the proposed TCBGC, in addition to recommendations for the University and the Garden Community individually.
- ◀ Identify the potential for a more strategic role for Colchester Garrison in meeting community needs, primarily within Colchester Borough, but also within the proposed Garden Community and the two authorities as a whole.
- ◀ Identify the potential for a strategic approach to the role of schools/colleges in meeting community needs with a joint authority approach (notably but not exclusively within the TCBGC area) in addition to recommendations for individual sites.
- ◀ Identify whether existing infrastructure (built facilities, playing pitches and open spaces) is fit for purpose to deliver local priorities, corporate priorities and wider health and wellbeing outcomes in an efficient way, now and in the future over the lifetime of the emerging local plans.
- ◀ Help direct expenditure of any future Section 106 monies or other planning contributions (including CIL should this become relevant) and effective for sport, leisure and open space facilities within each local authority area and have regard to each authority's respective infrastructure delivery plans and the ECC Developers Guide to Contributions 2019.
- ◀ As an output, provide a robust, transparent, and effective means of justifying requirements so that they can be successfully defended for the proposed TCBGC Masterplan DPD or at future reviews of the emerging local plans. And to make strategic decisions on investment, ensuring that any planning gain monies are focused on the relevant local authority areas in which they are collected.

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- ◀ Identify how sport, physical activity, and recreation, including within open space, can contribute to each of the council's corporate agendas, including the responsibility for public health, to deliver healthier lifestyles and achieve positive health outcomes.
- ◀ Identify possible external capital or revenue funding opportunities for sport, physical activity, and recreation facilities, including open space provision.
- ◀ Identify opportunities for efficiency savings at council-owned facilities and options for alternative governance via charities, trusts, or community-run organisations, where appropriate.
- ◀ Identify a mechanism for appropriate monitoring and review to insure an up to date and robust strategy.

This report is, therefore, a detailed assessment of current provision of indoor and built sports facilities located within the Colchester Borough (CBC) area, identifying needs (demand) and gaps (deficiencies in provision).

The audit was conducted between December to April 2022. The process presented some challenges due to the recovery from the Covid-19 Pandemic. Where access was not available, KKP carried out non-technical quality assessments via consultation and desktop research, and where possible quality was assessed via utilising virtual 'walk arounds' videos and photos of the facilities supported by consultation with the operator.

### 1.2: Scope of the project

This report provides detail as to what exists in the Authority, its condition, location, availability, and overall quality. It considers demand for facilities based on population distribution, planned growth, and takes into consideration health and economic deprivation. The facilities/sports covered include sports halls (and associated indoor sports), swimming pools, health and fitness, squash, gymnastics, indoor tennis, and indoor bowls. In delivering this report KKP has:

- ◀ Individually audited identified sports halls (conventional i.e., 3+ court halls) swimming pools (minimum size 160m<sup>2</sup>), health and fitness facilities (including, within reason, dance studios) and the wider range of facilities identified above.
- ◀ Analysed supply and demand to identify gaps and opportunities to improve provision.
- ◀ Sought to identify the extent to which delivery of leisure facilities is undertaken with full reference to the corporate strategies of the Council and other relevant strategic influences.
- ◀ Identified areas of good practice and opportunities for improved service in order to drive up participation levels.

This evidence-based report provides a quantitative and qualitative audit-based assessment of the facilities identified above. It is a robust, up-to-date assessment of need and identifies opportunities for new, enhanced, and rationalised provision. Specific deficiencies and surpluses are identified to inform the provision required. The specific objectives of this audit and assessment are, thus, to:

- ◀ Define the scope of the audit, drawing from national and best practice guidance
- ◀ Record the range and frequency of sport and leisure activities currently accommodated, with an indicative breakdown of attendant demographics, where possible, for appropriate sport and leisure facilities.
- ◀ Undertake the audit with appropriate consideration given to the age, quality, size, accessibility, ownership and management type of each facility.
- ◀ Identify key issues and set out options for addressing those issues.

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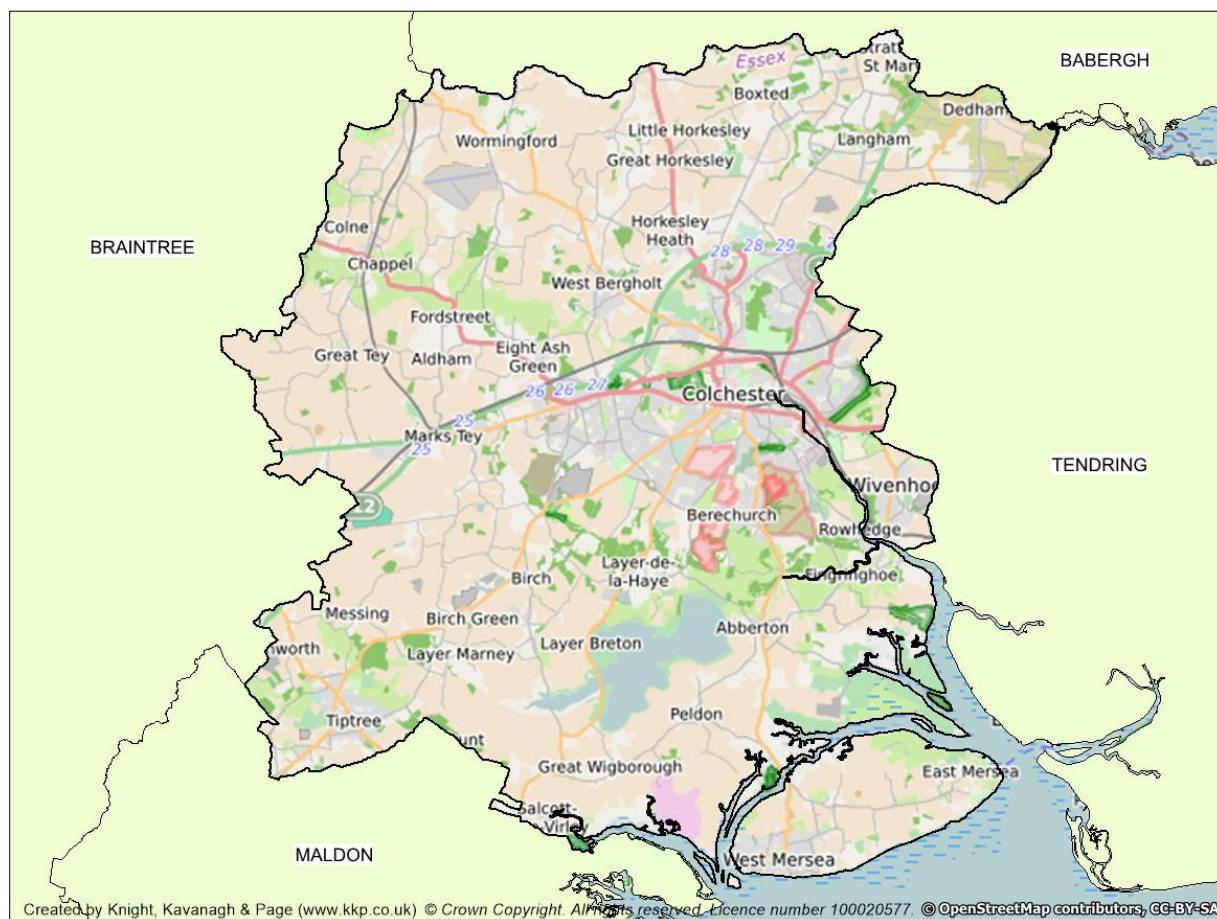
- ◀ Map all existing facilities on an appropriate GIS database and, if appropriate, any areas of search for new facilities, such as in the TCBGC.
- ◀ Review all strategy and policy documents of relevance (local and national).
- ◀ Review all available existing local consultation data of relevance.
- ◀ Review Facilities Planning Model profiles for sports halls and swimming pools.
- ◀ Develop Strategic Priorities for each of the Council's, to ensure that the Strategy is based on a comprehensive understanding of community/key stakeholder needs and aspirations, cross referencing each of the Council's wider services, priorities and corporate vision.

This process follows the Assessment Needs and Opportunities Guidance (ANOG) methodology for assessing indoor sports need, developed by Sport England. The report also accords with relevant paragraphs of the most up-to-date version of the National Planning Policy Framework (NPPF) and Planning Practice Guidance (PPG).

## 1.3: Background

Colchester is a historic market town in the County of Essex in England, governed by Colchester Council. It was Britain's first city and the former capital of Roman Britain. Colchester is 50 miles northeast of London and is connected to the capital by the A12 road and the railway station which is on the Great Eastern Main Line.

Figure 1.1: Colchester with main roads



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The Authority of Colchester borders four authorities; Babergh to the north, Tendring to the east, Maldon to the South-west and Braintree to the west. It is linked directly to east London and East Anglia by the A12, which is the region's main trunk route.

### 1.4: Report structure

The Royal Town Planning Institute (RTPI) in a report entitled '*Strategic Planning: Effective Co-operation for Planning Across Boundaries (2015)*' puts the case for strategic planning based on six general principles:

- ◀ Have focus.
- ◀ Be genuinely strategic.
- ◀ Be spatial.
- ◀ Be collaborative.
- ◀ Have strong leadership and
- ◀ Be accountable to local electorates.

KKP has paid due regard to these strategic principles and it is, thus, structured as follows:

- ◀ Section 2 - review of background policy documentation (national/regional/local) and a profile of the population and socio-demographic characteristics of the district.
- ◀ Section 3 - description of methodology employed to assess indoor provision.
- ◀ Section 4 - assessment of sports hall provision.
- ◀ Section 5 - assessment of swimming pool provision.
- ◀ Section 6 - assessment of health and fitness provision.
- ◀ Section 7 - assessment of squash.
- ◀ Section 8 - assessment of gymnastics.
- ◀ Section 9 - assessment of indoor bowls.
- ◀ Section 10 - assessment of indoor tennis.
- ◀ Section 11 - assessment of boxing.
- ◀ Section 12 - assessment of taekwondo
- ◀ Section 13 - assessment of boccia
- ◀ Section 12 - assessment of climbing.
- ◀ Section 13 - strategic recommendations.



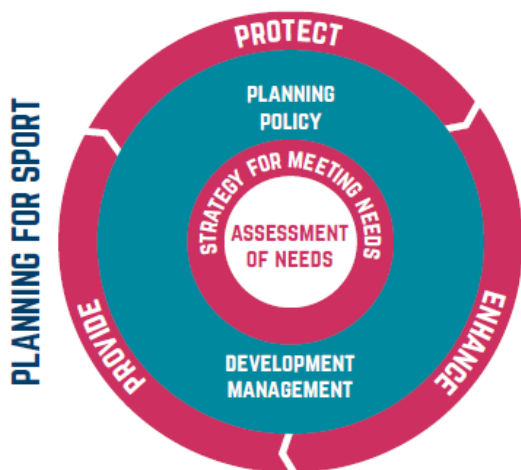
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## SECTION 2: BACKGROUND

### 2.1: National context

Sport England aims to ensure positive planning for sport, enabling the right facilities to be provided in the right places, based on up-to-date assessment of needs for all levels of sport and all sectors of the community. This assessment report has been produced for Tendring DC applying the principles and tools identified in the Sport England Guide Assessing Needs and Opportunities for Indoor and Outdoor Sports Facilities (ANOG).

Figure 2.1: The Sport England Planning for Sport Model

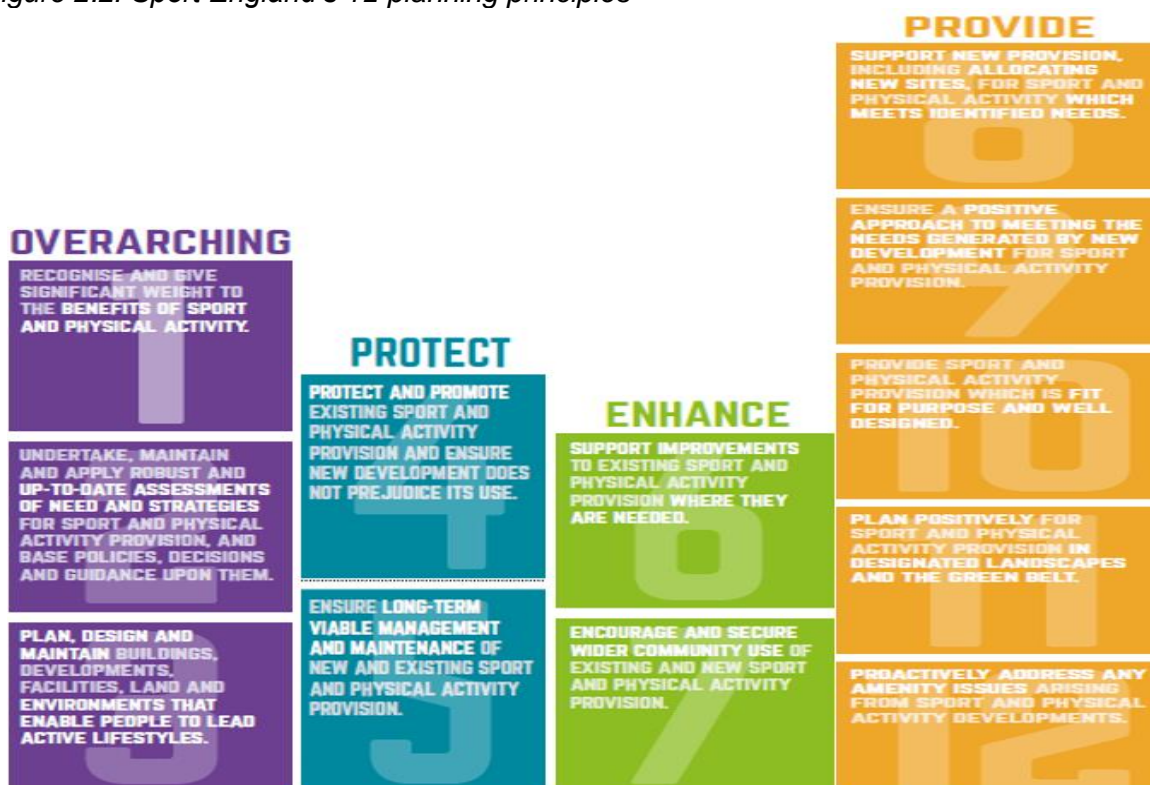


It is supported by 12 planning-for-sport principles. They are geared to helping the planning system contribute to sustainable development by fulfilling the key role the National Planning Policy Framework (NPPF) highlights that it must play - in creating strong, vibrant and healthy communities.

Applying them will ensure that the planning system plans positively to enable and support healthy lifestyles, delivers community and cultural facilities and services to meet local needs, and provides opportunities for all to experience the benefits that taking part in sport and physical activity brings.

These apply to all areas of the planning system at all levels, for example strategic, local authority and neighbourhood planning levels. As such they are of relevance to all involved in, or looking to engage with, the planning system.

Figure 2.2: Sport England's 12 planning principles





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### ***Sport England: Uniting the Movement 2021***

Sport and physical activity have a major role to play in improving the physical and mental health of the nation, supporting the economy, reconnecting communities, and rebuilding a stronger society for all following the global pandemic. Reflecting this, Sport England has recently released its new strategy, Uniting the Movement, its 10-year vision to transform lives and communities through sport and physical activity.

It seeks to tackle the inequalities that it states are long seen in sport and physical activity noting that 'providing opportunities to people and communities that have traditionally been left behind, and helping to remove the barriers to activity, has never been more important'.

The three key Strategy objectives are:



As well as being an advocate for sport and physical activity, through the building of evidence and partnership development, the Strategy identifies five big issues upon which people and communities need to address by working together. They are described as the major challenges to England being an active nation over the next decade as well as being the greatest opportunities to make a lasting difference. They are designated as a building blocks that individually would make a difference but tackled collectively could change things profoundly. The issues are:

- ◀ *Recover and reinvent*: Recovering from the biggest crisis in a generation and reinventing as a vibrant, relevant, and sustainable network of organisations providing sport and physical activity opportunities that meet the needs of different people.
- ◀ *Connecting communities*: Focusing on sport and physical activity's ability to make better places to live and bring people together.
- ◀ *Positive experiences for children and young people*: Unrelenting focus on positive experiences for all children and young people as the foundations for a long and healthy life.
- ◀ *Connecting with health and wellbeing*: Strengthening the connections between sport, physical activity, health, and wellbeing, so more people can feel the benefits of, and advocate for, an active life.
- ◀ *Active environments*: Creating and protecting the places and spaces that make it easier for people to be active.

To address these five big issues, the right conditions for change need to be created: across people, organisations, and partnerships to help convert plans and ideas. This will include a range of actions, including development of effective investment models and applying innovation and digital technology to ensure sport and physical activity are more accessible.

The specific impact of the Strategy will be captured via funded programmes, interventions made, and partnerships forged. For each specific area of action, key performance indicators will be developed to help evidence the overall progress being made by all those involved in supporting sport and physical activity.

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### **Sport England - Understanding the impact of Covid-19 January 2021**

Activity levels for adults had been increasing until coronavirus restrictions were introduced in March 2020. This led to unprecedented drops in activity during the first few weeks of full lockdown between mid-March and mid-May 2020. The proportion of the population classed as active dropped by 7.1% (meaning that there were just over 3 million fewer active adults).

Some audiences found it harder to be active before Covid-19 and are finding it hard now. Inequalities between different groups have persisted since lockdown restrictions began in March. Those who have found it hardest to stay active include:

- ◀ People with long-term health conditions/disabilities.
- ◀ People from lower socio-economic groups.
- ◀ Women aged 16–34-year-olds and 55 years and above.
- ◀ Black adults, Asian adults, and adults from other ethnic groups

The proportion of children and young people reporting being active during mid-May to late July (the summer term) fell by 2.3%, with just over 100,000 fewer children meeting the recommended level of activity compared to the same period 12 months earlier. The impact was greater for some groups than others. Whilst all were impacted in terms of activity levels, girls fared far better than boys, whilst those from black and mixed backgrounds saw more pronounced drops in activity levels.

Sporting activities saw large decreases with over a million fewer children and young people (16.3%) reporting having taken part in swimming and team sports in the last week\* compared to the same period 12 months earlier. Walking, cycling and fitness all saw substantial increases in numbers reporting having taken part in the last week compared to the same period 12 months earlier. 1.6 million more children and young people went for a walk (22.0%) or did fitness activities (22.1%), whilst 1.4 million more cycled for fun or fitness (+18.4%).

In addition, lack of disposable income may lead to a reduction in sports sector spend and can have an impact upon the take-up of activities which cater for children and young people as well as adults. Uncertain employment and financial circumstances mean that greater numbers of people will be looking for affordable and flexible opportunities to stay active. Fewer people will be in a position to make an ongoing financial commitment to participate.

### **Social and economic value of community sport and physical activity in England 2020**

Over the last three years, Sport England has focused on bringing together evidence on the contribution of community sport and physical activity to the five outcomes identified in the Government's strategy Sporting Future. These are physical wellbeing, mental wellbeing, individual development, social and community development, and economic development.

Sport England's aim was to assess the evidence base with a view to demonstrating the contribution of community sport and physical activity to the outcomes. Building on this foundation and other previous work, Sport England quantified the social and economic impact of community sport and physical activity. There are two complementary parts to the research. Part one measures the social impact (including physical and mental health) of sport and physical activity while part two measures the economic importance.

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The findings reveal that community sport and physical activity brings an annual contribution of £85.5 billion to the country (in 2018 prices) through social and economic benefits.

Its social value – including physical and mental health, wellbeing, individual and community development – is more than £72 billion, provided via routes such as a healthier population, consumer expenditure, greater work productivity, improved education attainment, reduced crime, and stronger communities. It also generates more than £13bn in economic value. The economic value includes more than 285,000 jobs that employ people within the community sport and physical activity sector.

Together, both enable Sport England to demonstrate the contribution of sport and physical activity to the five government outcomes. The research revealed that the combined social and economic value of taking part (participating and volunteering) in community sport and physical activity in England in 2017/18 was £85.5bn. When measured against the £21.85 billion costs of engagement and providing sport and physical activity opportunities, for every £1 spent on community sport and physical activity, a return on investment (ROI) of £3.91 was created for individuals and society in 2017/18.

### ***Chief Medical Officer Physical Activity Guidelines 2019***

This report updates the 2011 physical activity guidelines issued by the four chief medical officers (CMOs) of England, Scotland, Wales, and Northern Ireland. The UK CMOs drew upon global evidence to present guidelines for different age groups, covering the volume, duration, frequency, and type of physical activity required across the life course to achieve health benefits.

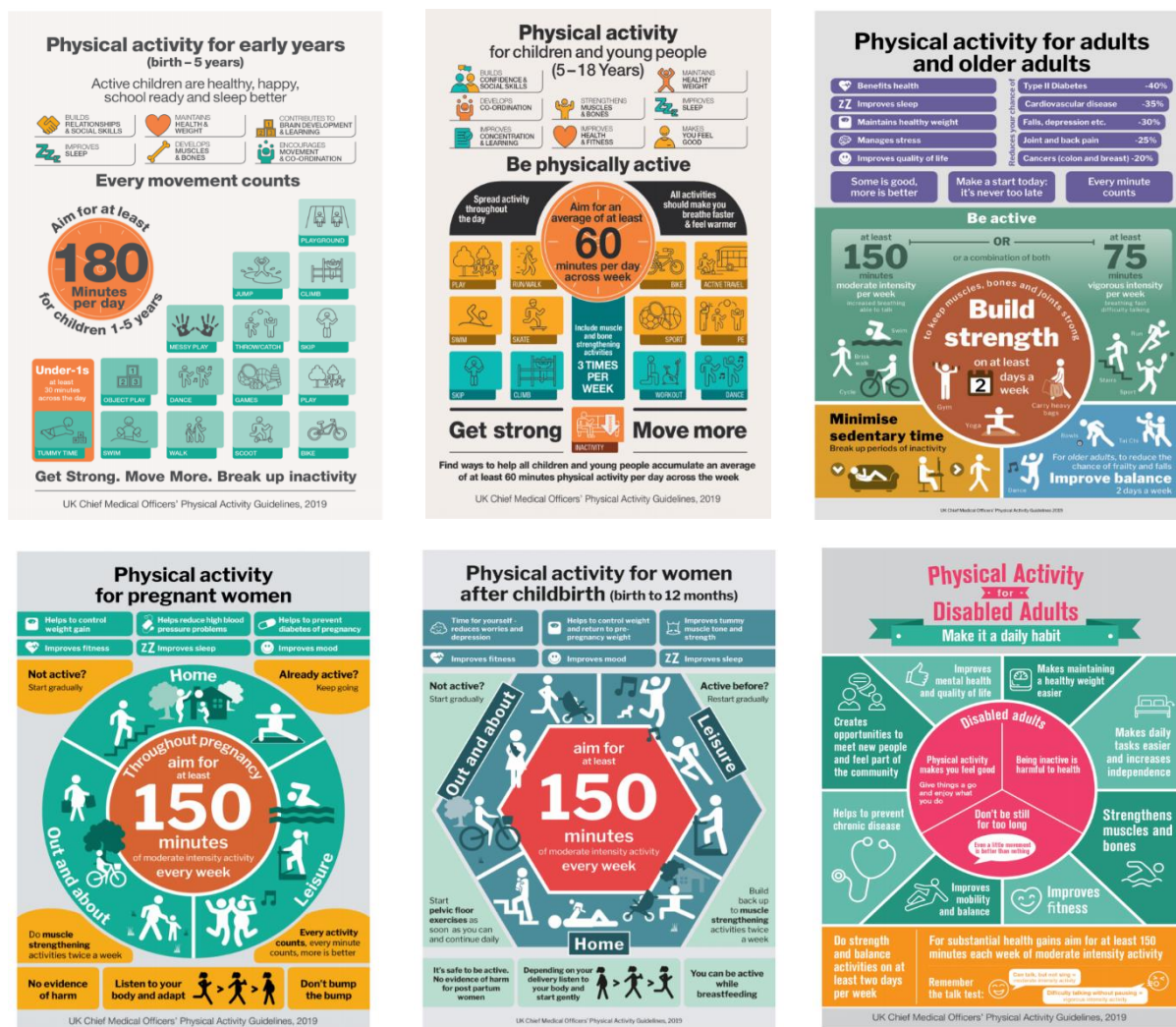
Since 2011, the evidence to support the health benefits of regular physical activity for all groups has become more compelling. In children and young people, regular physical activity is associated with improved learning and attainment, better mental health, and cardiovascular fitness, also contributing to healthy weight status. In adults, there is strong evidence to demonstrate the protective effect on physical activity on a range of many chronic conditions including coronary heart disease, obesity and type 2 diabetes, mental health problems and social isolation. Regular physical activity can deliver cost savings for the health and care system and has wider social benefits for individuals and communities.

The key factors for each age group are as follows:

- ◀ *Under-5s*: This is broken down into infants, toddlers, and pre-schoolers. Pre-schoolers and toddlers should spend at least 180 minutes (3 hours) per day in a variety of different exercises, whereas infants should be physically active several times every day in a variety of ways, including interactive floor-based activities.
- ◀ *Children and young people (5-18 years)*: Children and young people should engage in moderate-to-vigorous intensity physical activity for an average of at least 60 minutes per day across the week.
- ◀ *Adults (19-64 years)*: For good physical and mental health, adults should aim to be physically active every day. This could be 150 minutes of moderate exercise, 75 minutes of vigorous exercise or even shorter durations of very vigorous intensity activity, or a combination of moderate, vigorous and very vigorous intensity activity.
- ◀ *Older adults (65+)*: Older adults should participate in daily physical activity to gain health benefits, including maintenance of good physical and mental health, wellbeing, and social functioning. Each week older adults should aim to accumulate 150 minutes (two and a half hours) of moderate intensity aerobic activity.

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Figure 2.2: Physical activity guidelines



The report also recognises an emerging evidence base for the health benefits of performing very vigorous intensity activity performed in short bouts interspersed with periods of rest or recovery (high intensity interval exercise, HIIT). The available evidence demonstrates that high intensity interval exercise has clinically meaningful effects on fitness, body weight and insulin resistance. This option has therefore been incorporated into the recommendation for adults.

It, thus, emphasises the importance of regular activity for people of all ages. It presents additional guidance on being active during pregnancy, after giving birth, and for disabled adults. The new guidelines are consistent with previous ones, introducing some new elements and allowing flexibility in achieving recommended physical activity levels for each age group.

## Investment in school sport

The School Sport and Activity Action Plan (July 2019) sets out the Government's commitment to ensuring that children and young people have access to at least 60 minutes of sport and physical activity per day, with a recommendation of 30 minutes of this delivered during the school day (in line with the Chief Medical Officers guidelines which recommend an average of at least 60 minutes per day across the week).



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The action plan has three overarching ambitions - that:

- ◀ All children/young people take part in at least 60 minutes of physical activity every day.
- ◀ Children/young people have the opportunity to realise developmental, character-building experiences through sport, competition and active pursuits.
- ◀ All sport and physical activity provision for children/young people is designed around the principles of physical literacy, focuses on fun and enjoyment and aims to reach the least active.

The PE and Sport Premium can help primary schools to achieve this aim, providing primary schools with £320m of government funding to make additional and sustainable improvements to the quality of the PE, physical activity and sport offered through their core budgets. It is allocated directly to schools, so they have the flexibility to use it in the way that works best for their pupils.

In 2021 the Department for Education announced a £10.1 million funding package to help more schools open their facilities to the public once the coronavirus (Covid-19) pandemic is over. The funding, which will be administered by Sport England and distributed via the Active Partnership Network will help schools deliver extra-curricular activities and open their facilities outside of the school day during evenings, weekends and school holidays.

### ***Revised National Planning Policy Framework 2021***

The NPPF sets out planning policies for England. It details how these changes are expected to be applied to the planning system. It also provides a framework for local people and their councils to produce distinct local and neighbourhood plans, reflecting the needs and priorities of local communities.

It states that the purpose of the planning system is to contribute to the achievement of sustainable development. It identifies the need to focus on three themes of economic, social, environmentally sustainable development:

A presumption in favour of sustainable development is a key aspect for any plan-making and decision-taking processes. In relation to plan-making, the NPPF states that local plans should meet objectively assessed need. It is clear about sport's role delivering sustainable communities through promoting health and well-being. Sport England, working within the provisions of the NPPF, wishes to see local planning policy protect, enhance and provide for sports facilities based on robust and up-to-date assessments of need, as well as helping to realise the wider benefits that participation in sport can bring.

The promoting healthy communities theme in paragraph 98, identifies that planning policies should be based on robust, up-to-date assessment of need for open space, sports and recreation facilities and opportunities for new provision. Specific needs, quantitative/qualitative deficiencies and surpluses should be identified and used to inform provision requirements in an area.

### ***Cost pressures affecting the leisure industry***

Insight produced by the [Local Government Association](#) suggests that Councils continue to face substantial inflationary, Covid-19 related, and demand led pressures which are affecting their ability to efficiently operate leisure provision. This comes alongside the steep increase of living costs to households.

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Whilst during 2022, the leisure sector recovery following Covid-19 restrictions has gained momentum, rising utility costs and the recent cost of living pressures on households is likely to adversely impact consumer confidence, throughput, and participation rates. Councils and leisure operators are therefore being required to address and review existing management arrangements and options to ensure the viability of the sector.

Leisure providers (both inhouse and externally commissioned) are being adversely and disproportionately affected because leisure centres have high energy demands, especially for those facilities with swimming pools. Energy costs are typically a leisure operator's second highest cost after staffing costs. This is further exacerbated because the leisure estate is ageing and energy inefficient, with research showing two-thirds of public swimming pools and sports halls are in need of replacing or refurbishment, and ageing assets are contributing up to 40 per cent of some councils' direct carbon emissions.

LGA suggest that, in tackling the challenges presented by the current energy crisis, Councils should aim to pursue a partnership focused approach and consider solutions which may contribute to wider public health, decarbonisation, and levelling up and economic outcomes. This could include the following measures:

- ◀ Regular monthly meetings with leisure operator to review and monitor utility costs.
- ◀ Encourage leisure operators to be open and transparent about the true cost of utilities.
- ◀ Explore potential for flexibility in contractual arrangements and operating parameters: i.e. pool temperature / building temperature / reviewing pricing.
- ◀ Review non-viable/low priority contractual requirements.
- ◀ Consider using any management fee to stabilise utilities and stabilise providers to ensure service continuity.
- ◀ Consider renegotiating the repayment terms of loans to enable providers to defer Covid repayments to later years when they are more stable.
- ◀ Work with the operator to include leisure projects as part of decarbonisation projects and/or council investment in energy saving projects.

### ***Environmental Sustainability***

UK Government produced its net zero strategy 'Build Back Greener' in October 2021. This sets out how it intends the UK to meet its target for decarbonisation by 2050. It focuses on interventions such as:

- ◀ A fully decarbonised power system by 2035 with all electricity coming from 'low carbon sources'.
- ◀ Improved efficiency of heating for homes and buildings, aiming for all new heating appliances to be based on low carbon technologies, such as electric heat pumps or hydrogen boilers.
- ◀ Low carbon fuel supply – by scaling up the production of low carbon alternatives including hydrogen and biofuels.

TDC has in place the following net zero carbon commitment as set out in its Climate Change Action Plan 2020-2023.

In terms of buildings and energy, the following summary of actions has been proposed for the three years:



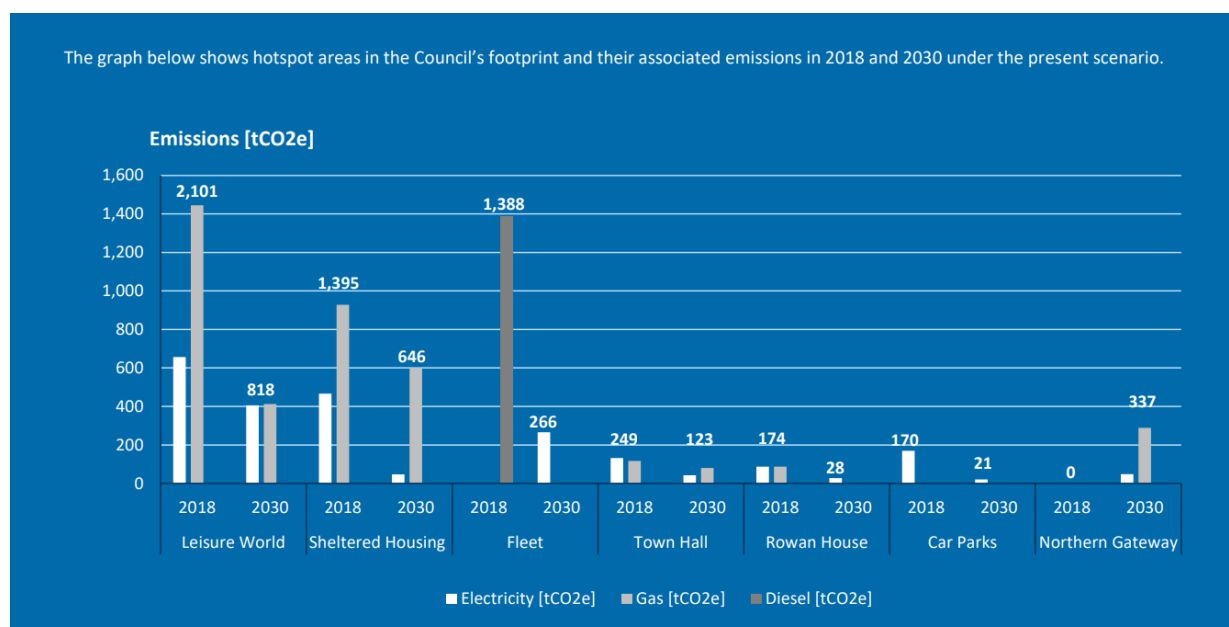
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- Undertake energy audits of all council owned buildings and compile a carbon reduction plan for each one. Continue work to improve the performance of Council buildings towards achieving net zero emissions by 2030 and maximise funding opportunities such as SALIX.
- Move to the purchase of 100% renewable electricity.
- Ensure all newly constructed council -controlled buildings, extensions and refurbishments are designed to achieve net zero emissions by 2030 where possible.
- Focus on the switch away from oil, natural gas use by 2030.
- Ongoing delivery of ‘invest to save’ energy efficiency projects to reduce overall emissions and reduce running costs.
- Maximise onsite renewable energy generation opportunities.
- Explore carbon offsetting options and develop an implementation plan.

The plan highlights that Leisure World Colchester is by far CBC’s largest single emitter across the Council’s portfolio accounting for 35.3% of all emissions. (CBC Climate Emergency Action Plan).

By 2030, gas is expected to remain the largest contributor to CBC’s overall footprint despite a 40% reduction in its consumption. Under the modelled scenario, gas use in 2030 is concentrated in Leisure facilities - predominately Leisure World - and sheltered housing managed by the Council.

Figure 2.4: Colchester carbon emissions breakdown before and after proposed projects/



[Sport England](#) report that <sup>1</sup>climate change and the increased occurrence of extreme weather that it brings are already affecting sports facilities, meaning that the sector needs to build greater resilience to this very real threat.

<sup>1</sup><https://sportengland-production-files.s3.eu-west-2.amazonaws.com/s3fs-public/2021-01/Environmental%20Sustainability%20check%20list.pdf?VersionId=7XfZPDhHKoKHpfKqk165MMWdxwCmYsPO>

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They propose that a wide range of issues should be considered when approaching project development to and the resultant environmental impact of, say a new swimming pool development. Applying determine whether to refurbish an existing building with its carbon already embodied or to build anew<sup>2</sup>. Establishing a sustainability strategy early on Sport England suggest some key principles as part of a 'pathway to sustainability' and net zero carbon in respect of building design and operation.

- ◀ **Reduce energy consumption** as the first measure to reduce carbon emissions and energy costs.
- ◀ **Change behaviour**, eliminate energy waste and operate energy control systems more effectively at no extra cost.
- ◀ **Passive design** - Building orientation and placement on site is critical to achieving net zero targets Harness a site's natural resources to benefit cross ventilation, natural lighting, solar gain, shelter or shading.
- ◀ **Fabric efficiency** Maximise the building fabric and glazing performance.
- ◀ **Minimise initial energy demand** to reduce demand on plant and technologies incorporated.
- ◀ **Efficient systems** Invest in appropriate energy-efficient products including heating, ventilation, fittings, controls, sensors, heat pumps and recovery systems
- ◀ **On-site renewables** Incorporate low and zero carbon (LZC) technologies to produce energy on site.
- ◀ **Off-site renewables** Only use energy providers who use renewable energy.

### ***Summary of national context***

As the nation emerges from the global pandemic, there is a need to reconnect communities, reduce inequalities and create stronger societies. The aim is to create a catalyst for change, with sport and physical activity being one of the key drivers. There is a need to ensure that people in all age groups either get or remain active. Ensuring an adequate supply of suitable facilities to support this aim is also a requirement of the planning system in line with national policy recommendations.

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### 2.2: Local context

#### Colchester Borough Local Plan: 2013-2033

This sets out the vision and key policies for the Borough to be implemented between 2013-2033. The aim is to ensure that CBC is a vibrant, healthy, and attractive place to live, work and visit. This be achieved through the following objectives:

The following strategic objectives are designed to support the vision for the area and provide a basis for development of strategic topic-based policies that will help in achieving the vision.

- ◀ *Providing Sufficient New Homes* – to provide for a level and quality of new homes to meet the needs of a growing and ageing population in North Essex; to achieve this by ensuring the availability of developable land in appropriate locations and that the market delivers a suitable mix of housing types and tenures.
- ◀ *Fostering Economic Development* – to strengthen and diversify local economies to provide more jobs; and to achieve a better balance between the location of jobs and housing, which will reduce the need to travel and promote sustainable growth.
- ◀ *Providing New and Improved Transport & Communication Infrastructure* – to make efficient use of existing transport infrastructure and to ensure sustainable transport opportunities are promoted to support new and existing communities. Where additional capacity is required in the form of new or upgraded transport infrastructure to support new development, ensuring that this is delivered in a phased & timely way to minimise the impact of new development. To ensure that enabled communication is provided as part of new developments as enabled communication is essential for modern living and broadband infrastructure and related services will be essential for business, education, and residential properties.
- ◀ *Addressing Education and Healthcare Needs* – to provide good quality educational opportunities as part of a sustainable growth strategy, including practical vocational training and apprenticeships linked to local job opportunities. To work with partners in the NHS, Public Health, and local health partnerships to ensure adequate provision of healthcare facilities to support new and growing communities.
- ◀ *Ensuring High Quality Outcomes* – to promote greater ambition in planning and delivering high quality sustainable new communities. Overall, new development must secure high standards of urban design and green infrastructure which creates attractive and sustainable places where people want to live and spend time. New development needs to be informed by an understanding of the historic environment resource gained through the preparation of Historic Impact Assessments, and to conserve and enhance the significance of heritage assets including any contribution made to their significance by their settings.

#### ***The Better Colchester Strategic Plan 2020-2023***

The Strategic Vision and Capital Programme set out ambitious plans to make Colchester a better borough – a place where everyone has a chance to succeed, where nobody gets left behind and where everyone can see the investment being made to their town. Five strategic priority themes are identified these are:

- ◀ Tackling the climate challenge and leading sustainability
- ◀ Creating safe, healthy, and active communities
- ◀ Delivering homes for people who need them;
- ◀ Growing a fair economy so everyone benefits; and
- ◀ Celebrating our heritage and culture.

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### ***CBC Indoor Sports Facilities Strategy 2015***

The key findings of this include:

- ◀ CBC recognises the importance of its leisure facility stock to health and wellbeing
- ◀ Leisure World is the Borough's flagship venue and is strategically significant as its only community accessible swimming pool. Were it to become unavailable there would be a severe shortfall of accessible water space - also resulting in the Borough's most deprived community not being within easy reach of a pool.
- ◀ Corporal Budd VC swimming pool and sports hall provide high quality valuable supporting facilities for residents of the Borough (albeit, with limited community use).
- ◀ The University offers limited community use at its sports hall and fitness facilities, due to high student demand. It is keen to develop its facilities further and has indicated a wish to invest in a further 10 badminton courts and increase its fitness offer by up to 50%. This should satisfy anticipated increased demand likely to result from extension of its free access policy (to students) and projected increased student numbers
- ◀ The dedicated gymnastics centre provides the full gamut of gymnastics activities. Despite its recent extension (supported by CBC) it still has a significant waiting list.
- ◀ Most sports halls identified in the audit allow for some level of community use although CBC only has direct influence over three of them. This limits its capacity to take a lead on facility programming in the Borough as many of the halls 'operate in silos' without any overall leadership, coordination, or direction
- ◀ Consultation clearly indicates that more time is needed in facilities for sports such as badminton, gymnastics, and table tennis. Neighbouring local authorities are unable to help to ease Colchester-based demand for indoor sports halls.
- ◀ The proposed development of the Northern Gateway provides an exciting opportunity for Colchester. It already has many stakeholders in the sporting community excited as to what the facility mix/potential facilities might be.
- ◀ CBC has the opportunity to drive facility programming linked to the health and wellbeing agenda in its own facilities and drive-up participation.
- ◀ Developer continuous secured via CIL/planning obligations could be used to support new/enhanced facilities, given the major development proposed.
- ◀ CBC has a current agreement with the Garrison which encapsulates proposed usage and charging policies at MOD facilities. If CBC can extend this, the venue could accommodate and encourage increased participation in a range of sports.
- ◀ In addition, CBC is keen to re-negotiate community provision, for example, using the excess funding generated at the Garrison facilities to increase access to facilities, rather than build new facilities *per se*.
- ◀ The projected increase in participation will put increasing strain on the current facility stock, particularly (given the ageing population) for daytime access. This will lead to a demand for additional space at time of efficiencies and cuts.
- ◀ Links with health partners need to be further developed and relationships more formalised. There is a genuine opportunity to ensure that facilities better serve the health and wellbeing needs of residents. Active Essex is a leader player in the development of this relationship, so partnership work is recommended. This is specifically relevant given health challenges faced by the ageing Borough population.
- ◀ The lack of programming coordination and the absence of a sports development service leads to duplication of activity and or gaps in provision of a full sport and leisure offer.
- ◀ Developing new partnership relationships needs to remain high on the CBC agenda, particularly with a view to facility/ service co-location.
- ◀ Closure of Colchester Academy in 2014 has impacted on provision of a number of sports facilities and community access to them. While it is not known whether/when it will re-open, re-establishing community use should remain as an objective for the future.

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### Colchester PPG17 Study 2007

The key findings included that:

- ◀ Participation in sport and physical activity is good in Colchester compared to other areas of the country according to both Active People and national FA participation statistics.
- ◀ The quality of outdoor sports facilities across Colchester is perceived to be adequate and this was confirmed via site assessments; there are some variations between analysis areas.
- ◀ Application of quantity and accessibility standards highlights that the distribution of outdoor sports facilities is uneven with low levels of provision (in terms of hectares) in both the Central and Urban South analysis areas. Most residents are able to access a minimum of one type of outdoor sports facility within the recommended distance threshold.
- ◀ While there are few accessibility deficiencies and therefore few clear priorities for new provision, consideration should be given to providing new facilities in areas where there is currently little variety. Furthermore, it should be ensured that new facilities are provided alongside new residential developments.
- ◀ Investment should be sought to improve the quality of existing facilities and for the long-term planning of new sites in areas currently without access to a variety of facilities.
- ◀ The PPS provided a more detailed assessment of existing provision and identified specific areas of the borough where latent demand existed.

### **Livewell Colchester**

Livewell is a campaign designed to engage communities, families, and individuals with the aim of providing information about all that is on offer in Essex to improve health and wellbeing. All Essex local authorities and their partners have come together to collaborate on the health and wellbeing agenda and work towards achieving better health outcomes for people across Essex. Livewell comprises six key themes including:

- ◀ *Startwell* - Giving children the best start in life. We will endeavour to help families have the best start in life.
- ◀ *Bewell* – People of all ages, shapes, sizes and abilities can benefit from being physically active. We will encourage more people to undertake regular physical activity, which will in turn produce longer term health benefits.
- ◀ *Eatwell* – Healthy eating means consuming the right type and quantity of food from all food groups in order to lead a healthy life. We will raise awareness across the district about healthier eating.
- ◀ *Feelwell* – A state of mental wellbeing in which every individual realises his or her potential and can cope with the normal stresses of life. We will improve the access to services that address mental wellbeing.
- ◀ *Staywell* – Clinical wellbeing, a state of health. We will work together with the community and professionals to ensure our residents have access to the best clinical services.
- ◀ *Agewell* - Plan now for the future, for a healthier retirement. We will endeavour to encourage people to look at improving their health and wellbeing now, to be able to lead a better quality of life in the future.

### **Active Essex**

Active Essex is a county wide initiative that helps to take steps to a more active lifestyle. It is one of the 43 Active partnerships in England which work collaboratively with local partners to ensure the power of physical activity and sport can transform lives

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Its vision is to improve everyone's health and wellbeing. It wants to level up the playing field across Essex, support those who are already active and tackle head on the inequalities that currently prevent everyone from the life changing impact of an active lifestyle. It will ensure this is done together, by continuing to strengthen communities, by providing tools to enable young people to have the best and most healthy start to life, by creating attractive local spaces and places to encourage people to be active and ensuring that good physical and mental wellbeing can be accessed by everyone.

Five key priorities are listed in its strategy '*Fit for the Future: The Physical Activity and Sport Strategy for Essex, Southend, and Thurrock 2021-2031*'. These are:

- ◀ *Strengthening communities*: use the power of physical activity and sport with citizen led and asset-based approaches to strengthen communities.
- ◀ *Sport and Physical Activity Sector*: to support the recovery, development and growth of our sport and physical activity sector, in order to collectively increase the opportunities for all.
- ◀ *Children and young people*: ensuring every child in Essex has the best start in life, which is active, healthy, and happy.
- ◀ *Active Environments*: to work, collectively to develop and provide well connected, accessible places and spaces that encourage people to be active.
- ◀ *Levelling up Health and Wellbeing*: Change behaviours, enabling and empowering people to do things for themselves and their local communities. Physical activity is the highest priority for good health.

### **Local Delivery Pilot (LDP) 2019-2025**

In 2019, Sport England embarked on a long term £100m national pilot to test new ways of tackling population levels of physical inactivity. It selected 12 different locations across England, including Essex, with the initial period running until 2025.

Learning from the pilots will be shared to underpin radical change in the way organisations and sectors go about increasing levels of physical activity. The Essex LDP is described as a once in a generation opportunity to use physical activity to make a difference to the lives of people across Essex. Colchester is one of three test areas (with Basildon and Tendring). All LDP resources focuses on getting sedentary people more active in low-income communities.

### **Summary of local context**

There is a real focus on improving quality of life or residents in CBC with reference made to increasing sport and physical activity and reducing health inequalities. The core messages running through local strategies are:

- ◀ Reducing social and economic inequalities, particularly focusing on the neighbourhoods of Tiptree, West Mersea and Wivenhoe.
- ◀ Reducing levels of inactivity.
- ◀ Promoting and encouraging healthy and active lifestyles by providing a range of activities and services, in partnership with a range of organisations for all age groups.
- ◀ Improving access to facilities within all communities, ensuring there are increased activities for people of all ages.
- ◀ Ensuring services and facilities are developed in parallel with future housing growth.

It is important that a partnership approach with key stakeholders is developed between different agencies to ensure that these core messages are delivered.



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### 2.3: Demographic profile

The following is an overview of Colchester based on data taken from nationally recognised sources. It reflects the most up to date information presently available although it should be noted that new data is published regularly, often at different intervals.

#### Population and distribution (Data source: 2020 Mid-Year Estimate, ONS):

The total population of Colchester was 197,200, of which 98,344 are males and 98,856 are females.

Figure 2.3 illustrates the population density map is based on lower super output areas (LSOA) from ONS' most recent Census of population. It covers all parts of the country irrespective of whether the SOA is in an area of high-density housing and flats or it covers farms and rural villages. The map's shading, however, allows concentrations of population to be easily identified, for example, major urban areas such as flats, terraced houses and estates tend to show up as the darkest shading while rural areas, housing adjoining parks and other non-residential land uses tend to be the lightest shades.

Figure 2.2: Population density 2019 MYE, ONS

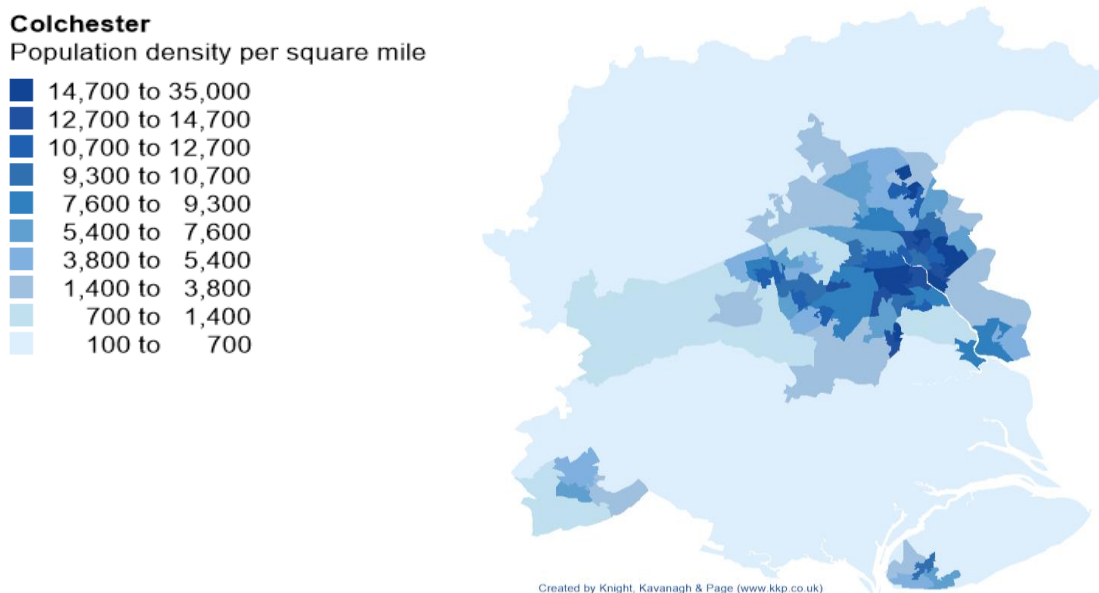


Figure 2.4 illustrates Colchester's population age and gender composition set against that of the region. Data indicates that there is a higher proportion of 10–34-year-olds (Colchester - 34.4%,) when compared to the East (29.1%). This may suggest a higher level of demand from what are generally regarded as the main sports participation groups and also from young families. There are, however, fewer in the age groups from 35-64 (Colchester - 36.5%, East - 38.8%); these groups are likely to have higher disposable income and may also still be physically active. The age and make-up of the population is a key factor to consider, when developing and implementing the sport and physical activity offer in the area.

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Figure 2.3: Comparative age/sex pyramid for Colchester and the East

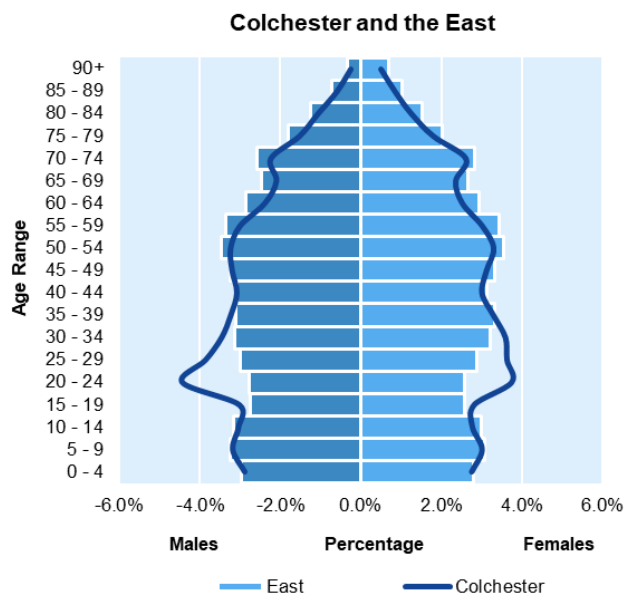
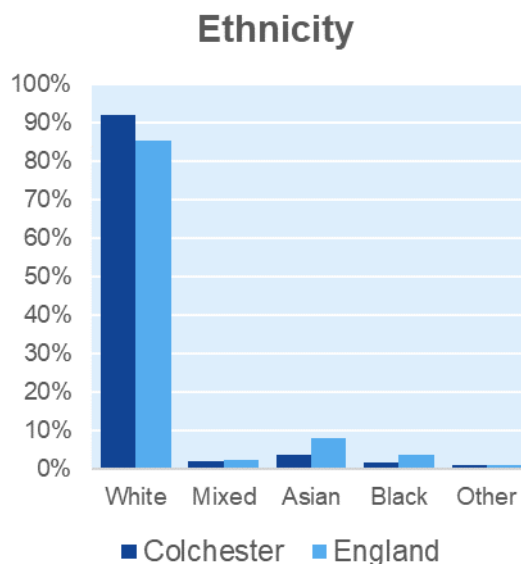


Figure 2.4: Colchester's ethnic composition, income & dependency, and deprivation illustrations



**Ethnicity** (Data source: 2011 census of population, ONS): Colchester's ethnic composition reflects that of England as a whole. The largest proportion (92%) of the local population classified their ethnicity as White; this is considerably higher than the comparative England rate of 85.4%. The next largest population group is Asian, at 3.7% this is considerably lower than the national equivalent (7.8%).

**£30,956**  
median full-time earnings

**15.1%** Live in top 30% deprived

**4,080**  
claiming benefit

**92%** White (2011 census)

**Income and dependency** (Data source: NOMIS (2020)): The median figure for full-time earnings (2021) in Colchester is £30,956; the comparative rate for the East is £32,687 (+5.6%) and for Great Britain is £31,881 (+3%). In January 2022 there were 4,080 people in Colchester claiming out of work benefits; this is an increase of 50% compared to March 2020 (2,720).

**Deprivation** (Data source: 2019 indices of deprivation, MHCLG):

Relative to other parts of the country Colchester experiences low levels of deprivation, one in seven of the Borough's population (15.1%) lives in areas classed as being in the country's three most deprived cohorts compared to a national average of c.30%. Conversely, 33.5% live in the three least deprived groupings (again, this compares to a 'norm' of c.30%).

A similar pattern, to that seen for multiple deprivation, is seen in relation to health, yet more so with around one in five of Colchester's population (19.1%) falling within the areas covered by the three most deprived cohorts, this compares to a national average of c.30%. Conversely, 29% live in the three least deprived groupings compared to a 'norm' of c.30%.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 2.1: Index of multiple deprivation (IMD) and health deprivation in Colchester

| Indices of deprivation 2019 (10% bands) | Multiple deprivation |                       |        | Health deprivation |                            |        |
|---|----------------------|-----------------------|--------|--------------------|----------------------------|--------|
|   | Population in band   | Percent of population |        | Population in band | Cumulative % of Population |        |
| Most deprived 0-10.0                    | 1,669                | 0.9%                  | 0.9%   | 4,509              | 2.4%                       | 2.4%   |
| 10.1-20                                 | 17,020               | 9.2%                  | 10.1%  | 12,443             | 6.7%                       | 9.2%   |
| 20.1-30                                 | 9,247                | 5.0%                  | 15.1%  | 18,407             | 10.0%                      | 19.1%  |
| 30.1-40                                 | 17,036               | 9.2%                  | 24.3%  | 16,980             | 9.2%                       | 28.3%  |
| 40.1-50                                 | 23,534               | 12.7%                 | 37.0%  | 20,029             | 10.8%                      | 39.1%  |
| 50.1-60                                 | 30,992               | 16.8%                 | 53.8%  | 20,001             | 10.8%                      | 50.0%  |
| 60.1-70                                 | 23,519               | 12.7%                 | 66.5%  | 39,006             | 21.1%                      | 71.0%  |
| 70.1-80                                 | 18,551               | 10.0%                 | 76.6%  | 28,151             | 15.2%                      | 86.3%  |
| 80.1-90                                 | 27,993               | 15.1%                 | 91.7%  | 20,660             | 11.2%                      | 97.4%  |
| Least deprived 90.1-100                 | 15,355               | 8.3%                  | 100.0% | 4,730              | 2.6%                       | 100.0% |

Figure 2.5: IMD and health domain comparisons – Colchester and England.

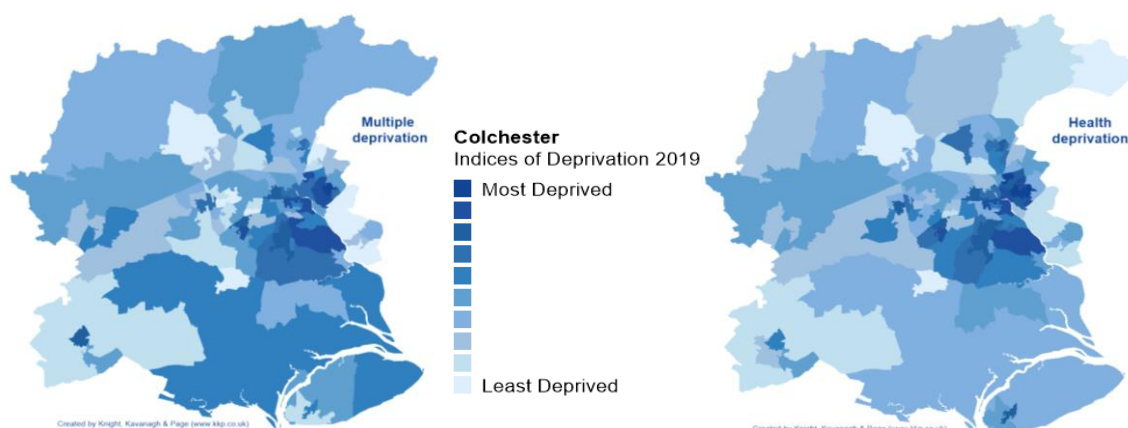
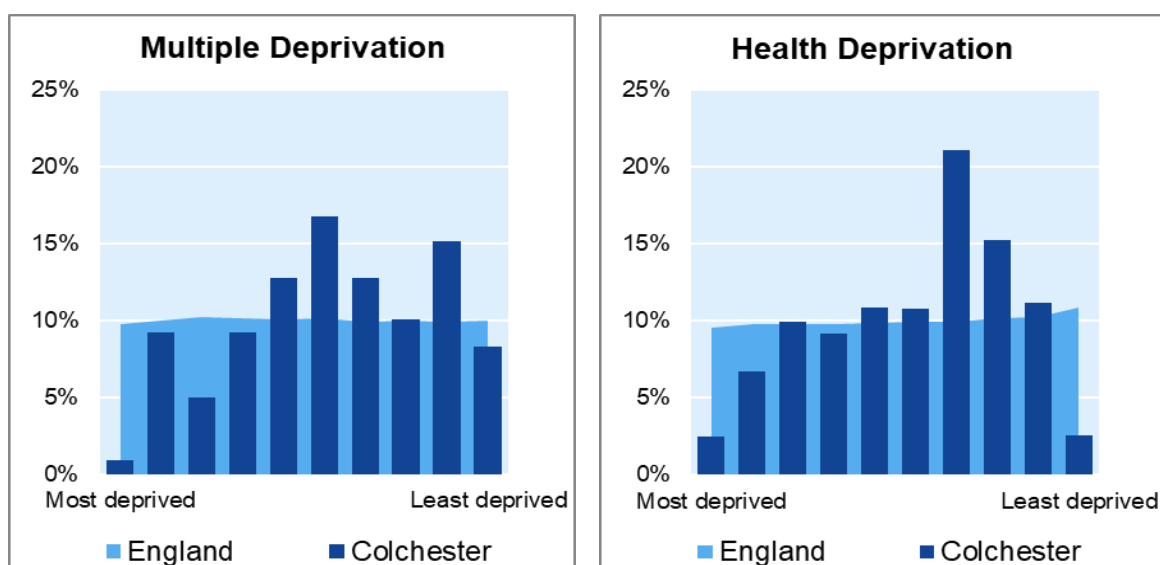


Figure 2.6: IMD and health domain comparisons – Colchester and England



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## Crime (Data source: 2020 Recorded Crime, ONS)

Crime data is only available for police force areas. Colchester is in the Essex Police Force Area which includes 14 local authorities (Basildon, Braintree, Brentwood, Castle Point, Chelmsford, Colchester, Epping Forest, Harlow, Maldon, Rochford, Southend-on-Sea, Tendring, Thurrock and Uttlesford). The population of Colchester makes up 10.6% of the Essex Police Force Area.

During the 12 months to September 2021 the recorded crimes per 1,000 persons in Essex was 83.3; this is similar to the equivalent rate for England and Wales as a whole which was 82.4. The number of recorded crimes in Essex has fallen by 3.6% since September 2020, the number for England and Wales has fallen by 1.3% over the same period.

Figure 2.7: Index of crime deprivation

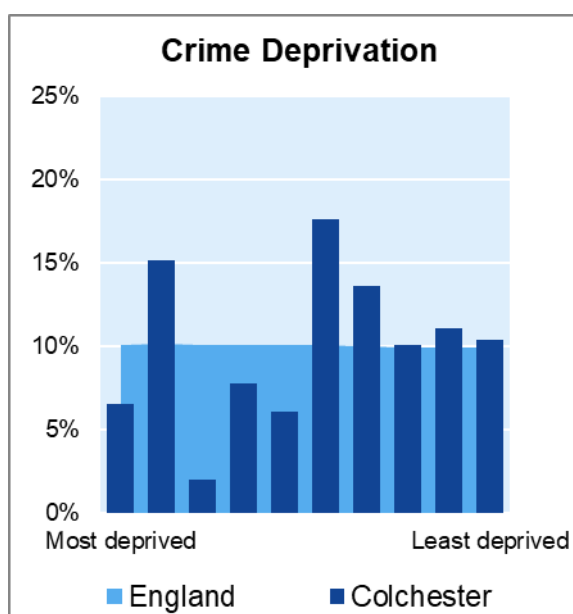
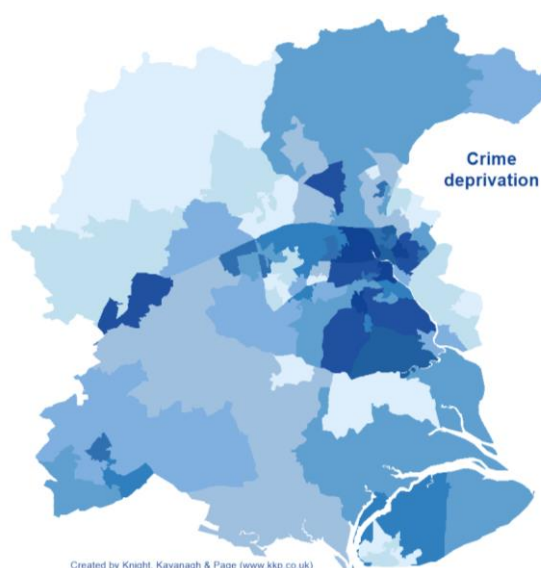


Figure 2.8: Crime domain comparisons



**Health data** (Data sources: ONS births and deaths, NCMP<sup>3</sup> and NOO<sup>4</sup>): In keeping with patterns seen alongside lower levels of health deprivation, life expectancy for men in Colchester is higher than the national figure; the male rate is currently 80.2 compared to 79.6 for England, and the female equivalent is 83.1 compared to 83.2 nationally.

**Weight and obesity:** Obesity is widely recognised to be associated with health problems such as type 2 diabetes, cardiovascular disease and cancer. At national level, NHS costs attributable to overweight and obesity<sup>5</sup> are projected to reach £9.7 billion by 2050, with wider costs to society estimated to reach £49.9 billion per year. These factors combine to make the prevention of obesity a major public health challenge.

Adult obesity rates in Colchester are below both the national and regional averages. However, child rates for obesity are higher than regional but below national averages as identified in Figure 2.9.

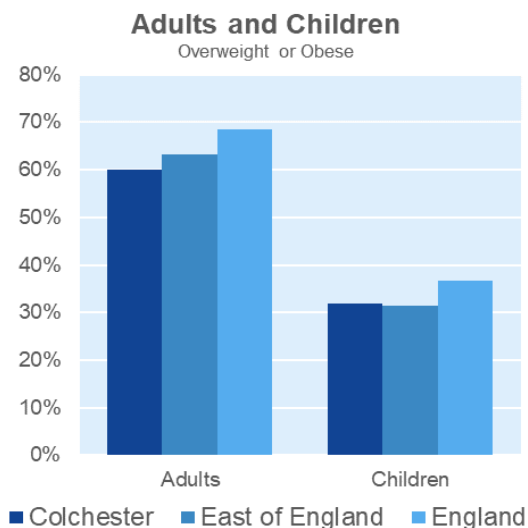
<sup>3</sup> National Child Measurement Program

<sup>4</sup> National Obesity Observatory

<sup>5</sup> Adult Weight Data is for the period 2016-2017. The child data is for the period 2017-2018

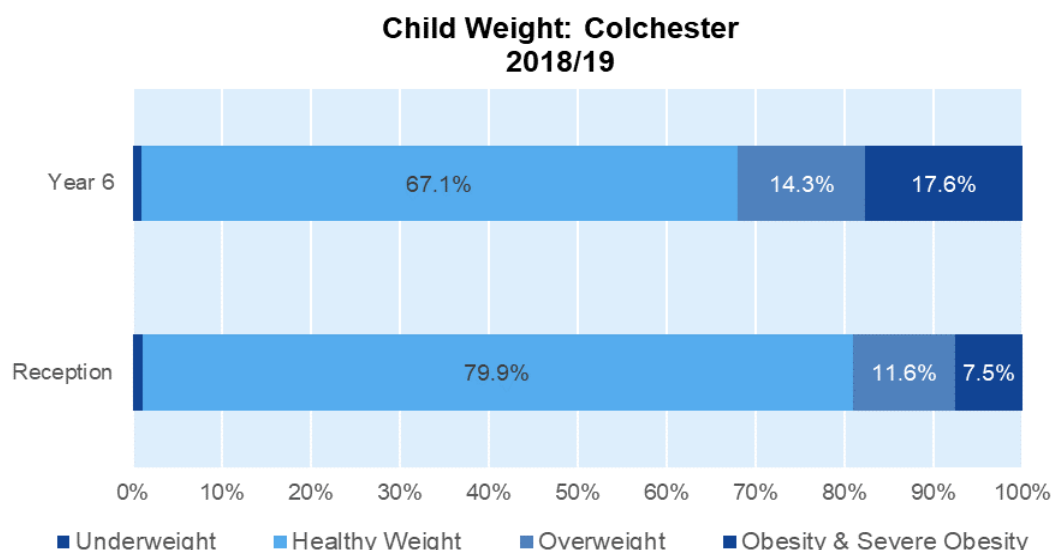
# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 2.9: Adult and child obesity rates



In common with many other areas, obesity rates increase significantly between the ages of 4 and 11. In Reception Year at school, 7.5% of children in Colchester are considered obese and 11.6% overweight. By Year 6 these figures rise to 17.6% obese and 14.3% overweight. In total by Year 6 a third of children (31.9%) are either overweight or obese.

Figure 2.10: Child weight – reception and year



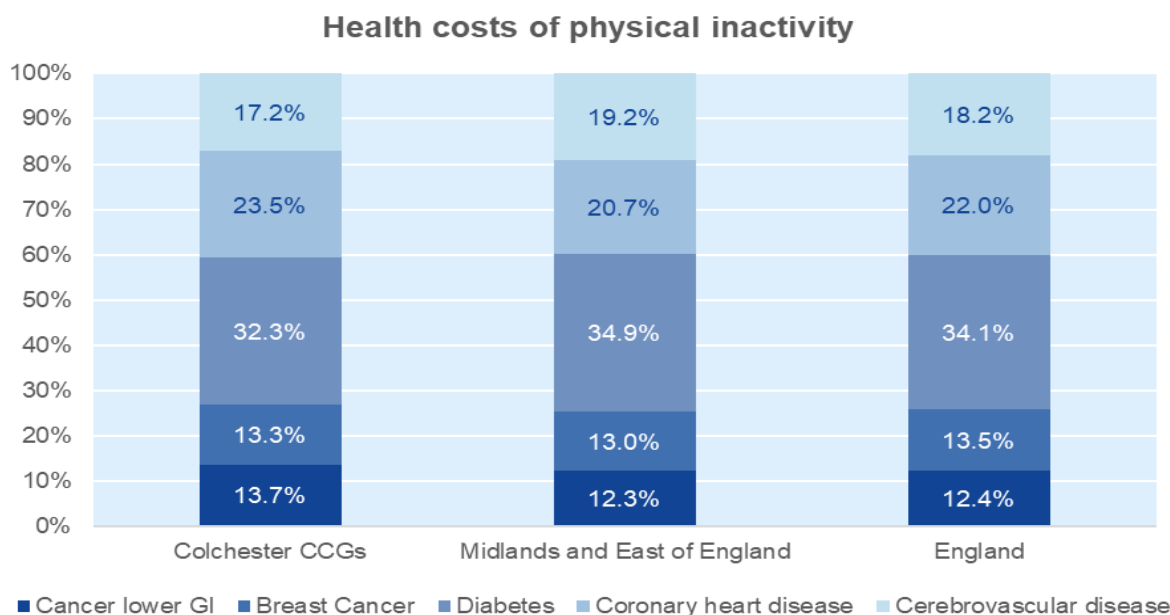
### Health costs of physical inactivity

The British Heart Foundation (BHF) Promotion Research Group data related to the costs of avoidable ill health attributable to physical inactivity (updated 2014/15) by Public Health England. It encompasses illnesses such as bowel and breast cancer, type 2 diabetes, coronary heart disease and cerebrovascular disease e.g., stroke. The data indicates a similar breakdown between these illnesses regionally and nationally.

Colchester falls within the boundary of the NHS North East Essex CCG (Colchester and Tendring) which includes all of Colchester's population. The total annual cost to the NHS of physical inactivity for the CCGs that Colchester falls within is estimated at £3,106,290. When compared to regional and national costs per 100,000, the total costs for the CCGs (£936,027), which is 16.1% above the national average (£806,244) and 13.2% above the regional average (£827,050).

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 2.11: Health costs of physical inactivity

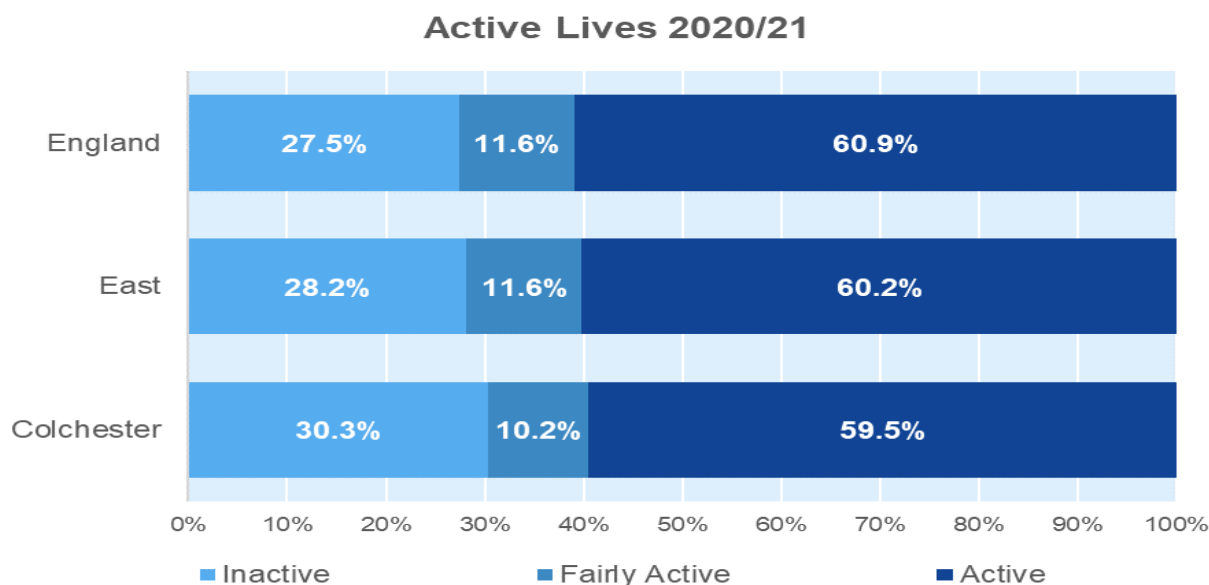


It should also be noted that in addition to the NHS costs there are also significant costs to industry in terms of days of productivity lost due to back pain etc. These have also been costed in CBI reports and are of similar magnitude to NHS costs.

## Sport England: Active Lives Survey (ALS) 2019/2020

This is based on 16+ year olds taking part in walking, cycling, fitness, dance, and other sporting activity (excluding gardening). The percentage of the population considered inactive in Colchester is 30.3%. This is above the regional (28.2%) and national (27.5%) average. Colchester has slightly fewer active people (59.5%) than both the national average (60.9%) and regional average (60.2%) as identified in Figure 2.13.

Figure 2.12: Levels of activity



Rate/population totals for sport & physical activity levels (excluding gardening) of adults (16+) in English LAs.



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## The most popular sports and physical activities

A further aspect of the Active Lives Survey is that it makes it possible to identify the top five sports within Colchester. As with many other areas, fitness and cycling are among the most popular activities and are known to cut across age groups and gender; in Colchester around one third (34.5%) of adults take part in fitness activities, on average, at least twice a month. The next most popular activity is cycling which 24.5% of adults do on a relatively regular basis.

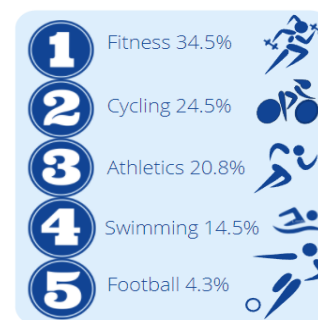


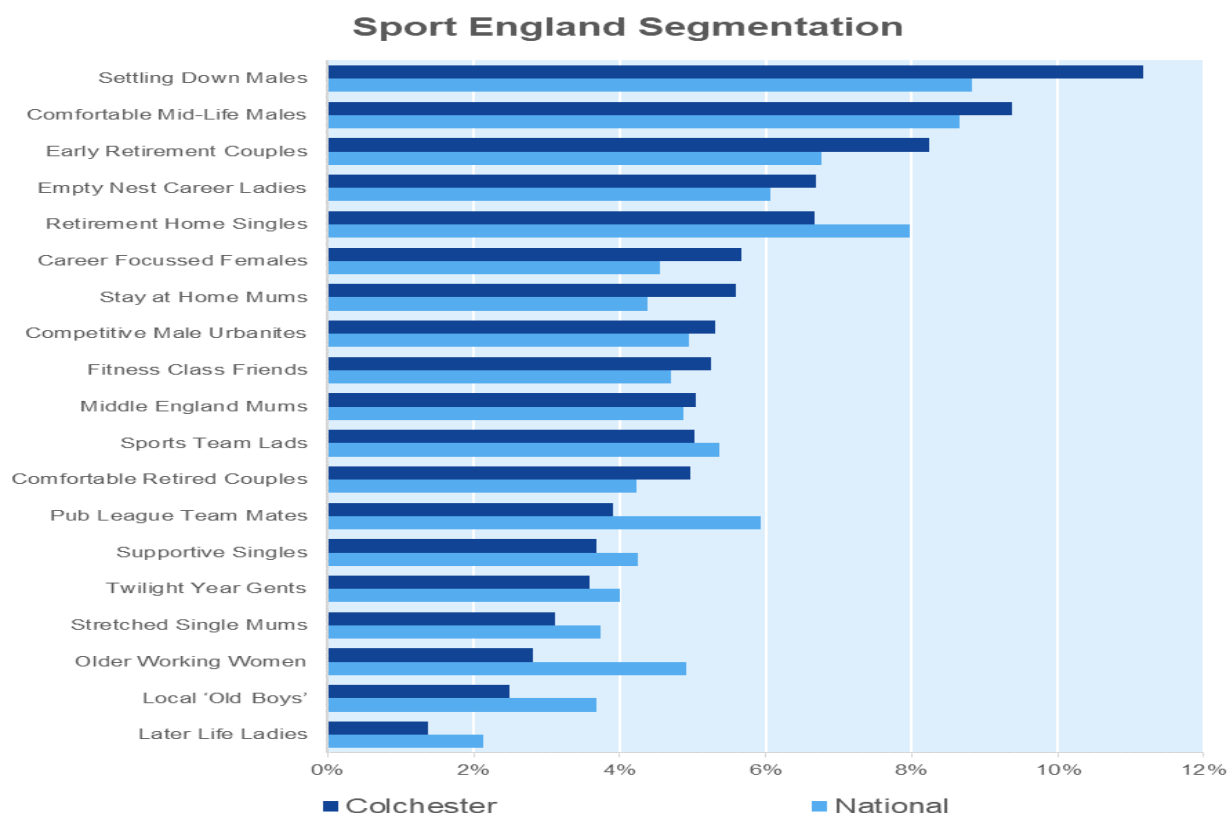
Table 2.2: Most popular sports in Colchester (Source: SE Active Lives Survey Nov 18/19)

| Sport     | Colchester |       | East       |       | England    |       |
|-----------|------------|-------|------------|-------|------------|-------|
|           | No. (000s) | Rate  | No. (000s) | Rate  | No. (000s) | Rate  |
| Fitness   | 54,600     | 34.5% | 1,438,200  | 28.6% | 12,930,400 | 28.4% |
| Cycling   | 38,800     | 24.5% | 888,200    | 17.7% | 7,424,800  | 16.3% |
| Athletics | 32,800     | 20.8% | 692,300    | 13.8% | 6,668,800  | 14.7% |
| Swimming  | 23,000     | 14.5% | 475,600    | 9.5%  | 4,221,300  | 9.3%  |
| Football  | 6,700      | 4.3%  | 214,100    | 4.3%  | 2,019,800  | 4.4%  |

## Sporting segmentation (Data source: Market segmentation, Sport England)

Sport England has classified the adult population via a series of 19 market segments which provide an insight into the sporting behaviours of individuals throughout the country.

Figure 2.13: SE segmentation – Colchester compared to England



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The profiles cover a wide range of characteristics, from gender and age to the sports that people take part in, other interests, the newspapers that they read etc. The segmentation profile for Colchester indicates 'Settling Down Males' to be the largest segment of the adult population at 11.2% (15,650) compared to a national average of 8.8%. This is closely followed by 'Comfortable Mid-Life Males' (9.4%) and 'Early Retirement Couples' (8.2%).

## Mosaic (Data source: 2021 Mosaic analysis, Experian)

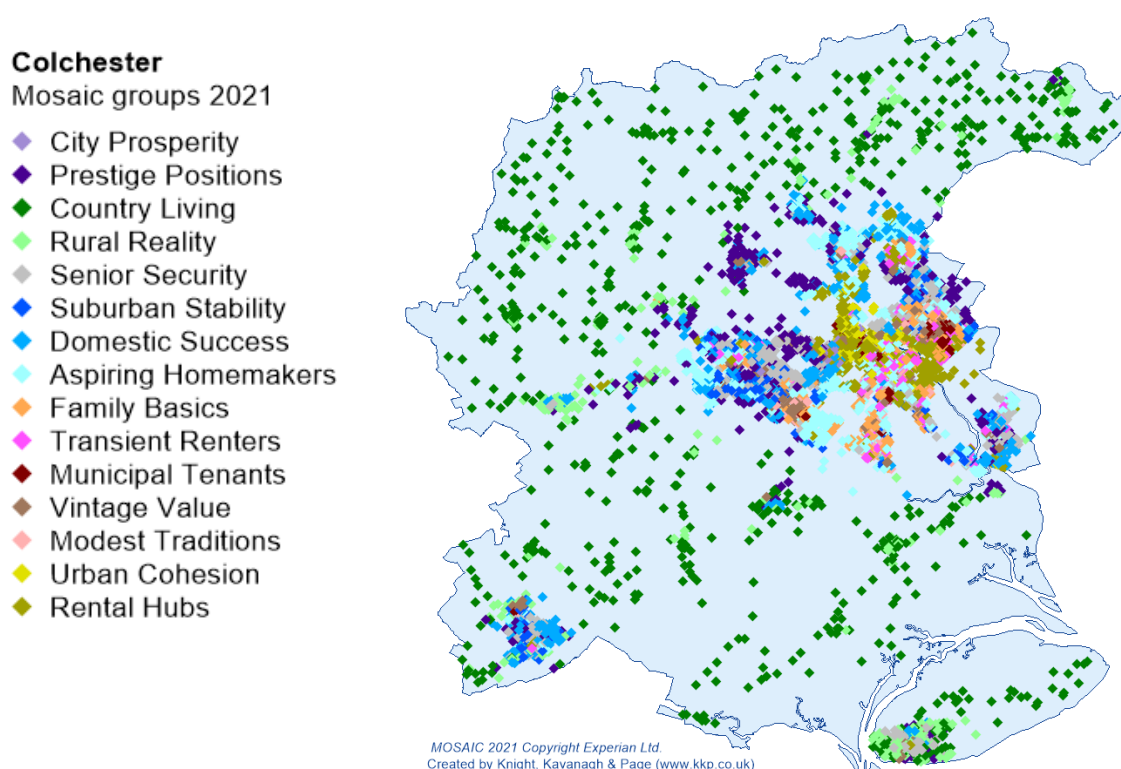
Mosaic 2021 is a similar consumer segmentation product. It classifies all 28.5 million households into 15 groups, 66 household types and 238 segments. The top five Mosaic classifications in Colchester compared to the country, represent almost two thirds (62.1%) of the population compared to a national equivalent rate of just over 4 in 10 (42.2%).

Table 2.3: Mosaic – main population segments in Colchester

| Mosaic group description | Colchester |       | National % |
|--------------------------|------------|-------|------------|
|                          | #          | %     |            |
| 1 - Aspiring Homemakers  | 34,191     | 17.3% | 10.4%      |
| 2 - Rental Hubs          | 29,571     | 15.0% | 8.6%       |
| 3 - Domestic Success     | 24,158     | 12.3% | 9.0%       |
| 4 - Senior Security      | 18,589     | 9.4%  | 6.9%       |
| 5 - Country Living       | 15,777     | 8.0%  | 7.2%       |




The largest segment profiled for Colchester is the Aspiring Homemakers group, making up 17.3% of the adult population in the area, this is almost double the national rate (10.4%).

Figure 2.14: Distribution of Mosaic segments in Colchester



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 2.4: Dominant Mosaic profiles in Colchester

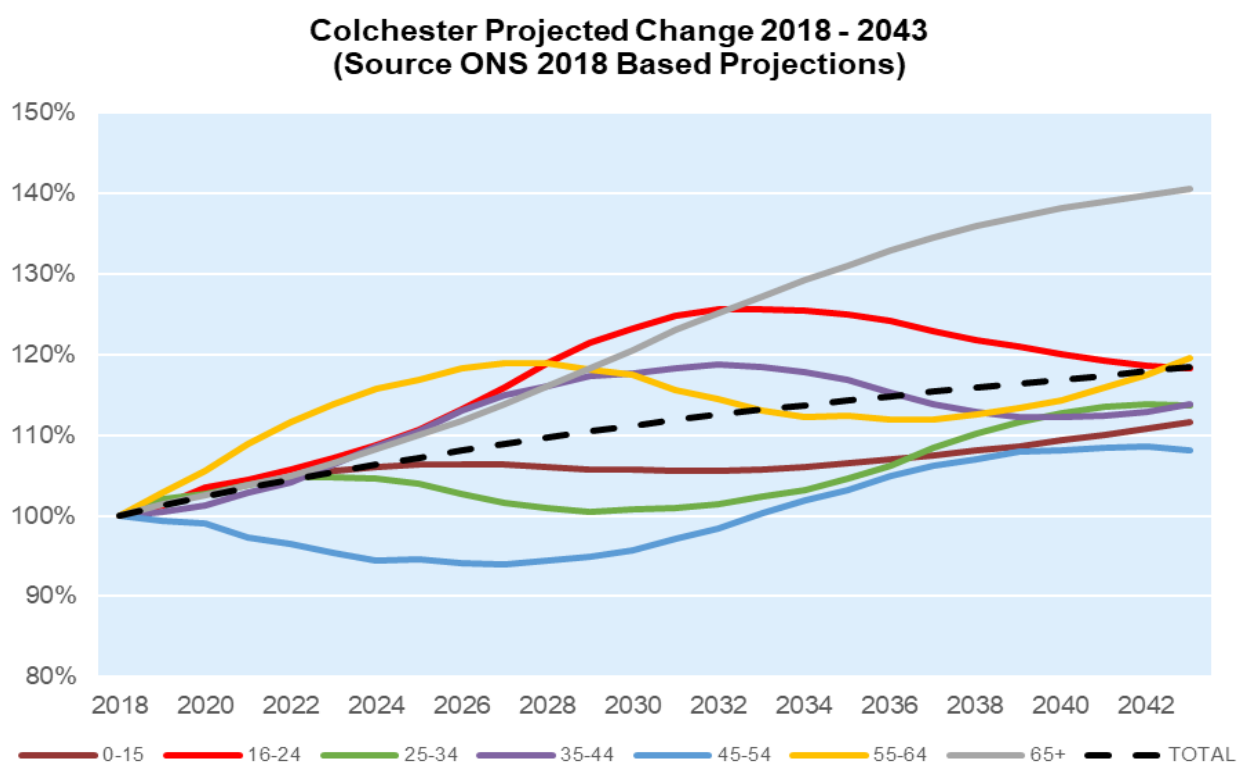
|                            |   |  |
|----------------------------|---|--|
| <b>Aspiring Homemakers</b> |  | Younger households who have, often, only recently set up home. They usually own their homes in private suburbs, which they have chosen to fit their budget.  |
| <b>Rental Hubs</b>         |  | Predominantly young, single people in their 20s and 30s who live in urban locations and rent their homes from private landlords while in the early stages of their careers or pursuing studies.  |
| <b>Domestic Success</b>    |  | High-earning families who live affluent lifestyles in upmarket homes situated in sought after residential neighbourhoods. Their busy lives revolve around their children and successful careers in higher managerial and professional roles. |

## Population projections

The most recent ONS projections indicate a rise of 18.5% in Colchester’s population (+35,538) over the 25 years from 2018 to 2043. Over this extended timeframe there are fluctuations across the majority of age groups. Key points for Colchester are outlined below:

- ◆ The number of 0–15-year-olds, rises by +4,186 (+11.6%) between 2018 and 2043.
- ◆ There is a continuous increase in the numbers of persons aged 65+ and a need to consider varying sports offers for this age group. This represents an increase of +20.5% (+6,811) in the first period continuing to rise to +40.7% (+13,490) between 2018 and 2043. While the age group represented 17.2% of Colchester’s population in 2018 it is projected to be 20.5% of the total by 2043 - this is one fifth of the population.

Figure 2.15: Projected population change (2018 -2043)



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 2.5: Colchester - ONS projected population (2018 to 2043)

| Age (years)  | Number         |                |                | Age structure % |               |               | Change 2018 – 2043 |               |               |
|--------------|----------------|----------------|----------------|-----------------|---------------|---------------|--------------------|---------------|---------------|
|              | 2018           | 2030           | 2043           | 2018            | 2030          | 2043          | 2018               | 2030          | 2043          |
| 0-15         | 36,161         | 38,240         | 40,347         | 18.8%           | 17.9%         | 17.7%         | 100.0%             | 105.7%        | 111.6%        |
| 16-24        | 24,507         | 30,207         | 28,988         | 12.7%           | 14.1%         | 12.7%         | 100.0%             | 123.3%        | 118.3%        |
| 25-34        | 28,276         | 28,483         | 32,167         | 14.7%           | 13.3%         | 14.1%         | 100.0%             | 100.7%        | 113.8%        |
| 35-44        | 24,374         | 28,681         | 27,761         | 12.7%           | 13.4%         | 12.2%         | 100.0%             | 117.7%        | 113.9%        |
| 45-54        | 25,663         | 24,574         | 27,764         | 13.3%           | 11.5%         | 12.2%         | 100.0%             | 95.8%         | 108.2%        |
| 55-64        | 20,373         | 23,928         | 24,375         | 10.6%           | 11.2%         | 10.7%         | 100.0%             | 117.5%        | 119.6%        |
| 65+          | 33,169         | 39,980         | 46,659         | 17.2%           | 18.7%         | 20.5%         | 100.0%             | 120.5%        | 140.7%        |
| <b>Total</b> | <b>192,523</b> | <b>214,094</b> | <b>228,062</b> | <b>100.0%</b>   | <b>100.0%</b> | <b>100.0%</b> | <b>100.0%</b>      | <b>111.2%</b> | <b>118.5%</b> |

## Housing development

### Colchester Strategic plan 2020-2023

Under the theme 'Delivering homes for people who need them' the Council aims to:

| Priorities   | Goals  |
|--|--|
| Increase the number, quality and types of homes  | <ul style="list-style-type: none"> <li>Deliver 30% affordable housing across all of its own housing sites</li> <li>Deliver 380 affordable homes.</li> <li>Improve existing Council homes to keep them in good repair and improve energy efficiency.</li> <li>Build new Council homes for its residents.</li> <li>Ensure all new homes are designed to be high quality across all tenures.</li> <li>Continue to improve and modernise available housing for older people.</li> </ul>  |
| Prevent households from experiencing homelessness  | <ul style="list-style-type: none"> <li>Work with partners to implement the 2020-23 Homelessness and Rough Sleeping Strategy action plan.</li> <li>Intervene early to prevent homelessness and work in partnership with other organisations to sustain people's accommodation.</li> <li>Tackle rough sleeping in the borough.</li> </ul>  |
| Create new communities and adopt a new Local Plan that delivers jobs, homes and the infrastructure to meet the Borough's future needs. | <ul style="list-style-type: none"> <li>Create a Development Plan Document for Tendring Colchester Borders Garden Community.</li> <li>Establish a Delivery Vehicle and investment package for the next phase of the Tendring Colchester Borders Garden Community.</li> <li>Develop the Colchester Northern Gateway as a sustainable place to live, work and play.</li> <li>Ensure the Council has a good supply of land available for new homes and business.</li> <li>Create great places to live through the provision of new homes with infrastructure and facilities that support sustainable living and promote health and wellbeing.</li> </ul> |

The CBC Housing Asset Management Strategy 2022 - 2027 sets out key priorities and measures to ensure all residents have access to safe and affordable homes and can thrive within healthy and sustainable communities. It connects several key ambitions providing an overarching framework of housing policies and plans that recognise the importance of a safe and affordable home in ensuring healthy lives and equal access to enhanced life opportunities.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## *Colchester housing needs*

There is a clear local need for affordable housing, The CBC Housing and Homelessness Summary Mid-year 2020- 21 Report, reveals a substantial shortfall of affordable homes in the borough. In September 2020, the number of households registered for Council or Registered Provider homes was 2,867, however, this is greater than available supply for example between April 2019 and March 2020 there were only 658 affordable home lets via Gateway to Homechoice, (with 336 of these let by CBC).

## *New homes*

The Council has embarked on a new build growth strategy to acquire 350 new homes by 2024, these will be delivered through a combination of new build and the purchase of existing properties such as ex Right To Buy. New build incorporates options for development of social rent, affordable and shared ownership homes. There is currently a shortage of two and three bed accommodation which the Council intends to build on its own land having identified several potential regeneration sites. As of 2020 the growth strategy had delivered 26 new homes in 2021/22:

To meet the requirements of national policy to establish the number and type of new homes, Tendring, Colchester, Chelmsford and Braintree commissioned Peter Brett Associates to produce an Objectively Assessed Housing Need Study building on earlier work. This was first published in July 2015 and updated in November 2016. It meets the requirements of the NPPF to prepare a Strategic Housing Market Assessment (SHMA)

The table below summarises the housing requirements per annum for each authority plus the total minimum housing requirement for the plan period (2013- 2033).

*Table 2.6: Colchester - Housing requirements per annum for Tendring and Colchester*

| Local Authority | Housing requirement per annum | Total minimum housing requirement for the plan period (2013-2033) |
|-----------------|-------------------------------|---|
| Tendring        | 550                           | 11,000  |
| Colchester      | 920                           | 18,400  |
| Total           | 1,470                         | 29,400  |

*Source: North Essex Authorities Shared Strategic Section 1 Plan (2021)*

The Council is working in partnership with neighbouring authorities on an ambitious Garden Communities settlement which will be delivered on its border with Colchester. The councils are joint sponsors of the TCBGC development of between 7,000 and 9,000 homes.

## ***New Tendring Colchester Borders Garden Community***

It is recognised that the community will need to include all the services and facilities required for a development of this size, such as employment spaces, education provision, health and community facilities, and sports, leisure, and open space facilities.

Each council requires an up-to-date PPOSS, IBF and OSS covering the area for the new community proposed at the TCBGC plus the whole spatial area in both authorities. This will inform strategic spatial planning and the approach to the provision of sport, recreation and open space facilities in both areas and specifically the Garden Community.



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 2.16: Identified area for the Garden Communities Settlement



## **Summary of the demographic profile and population projections**

Over the next 25 years, Colchester's population is expected to increase by 18.5% (three times the national rate; 6.9%). The most substantial rise will be in the 65+ age group (by 20.5%). The projected rise in the size of the local population is unlikely to lead to major increases in the number of people wishing to take part in sports and physical activity (potential customers of leisure facilities).

One key issue relates to how the ageing population will choose to use its leisure time; this may well lead to changes in levels of demand for different activities.

The importance of ensuring that the proportion of the population which is currently active remains so and that more of the presently inactive become active (sustaining and improving the general health of the local population) will become increasingly relevant. Indoor and built facilities, and programmes of activity therein, need to be capable of adapting to varying demands and needs associated with demographic change.

Furthermore, the joint Garden Community development will see the need to improve and adjust the employment spaces, education provision, health and community facilities, and sports, leisure, and open space facilities.



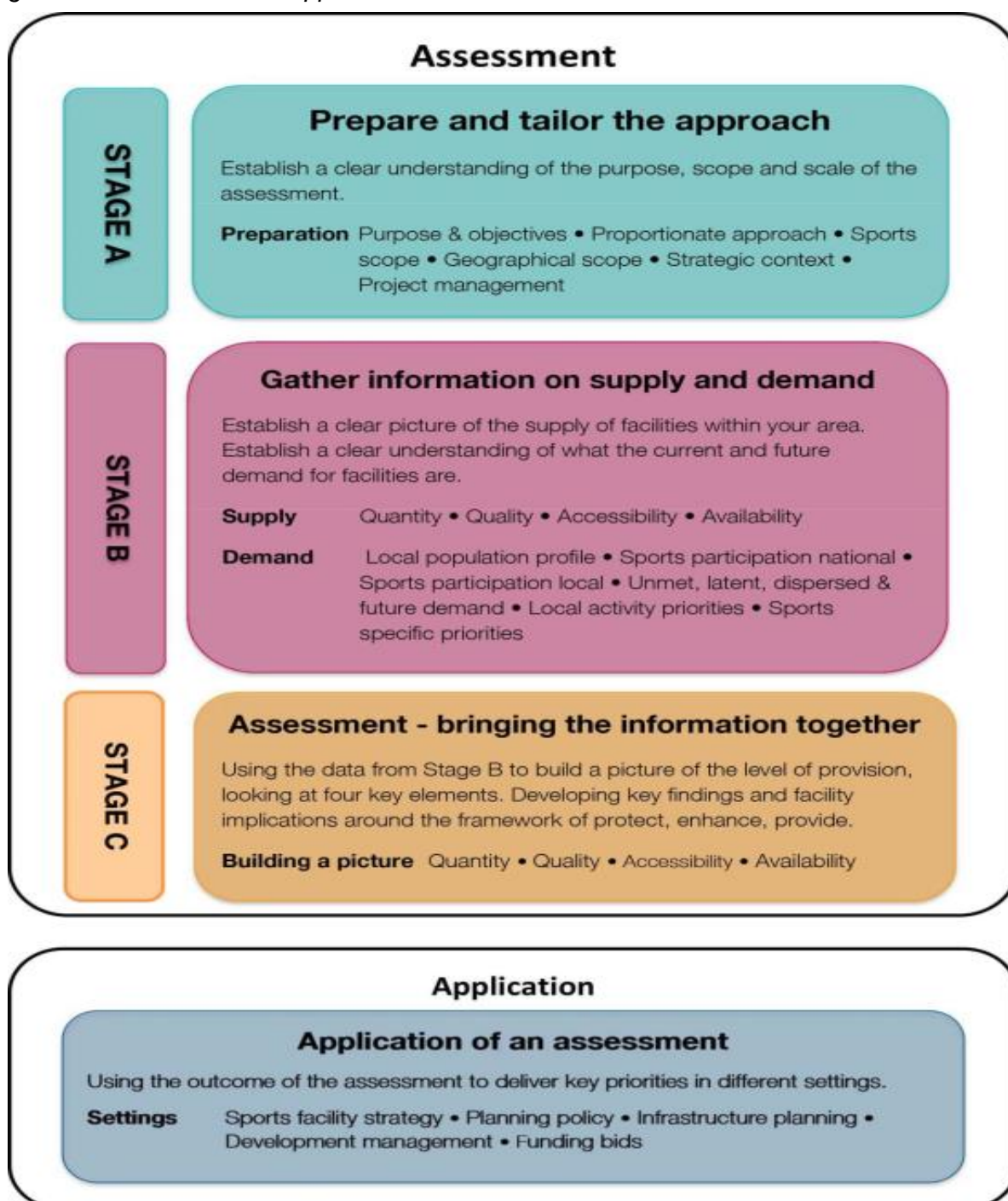
# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## SECTION 3: INDOOR SPORTS FACILITIES ASSESSMENT

### 3.1: Methodology

The assessment of provision is based on the Sport England Assessing Needs and Opportunities Guide (ANOG) for Indoor and Outdoor Sports Facilities.

Figure 3.1: Recommended approach



This is the recommended approach to undertaking a robust assessment of need for indoor and outdoor sports facilities. It has produced to help (local authorities) meet the requirements of the Government's NPPF, which states that:

# COLCHESTER BOROUGH COUNCIL

## INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

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'Access to high quality open spaces and opportunities for sport and recreation can make an important contribution to the health and well-being of communities. Planning policies should be based on robust and up-to-date assessments of the needs for open space, sports and recreation facilities and opportunities for new provision. Information gained from the assessments should be used to determine what open space, sport and recreational provision is needed, which plans should then seek to accommodate.' (NPPF, Paragraph 96).

Provision assessment involves analysis of quality, quantity, accessibility and availability for the identified facility types (e.g. sports halls and swimming pools). Each venue is considered on a 'like for like' basis within its own facility type, to enable it to be assessed for adequacy.

Demand background, data and consultation is variable, depending upon levels of consultation garnered. In some instances, national data is available whilst in others, it is possible to drill down and get some very detailed local information. This is evident within the demand section.

The report considers the distribution of and interrelationship between facility types in the Borough and provides a clear indication of areas of high demand. It will identify where there is potential to provide improved and/or additional facilities to meet this demand and to, where appropriate, protect or rationalise the current stock.

### 3.2: Site visits

Active Places Power (APP) is used to provide baseline data to identify facilities in the study area. Where possible, assessments are undertaken in the presence of facility staff. This tends to add value as it enables access to be gained to more areas within venues and more detailed *in-situ* discussion of issues such as customer perspectives, quality, maintenance etc. Where possible it adds value to the audit (which is a 'snapshot' visit) enhancing the accuracy of insight gathered about the general user experience.

Site visits to key indoor facilities, those operated by other partners and the voluntary sector were undertaken. Due to the ongoing Covid-19 pandemic, some educational sites were operating under restricted access. Where a physical visit was not possible a telephone consultation with the facility/site manager was undertaken. Via the audit and via informal interviews with facility managers this report identifies 'relevance' and 'condition' and describes (e.g.):

- ◀ Facility and scale.
- ◀ Usage/local market.
- ◀ Ownership, management and access arrangements (plus, where available, facility owner aspirations).
- ◀ Management, programming, catchments, user groups, gaps.
- ◀ Location (urban/rural), access and accessibility.
- ◀ Condition, maintenance, existing improvement plans, facility 'investment status' (lifespan in the short, medium and long term).
- ◀ Existing/ planned adjacent facilities.

The assessment forms utilised capture quantity and quality data on a site-by-site basis and feeds directly into the main database allowing information to be stored and analysed. Quality assessments undertaken are rated in the following categories. These ratings are applied throughout the report, regardless of facility type.

# COLCHESTER BOROUGH COUNCIL

## INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 3.1: Quality ratings of indoor sports facilities using ANOG

| Quality rating       | Description  |
|----------------------|--|
| <b>Good</b>          | Facility is new (less than 10 years old) or recently invested in, up to date, clean, well maintained and presented. Fixtures, fittings, equipment and sports surfaces are new or relatively new with little if any wear and tear. They are well-lit with a modern feel. Ancillary facilities are new or well maintained, fit for purpose, modern and attractive. |
| <b>Above average</b> | Facility is in reasonable condition and is well maintained and presented. May be older but it is fit for purpose and safe. Fixtures, fittings, equipment and sports surfaces are in an acceptable condition but may show some signs of wear and tear. Ancillary facilities are good quality, but potentially showing signs of age and some wear and tear.        |
| <b>Below average</b> | Facility is older and showing signs of age/poor quality. Fixtures, fittings, equipment and sports surfaces show signs of wear and tear. It is usable, but quality could be improved. The facility is not as attractive to customers and does not meet current expectations. Ancillary facilities are deteriorating, reasonable quality, but usable.              |
| <b>Poor</b>          | The facility is old and outdated. Fixtures, fittings, equipment and sports surfaces are aged, worn and/or damaged. The facility is barely usable and at times may have to be taken out of commission. The facility is unattractive to customers and does not meet basic expectations. Ancillary facilities are low quality and unattractive to use.              |

Ratings are based on non-technical visual assessments. These consider facility age and condition. Surfaces, tiles and walls, line markings and safety equipment are considered and problem areas such as mould, damage, leaks etc. are noted. Maintenance and facility 'wear and tear' is considered as is compliant with the Equality Act, although this is not studied in detail for the purposes of this report. When all data is collated, key facility elements receive an overall quality rating.

### Catchment areas

Applying catchments areas for different provision types enables identification of areas currently not served. These vary from person to person, day to day, hour to hour. This problem is overcome by accepting the concept of 'effective catchment'; the distance travelled by around 75-80% of users (used in the Sport England Facilities Planning Model - FPM). Sport England data indicates that most people will travel up to 20 minutes to access sports facilities. This, coupled with KKP's experience of working in/with leisure facilities and use of local data enables identification of sports facility catchment areas as follows:

Table 3.2: Facility catchment areas

| Facility type               | Identified catchment area by urban/rural |
|-----------------------------|--|
| Sport halls                 | 20-minute walk/ 20 minutes' drive        |
| Health and fitness          | 20-minute walk/ 20 minutes' drive        |
| Swimming pools              | 20-minute walk/ 20 minutes' drive        |
| Squash courts               | 20 minutes' drive                        |
| Indoor bowls centre         | 30-minutes' drive                        |
| Indoor tennis centre        | 30-minutes' drive                        |
| Dedicated gymnastics centre | 20 minutes' drive                        |

It is understood that village halls and community centres generally cater for a more local population. With that in mind their catchment areas are set at 800m (10-minute walk time).

### 3.3: Facilities Planning Model overview

Sport England's Facilities Planning Model (FPM) helps to assess the strategic provision of community sports facilities. It has been developed as a means of:

- ◀ Assessing requirements for different types of community sports facilities on a local, regional or national scale.
- ◀ Helping local authorities determine an adequate level of sports facility provision to meet local need.
- ◀ Testing 'what if' scenarios with regard to provision and changes in demand, this includes testing the impact of opening, relocating and closing facilities and the impact population changes may have on need for sports facilities.

In its simplest form the FPM assesses whether the capacity of existing facilities for a particular sport are capable of meeting local demand considering how far people are prepared to travel to a facility (using the integrated transport network). To estimate the level of sports facility provision in an area, the model compares the number of facilities (supply) with the demand for that facility (demand) that the local population will generate.

Within this report, a Facilities Planning Model Assessment of Swimming Pool Provision for Colchester Borough Council, Standard report August 2022 has been sourced for both swimming pool and sports hall provision. This is used alongside KKP mapping and audit information to provide a balanced summary of supply and demand across these facility types. It may also be appropriate during facility strategy development to undertake further bespoke scenario testing using the FPM model in order to provide additional modelled supply and demand analysis to support future proposed changes in provision.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## SECTION 4: SPORTS HALLS

Indoor multi-purpose sports halls are one of the prime sports facilities for community sport. They provide venues suitable to allow a range of sport and recreational activities to be played. The standard methodology for measuring sports halls is the number of badminton courts contained within the floor area.

Sports halls are generally considered to be of greatest value if they are of at least 3+ badminton court size with sufficient height to allow games such as badminton to be played. It should be noted, however, that a 4-court sports hall provides greater flexibility as it can accommodate major indoor team sports such as football (5-a-side and training), basketball and netball. It also has sufficient length to accommodate indoor cricket nets and indoor athletics; as such they tend to offer greater sports development flexibility than the 3-court counterpart.

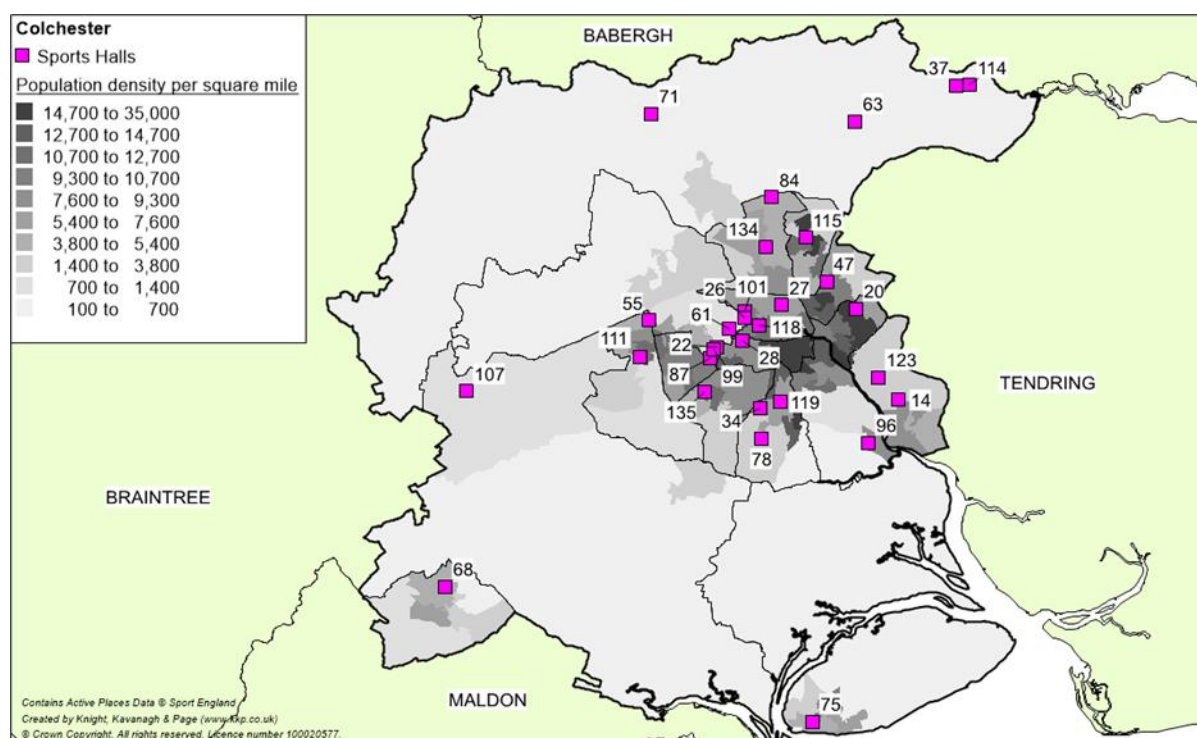
Larger halls, for example those with six or eight courts, can accommodate higher level training and/or competition plus meeting day to day need. They also provide an option for more than one pitch/court increasing flexibility for training and competition and hosting of indoor central venue leagues for sports such as netball. This assessment considers all 3+ court facilities in Colchester. Halls that function as specialist venues (e.g., dance studios) are excluded.

### 4.1: Supply

#### Quantity

In Colchester, there are 46 sports halls of all sizes accommodating to total of 106 badminton courts. They are generally located in areas of higher population density, primarily in the east of the authority. Some venues have more than one activity/sports hall on site.

Figure 4.1: All sports and activity halls in Colchester





# COLCHESTER BOROUGH COUNCIL

## INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 4.1: All sports and activity halls in Colchester

| Map Id       | Site name                                    | Courts     |
|--------------|--|------------|
| 14           | Broomgrove County Infant & Junior School     | 1          |
| 20           | Colchester Academy                           | 4          |
| 22           | Colchester County High School for Girls      | 1          |
| 22           | Colchester County High School for Girls      | 4          |
| 26           | Colchester Institute                         | 1          |
| 26           | Colchester Institute                         | 4          |
| 27           | Colchester Leisure World                     | 5          |
| 27           | Colchester Leisure World                     | 6          |
| 28           | Colchester Royal Grammar School              | 1          |
| 34           | Corporal Budd VC Gymnasium                   | 3          |
| 34           | Corporal Budd VC Gymnasium                   | 4          |
| 37           | Dedham Telephone Exchange                    | 0          |
| 47           | Friars Grove Primary School                  | 1          |
| 55           | Holmwood House Preparatory School            | 4          |
| 61           | Kingswode Hoe School                         | 1          |
| 63           | Langham Oaks School                          | 1          |
| 63           | Langham Oaks School                          | 0          |
| 68           | Leisure World Tiptree                        | 4          |
| 68           | Leisure World Tiptree                        | 2          |
| 71           | Little Horkesley Village Hall                | 0          |
| 75           | Mersea Centre                                | 1          |
| 78           | Military Corrective Training Centre          | 3          |
| 84           | Northern Gateway Sports Park                 | 5          |
| 87           | Philip Morant School                         | 0          |
| 87           | Philip Morant School                         | 1          |
| 87           | Philip Morant School                         | 4          |
| 96           | Rowhedge Village Hall                        | 1          |
| 99           | St Benedicts Catholic College                | 4          |
| 99           | St Benedicts Catholic College                | 1          |
| 101          | St Helena School                             | 4          |
| 101          | St Helena School                             | 0          |
| 107          | St. Andrews C Of E Primary School            | 0          |
| 111          | Stanway School                               | 4          |
| 111          | Stanway School                               | 1          |
| 114          | The Duchy Field                              | 0          |
| 115          | The Gilberd School (Leisure World Highwoods) | 4          |
| 115          | The Gilberd School (Leisure World Highwoods) | 4          |
| 115          | The Gilberd School (Leisure World Highwoods) | 3          |
| 118          | The Sixth Form College Colchester            | 4          |
| 119          | The Thomas Lord Audley School                | 0          |
| 119          | The Thomas Lord Audley School                | 0          |
| 119          | The Thomas Lord Audley School                | 5          |
| 123          | University of Essex Sports Centre            | 0          |
| 123          | University of Essex Sports Centre            | 8          |
| 134          | North East Essex Co-Operative Academy        | 1          |
| 135          | Paxman Academy                               | 1          |
| <b>TOTAL</b> |  | <b>106</b> |



## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

25 sites have two courts or fewer. While often appropriate format sports, exercise to music and similar provision, their size limits the range and scale of recreational/sporting activity that can be accommodated. Table 4.2 identifies halls excluded from the audit and assessment due to size (i.e., they have fewer than three marked badminton courts). Sites with '0' marked courts are identified as halls for sporting activity but have no badminton court line markings.

*Table 4.2: Sports halls with fewer than 3 badminton courts*

| Map ID | Site name                                | Courts    |
|--------|--|-----------|
| 14     | Broomgrove County Infant & Junior School | 1         |
| 22     | Colchester County High School for Girls  | 1         |
| 26     | Colchester Institute                     | 1         |
| 28     | Colchester Royal Grammar School          | 1         |
| 37     | Dedham Telephone Exchange                | 0         |
| 47     | Friars Grove Primary School              | 1         |
| 61     | Kingswode Hoe School                     | 1         |
| 63     | Langham Oaks School                      | 1         |
| 63     | Langham Oaks School                      | 0         |
| 68     | Leisure World Tiptree                    | 2         |
| 71     | Little Horkesley Village Hall            | 0         |
| 75     | Mersea Centre                            | 1         |
| 87     | Philip Morant School                     | 0         |
| 87     | Philip Morant School                     | 1         |
| 96     | Rowhedge Village Hall                    | 1         |
| 99     | St Benedicts Catholic College            | 1         |
| 101    | St Helena School                         | 0         |
| 107    | St. Andrews C Of E Primary School        | 0         |
| 111    | Stanway School                           | 1         |
| 114    | The Duchy Field                          | 0         |
| 119    | The Thomas Lord Audley School            | 0         |
| 119    | The Thomas Lord Audley School            | 0         |
| 123    | University Of Essex Sports Centre        | 0         |
| 134    | North East Essex Co-Operative Academy    | 1         |
| 135    | Paxman Academy                           | 1         |
|        | <b>TOTAL</b>                             | <b>16</b> |

The remaining 21 sports halls on 17 sites (90 courts) have 3+ marked badminton courts as identified in Table 4.3. The sports halls are primarily located in the east of the borough where it is more densely populated. Spatially, there is a gap in provision in the north, west and south areas of Colchester however, they are rural and sparsely populated and there is, thus, relatively low demand for large sports hall provision.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 4.2: Sports halls with 3+ courts in Colchester

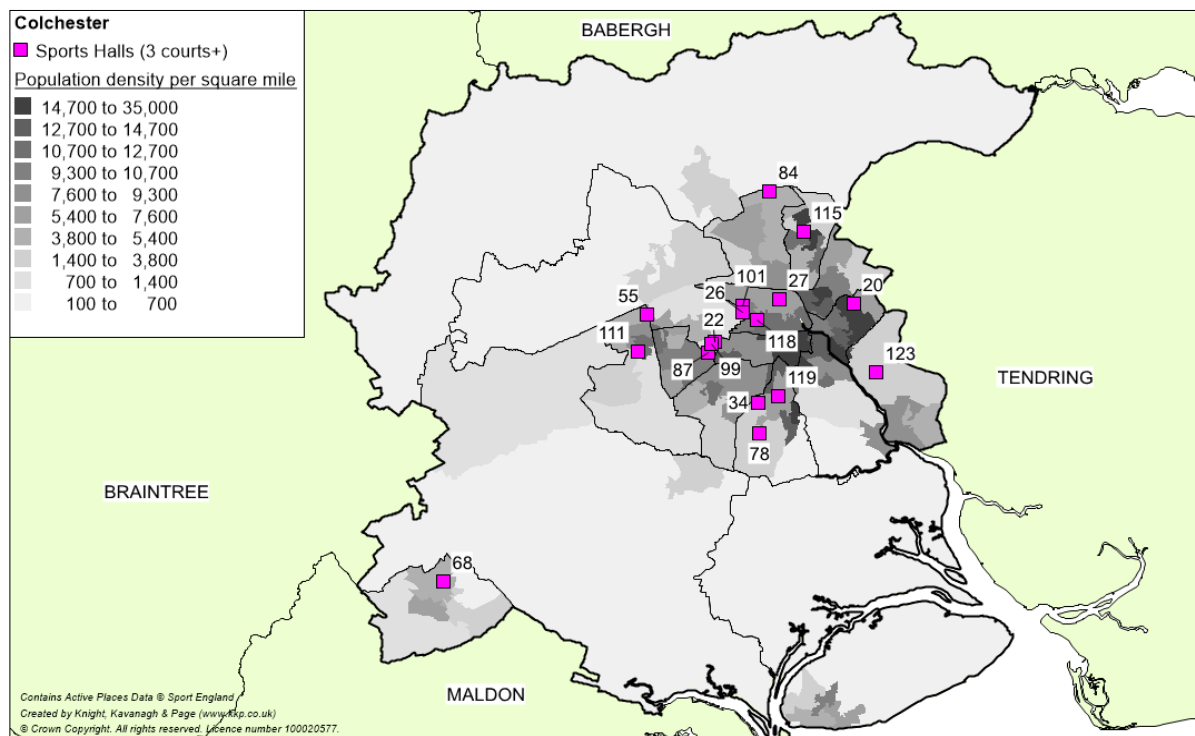


Table 4.3: Sports halls with 3+ badminton courts

| Map ID | Site name                                    | Courts |
|--------|--|--------|
| 20     | Colchester Academy                           | 4      |
| 22     | Colchester County High School for Girls      | 4      |
| 26     | Colchester Institute                         | 4      |
| 27     | Colchester Leisure World                     | 5      |
| 27     | Colchester Leisure World                     | 6      |
| 34     | Corporal Budd VC Gymnasium                   | 3      |
| 34     | Corporal Budd VC Gymnasium                   | 4      |
| 55     | Holmwood House Preparatory School            | 4      |
| 68     | Leisure World Tiptree                        | 4      |
| 78     | Military Corrective Training Centre          | 3      |
| 84     | Northern Gateway Sports Park                 | 5      |
| 87     | Philip Morant School                         | 4      |
| 99     | St Benedicts Catholic College                | 4      |
| 101    | St Helena School                             | 4      |
| 111    | Stanway School                               | 4      |
| 115    | The Gilberd School (Leisure World Highwoods) | 4      |
| 115    | The Gilberd School (Leisure World Highwoods) | 4      |
| 115    | The Gilberd School (Leisure World Highwoods) | 3      |
| 118    | The Sixth Form College Colchester            | 4      |
| 119    | The Thomas Lord Audley School                | 5      |
| 123    | University Of Essex Sports Centre            | 8      |

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

There are three 3-court sports halls, 13 with 4-courts, three with 5-courts, one 6-court and one 8-court sports hall. The largest is located at the University of Essex Sports Centre, it has 8-courts and is a strategic sports facility specifically designed for elite sports and events. It has a show court, bleacher seating and filming specifications.

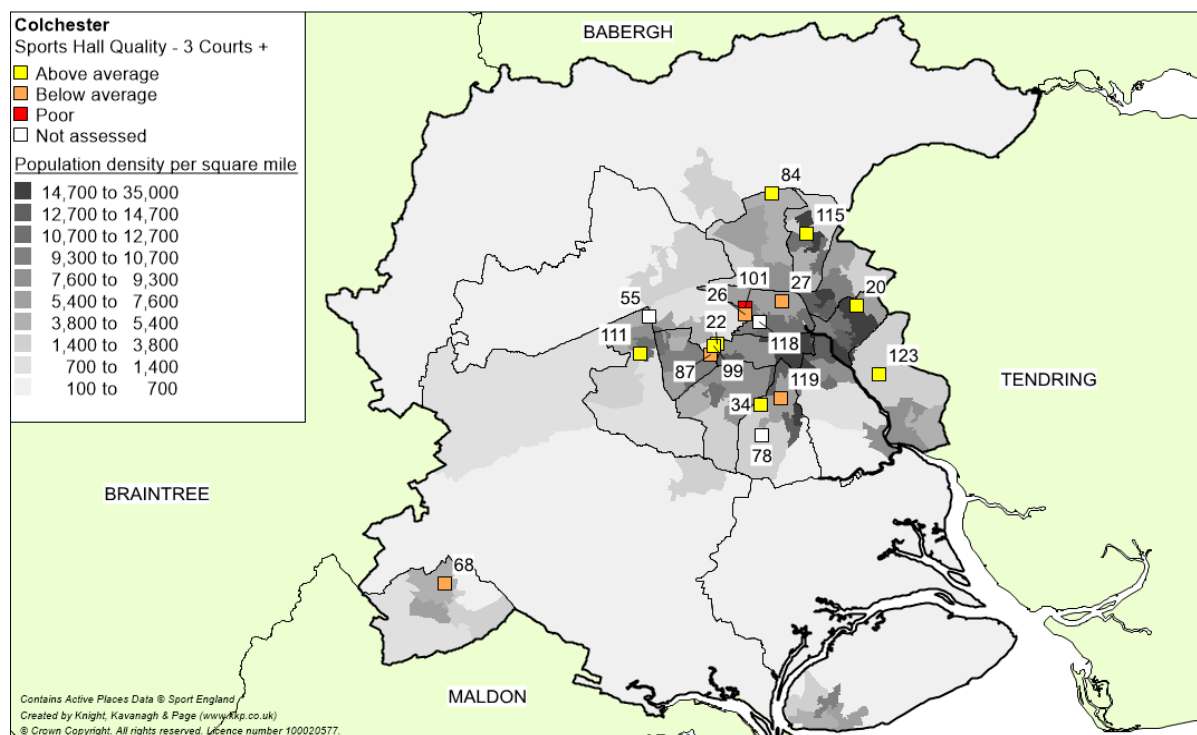
## Facility quality

All community available sports halls with 3+ court sports halls were subject to a non-technical assessment to ascertain quality. Access was obtained to all sites with the exception of those listed below:

- ✦ Corporal Budd VC Gymnasium (3 & 4 badminton court halls)
- ✦ Holmwood House Preparatory School
- ✦ Military Corrective Training Centre
- ✦ The Sixth Form College Colchester

Where possible, sites that could not be visited were assessed virtually. Where virtual assessments could not take place, the site remains unassessed. Corporal Budd VC Gymnasium was assessed virtually and via consultation.

Figure 4.3: Sports halls with 3+ courts in Colchester by condition



There are no good quality sports halls in Colchester. Eleven are assessed as above average quality, six are below average, one is poor, and three sports halls were not assessed.

The majority of halls are of either above average or below average quality. The 4-court hall at St Helena School is poor quality. A number of maintenance-caused issues were found; sports hall lighting is poor and has a detrimental affect on play, floor line-markings are also in need of renewal, and the floor itself requires replacement (it has visible cracks). In addition to all these, the roof leaks.

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 4.4: Quality assessment of 3+ court sports halls

| Map ID | Site name                                | Courts | Assessment condition |               |
|--------|--|--------|----------------------|---------------|
|        |  |        | Court                | Changing      |
| 20     | Colchester Academy                       | 4      | Above average        | Above average |
| 22     | Colchester County High School for Girls  | 4      | Above average        | Good          |
| 26     | Colchester Institute                     | 4      | Below average        | Below average |
| 27     | Colchester Leisure World                 | 5      | Below average        | Below average |
| 27     | Colchester Leisure World                 | 6      | Below average        | Below average |
| 34     | Corporal Budd VC Gymnasium*              | 3      | Above average        | Above average |
| 34     | Corporal Budd VC Gymnasium*              | 4      | Above average        | Above average |
| 55     | Holmwood House Preparatory School        | 4      | Not assessed         | Not assessed  |
| 68     | Leisure World Tiptree                    | 4      | Below average        | Below average |
| 78     | Military Corrective Training Centre      | 3      | Not assessed         | Not assessed  |
| 84     | Northern Gateway Sports Park             | 5      | Above average        | Above average |
| 87     | Philip Morant School                     | 4      | Below average        | Above average |
| 99     | St Benedicts Catholic College            | 4      | Above average        | Below average |
| 101    | St Helena School                         | 4      | Poor                 | Poor          |
| 111    | Stanway School                           | 4      | Above average        | Above average |
| 115    | Gilberd School (Leisure World Highwoods) | 4      | Above average        | Above average |
| 115    | Gilberd School (Leisure World Highwoods) | 4      | Above average        | Below average |
| 115    | Gilberd School (Leisure World Highwoods) | 3      | Above average        | Below average |
| 118    | The Sixth Form College Colchester        | 4      | Not assessed         | Not assessed  |
| 119    | The Thomas Lord Audley School            | 5      | Below average        | Below average |
| 123    | University Of Essex Sports Centre        | 8      | Above average        | Above average |

\*Virtual assessment

Philip Morant School reported that some sections of the floor in its 4-court hall has certain areas which have worn out causing it to be uneven. This affects play with basketball users claiming that they have to adjust their runs around these areas.

Changing provision is generally commensurate with sports hall quality. The sports halls at Philip Morant School and Colchester County High School are the exceptions. Both have recently refurbished provision and because of this their changing rooms are deemed to be better quality than their sports halls.

Most sports halls in the area have been refurbished during the last 20 years. Active Places Power indicates that no refurbishment has taken place at the Military Corrective Training Centre since it opened 52 years ago; it is the oldest site in the area. Colchester Institute also reported having had no refurbishment since it opened 49 years ago.

Colchester Leisure World (both sports halls), The Gilberd School (Leisure World Highwoods), Leisure World Tiptree, Colchester Institute and The Thomas Lord Audley School are showing signs of wear and tear and require investment to ensure that they remain modern, attractive and good quality.

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Table 4.5: Year opened and refurbishment of sports halls\*

| Site   | Year opened | Year refurbished | Age since built / refurbishment |
|--|-------------|------------------|---------------------------------|
| Colchester Academy                                 | 2000        | 2021             | 1                               |
| Colchester County High School for Girls            | 2018        | -                | 4                               |
| Colchester Institute                               | 1973        | 49               | 49                              |
| Colchester Leisure World (5-court)                 | 1991        | 2006             | 16                              |
| Colchester Leisure World (6-court)                 | 1991        | -                | 32                              |
| Corporal Budd VC Gymnasium (3-court)               | 2008        | -                | 14                              |
| Corporal Budd VC Gymnasium (4-court)               | 2008        | -                | 14                              |
| Holmwood House Preparatory School                  | 2010        | -                | 12                              |
| Leisure World Tiptree                              | 1977        | 2004             | 18                              |
| Military Corrective Training Centre                | 1970        | -                | 52                              |
| Northern Gateway Sports Centre                     | 2020        | -                | 2                               |
| Philip Morant School (4-court)                     | 1975        | 2008             | 14                              |
| St Benedicts Catholic College                      | 1997        | -                | 25                              |
| St Helena School                                   | 1938        | 2005             | 17                              |
| Stanway School                                     | 1987        | 2018             | 4                               |
| Gilberd School (Leisure World Highwoods) (4-court) | 2015        | -                | 7                               |
| Gilberd School (Leisure World Highwoods) (4-court) | 1985        | -                | 37                              |
| Gilberd School (Leisure World Highwoods) (3-court) | 2020        | -                | 2                               |
| The Sixth Form College Colchester                  | 2007        | -                | 15                              |
| The Thomas Lord Audley School                      | 1975        | 2008             | 14                              |
| University Of Essex Sports Centre                  | 2018        | -                | 4                               |

\*as identified in Active Places database and/updated at the time of audit if known.

### Accessibility

Sports hall accessibility is influenced by how far people are willing and able to travel to and from them. Walk and drive-time catchments are applied to determine facility accessibility to different communities. The normal (industry) standard is a 20-minute walk time (one-mile radial catchment) for an urban area and a 20-minute drive time for a rural area:

- ✦ 132,273 residents live within one mile of a sports hall (71.5% of the total population).
- ✦ 27,936 people (15.1% of the population) live in areas of higher deprivation.
- ✦ Of these, most (26,144; 93.5%) live within a one-mile radial catchment of a sports hall.

Residents from more deprived localities are statistically less likely to participate in sport than those living in more affluent areas. The reasons for this include, for example, cost and access. The very high level of accessibility to sports halls; 71.5% of people living within one-mile walking distance of a sports hall, suggests that the location of current sports halls is good.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 4.4: All sports halls with 3+ courts on IMD with one mile radial catchment

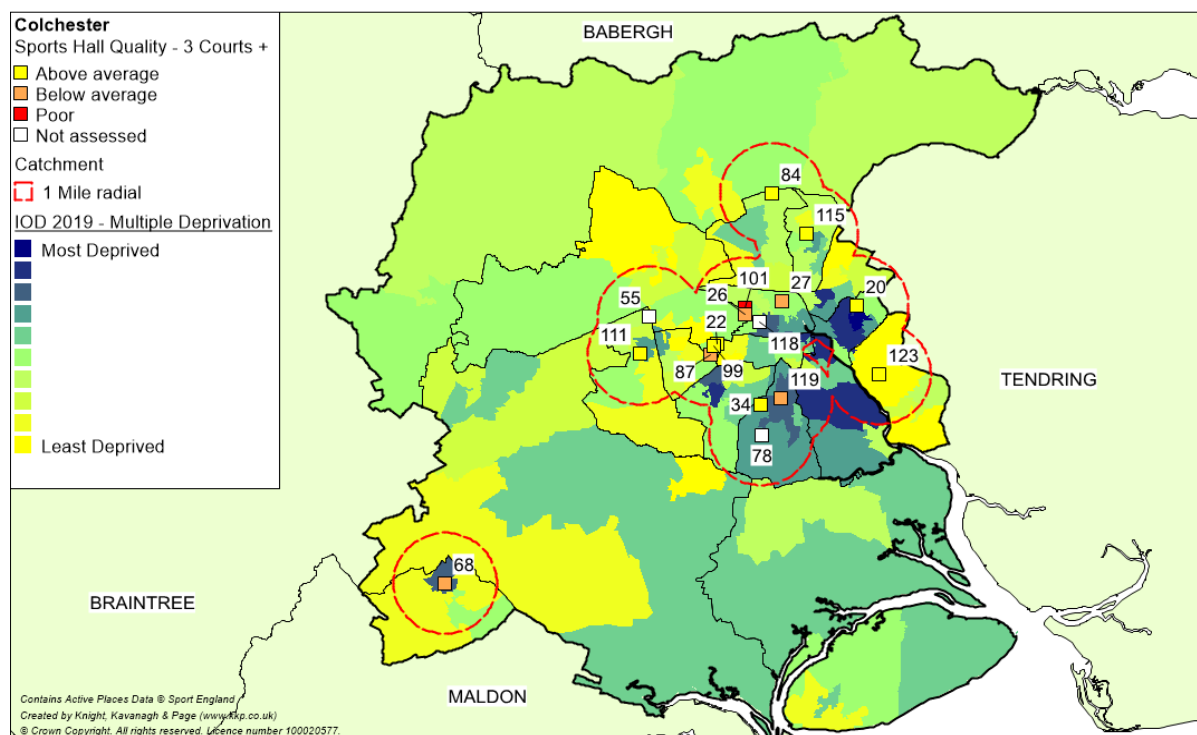


Table 4.6: Accessibility to sports halls with 3+ courts

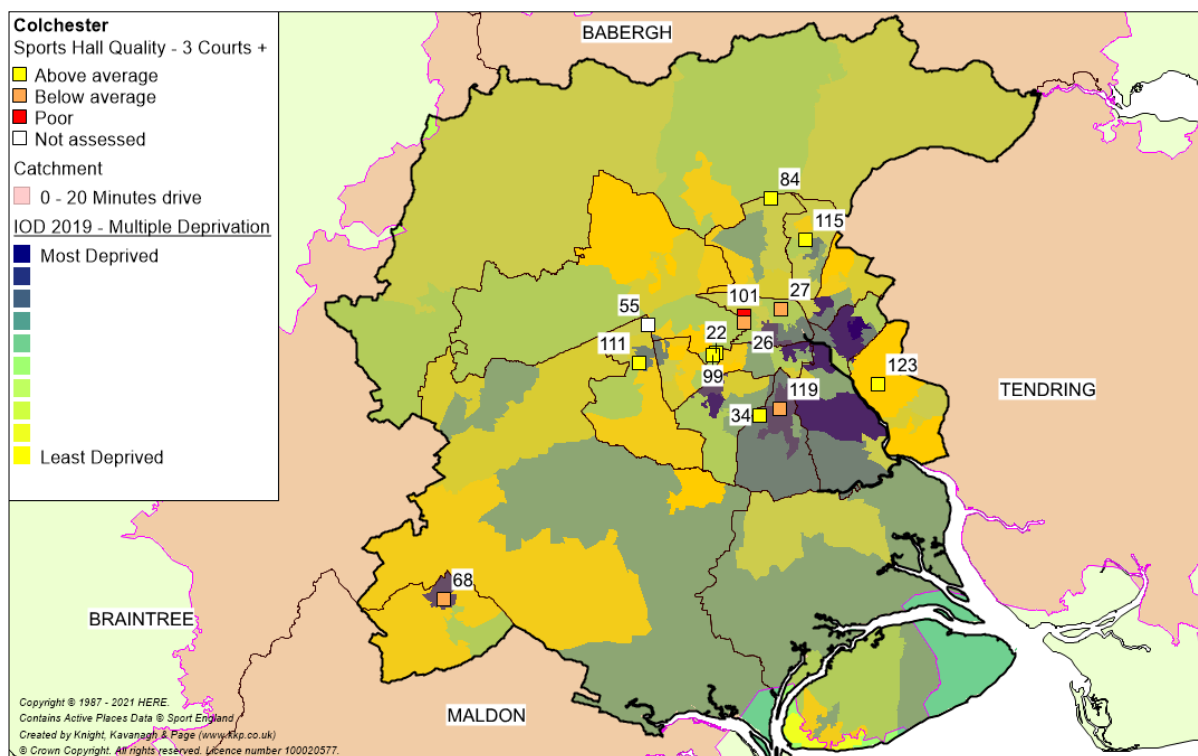
| IMD 10% bands | Colchester     |               | Sports halls minimum 3 courts+ catchment populations by IMD |                       |                           |                        |
|---------------|----------------|---------------|---|-----------------------|---------------------------|------------------------|
|               | Persons        | Population %  | Persons inside catchment                                    | Population inside (%) | Persons outside catchment | Population outside (%) |
| 0 - 10        | 1,669          | 0.9%          | 1,669   | 0.9%                  | 0                         | 0.0%                   |
| 10.1 - 20     | 17,020         | 9.2%          | 15,228  | 8.2%                  | 1,792                     | 1.0%                   |
| 20.1 - 30     | 9,247          | 5.0%          | 9,247   | 5.0%                  | 0                         | 0.0%                   |
| 30.1 - 40     | 17,036         | 9.2%          | 16,265  | 8.8%                  | 771                       | 0.4%                   |
| 40.1 - 50     | 23,534         | 12.7%         | 15,354  | 8.3%                  | 8,180                     | 4.4%                   |
| 50.1 - 60     | 30,992         | 16.8%         | 22,314  | 12.1%                 | 8,678                     | 4.7%                   |
| 60.1 - 70     | 23,519         | 12.7%         | 13,866  | 7.5%                  | 9,653                     | 5.2%                   |
| 70.1 - 80     | 18,551         | 10.0%         | 13,837  | 7.5%                  | 4,714                     | 2.5%                   |
| 80.1 - 90     | 27,993         | 15.1%         | 15,861  | 8.6%                  | 12,132                    | 6.6%                   |
| 90.1 - 100    | 15,355         | 8.3%          | 8,632   | 4.7%                  | 6,723                     | 3.6%                   |
| <b>Total</b>  | <b>184,916</b> | <b>100.0%</b> | <b>132,273</b>  | <b>71.5%</b>          | <b>52,643</b>             | <b>28.5%</b>           |

Figure 4.5 identifies that over 98% of Colchester’s population (194,512 people) lives within a 20-minutes’ drive time of a sports hall with three badminton courts or more. (ONS MYE 2020)



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Figure 4.5: Sports halls in Colchester with 20 minutes' drive time catchment



## Facilities in neighbouring local authority areas

Accessibility can be influenced by facilities located outside an authority. Four sports halls are located within two miles of the Authority boundary. These could theoretically attract Colchester based clubs should District' facilities be unable to cater for current demand. However, when looking at travel distance, it is clear to see that all of H1, H2, H3 and H4 are a distance away from the main settlement area of Colchester and due to this residents will be less likely to visit these locations. The halls may, however, attract a small number of residents from the small settlements whereby the facility in the neighbouring authority is actually nearer than driving to the main settlement area in Colchester.

Table 4.9: Sports halls in neighbouring authorities with 3+ courts (excluding private use)

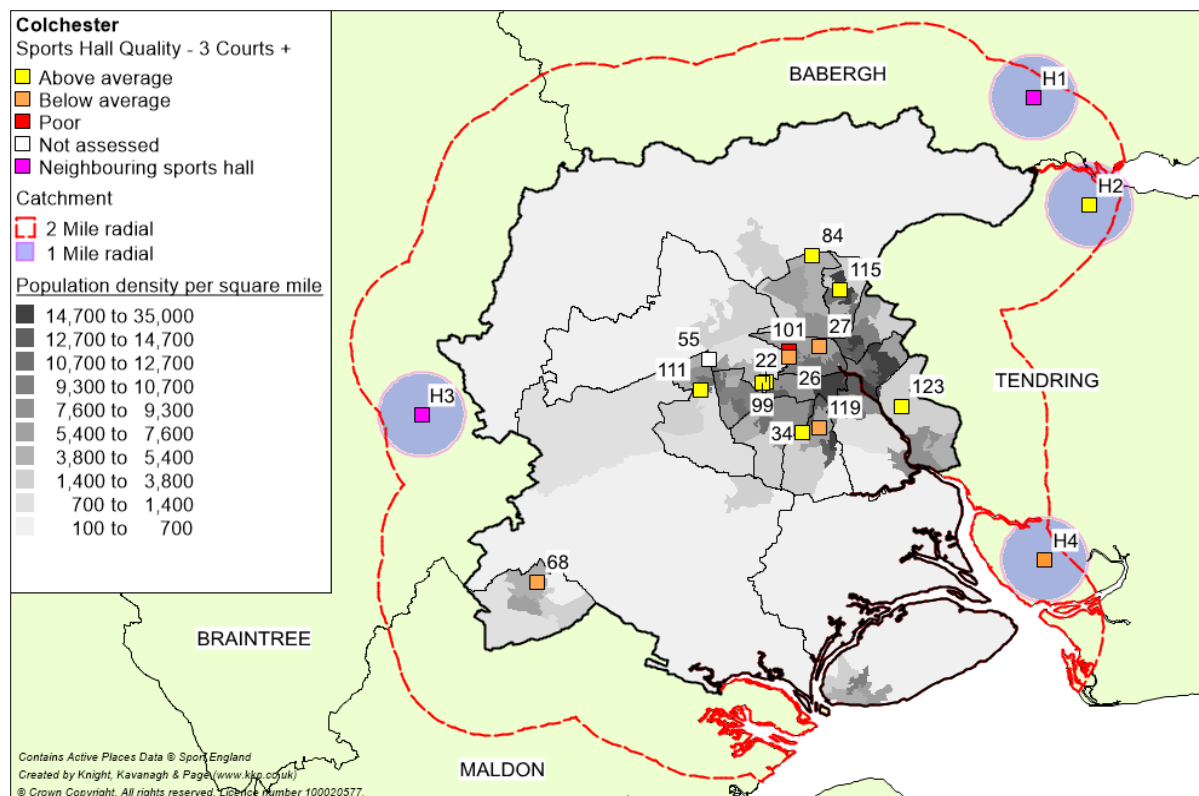
| Map ID | Site name                          | Courts | Access type      | Local authority |
|--------|------------------------------------|--------|------------------|-----------------|
| H1     | East Bergholt High School & Sports | 4      | Pay and Play     | Babergh         |
| H2     | Manningtree High School            | 4      | Pay and Play     | Tendring        |
| H3     | Honywood Community Science School  | 3      | Sports Club / CA | Braintree       |
| H4     | Brightlingsea Sports Centre        | 4      | Sports Club / CA | Tendring        |

Source: Active Places Power 27/05/2022

NB: Sports Club / CA = Sports Club / Community Association use

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 4.6: Sports halls with 3+ courts within 2 miles of Colchester



## Availability and facility management

Eight sites (nine sports halls) are currently not available to the community (used privately only). They are:

- ✦ Colchester Academy.
- ✦ Military Corrective Training Centre.
- ✦ Philip Morant School (4-court hall).
- ✦ The Gilbert School (Leisure World Highwoods) (both 4 court and 3- court halls).
- ✦ The Sixth Form College Colchester.
- ✦ Holmwood House Preparatory School.
- ✦ Colchester Institute – not yet available.
- ✦ Colchester County High School for Girls.

It is understood that Colchester Academy intends to open up its sports hall for community use in the near future. It has recently refurbished the facilities and the re-opening process was hindered by the Covid-19 pandemic.

Colchester Institute also identifies that it is keen to re-open for community use following the Covid-19 Pandemic.

When considering sports halls that are publicly available only, accessibility is reduced from 75.1% of residents living within 1 mile of a sports hall to 62.1% (114,829 people).

Management and ownership vary across the Borough, as identified in Table 4.7.

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Table 4.7: Ownership and management of sports hall facilities

| Site   | Ownership                  | Management            |
|--|----------------------------|-----------------------|
| Colchester Academy                                     | Academy                    | Private use           |
| Colchester County High School for Girls                | Academy                    | In house              |
| Colchester Institute                                   | College                    | In house              |
| Colchester Leisure World (5-court)                     | Local authority            | In house              |
| Colchester Leisure World (6-court)                     | Local authority            | In house              |
| Corporal Budd VC Gymnasium (3-court)                   | MOD                        | Private use           |
| Corporal Budd VC Gymnasium (4-court)                   | MOD                        | Private use           |
| Leisure World Tiptree                                  | Foundation School          | In house              |
| Military Corrective Training Centre                    | MOD                        | Private use           |
| Northern Gateway Sports Centre                         | Local authority            | In house              |
| Philip Morant School (4-court)                         | Academy                    | Private use           |
| Philip Morant School (4-court)                         | Academy                    | In house              |
| St Benedicts Catholic College                          | Voluntary Aided School     | In house              |
| St Helena School                                       | Academy                    | In house              |
| Stanway School   | Academy                    | In house              |
| The Gilberd School (Leisure World Highwoods) (4-court) | Local authority            | Private use           |
| The Gilberd School (Leisure World Highwoods) (4-court) | Local authority (dual use) | Trust (Leisure World) |
| The Gilberd School (Leisure World Highwoods) (3-court) | Local authority            | Private use           |
| The Sixth Form College Colchester                      | College                    | Private use           |
| The Thomas Lord Audley School                          | Academy                    | In house              |
| University Of Essex Sports Centre                      | Higher Education           | In house              |

The Gilberd School (Leisure World Highwoods) management and ownership of the provision on site is mixed. It manages one of the 4-court halls as well as the 3-court hall, while Leisure World manages the other 4-court hall. As a result, the public only has access to the Leisure World Highwoods managed 4-court hall with the other two being private access. It is understood that this is linked to planning conditions.

At Colchester Leisure World, one of the two sports halls is managed by Leisure World Colchester Trust the other by the Event company which also leases parts of the leisure centre building.

The two sport halls at the local authority owned sites Leisure World Colchester and the one at the Northern Gateway Sports Centre are available to the public through a pay and play model. They are managed by the Colchester Leisure World Trust.

The remaining School sports halls are owned and managed by the schools themselves.

### **Daytime availability**

Table 4.8 indicates the level of community use available in sports halls across the Borough. Daytime availability is limited due to the constraints on education sites; the sports halls located at education facilities are not available until the school day/term time finishes as bookings work around the PE curriculum and school extra-curricular activity.

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Leisure World Colchester is the only site with full daytime access. The Northern Gateway Sports Park is available during the day, however school bookings take priority and therefore access is more limited at this site.

Availability during the day can be important for residents who wish to use facilities at such times. Evidence suggests that this applies to some older people. This will be of increasing importance in the future as previously highlighted, the number and proportion of older people (aged 65+) is rising. (The proportion will rise from 17.2% in 2018 to 20.5% in 2043).

Mainstream sports are catered for at most sites

Table 4.8: Opening hours and activities in sports halls in Colchester

| Community use hours | Map ID       | Site   | Total courts | Main sports played  |
|---------------------|--------------|--|--------------|---|
| <b>None</b>         | 20           | Colchester Academy                               | 4            | N/A   |
|                     | 78           | Military Corrective Training Centre              | 3            | N/A   |
|                     | 115          | The Gilbert School                               | 4 & 3        | N/A   |
|                     | 118          | The Sixth Form College Colchester                | 4            | N/A   |
|                     | 55           | Holmwood House Preparatory School                | 4            | N/A   |
|                     | 22           | Colchester County High School for Girls          | 1 & 4        | N/A.  |
| <b>1-40</b>         | <b>12.0</b>  | 34 Corporal Budd VC Gymnasium                    | 3 & 4        | Basketball, football, netball, dance, boxing.                                     |
|                     | <b>20.0</b>  | 99 St Benedicts Catholic College                 | 4 & 1        | Dance, karate, and netball.   |
|                     | <b>22.5</b>  | 26 Colchester Institute *                        | 1 & 4        | Badminton   |
|                     | <b>32.5</b>  | 111 Stanway School                               | 4 & 1        | Basketball.   |
|                     | <b>35.0</b>  | 101 St Helena School                             | 4            | Tennis.   |
|                     | <b>36.0</b>  | 119 The Thomas Lord Audley School                | 5            | Basketball, volleyball, netball.  |
|                     | <b>36.0</b>  | 123 University Of Essex Sports Centre            | 8            | Basketball, volleyball, netball, cricket, Futsal, cheerleading, dance.            |
|                     | <b>37.5</b>  | 87 Philip Morant School                          | 1 & 4        | Only being hired 2 hours per week   |
| <b>40+</b>          | <b>41.0</b>  | 115 The Gilbert School (Leisure World Highwoods) | 4            | Fencing, yoga, archery, karate, boxing, rugby tots, badminton, table tennis etc.. |
|                     | <b>48.5</b>  | 68 Leisure World Tiptree                         | 4 & 2        | karate, badminton, trampolining, line dancing, climbing and indoor football.      |
|                     | <b>103.0</b> | 27 Colchester Leisure World                      | 5 & 6        | Badminton, trampolining, dance, yoga, and line dancing.                           |
|                     | <b>111.0</b> | 84 Northern Gateway Sports Park                  | 5            | badminton, cricket, table tennis, U3A   |

Community use was severely restricted by Pandemic lockdown periods. Sites are still recovering and are reportedly not back up to former usage levels. Education providers are generally cautious about reinstating community use on the basis that there is a need to focus primarily on school operation and because of perceived ongoing risks. It is hoped that sites will return to normal within the next couple of years but there is the possibility that community use at some sites will not recommence. Department for Education funding to assist schools to reopen and increase activity (Open School Facilities) has been made available in the County and it is likely that there will be additional funding rounds in the near future.

Essex generally benefitted significantly from Open Schools Facilities funding and a number of schools in Colchester received support. It is thought likely that future funds will be targeted more at reinvigorating community use of facilities than after school clubs which were the primary beneficiaries of the first funding round. St Benedict's Catholic College and

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Colchester Institute have the capacity to increase hours available to the community should demand be there. Future OSF funding could assist, should the opportunity arise.

Two sites, The Gilberd School and Colchester County High School for Girls are constrained by planning restrictions which mean that they are unable to hire the sports hall due for lease/tax reasons. Both sites expressed the desire to hire the facilities once they are able to do so.

The University of Essex Sports Centre actively encourages community access. Consultation with the University indicate that it is proactive in building relationships with the wider community. Clear pathways are in place for students to join local clubs across a range of sports. However, it should be noted that whilst the University site is technically accessible to the community, access is limited as a significant proportion of programme time is taken up by University sports clubs and student groups during the academic calendar.

The University of Essex Sports Centre is the home venue for two elite sports teams; Essex Rebels Basketball Club which plays in the British Women's Professional Basketball League and Saracens Mavericks which plays in the Netball Super League. It is also the venue for the North Essex Youth Futsal League which hosts the University's own teams. The University funds a futsal development officer who is responsible for coordinating the Futsal League.

Corporal Budd VC is a MOD site and community use is available on the premise that the MOD may require sole access at short notice. There are also additional security measures in place for users. It is, thus, unable to be used for events, competitions etc.

### *Future developments*

A new secondary school in Chesterwell (The Trinity School) will have a sports hall. Its anticipated opening date is September 2023. It is reported that a working group has been established to review the long-term future of Leisure World Colchester given its age and quality, this will include its location and the current and future needs of the residents of Colchester.

### *Facilities planning model (FPM)*

Sport England's FPM report provides an overview of current levels of provision of sports halls in Colchester; based on data from the Strategic Assessment of Need for Sports Hall provision – Standard Report August 2022. The report which covers the whole of Colchester, uses data from the Sport England Active Places Power (APP) Database. KKP found that the data used by the FPM is generally commensurate with the findings of its audit. The overall key finding is that Tendring does not currently have sufficient sports hall space available and accessible to meet demand. In terms of supply, the FPM identifies that:

- ◀ The total supply of sports halls is the equivalent of 86 badminton courts, of which 65 are available for community use in the weekly peak period. The 21 unavailable courts equate to 24% of the total supply.
- ◀ There are two large sports hall sites in the Borough; University of Essex has an eight court hall plus a six court hall and Leisure World Colchester has a six court hall and a five court hall.
- ◀ University of Essex and Leisure World Colchester combined provide 30% of the total sports hall capacity.
- ◀ The three sites that open fully during peak time periods (Colchester Sports Park, Leisure World Colchester and University of Essex Sports Centre) are also the only sites that offer extensive opening hours at off-peak times.

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- ◀ The average age of the sports hall sites is 30 years. The public-owned centres are a lot younger than the average, at 16 years.
- ◀ Three of the older sites have been refurbished in the last 15 years, but there is an increasing need for modernisation of the educational supply.
- ◀ Of all journeys to sports halls by Colchester residents, 20% are predicted to be on foot or by public transport (10% each) with the rest by car (80%).
- ◀ The Trinity School which will be built in September 2023 will provide some additional peak time community use.
- ◀ Sites that are open for less than half of the peak time (20 hours per week) include Holmwood House Prep School, St Benedict's College and Corporal Budd VC is available for 12 hours per week.

Except for Leisure World Tiptree, all sports halls are located in and around the main population centre of the Colchester urban area. There are no sites in the more rural and less populated areas of the Borough.

### 4.2: Demand

The Borough's demand for sports halls in the weekly peak period, including a comfort factor, is the equivalent of 59 badminton courts (six fewer than the available supply). Several sports hall sites are in or on the edge of the areas of higher deprivation. Therefore, these sites are well located to offer access to residents of these areas. Local share is poorest in and around West Mersea, with local share as low as 0.3. Throughout most of the Borough, local share is consistently between 0.6 and 0.8, with no part of the Borough at 1 or above. The highest level of local share is in the far northeast of the Borough, where residents can access nearby halls in adjoining local authority areas as well as in Colchester.

#### *Satisfied demand*

Satisfied demand represents the proportion of total demand by the capacity at the sports halls from residents who live within the driving, walking or public transport catchment area of a sports hall. Satisfied demand in Colchester is 90%. This is the second highest level in the study area, after Braintree, and only slightly below the regional and national average.

*Table 4.10: Demand findings from the FPM*

| Element  | Tendring | Babergh | Colchester |
|--|----------|---------|------------|
| Satisfied demand (%)   | 80.3%    | 88.6%   | 90.3%      |
| Satisfied demand retained within Tendring  | 88.9%    | 76.3%   | 98.0%      |
| Levels of unmet demand   | 19.7%    | 11.4%   | 9.7%       |
| % of unmet demand due to residents living outside catchment of a hall (as opposed to no capacity). | 65.9%    | 96.2%   | 96.7%      |
| Used capacity  | 81.2%    | 49.9%   | 74.1%      |
| Imported use (% of used capacity)  | 1.8%     | 16.9%   | 12.8%      |

(\*Sport England sets a comfort factor for sports halls being comfortably full and this is 80% of the total hall capacity. Beyond this 80% level, the hall itself becomes too full and operating at an uncomfortable level.)



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## Unmet demand

Unmet demand is the equivalent of six courts. Unmet demand is demand for halls which cannot be met because (1) there is too much demand for any particular sports hall within its catchment area; or (2) the demand is located outside the catchment area of any hall and is classified as unmet. Of the 10% of unmet demand in Colchester. 97% is due to residents living outside the catchment area of a sports hall. 3% is due to lack of facility capacity. 88% is residents who do not have access to a car.

Unmet demand is highest in the east of the Colchester urban area, at up to 0.5 of a court per square kilometre. This is also an area of the Borough with the most deprivation

The best location to meet the most unmet demand is in the east of the Colchester urban area. At just over two badminton courts, this may be insufficient to consider building a new sports hall to improve access for residents. Justification for a new facility would depend on:

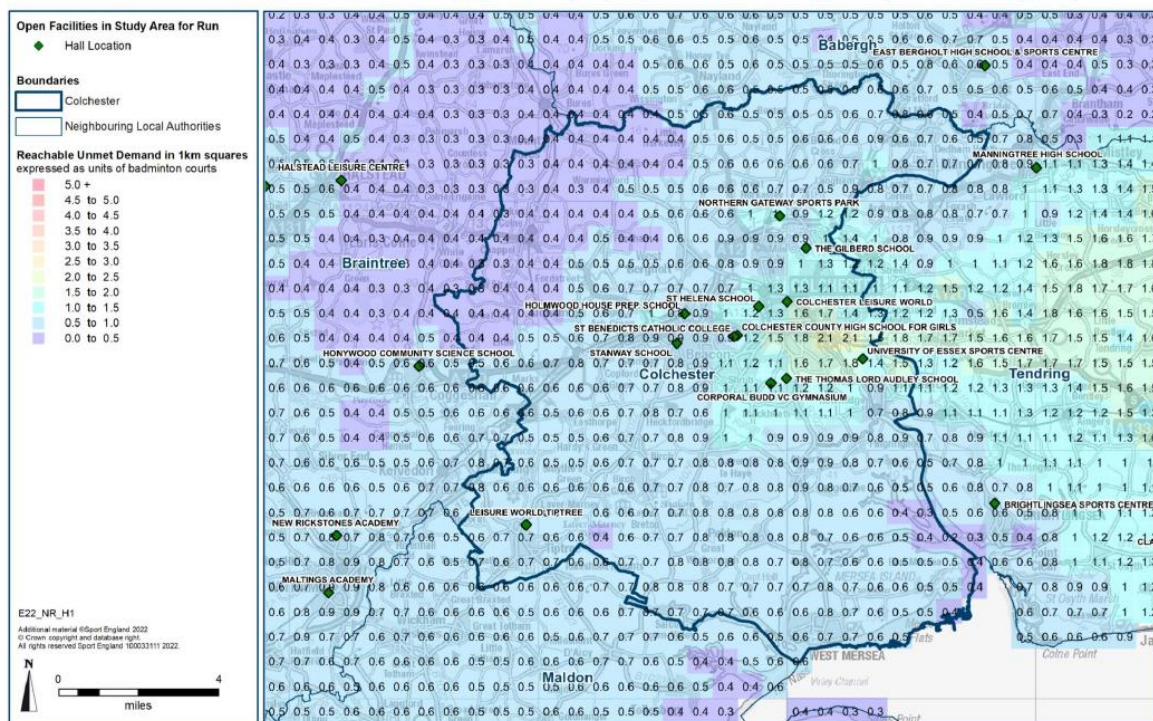
- ▶ Increases in future demand
- ▶ Whether existing facilities are being utilised above their comfortable capacity
- ▶ Whether nearby existing facilities could increase capacity to meet the unmet demand.

Figure 4.7: Reachable unmet demand for sports halls in Colchester (2022)



Map 5.2: Reachable Unmet Demand for Sports Halls in Colchester (2022)

FPM reachable unmet demand aggregated at 1km square grid expressed as badminton courts (figure labels) and shown thematically (colours).



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## Used capacity

The overall estimated used capacity of sports halls in Colchester is 74% in the weekly peak period. This is higher than neighbouring local authority areas, apart from Tendring, and above regional and England levels. Five sports hall sites operate at or above the 80% comfortable capacity level. The two public sites (Colchester Sports Park and Leisure World Colchester) are at an estimated 100% fully utilised capacity in the weekly peak period.

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Table 4.11: Used capacity of sites

| Site                                    | FPM Used capacity (%) | Site                              | FPM Used capacity (%) |
|---|-----------------------|-----------------------------------|-----------------------|
| Colchester County High School for Girls | 83%                   | Leisure World Tiptree             | 70%                   |
| Colchester Sports Park                  | 100%                  | St Benedict's Catholic College    | 63%                   |
| Corporal Budd VC Gymnasium              | 80%                   | St Helena School                  | 54%                   |
| Holwood House Prep School               | 69%                   | Stanway School                    | 85%                   |
| Leisure World Colchester                | 100%                  | The Thomas Lord Audley School     | 74%                   |
| Leisure World Highwoods                 | 65%                   | University of Essex Sports Centre | 54%                   |

### FPM Strategic overview

Colchester has a good supply of relatively modern sports halls, which can cater for regional and community-level indoor sports. However, several educational sites require replacement or modernisation.

There is plenty of spare capacity within the existing supply of sports halls in Colchester. The new sports hall opening at the new Trinity School in the Chesterwell development will also offer community use. Currently, a potential 21 courts could be added to the available supply if weekly opening hours during peak time were extended to the full 46 hours. One priority is to offset the uncomfortably high utilisation of some sites by extending their opening hours and/or the opening hours of other less utilised facilities nearby.

The east of the Colchester urban area currently has reachable unmet demand of two badminton courts. While this level does not currently justify building a new sports hall, it is important to try and address this as it comes from residents living in the areas with the highest deprivation in the Borough.

The assessment excludes a relatively modern full-size 4-court hall at Colchester Academy. It is well located to be accessible to those residents currently unable to reach an available sports hall. Could this be offered as a community facility during some of the peak period?

The scale of the proposed Garden Community to the east of the town of Colchester will fundamentally change the demand for sports halls and other facilities and thus presents an opportunity to plan for additional sports halls and other sports facility provision to meet current and future needs. Therefore, it will be important to understand and potentially jointly plan with neighbouring local authorities, particularly Tendring, on future sports hall provision.

### Next steps

In reviewing the findings of this report, CBC may wish to consider applying the evidence base to ensure that the benefits from the strategic direction being set by Sport England are realised. Given the strategic overview, the following will be significant:

- ◀ Projected population growth in Colchester and across the study area.
- ◀ Known committed changes in the current available supply of sports hall sites (including the new hall at The Trinity School due to open in 2023).
- ◀ The impact of the proposed 8,500 home Garden Community on the Colchester/Tendring boundary, the location of the highest levels of reachable unmet demand.
- ◀ Growth elsewhere in the Borough, particularly in locations where current capacity is unable to meet demand.

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Current levels of unmet demand together with the proposed major housing developments in and around Colchester should be assessed using longer-term local bespoke assessments through Sport England's FPM. These assessments should include population projections covering the proposed housing growth areas, with options for changing the sports hall supply and assessing the collective impact this has on the future demand for sports halls and their distribution.

### ***NGB consultation***

National governing bodies of sport (NGBs) and active clubs were consulted to ascertain current use, participation trends and the needs/challenges facing sports halls in the area.

### ***Badminton England (BE)***

BE is the national governing body of sport (NGB) for badminton. Its latest strategy, Discover Badminton 2017-2025 presents a vision for the sport to become one of the nation's most popular and to consistently win medals at world, Olympic and Paralympic levels. To achieve this, it has identified three key objectives:

- ◀ Grow grassroots participation.
- ◀ Create a system that identifies and develops player potential to deliver consistent world class performers.
- ◀ Built financial resilience to become a well governed organisation and demonstrate compliance with the UK governance code.

### *Badminton Facilities Strategy Model 2020-2030 – Colchester overview*

#### *Badminton participation statistics*

- ◀ 4.23% of adults (86.99%; male and 13.01%; female) have played badminton at least twice in the last 28 days<sup>6</sup>. This equates to **6,400 regular adult players**.
- ◀ 6.00%<sup>7</sup> of juniors<sup>6</sup> have played badminton at least twice in the last 28 days. This equates to **588 regular junior players**.
- ◀ It is estimated that 10.53% of adults have played badminton at least once in the last 12 months. This equates to **9,600 occasional adult players**<sup>8</sup> (6.33% latent demand).

#### *Demand*

- ◀ The presumption is that **regular adult players** play once per week for one hour and that their average need is for 3 adults per court. This equates to a weekly requirement for **2,134 court hours** (current demand).
- ◀ The presumption is that **regular junior players** play once per week for 45 minutes and that their average need is for 4 players per court. This equates to a weekly requirement for **111 court hours** (current demand).
- ◀ The presumption is that **occasional adult players** play four times per annum for one hour and that their average need is for 3 adults per court. This requires **247 court hours** (latent demand).
- ◀ To service all badminton demand there is a need for **2,492 court hours** per week.
- ◀ Projected increase in regular demand in 2030 is **382 court hours**.

<sup>6</sup> ALS states that people that have participated at least twice in the last 28 days. For modelling purposes, it is assumed that they participate every week

<sup>7</sup> ALS states that 6.0% of juniors nationally (14-15 year olds) have played at least twice in the last 28 days. For modelling purposes this has been extended to include 11-13 year olds.

<sup>8</sup> Occasional players equates to all players minus regular players

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### Supply

- There are 16 (3+court) sports halls containing 76 courts in Colchester.
- Four hall(s) are for private use only; thus 61 courts are available for badminton.
- The total number of court hours per week (3+ court sports halls) available in Colchester during stated peak time is **2,151**<sup>9</sup>
- 83.61%<sup>10</sup> of badminton courts in Colchester meet the Badminton England quality threshold (above average/good) which equates to **1,831** court hours<sup>11</sup>.
- There is a need for **136.10%** of the **1,831** good quality peak time court hours, available each week, to service current and latent badminton demand.
- Additional court hours required per week in 2030 are **382**.

### Strategic overview

There is a very high level of regular badminton participation in contrast to the average levels of physical activity identified in ALS. 10 clubs suggest a relatively strong badminton infrastructure. Four fifths of facilities meet BE quality threshold but there is limited room for growth.

BE has 11 affiliated clubs in Colchester they are:

- Saxen Racquets BC,
- St Mary Magdalen BC,
- Racquetees BC,
- Monkwick St Peter BC,
- Stanway BC,
- Earls Colne BC
- Brinkley BC,
- Highwoods BC,
- Great Bentley
- Tuesday BC
- Rackets BC.

All clubs were approached for consultation; however, only St Mary Magdalen BC responded. Multiple requests were made in the hope of receiving responses from the other clubs. However no further responses were obtained. Desk research (plus the consultation noted below) indicates that the following facilities are used by affiliated clubs:

- St Mary Magdalen BC – Colchester Leisure World
- Saxen Racquets BC – Colchester Leisure World.
- Racquetees BC – The Gilbert School (Leisure World Highwoods).
- Monkwick St Peter BC – The Thomas Lord Audley School.
- Stanway BC – Stanway School.
- Earls Colne BC – Earls Colne Recreation Club.
- Brinkley BC – The Gilbert School (Leisure World Highwoods).
- Highwoods BC – The Gilbert School (Leisure World Highwoods).
- Great Bentley Tuesday – Great Bentley Village Hall.
- Rackets BC – Colchester Leisure World.

The Northern Gateway Sports Park is a key league match venue facility.

### Club consultation:

St Mary Magdalen Badminton Club has 30 members; 20 male and 10 female. It has been based at *Colchester Leisure World* for 20 years. This has five courts and the Club has the option to use as many as it requires. It plays in the local league.

<sup>9</sup> Peak time hours are defined as; Monday – Friday 17:00-22:00, Saturday 09:30-17:00, Sunday 09:00-14:30 & 17:00-19:30

<sup>10</sup> National figure: 75.0%

<sup>11</sup> Assumes that all courts of all standards available during all peak hours.



## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

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Member ages range from 15-60 years. It previously ran a junior section but now focuses solely on adults. It reports that the quality of the facility at Leisure World is declining – it is less good than it was and the venue is ‘tired and ageing’.

Stanway BC is based at The Northern Gateway and it has 240 members on its list although it is a core of 50 people that turn up regularly.. It has 60 children attending on Saturdays with a further 30 on its waiting list. It has changed its membership post Covid and is now a pay and play club. Users book in using an internal app which it has set up. The Club states that the venue costs approximately £8 (per court?) per session, it spends c.£3,000 per month on facility hire and the site caters for members needs via the onsite café and the changing rooms to which they have access. It is good quality and meets the Club’s needs.

Consultation found that The Northern Gateway is difficult to book from Monday-Thursday for casual players due to the having regular block bookings it accommodates. It is reported that, since opening, this venue has absorbed a substantial proportion of badminton demand that was formerly catered for at other sites and become a central venue for most clubs.

### **Netball**

England Netball’s latest strategy, *Your Game, Your Way*, aims to establish it as a top performing, financially sustainable NGB that promotes ‘Netball for Life’ and develops more world class athletes. The four key stated priorities are:

- ◀ Grow participation in the game by an average of 10,000 participants per annum.
- ◀ Deliver a 1st class member and participant experience.
- ◀ Establish England as the number one team in the World
- ◀ Lead an effective and progressive infrastructure enabling all involved in the netball experience to collaborate as one team aligned behind one dream.

England Netball reports that netball is growing fast nationally with a recent YouGov report it commissioned reporting that the 2019 World Cup inspired 160,000 adult women to take up the sport and a 1000% increase in visits to its online netball session finder at the end of the World Cup, compared to the two weeks prior. In addition, 71% of clubs reported more people had shown an interest in playing netball than before the tournament started.

Netball is played both indoors and outdoors in Colchester (but more so outside due to lack of adequate indoor provision). For outdoor provision please refer to the 2022 Playing Pitch Strategy. Current indoor provision (where relevant) in the Colchester area is as follows.

*Back 2 Netball*- sessions are designed to re-introduce players to the sport. Sessions are run by coaches. Prior to the onset of the Covid-19 Pandemic weekly sessions were held at Leisure World Tiptree. However, they now occur at The Gilberd School (Leisure World Highwoods). These were delivered in partnership with Hamilton Hurricanes Netball Club.

*Walking Netball* - this is netball but played at a walking pace. It has been designed so that anyone can play it regardless of age or fitness level. Prior to the Covid-19 Pandemic, one weekly session took place at The Gilberd School (Leisure World Highwoods).

*Colchester & Tendring Netball League* – is EN affiliated and runs summer (outdoor) and winter (indoor) leagues. Consultation reports that for the 2019/2020 season it had a total of 118 teams across 12 divisions. Due to the pandemic, it did not operate in winter 2020-2021. Highwoods Sports Centre (Gilberd School), Thomas Lord Audley School, Colchester Leisure Centre (Leisure World), and Clacton Leisure Centre are all regularly used for its fixtures. Honywood School has also been used on an occasional basis.



## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

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League fixtures run on Mondays, Wednesdays, and Thursdays from September through to March. Sourcing adequate hall space can be an issue for League organisers, and it reports that it no longer utilises indoor venues because of this problem. Instead, it focuses on using the outdoor provision and in particular those with floodlights so that matches can be played throughout the winter.

*Play Netball* is a commercial netball league provider which operates at 35 venues across the Midlands, Southwest and Southeast. It organises weekly summer leagues (outdoor), at The Gilberd School (Leisure World Highwoods). It does not run any indoor leagues in Colchester.

*Saracens Mavericks* is an elite level team entered in the Vitality Netball Super League. It plays its home games at the University of Herefordshire in Hatfield and on occasion at the University of Essex. Although this team is not based in Colchester, it is the nearest elite team to the Borough.

EN consultation highlights that indoor venue availability for affiliated fixtures in Colchester is an issue. In previous seasons overspill venues in neighbouring Tendring and venues in Braintree have been utilised when venues in Colchester borough could not be utilised.

Club consultation:

*Shaikly Netball Club* is based at The Thomas Lord Audley School. It has 150 members, including adults who compete in the club's five teams. It also has 75 youth members who compete within its eight junior teams. Its main focus is on youth - who train and play matches on a weekly basis. It has room for more members though the key issue is insufficient coaches to run these teams. This is compounded as the organisation is entirely voluntary. The Club is finding it hard to recruit volunteers to take up coaching qualifications.

At The Thomas Lord Audley School it has access to one indoor and three outdoor courts. The indoor space is used more for younger members although all teams use it in poor weather. It predominantly uses the outdoor courts because they are cheaper and there are three. It would prefer to train indoors more often to provide pathways for development into netball for players. It also mentioned that it would benefit from having proper socket mounted netball posts. Currently the whole site only has wheeled ones.

Currently it runs two teams in all age groups. However, it can only have six teams playing at one time at the home venue due to there only being three available courts. The Club feels that the venue is limiting its potential growth.

### ***Basketball (BBE)***

BBE is the NGB for the sport in England. Its latest strategy, Growing Basketball Together 2018-2024 aims to give direction, focus and advert for all stakeholders to help leverage a better future for basketball and support the thousands of people benefitting from our sport.

To achieve this, a series of key objectives have been identified:

- ◀ Grow and retain participation
- ◀ Enhance our infrastructure
- ◀ Have a world-class talent system
- ◀ Be a high performing NGB

It reports five affiliated clubs in the Borough; Colchester Cobras, Essex Rebels (University of Essex Basketball Club), Colchester Bulls, Big Dog Ballin and Colchester Panthers.

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

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All five clubs were approached for consultation; however, only Colchester Panthers responded to requests. All other clubs did not respond despite numerous requests made.

### *Club consultation:*

*Colchester Panthers Basketball Club* is located at Stanway School and reports having 79 members, 45 of whom are girls/women and 34 boys. It currently does not have an adults men's team. It states if all members attended weekly, it would be over capacity and would have to use alternative days for hall hire. It also states that the facility it uses is tired; the court needs new blackboards and the floor needs re-lining. Changing rooms are reported to be adequate. Parking is a big issue due concurrent football activity on the outdoor provision. Further issues for the Club include increased costs of court hire and lack of storage for Club equipment. It aspires to progress the female players up to a team level and when this is achieved it wishes to enter womens/girls teams in the local league.

### **Volleyball**

Tendring Volleyball Club (TVC) is a fast-developing adult club with four teams in the National Volleyball League (NVL) and two teams in the Essex Volleyball League (EVL). It has a strong link with one of the longest junior programmes in the Eastern region through Tendring Technology College. TVC runs two adult Super League teams predominantly comprising University of Essex students.

The club reports high levels of growth over the last few years at all levels. The Club is however, full to capacity, even at the recreation level with waiting lists. In order to expand capacity, there is a need for access to additional facilities and a need to increase the number of coaches. Once students leave University of Essex, there is no further opportunities for them to play in the area.

It has been involved in the coaching at 12 primary schools, eight secondary schools and has extensive links with the University of Essex. TVC believes these links will pave the way for further growth and help to bring in more players and coaching staff. Likewise, it feels working with the Human Performance Unit based at the University will have a significant impact upon future performance. It is in discussion about moving under the Essex Rebels franchise.

One team plays in Division 1 South, the other in Division 2. The Men's Division 1 NVL team now boasts many former top division players. The Women's NVL team has been very successful in recent years winning the national shield and then back-to-back promotion to the Super 8's (the top division in the country). Tendring Women is the first team from Essex to compete in the highest NVL division in over 30 years.

The Club reports that the facilities at University of Essex (Arena) for the Super League teams are excellent and has been able to attract as many as 400 spectators to matches and add match day hospitality to the offer.

Tendring Volleyball has expressed an interest in having more teams based in Colchester at Colchester Leisure World, however, the current facility is not deemed suitable (there are no posts, the lines are too faded and the ceiling framework structure is unsuitable).

Over the summer months, the volleyball teams play on the beach courts in Clacton on Sea at Martello Beach.

### **Summary of current demand**

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

There are high levels of demand for sports hall space from a number of clubs operating in and across Colchester. The audit indicates that basketball, volleyball, badminton, and netball are popular in the area. BE reports that over four fifths of facilities meet quality threshold but there is limited room for growth.

Colchester & Tendring Netball League has a strong presence. However, it is predominantly played outdoors on floodlit courts as it struggles to find adequate sports hall space for this activity. There is demand for more indoor sports hall venues. Netball groups/clubs are struggling to book court space and to recruit/retain a coaching workforce to support delivery.

There are few daytime community use options. Badminton, volleyball and netball all identify scope for growth.

### 4.3: Future demand and Sports Facilities Calculator (SFC)

Sport England's SFC helps quantify additional demand for community sports facilities generated by new growth populations, development, and regeneration areas. It is used to estimate facility needs for whole area (district) populations but should not be applied for strategic gap analysis as it has no spatial dimension and does not take account of:

- ◀ Facility location compared to demand.
- ◀ Capacity and availability of facilities – opening hours.
- ◀ Cross boundary movement of demand.
- ◀ Travel networks and topography.
- ◀ Attractiveness of facilities.

Calculations assume that the current sports hall stock remains available for community use and the quality remains the same. It appears that the projected increase in population will lead to an increase in demand for sports halls to accommodate demand. This is estimated at:

*Table 4.12: Sport England: Sports Facilities Calculator*

|   | Provision for 2018 population (mid-year estimate) | Future (2030)                      | Future (2043)                     |
|---|---|------------------------------------|-----------------------------------|
| <b>ONS population projections</b>           | 192,523   | 214,094                            | 228,062                           |
| <b>Population increase</b>                  | -   | 21,571                             | 35,539                            |
| <b>Facilities to meet additional demand</b> | 56.42 courts<br>14.10 sports halls                | 62.74 courts<br>15.68 sports halls | 66.83 courts<br>16.71 sports hall |
| <b>Estimated cost</b>                       | £36,462,847                                       | £40,548,281                        | £43,193,747                       |

Calculations assume that the current sports hall stock remains available for community use and the quality remains the same. It appears that the projected increase in population will lead to an increase in demand for sports hall space. The SFC indicates a requirement for an additional 6.32 badminton courts (1.58 sports halls) in 2030 and an additional 10.41 (badminton) courts, up to 2043 (estimated cost: £6,730,900).

It should be noted that there is potential to increase the number of community hours available at, for example, Corporal Budd VC Gymnasium (currently only access at weekends) and possibly at sites where access was not obtained (The Sixth Form College Colchester). The number of access hours could also be increased at Colchester Academy, Gilbert School and Philip Morant School. There is evidence to suggest that more community

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use hours are required especially for netball as fixtures for the Colchester & Tendring Netball League regularly take place within the Borough. However, netball clubs state that they cannot afford to be based indoors all year round.

There is, however, a need to improve quality at the sites identified as below average quality (Leisure World Tiptree, Philip Morant School, The Thomas Lord Audley School and Colchester Institute). In addition, the Colchester & Tendring Netball League requires support to secure additional hours and/or venues for its league. There may also be a need for daytime use as the number/proportion of older people in the local population increases.

### 4.4: Summary of key facts and issues

| Facility type                              | Sports halls  |  |
|--|---|--|
| Elements                                   | Assessment findings   | Specific facility needs  |
| <b>Quantity</b>                            | Colchester has 46 sports halls (106 courts).<br>There are 21 3+ court sports halls across 17 sites (90 badminton courts).   | Population growth estimates may create additional demand for an additional 6 courts (2030) and 10 courts (2043).<br>The new sports hall at The Trinity School will contribute to this.<br>There is some available capacity at existing facilities however it is insufficient to accommodate this increase given sites are already reported to be at/near capacity.<br>The Gilberd School and Colchester County High School for Girls need to re-offer community use once they are able to. |
| <b>Quality</b>                             | Colchester has nine above average quality sports halls, five below average, two poor and five halls were not unassessed.  | Investment is required in the sports hall at St Helena School to meet modern user expectations.<br>Colchester Leisure World's 11 courts need to be upgraded. Its central location makes it an important to sports hall facility supply.<br>Maintain/improve quality of the other below average sites.  |
| <b>Accessibility</b>                       | 98% of CBC's population lives within 20 minutes' drive time of a sports hall.<br>62.1% lives within 20 minutes' walk of a community available sports hall.<br>Four 3+ court halls are located within two miles of the Borough border.   | Main population settlements within the Borough are all serviced by sports hall facilities.   |
| <b>Availability (Management and usage)</b> | Six sites are private use only.<br>Colchester Academy and Colchester Institute have expressed interest in opening to the community.<br>The majority are operating at or very close to capacity. A few have some spare capacity..<br>Colchester is also providing sports hall space for Tendring residents.. | Continued good relationships between schools and clubs are required to ensure continued/increased use of sites.<br>The limited daytime use means that programming will be of key importance given the projected increase in the older population particularly at the public site (Colchester Leisure World).<br>Improve availability for club activities and secure community use agreements with educational sites, where not currently in place.   |

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| Facility type  | Sports halls   |                         |
|----------------|--|-------------------------|
| Elements       | Assessment findings  | Specific facility needs |
| <b>Summary</b> | <p>Each facility is important to communities served. They need to be protected in accordance with para 98 of the NPFF.</p> <p>Improve the quality of the below average sports halls.</p> <p>Maintain good relationships with schools, to retain and improve levels of community use and continue to support in Covid-19 recovery.</p> <p>Consider the need to increase daytime access as the number/proportion of older people increases.</p> <p>Work with schools to consider whether certain facilities with specific adaptations could be made available for community daytime use, this will be of increasing importance for older people.</p> <p>There is a need to determine the long term future of Colchester Leisure World with regard to refurbishment / replacement.</p> <p>Any new provision should cater for key sports in the area which include basketball, volleyball, badminton and netball.</p> <p>Ensure that any new sports hall provision is made available and have a long term community use agreement.</p> <p>The TCBGC will increase demand for sports halls in that area of the authority.</p> <p>Any new developments should make provision for sports halls through financial contributions being secured towards new and enhanced provision off-site in the view of existing stock operating at capacity at peak times.</p> <p>The TCBGC will need to make its own on-site provision for meeting the additional demand it generates given that existing sports halls are generally operating at capacity or are not accessible due to the level of unmet demand (greatest in the east of the City).</p> |                         |



### SECTION 5: SWIMMING POOLS

A swimming pool is defined as an “enclosed area of water, specifically maintained for all forms of water-based sport and recreation”. It includes indoor and outdoor pools, freeform leisure pools and specific diving tanks used for general swimming, teaching, training, and diving. Many small pools are used solely for recreational swimming and will not necessarily need to strictly follow the NGB recommendations. It is, however, generally recommended that standard dimensions are used to allow appropriate levels of competition and training and to help meet safety standards. Relatively few pools need to be designed to full competition standards or include spectator facilities.

Training for competition, low-level synchronised swimming, and water polo can all take place in a 25m pool. With modest spectator seating, pools can also accommodate competitive events in these activities. Diving from boards, advanced synchronised swimming and more advanced sub-aqua training require deeper water. These can all be accommodated in one pool tank, which ideally should be in addition to the main pool.

The NGB responsible for administering diving, swimming, synchronised swimming, and water polo in England is Swim England.

The 2019 State of the UK Swimming Industry Report reveals that the UK swimming industry has not changed significantly in the previous 12 months. Although 26 swimming pool sites have opened and 27 have closed. Nuffield and GLL remain the UK’s leading private and public operators (by the number of sites with a pool). GLL operates 146 swimming centres, while Nuffield has 111 clubs with a pool. The 2019 report shows that 84% of the UK population lives within two miles of one of the 3,170 swimming pool sites. As mentioned previously the Covid-19 Pandemic has had a big nationwide impact on swimming pool provision, with many sites being closed due to social distancing restrictions for a significant portion of 2020.

#### 5.1: Supply

This assessment is mostly concerned with larger pools available for community use (no restrictions to accessing the pool as a result of membership criteria). As such, those less than 160m<sup>2</sup> (e.g., 20m x 4 lanes) water space and/or located at private member clubs are deemed to offer limited value in relation to community use and delivery of outcomes related to health and deprivation. It is recognised that smaller pools can accommodate learning/teaching sessions, but they are, for modelling/needs assessment purposes, deemed unable to offer a full swim programme and, thus, eliminated from the supply evaluation, when considering accessibility and availability later in this section.

#### *Quantity*

The audit identifies 28 swimming pools at 24 sites. This includes all pools irrespective of size and access. Swimming facilities are well distributed throughout Colchester in the more densely populated area as shown in Figure 5.1. There are no facilities in the far North or West of the borough though these areas tend to be more rural. There are some smaller pools/lidos in the Tiptree area and Mersea Island.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 5.1: All swimming pools in Colchester

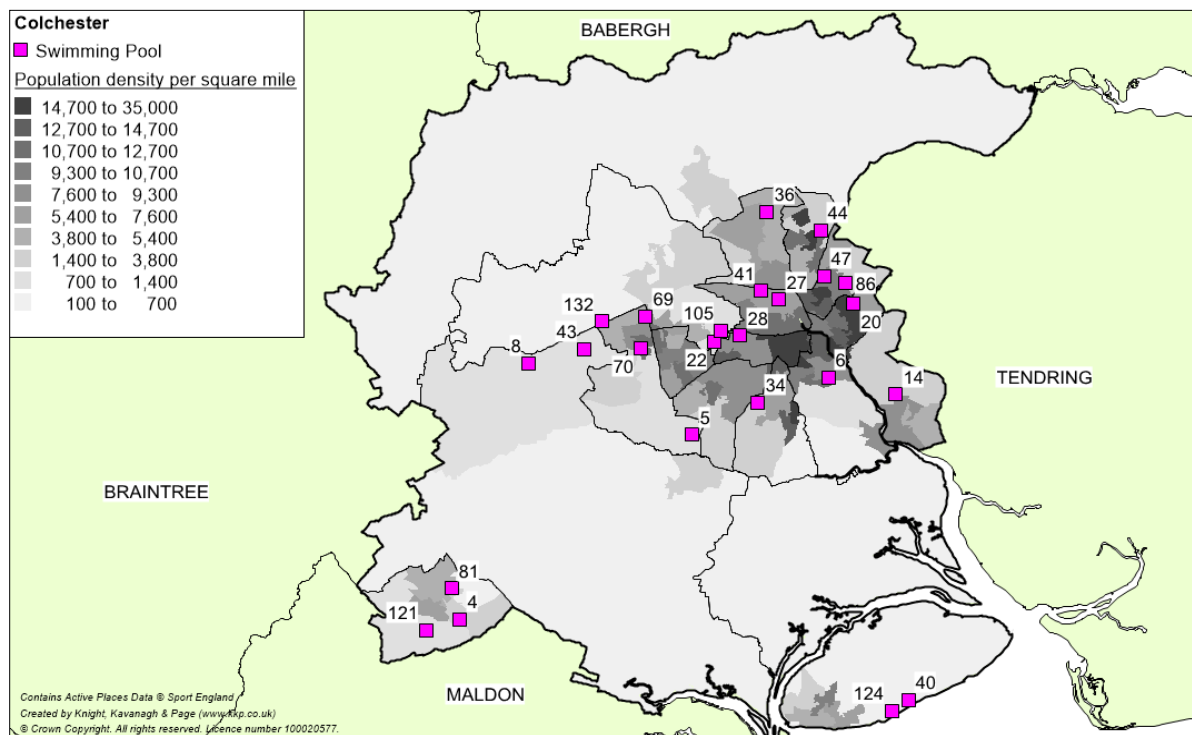


Table 5.1: All swimming pools in Colchester

| Map ID | Site name                                | Facility type    | Lanes/Length | Area (m <sup>2</sup> ) |
|--------|--|------------------|--------------|------------------------|
| 4      | Atlantis Health & Beauty Spa             | Learner/Teaching | 0 x 14m      | 146                    |
| 5      | Bannatyne Health Club (Kingsford Park)   | Main/General     | 0 x 20m      | 160                    |
| 6      | Bannatyne Health Club (Colchester)       | Main/General     | 3 x 20m      | 160                    |
| 8      | Best Western Marks Tey Hotel             | Main/General     | 0 x 15m      | 68                     |
| 14     | Broomgrove County Infant & Junior School | Lido             | 0 x 14m      | 112                    |
| 20     | Colchester Academy                       | Main/General     | 4 x 18m      | 144                    |
| 22     | Colchester County High School for Girls  | Main/General     | 3 x 25m      | 150                    |
| 27     | Colchester Leisure World                 | Main/General     | 6 x 25m      | 313                    |
| 27     | Colchester Leisure World                 | Leisure Pool     | 0 x 25m      | 250                    |
| 27     | Colchester Leisure World                 | Learner/Teaching | 0 x 12m      | 144                    |
| 27     | Colchester Leisure World                 | Diving           | 0 x 12m      | 100                    |
| 28     | Colchester Royal Grammar School          | Lido             | 4 x 26m      | 286                    |
| 34     | Corporal Budd VC Gymnasium               | Main/General     | 8 x 25m      | 438                    |
| 36     | David Lloyd                              | Lido             | 0 x 25m      | 200                    |
| 36     | David Lloyd                              | Main/General     | 3 x 20m      | 200                    |
| 40     | Essex Outdoors Mersea                    | Lido             | 0 x 25m      | 225                    |
| 41     | Everlast Fitness Club                    | Main/General     | 2 x 18m      | 126                    |
| 43     | First Strokes Swim School                | Main/General     | 3 x 18m      | 108                    |
| 44     | Fitness4Less                             | Main/General     | 4 x 15m      | 45                     |
| 47     | Friars Grove Primary School              | Lido             | 2 x 12m      | 84                     |
| 69     | Lexden Racquets & Fitness Club           | Learner/Teaching | 0 x 13m      | 101                    |
| 70     | Lexden Springs School                    | Learner/Teaching | 0 x 10m      | 60                     |
| 81     | Milldene Primary School                  | Lido             | 0 x 10m      | 80                     |

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| Map ID | Site name                           | Facility type | Lanes/Length | Area (m <sup>2</sup> ) |
|--------|-------------------------------------|---------------|--------------|------------------------|
| 86     | Parsons Heath C Of E Primary School | Lido          | 4 x 12m      | 108                    |
| 105    | St Mary's School                    | Lido          | 0 x 12m      | 72                     |
| 121    | Tiptree Heath Primary School        | Lido          | 0 x 12m      | 84                     |
| 124    | Waldegraves Holiday Park            | Lido          | 0 x 25m      | 225                    |
| 132    | You Fit Health Club                 | Main/General  | 2 x 15m      | 105                    |

| Learner/teaching | Main/General | Lido | Diving | Leisure pool |
|------------------|--------------|------|--------|--------------|
| 4                | 12           | 10   | 1      | 1            |

There are four learner/teaching pools in the Borough. These assist with programming (and income generation) at the public leisure centre sites in particular.

The two Bannatyne Health Club (Colchester) pools are the smallest main/general swimming pools (160m<sup>2</sup>), they are both 20m in length and 8m in width. The largest is the 25m pool at Corporal Budd VC Gymnasium which has 8 lanes (17m wide).

Colchester Leisure World has the most waterspace of all the sites, and is a strategic swimming facility, it has a learner teaching pool, main/general swimming pool, diving pool and leisure water.

### Quality

KKP has completed non-technical visual assessments of swimming pools and changing provision (which plays a significant role influencing and attracting users). Where visits could not take place due to the pandemic, consultation was, where possible conducted. Quality is assessed as previously described in Section 3.2. Where a site has a swimming pool 160m<sup>2</sup> or larger, smaller pools at the site are also considered. Lidos are not included due to them having seasonal access only and being unable to accommodate a full swim programme.

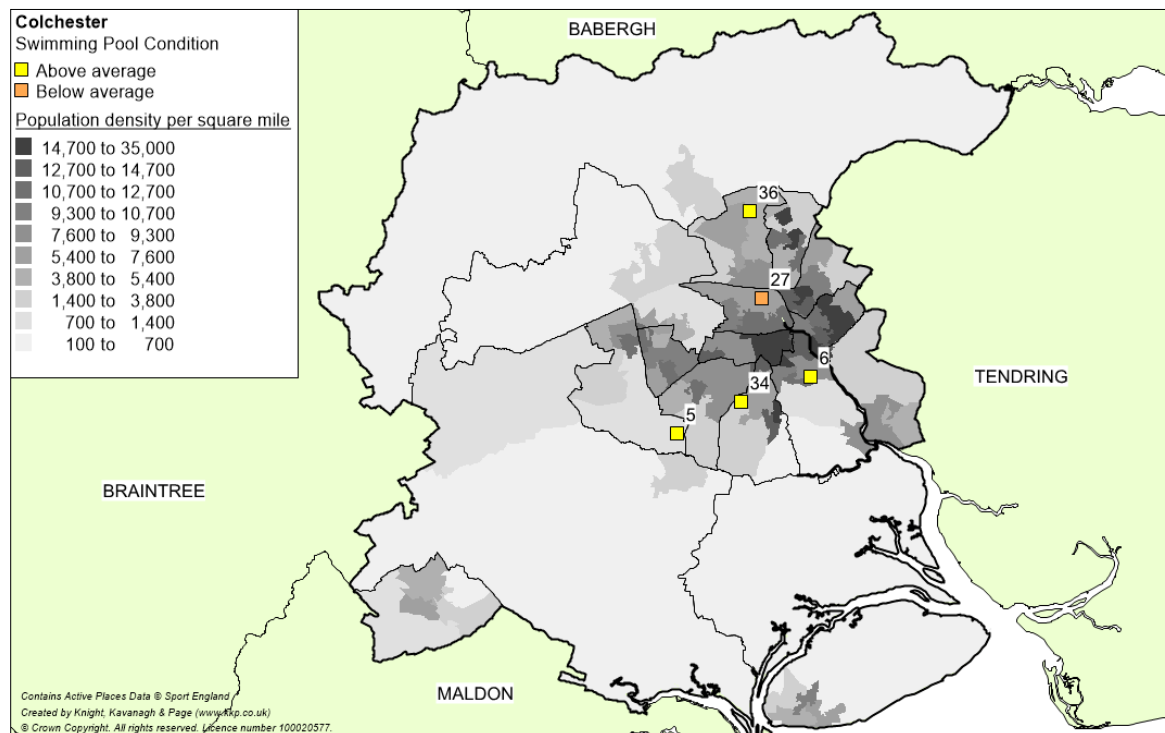
The main population of Colchester has access to below average facilities at Colchester Leisure World. Those living on the outskirts of the town have access to better quality facilities. Residents in the more rural areas of the borough are required to travel into Colchester town to access a facility or to Mersea Island.

Table 5.2: Quality of 160m<sup>2</sup>+ swimming pools in Colchester

| ID | Site                                   | Lanes x length (m) | Condition     |               |
|----|--|--------------------|---------------|---------------|
|    |  |                    | Pool          | Changing      |
| 5  | Bannatyne Health Club (Kingsford Park) | 0 x 20m            | Above average | Above average |
| 6  | Bannatyne Health Club (Colchester)     | 3 x 20m            | Above average | Above average |
| 27 | Colchester Leisure World               | 6 x 25m            | Below average | Below average |
| 27 | Colchester Leisure World               | 0 x 25m            | Below average | Below average |
| 27 | Colchester Leisure World               | 0 x 12m            | Below average | Below average |
| 27 | Colchester Leisure World               | 0 x 12m            | Below average | Below average |
| 34 | Corporal Budd VC Gymnasium             | 8 x 25m            | Unassessed    | Unassessed    |
| 36 | David Lloyd (Colchester)               | 3 x 20m            | Above average | Above average |

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 5.2: Quality of audited swimming pools in Colchester



The pools at Bannatyne Health Club, and David Lloyd (Colchester) are considered to be in above average condition. The Colchester Leisure World pools are all rated below average.

Corporal Budd VC Gymnasium was unassessed due to having restricted access/the nature of the site (MoD).

Changing provision is either commensurate with pool condition or better at all sites.

Table 5.3: Age of swimming pools and refurbishment dates (where applicable)

| Site                                   | Year built | Refurbishment | Age (years) since refurbishment |
|--|------------|---------------|---------------------------------|
| Bannatyne Health Club (Kingsford Park) | 2006       |               | 16                              |
| Bannatyne Health Club (Colchester)     | 2004       |               | 18                              |
| Colchester Leisure World               | 1991       | 2009          | 13                              |
| Colchester Leisure World               | 1991       | 2016          | 6                               |
| Colchester Leisure World               | 1991       | 2009          | 13                              |
| Colchester Leisure World               | 1991       | 2009          | 13                              |
| Corporal Budd VC Gymnasium             | 2008       | -             | 14                              |
| David Lloyd                            | 2016       | -             | 6                               |

Colchester Leisure World is the oldest facility in the area (opened 1991). Colchester Leisure World's leisure pool benefitted from some refurbishment in the last six years however, it is still rated below average in quality. Its other three pools were last refurbished in 2009, 13 years ago. Pool plant, lining, and tiling is approaching the end of its lifespan.

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Venue management is keen to modernise the changing facility as it is currently outdated. In addition, the leisure pool has not had any main feature changes since it was built. Its attraction as a leisure destination has, as a consequence, reduced. It has plans to maintain current provision with aspirations to significantly refurbish/replace the centre in the near future.

The majority of the remaining sites with pools are commercial entities such as Bannatyne Health Club and David Lloyd. They are currently of better quality than the public provision. The newest pool is the main swimming pool (and outdoor lido) at David Lloyd which opened in 2016.

### **Availability of swimming pools**

Swimming pool availability differs dependent upon ownership and/or management. Facilities audited all offer some form of public access. The access policy for each site is detailed below.

*Table 5.4: Access policy of swimming pools*

| Site                                   | Access policy                         |
|--|---------------------------------------|
| Bannatyne Health Club (Kingsford Park) | Registered membership                 |
| Bannatyne Health Club (Colchester)     | Registered membership                 |
| Colchester Leisure World               | Pay & play                            |
| Corporal Budd VC Gymnasium             | Sports club/community association use |
| David Lloyd (Colchester)               | Registered membership                 |

Colchester Leisure World is owned by CBC and operated by Leisure World. Waldegraves Holiday Park is operated by a commercial entity. Both offer pay and play access.

Corporal Budd VC Gymnasium operates a sports club/community association use access model, whereby pools are available for use by people who are members of the sports club. Community use at the facility is not secure in that all bookings are taken on the premise that the MoD may require sole access at short notice. There are also additional security measures in place for users, therefore, it is unable to be used for galas, competitions etc.

Bannatyne Health Club and David Lloyd fits a traditional model of commercial management, as users must purchase a monthly/annual membership to access facilities. While acknowledging that commercially managed facilities can cater for specific market segments, they are not available to all sections of the community and may not necessarily be affordable to all households.

### **Accessibility**

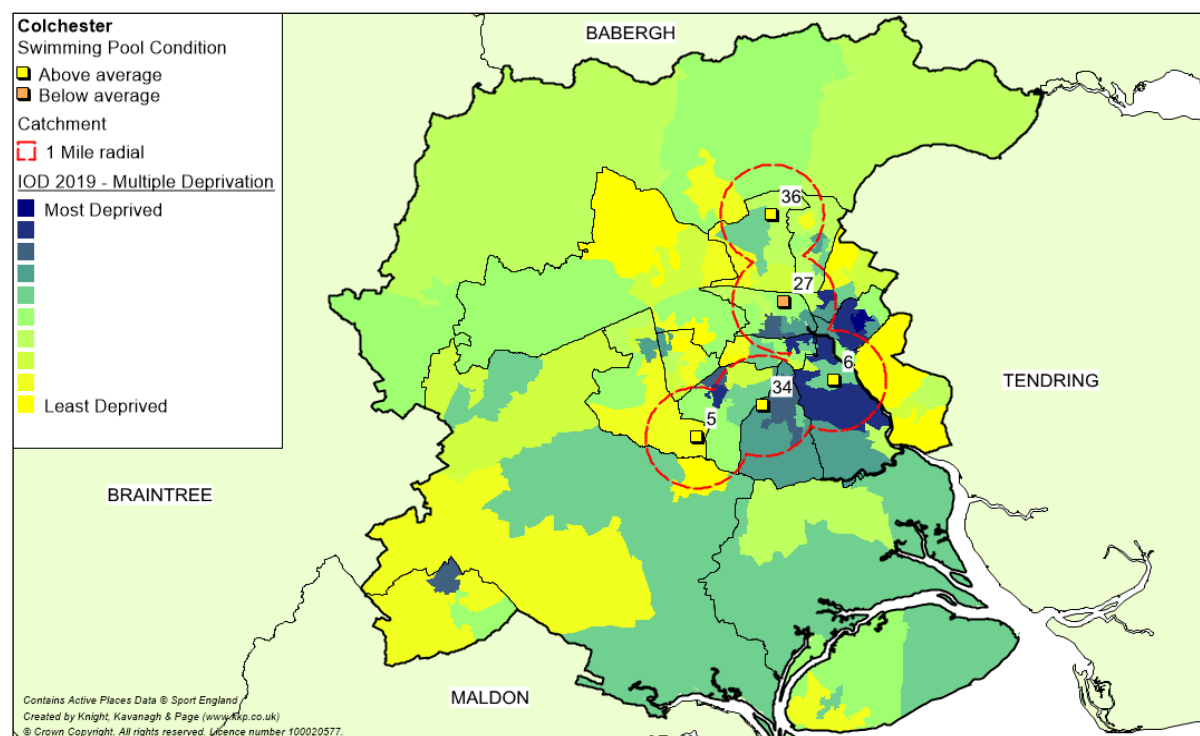
Swimming pool accessibility is influenced by physical (i.e., built environment). Appropriate walk and drive-time catchments are applied to determine accessibility to communities. The normal acceptable standard is 20-minutes' walk time (1-mile radial catchment) for an urban area and a 20-minutes' drive time for a rural area. This enables analysis of the adequacy of coverage and helps identify areas currently not serviced by existing provisions.

Figure 5.3 and Table 5.5 illustrates the walk-time based accessibility of all swimming pools in Colchester.



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 5.3: Accessibility of swimming pools



44.1% of the population lives within one mile of a swimming pool. Of the 27,936 people living in areas of higher deprivation in Colchester (i.e., those living in 30% most deprived areas nationally), 19,456 people (69.6%) live within one mile of a swimming pool. This would suggest that swimming pools are well located to attract users from areas of higher deprivation, assuming that other barriers to access can be overcome.

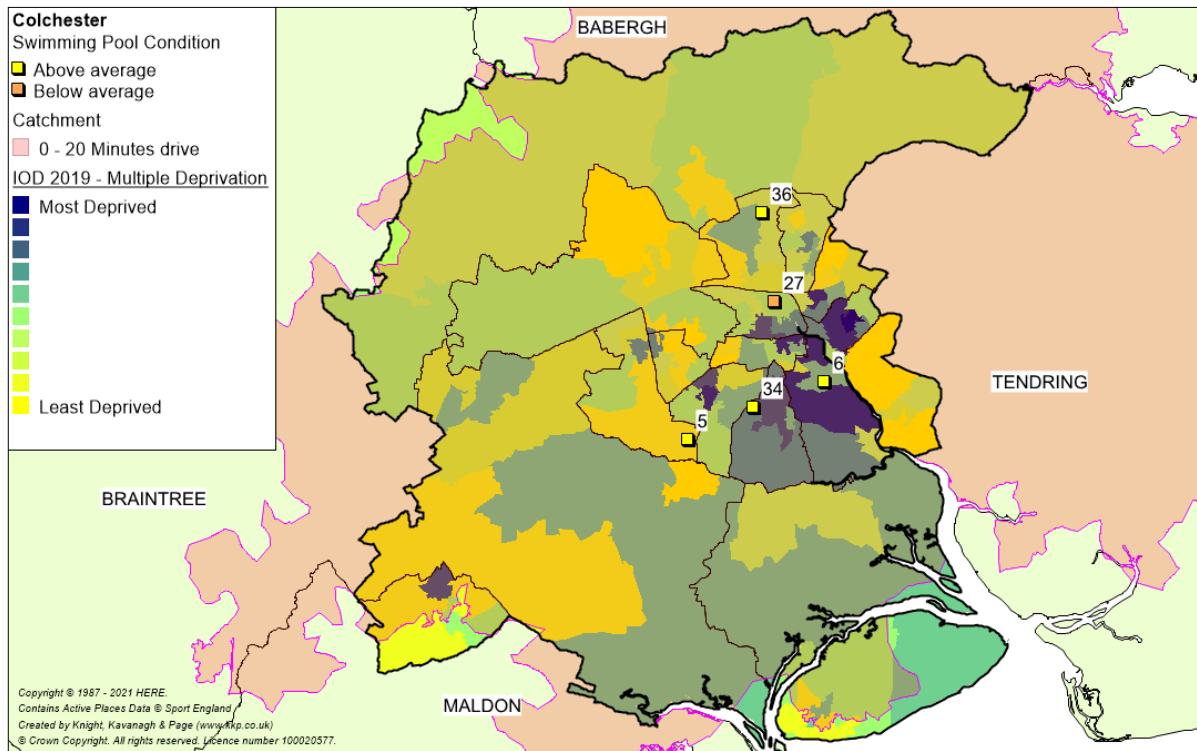
Table 5.5: Accessibility of swimming pools in Colchester

| IMD 2019<br>10%<br>bands | Colchester     |                 | Swimming pools<br>catchment populations by IMD |                          |                                 |                           |
|--------------------------|----------------|-----------------|--|--------------------------|---------------------------------|---------------------------|
|                          | Persons        | Population<br>% | Persons<br>inside<br>catchment                 | Population<br>inside (%) | Persons<br>outside<br>catchment | Population<br>outside (%) |
| 0 - 10                   | 1,669          | 0.9%            | 0  | 0.0%                     | 1,669                           | 0.9%                      |
| 10.1 - 20                | 17,020         | 9.2%            | 12,698   | 6.9%                     | 4,322                           | 2.3%                      |
| 20.1 - 30                | 9,247          | 5.0%            | 6,758  | 3.7%                     | 2,489                           | 1.3%                      |
| 30.1 - 40                | 17,036         | 9.2%            | 9,120  | 4.9%                     | 7,916                           | 4.3%                      |
| 40.1 - 50                | 23,534         | 12.7%           | 14,363   | 7.8%                     | 9,171                           | 5.0%                      |
| 50.1 - 60                | 30,992         | 16.8%           | 15,713   | 8.5%                     | 15,279                          | 8.3%                      |
| 60.1 - 70                | 23,519         | 12.7%           | 8,334  | 4.5%                     | 15,185                          | 8.2%                      |
| 70.1 - 80                | 18,551         | 10.0%           | 7,598  | 4.1%                     | 10,953                          | 5.9%                      |
| 80.1 - 90                | 27,993         | 15.1%           | 4,757  | 2.6%                     | 23,236                          | 12.6%                     |
| 90.1 - 100               | 15,355         | 8.3%            | 2,298  | 1.2%                     | 13,057                          | 7.1%                      |
| <b>Total</b>             | <b>184,916</b> | <b>100.0%</b>   | <b>81,639</b>                                  | <b>44.1%</b>             | <b>103,277</b>                  | <b>55.9%</b>              |

Over 96% of the Borough's population resides within a 20-minutes' drive time of a swimming pool (2020 ONS MYE).

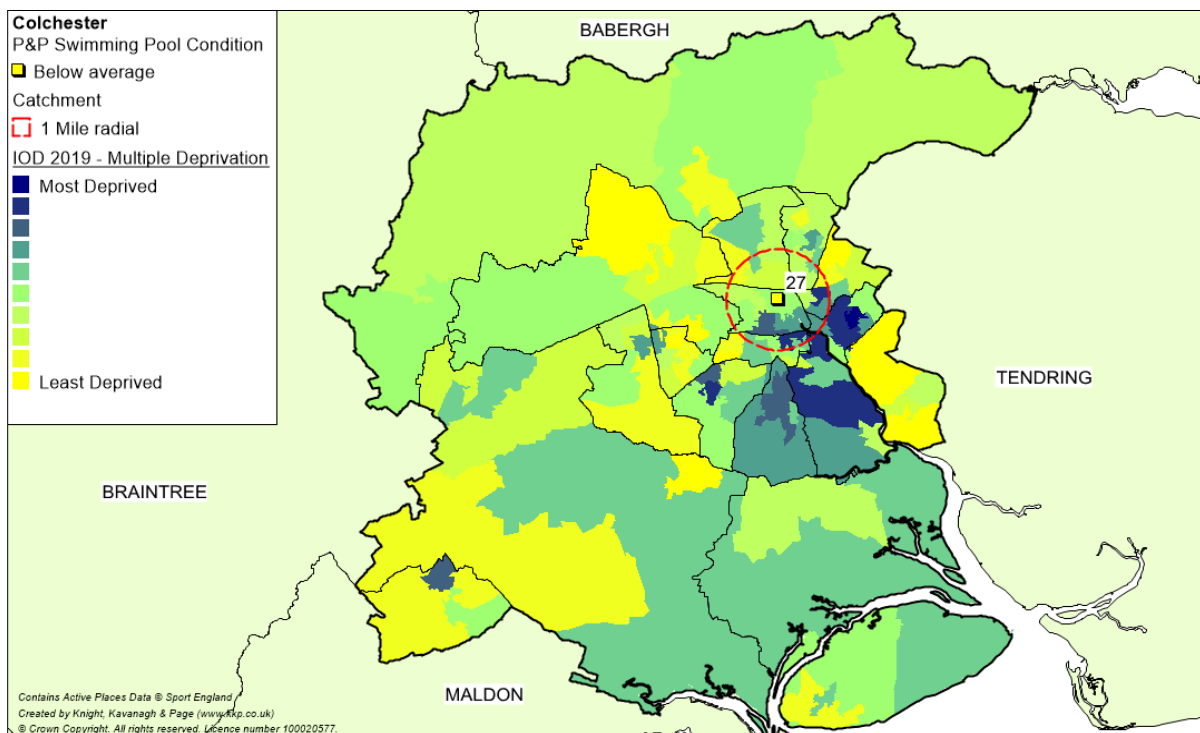
# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 5.4: Swimming pools in Colchester with 20 minutes drive time



Only one pool (Colchester Leisure World) offers pay and play swimming facilities. Whereas three are available for registered members and one (Corporal Budd VC) is used privately only. While recognised that facilities with registered membership and community associations are an important part of the facility mix, they are not necessarily available to everyone.

Figure 5.5: Pay and play pools quality on IMD 1-mile catchment



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Accessibility as a walk to facility is reduced to 14.7% of the population of which 5.6% live in the areas of higher deprivation.

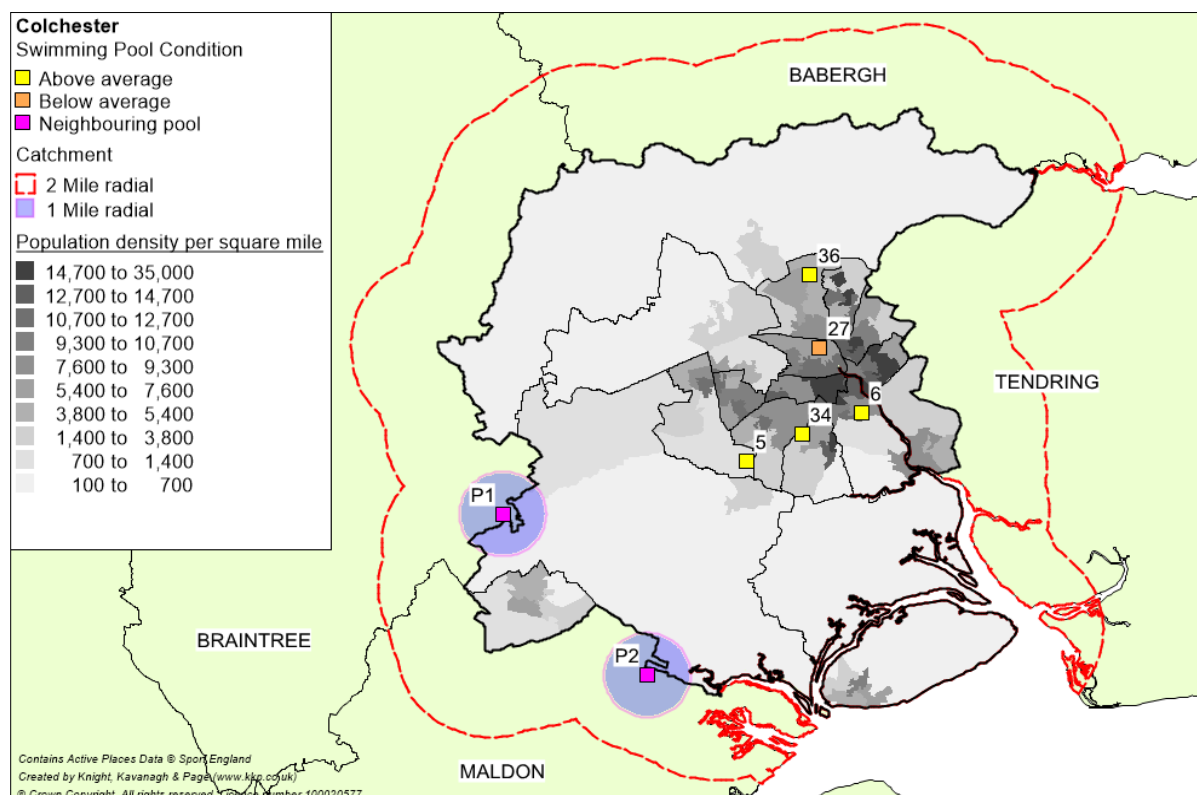
## Facilities in neighbouring authorities

Accessibility is also influenced by facilities within easy reach of the local authority. There are two swimming facilities located within two miles of the CBC boundary in neighbouring Braintree and Maldon; Prested Hall Hotel & Sports Club and Crowne Plaza Resort Colchester. Both are hotels with availability for guests or requiring a membership to use the facilities.

Table 5.6: Neighbouring community available pools within 2-mile radial of Colchester

| ID | Site                             | Pool type    | Lanes / length | Access type     | Authority |
|----|----------------------------------|--------------|----------------|-----------------|-----------|
| P1 | Prested Hall Hotel & Sports Club | Main/general | 5 x 20m        | Reg. membership | Braintree |
| P2 | Crowne Plaza Resort Colchester   | Leisure Pool | 0 x 15m        | Reg. membership | Maldon    |

Figure 5.5: Swimming pools located within 2 miles of Colchester boundary



Source: Active Places Power 27/05/2022

## Future enhancements/new developments

No known swimming pool developments are planned in the area at the time of audit. There are as mentioned previously aspirations to refurbish or replace Colchester Leisure World.

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### 5.2: Sport England Facilities Planning Model

The FPM report provides an overview of the current level of provision of swimming pools in Worcester. It uses data from Facilities Planning Model of Assessment of Swimming Pool Provision for Colchester Borough Council, Standard report August 2022. In terms of supply, it identifies the following key findings:

- ◀ There are eight swimming pools at 5 sites. This includes the Bannatyne Health Clubs at Kingsford Park and Colchester, Colchester Leisure World, Corporal Budd VC Gymnasium and David Lloyd.
- ◀ Colchester Leisure World (the single local authority site) provides 53% of the supply in the peak periods.
- ◀ Corporal Budd VC Gymnasium, located in the south of Colchester town and built in 2008 is owned by the MoD and operated by private contractor Sodexo. It has an 8-lane 25m pool but opening hours are limited to just 12 hours a week during the peak period
- ◀ Colchester Leisure World's pools do not open for the full 52.5 peak-time hours. This, together with the limited opening of Corporal Budd VC Gymnasium, scales back the Borough supply during peak periods to 1,320<sup>2</sup> of water.
- ◀ There is potential to add capacity of 445<sup>2</sup> by fully opening Colchester Leisure World and Corporal Budd VC Gymnasium in the weekly peak period.
- ◀ Four sites are estimated to be operating at 100% used capacity at peak times and Bannatyne Health Club (Kingsford Park) is close to the Sport England comfort level.
- ◀ The area to the east of Colchester town centre has the poorest access to supply.
- ◀ The average age of the swimming pool sites is 17 years, so the swimming pools are relatively modern. Four sites have opened in the last 18 years. Colchester Leisure World is the oldest, opened in 1991 - making it 31 years old. It was refurbished 13 years ago.

It should be noted that the KKP audit identified that Colchester Leisure World has only inputted the times the facility is available for a public swimming and not the facility opening times into the Active Places Database. This means that when the pool is being used for clubs and learn to swim etc therefore, it appears to be closed and therefore not as available as much as it is. On that basis, there is limited scope for Colchester Leisure World to increase the hours of availability in peak hours.

#### *FPM demand*

- ◀ Colchester residents' demand for swimming pools exceeds supply available within the Borough by 863m<sup>2</sup> of water. (For context, a 25m x 4 lane pool is between 210-250m<sup>2</sup> of water depending on lane width).
- ◀ Only 84% of the Borough demand is met.
- ◀ Of the satisfied demand, 11% is met by pools outside the Borough.
- ◀ Of the 357m<sup>2</sup> of unmet demand, the majority (74%) is due to residents living too far away from a pool. However, 26% is because the pools that residents can reach are too busy.
- ◀ Colchester's three commercial pools are located within areas of lower deprivation, although Bannatyne Health Club (Colchester) is close to some of the more deprived areas. Residents in these areas are more likely to visit Colchester Leisure World.
- ◀ The best location for a new pool to meet the most unmet demand is to the east of Colchester town centre, just north of the University of Essex's Colchester campus.
- ◀ Four sites are estimated to be operating at 100% used capacity at peak times and Bannatyne Health Club (Kingsford Park) is close to the Sport England comfort level.

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

As noted above, the overall utilised capacity of swimming pools across the Borough is 96.2%. This is significantly higher than Sport England's comfortably full benchmark of 70%, England's average of 66.7% and higher than neighbouring Braintree (62.7%), and Tendring (69.4%).

Table 5.7: Demand findings from the FPM in Colchester

| Element  | FPM 2022 | Braintree | Tendring |
|--|----------|-----------|----------|
| Satisfied demand   | 83.6%    | 89.7%     | 75.2%    |
| Satisfied demand retained within Colchester  | 88.8%    | 91.8%     | 83.7%    |
| Levels of unmet demand   | 16.4%    | 10.3%     | 24.8%    |
| % of unmet demand of residents living outside catchment of a swimming pool (as opposed to no capacity) | 74.4%    | 99.8%     | 77.2%    |
| Utilised capacity*   | 96.2%    | 62.7%     | 69.4%    |
| Imported use (% of used capacity)  | 11.2%    | 24.2%     | 0.0%     |
| Exported demand (% of used capacity)   | 11.2%    | 8.2%      | 16.3%    |

\* Sport England sets a comfort factor for pools being comfortably full and this is 70% of the total pool capacity. Beyond this 70% level, the pool itself becomes too full and detracts from the ability to swim and the enjoyment.

### Used capacity of swimming pools

| Site name                              | FPM used capacity |
|--|-------------------|
| Bannatyne Health Club (Kingsford Park) | 69%               |
| Bannatyne Health Club (Colchester)     | 100%              |
| Colchester Leisure World               | 100%              |
| Corporal Budd VC Gymnasium             | 100%              |
| David Llyod                            | 100%              |

The FPM summary is that there is insufficient capacity to meet the Borough's demand for swimming. However, it identifies that almost all sites are operating above Sport England's comfort level and Bannatynes Health Club (Kingsford Park) is operating at the benchmark.

### Strategic overview

The local authority provides the main swimming pool site at Colchester Leisure World. This provides more than half of the Borough's total swimming pool capacity. It is well located in the main population area, and accessible from some of the more deprived areas in the town. Retaining and enhancing the capacity of this key site should be a priority.

The swimming pools are uncomfortably busy: four out of five sites are utilised at 100% capacity. This is influencing choice because residents have a less than satisfactory experience when visiting sites.

Colchester Leisure World\* and Corporal Budd VC Gymnasium do not open for the full peak period. Extending their opening hours would offset some of the demand. Therefore, the feasibility of opening these sites for longer should be explored. (KKP notes that this is not possible at Colchester Leisure World).

Several main pools are currently excluded because they are only available for private use (e.g., Colchester Academy and Colchester County High School for Girls). Some unmet demand in the Borough could be offset if these sites were to make their pools available for community use at peak times.



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The levels of reachable unmet demand in the Borough are high enough to justify additional pool provision. The highest levels being in the east of the Borough, which also draws in some unmet demand from neighbouring Tendring. This would be a good location to meet the needs of both authority areas. Therefore, it is important to understand pool provision in neighbouring local authority areas and potentially jointly plan future pool provision.

#### **FPM summary**

In summary, the FPM identifies that the supply of swimming pools in Colchester does not meet the demands of the Colchester residents.

The majority of pools are operating well above the specified capacity comfort level.

Some parts of the Borough, including some of the more deprived areas in the east of the town of Colchester, have low levels of access.

There is scope to increase capacity at some of the existing sites by increasing the peak time opening hours. If this is not feasible, there is a case for new pool provision.

Given the strategic overview, the following will be significant moving forwards:

- ◀ Projected population growth in Colchester and across the study area.
- ◀ Known committed changes in the current available supply of swimming pools.
- ◀ The impact of the proposed 8,500 home Garden Community on the Colchester/Tendring boundary where the highest levels of reachable unmet demand are currently located.
- ◀ Growth elsewhere in the Borough, particularly in locations where current capacity is unable to meet demand.

The current levels of high unmet demand together with the proposed major housing developments in and around Colchester should be assessed using longer-term local bespoke modelling available through the FPM. These assessments should include population projections covering proposed housing growth areas with options for changing the swimming pool supply and assessing the collective impact this has on the future demand for swimming pools and its distribution. Such an evidence base can be applied in strategic planning and the Local Plan policy and can be used for securing inward investment.

### **5.3: Demand**

Swim England's latest strategy; *Towards a Nation Swimming: A Strategic Plan for Swimming in England 2017-21*, has the stated aim to create a happier, healthier and more successful nation through swimming. To achieve this, several strategic objectives are set - to:

- ◀ Provide strong leadership and be the recognised authority for swimming.
- ◀ Substantially increase the number of people able to swim.
- ◀ Significantly grow the number and diversity of people enjoying and benefitting from regular swimming.
- ◀ Create a world leading talent system for all disciplines.
- ◀ Deliver a high quality, diverse and motivated workforce within swimming.
- ◀ Strengthening organisational sustainability for future generations.

Consultation with Swim England confirms that in relation to UK wide participation local authorities with swimming pool water deficits are its highest priority. Its view is that current water provision is inadequate and as a result, it does not meet demand. It indicates:

- ◀ An insufficiency of water provision (17m<sup>2</sup>) in Colchester.
- ◀ Colchester Leisure World is clearly the main public aquatic facility in the Borough.
- ◀ Explore and cement relationships in order to obtain public access at educational facilities.

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

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### *Club consultation*

*Colchester Swimming Club* has 450 members, with member ages ranging from 5-90 years old. It states that it is continuing to grow as it recovers from the impacts of the Pandemic. It is based at Colchester Leisure World, where it has access to a six-lane main/general pool. It notes that changing rooms on-site are tired and that it faces challenges with the timings of sessions and changeovers (linked partly to changing room usage). In terms of car parking, the Club report no issues. Each age group has its own teams. It runs two main squads plus a master's team. It also offers water polo which has between 40-50 junior members.

The main issue reported during the consultation was focused on the Leisure Centre as the Club stated that it is unsuitable for licensed water polo matches. As a result, it can only be used for training, friendly and practice matches. Its players thus have to play for other clubs in the surrounding areas to take part in competitive games. The Club's view is that there will be an increased demand for the sport due to a big housing development occurring in the south of Colchester.

Its view is that the Leisure Centre needs to be refurbished/redeveloped despite the fact that this may create issues for the Club as it would not have anywhere to train during this period. Its view is that swimming is under-funded in Colchester and that the lack of pools in the vicinity to meet demand means that the borough is being left behind, compared to other authorities e.g., Freeport which has an 8-lane, 50m pool.

*No Tanx (Colchester)* is the Colchester branch of the wider organisation. Its other branches are mostly based in London. This is the only one which provides an opportunity for diving in the whole of East Anglia. Based at Colchester Leisure World it has approximately 15 people attending its weekly session – with a roughly even gender split. It uses the facility from 17.00-22.00 on Mondays and is trying to get an additional slot during the week. Currently, it only has access to three lanes, and it must share with the University Swimming Team for most of the year. It considers changing facilities at the site to be of standard quality and highly accessible. As mentioned previously the pool space is limited and as a result, the Club cannot expand further because of this. If it did gain an extra slot, it states that it could potentially expand membership further for seniors and juniors.

*University of Essex Swim/ Water Polo* are clubs within the University which has a total of 44 sports clubs for both indoor and outdoor areas. The swimming and water polo clubs are based in Chelmsford as (it states that) there are no accessible pools in the Colchester area. The pools in Colchester are not deep enough or are unfit for competitive play as this requires 1.2m depth and a 25m length pool. It currently runs two sessions at Chelmsford Riverside, but these slots are late at night so not ideal for users as there are also no direct buses from the University. It considers the facility in Chelmsford to be very good albeit expensive and hard to get to. The Club does also use Colchester Leisure World on Mondays from 21:00-22:00pm and Friday 19:30-20:30pm for additional training sessions.

It has 188 registered members, 42 of whom are active. It aspires to develop an additional water polo women's team. Although this is hard to achieve as at the beginning of year the club is at capacity in terms of members. This tends to drop off due to members finding interest in other sports at the University.

In the long run the University wishes to build a partnership with schools and clubs in the locality to provide volunteering opportunities for students and additional options to play the sport. The University has capital planning group where it has a funding pot, but currently it has no further plans earmarked for investment in swimming provision.

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*University of Essex Sub Aqua Club* mainly comprises of Marine Biology students due to this activity linking to their course. It has 95 members; 48% female and 44% male (the remainder did not disclose a gender) the majority of whom are social. Training takes place at Ipswich Girls School. Being based in Ipswich the Club has built links with Galaxsea Divers. It also stated that it does dive masters' courses as well as regular arranged trips away to help built bonds and relationships for its members.

Colchester Phoenix Amateur Swimming Club and Stanway Swimming Club are the other two Swim England accredited clubs in the Borough. Neither responded to consultation requests despite numerous attempts to make contact. A precis of detail about the two clubs is set out below along with summaries in respect of the other activities at Colchester pools.

*Colchester Phoenix Amateur Swimming Club* is a registered charity which offers a wide range of water-based activities for people with disabilities. Its members meet regularly at Colchester Leisure World (3 hours and 55 mins) and at Corporal Budd Gymnasium (1 hour). It provides the opportunity to swim for leisure, fitness and competitively, offering 'learn to swim' and improvers programmes, competitive training and the opportunity to compete at local, regional, national and international events.

*Stanway Swimming Club* provides opportunities for young people to train and to swim competitively. It is an inclusive club that encourages sport for all regardless of whether its swimmers want to swim for fitness or to compete in its gala squad against other swim clubs in the surrounding area. It states that many of its swimmers go on to compete at county level and some have represented Essex at regional competitions. Its swimming coaches work to programmes designed to develop stroke, fitness, stamina and competition readiness. It offers training sessions each week-day evening at its home pool at Colchester County High School for Girls and also Saturday fortnightly sessions at Ipswich High School.

### 5.4: Sport England's Facilities Calculator (SFC)

As noted earlier, this assists local planning authorities to quantify additional demand for community sports facilities generated by new growth populations, development, and regeneration areas. It can be used to estimate facility needs for whole area (district) populations but should not be applied for strategic gap analysis as it has no spatial dimension as it does not take account of:

- ✦ Facility location compared to demand.
- ✦ Capacity and availability of facilities – opening hours.
- ✦ Cross-boundary movement of demand.
- ✦ Travel networks and topography.
- ✦ Attractiveness of facilities.

*Table 5.8: Sports facilities calculator*

|   | Provision for 2018 population (mid-year estimate) | Future (2030)              | Future (2043)              |
|---|---|----------------------------|----------------------------|
| <b>ONS population projections</b>                                       | 192,523   | 214,094                    | 228,062                    |
| <b>Population increase</b>  | -   | 21,571                     | 35,539                     |
| <b>Facilities required to meet current and future additional demand</b> | 39.98 lanes<br>10.00 pools                        | 43.78 lanes<br>10.94 pools | 46.63 lanes<br>11.66 pools |
| <b>Estimated cost</b>   | £39,420,020                                       | £43,164,179                | £45,980,312                |

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Calculations assume that the current swimming pool stock remains available for community use and the quality remains the same. It appears that the projected increase in population will lead to an increase in demand for swimming space. The SFC indicates a requirement for an additional 3.8 lanes (0.94 pools) in 2030 and 6.65 lanes (1.66 swimming pools) up to 2043 (estimated cost: £8,449,296).

The KKP audit and Sport England's FPM identifies that used capacity (at 74.1%) is higher than the Sport England threshold (70%). There is a current provision undersupply of 863m<sup>2</sup> (equivalent to four 4-lane swimming pools). Given anticipated population increase and housing development, there is definitely a need for additional swimming pool provision.

### 5.5: Summary of key facts and issues

In summary, the above consultation and analysis indicate that Colchester is in the following position with regard to its swimming pool provision:

| Swimming pools                             |   |  |
|--|---|--|
| Elements                                   | Assessment findings   | Specific facility needs  |
| <b>Quantity</b>                            | There are 28 pools at 24 sites; 12 main pools, ten lidos, 1 leisure pools, four learner pool and a diving pool. Of these eight fit the criteria (20m x 4 lanes/ 160m <sup>2</sup> ).  | Swim England reports a lack of spare capacity for water space and a requirement for additional provision plus refurbishment of existing facilities.        |
| <b>Quality</b>                             | Pool stock is generally either in above average/below average condition. The main swimming pool (38% of supply) is in below average and in need of investment.  | There is a need to maintain the current stock of swimming pools with ongoing investment and to invest in refurbishing/ replacing Colchester Leisure World. |
| <b>Accessibility</b>                       | Over 96% of the population lives within 20 minutes' drive of a swimming pool. 44.1% reside within 20-minutes' walk (including 10.6% of those living in areas of higher deprivation). Pay and play access is available to 14.7% of residents (5.6% in areas of high deprivation). Two facilities (both in hotels) are within two miles of Colchester's border. A number Tendring residents look to Colchester for swimming pool provision.   | Sites are currently operating above the Sport England 70% comfort threshold.   |
| <b>Availability (Management and usage)</b> | Colchester Leisure World is the only pay and play facility available to the community. Corporal Budd VC Gymnasium is available on a sports club/ community association basis. The Bannatyne clubs and David Lloyd require a membership to access facilities.  | There is limited opportunity to increase availability at any of the sites. Additional provision is required.   |
| <b>Other</b>                               | There is a need to seek opportunities to invest in current facilities to reduce carbon emissions and the cost of operating efficiently in order to meet CBC's net zero emissions pledge.  | Invest to reduce carbon emissions.   |
| <b>Summary</b>                             | Facilities are important to communities serve and should be protected in accordance with Para 98 of the NPPF. There is insufficient water space in the area. It will not be able to accommodate increased demand from projected population growth and housing development. There is a need to consider the long term future (refurbishment/replacement) of Leisure World Colchester given its strategic importance to swimming pool supply. |  |

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

| Swimming pools |  |                         |
|----------------|--|-------------------------|
| Elements       | Assessment findings  | Specific facility needs |
|                | <p>Programming at key sites should be investigated to ensure the most popular activities are available at peak times.</p> <p>Ensure that any new sports hall provision is made available and have a long term community use agreement.</p> <p>The TCBGC will increase demand for swimming pools in that area of the authority.</p> <p>Any new developments should make provision for swimming pools through financial contributions being secured towards new and enhanced provision off-site in the view of existing stock operating at capacity at peak times.</p> <p>The TCBGC will need to make its own on-site provision for meeting the additional demand it generates given that existing swimming pools are generally operating at capacity or are not accessible due to the level of unmet demand (greatest in the east of the City).</p> |                         |



### SECTION 6: HEALTH AND FITNESS SUITES

For the purposes of assessment, health and fitness suites are normally defined as venues with 20 stations or more. A station is a piece of static fitness equipment; larger health and fitness centres with more stations are generally able to make a more attractive offer to both members and casual users. They provide a valuable way to assist people of all ages, ethnicities and abilities to introduce physical exercise into their daily lives with the obvious concomitant benefits to health, fitness and wellbeing.

The current state of the UK fitness industry is complex with a variety of providers. Key providers are; private sector operators (ranging from low-cost operators to the high-end market) and the operators of public sector facilities. The publicly owned facilities can be managed by companies and/or Trusts (such as GLL and Everyone Active, for example) on behalf of the local authority or are managed inhouse, by the local authority itself. Other providers include schools, trusts and/or charities.

Prior to the Coronavirus pandemic, the UK health and fitness industry was enjoying a strong period of growth. It had more gyms, more members and a greater market value than ever before. Data up to the 12 month period ending March 2019, demonstrated an estimated increase of 4.7% in the number of members, 2.9% in the number of facilities and 4.2% in market value. Pure Gym and GLL remained the UK's leading operators (by number of gyms and members).

According to the State of the UK Fitness Industry Report (2019) there were 7,239 fitness facilities in the UK, up from 7,038 in 2018. Total industry membership was up 5.0% to 10.4 million which means that one in seven people in the UK is a member of a gym. The total market value is estimated at £5.1 billion, up 4.1% on 2018. The UK penetration rate is at 15.6%, which is an increase of 0.7% from the previous year. The 2019 report is the latest report available.

During 2020, and in the midst of social distancing restrictions (following an average 4-5 month period of enforced closure), many health and fitness providers were achieving a maximum figure of 40-50% of normal attendance. In the case of local authority contracted facilities, remobilisation following the relaxation of restrictions is likely to require a negotiated package of financial support from the Local Authority

The impact of the Coronavirus pandemic on the sector has continued well into 2021 in terms of enforced facility closure and residual social distancing restrictions. Many providers have responded by designing a variety of on-line classes as a means of retaining member loyalty and engagement.

The State of the Fitness Industry Report UK for 2022 found the market to be in remarkably good shape considering the disruptions of the pandemic, with overall results showing some key metrics to be running at the same levels as 2018 and some at 2019 levels, when the industry was having a 'golden moment', with record results in all areas.

Memberships decreased by 4.7 per cent from 10.4 million in 2019 to 9.9m (9,890,985) in 2022 and market value was down by 4.3 per cent from £5.1 billion in 2019. The industry's present status takes it back to around 2018 value levels.

The penetration rate dropped back one percentage point to 14.6 per cent after passing the 15 per cent barrier for the first time back in 2019.

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The research does not count consumer health club activity using aggregators, such as Classpass and Huzzle and it's not clear how much consumer activity in the market has migrated to these services since the last report was published in 2019 or how much this might have impacted results had it been counted.

Since the previous 2019 report, 631 clubs have closed, however, 455 new facilities have opened, meaning the overall number of sites has only dropped 2.43 per cent from 7,239 in 2019 to 7,063 in 2022, a difference of 176.

Half of the closed businesses failed in the first year of the pandemic, meaning the rate of losses slowed considerably after these early casualties, although the timing of the research means that post-rent moratorium closures will not have been counted.

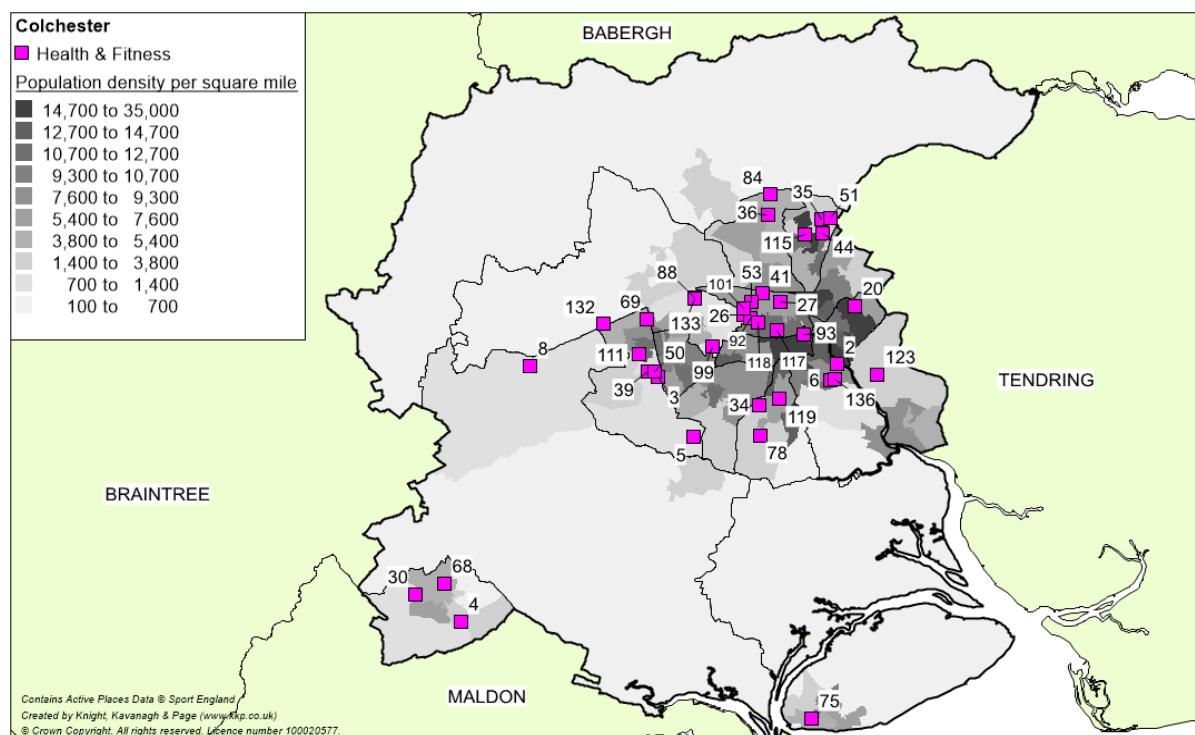
## 6.1: Supply

### Quantity

There are 38 health and fitness gyms in Colchester with 2,197 stations. Generally, they are clustered in more densely populated areas.

The north, south and west areas are serviced by fewer facilities than the other areas. This is because these areas are much more rural and much smaller settlements.

Figure 6.1: All health and fitness facilities in Colchester on population density



It is noted that the health and fitness gym at The Sixth Form College Colchester (25 stations) and Corporal Budd VC Gymnasium is an MOD site and therefore both sites are private use only and are not accessible to the community. Both Corporal Budd VC and The Sixth Form College are unassessed on this basis.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 6.1: All health and fitness gyms in Colchester

| ID           | Site name                                     | Stns | ID  | Site name                                | Stns         |
|--------------|---|------|-----|--|--------------|
| 2            | Anytime Fitness (Colchester East)             | 60   | 68  | Leisure World Tiptree                    | 30           |
| 3            | Anytime Fitness                               | 29   | 69  | Lexden Racquets & Fitness Club           | 20           |
| 4            | Atlantis Health And Beauty Spa                | 22   | 75  | Mersea Centre                            | 21           |
| 5            | Bannatyne Health Club (Kingsford Park)        | 100  | 78  | Military Corrective Training Centre      | 15           |
| 6            | Bannatyne Health Club (Colchester)            | 74   | 84  | Northern Gateway Sports Park             | 40           |
| 8            | Best Western Marks Tey Hotel                  | 21   | 88  | Playgolf Colchester                      | 35           |
| 20           | Colchester Academy                            | 25   | 92  | Pure Gym                                 | 220          |
| 26           | Colchester Institute                          | 29   | 93  | Repz Gym                                 | 55           |
| 27           | Colchester Leisure World                      | 104  | 99  | St Benedicts Catholic College            | 30           |
| 30           | Colchester United (Florence Park)             | 6    | 101 | St Helena School                         | 6            |
| 34           | Corporal Budd VC Gymnasium                    | 20   | 111 | Stanway School                           | 30           |
| 35           | Crossfit Colchester                           | 6    | 115 | Gilberd School (Leisure World Highwoods) | 25           |
| 36           | David Lloyd                                   | 200  | 117 | The Gym                                  | 135          |
| 39           | Energie Fitness                               | 200  | 118 | The Sixth Form College                   | 25           |
| 41           | Everlast Fitness Club                         | 80   | 119 | The Thomas Lord Audley School            | 30           |
| 44           | Fitness4Less                                  | 108  | 123 | University Of Essex Sports Centre        | 160          |
| 50           | Gym 4 U                                       | 12   | 132 | You Fit Health Club                      | 18           |
| 51           | Hamilton's Fitness Centre                     | 56   | 133 | Your Gym                                 | 20           |
| 53           | Hercules Body Building & Weight Training Club | 30   | 136 | Pump Gyms                                | 100          |
| <b>TOTAL</b> |   |      |     |  | <b>2,197</b> |

Six sites have fewer than 20 stations. These are typically not assessed/considered although they can service small sections of the community. When they and private use only sites are discounted, the number of community available sites reduces to 30 - with 2,089 stations.

## Quality

All sites received a non-technical quality assessment. Where access was difficult, they were assessed virtually. Several attempts were made to contact operators and where no response was received a virtual desktop assessment was conducted. Where possible quality was accessed via virtual 'walk rounds' of facilities and/or via videos and photos present on the operator's website. Where no information could be obtained sites remain unassessed.

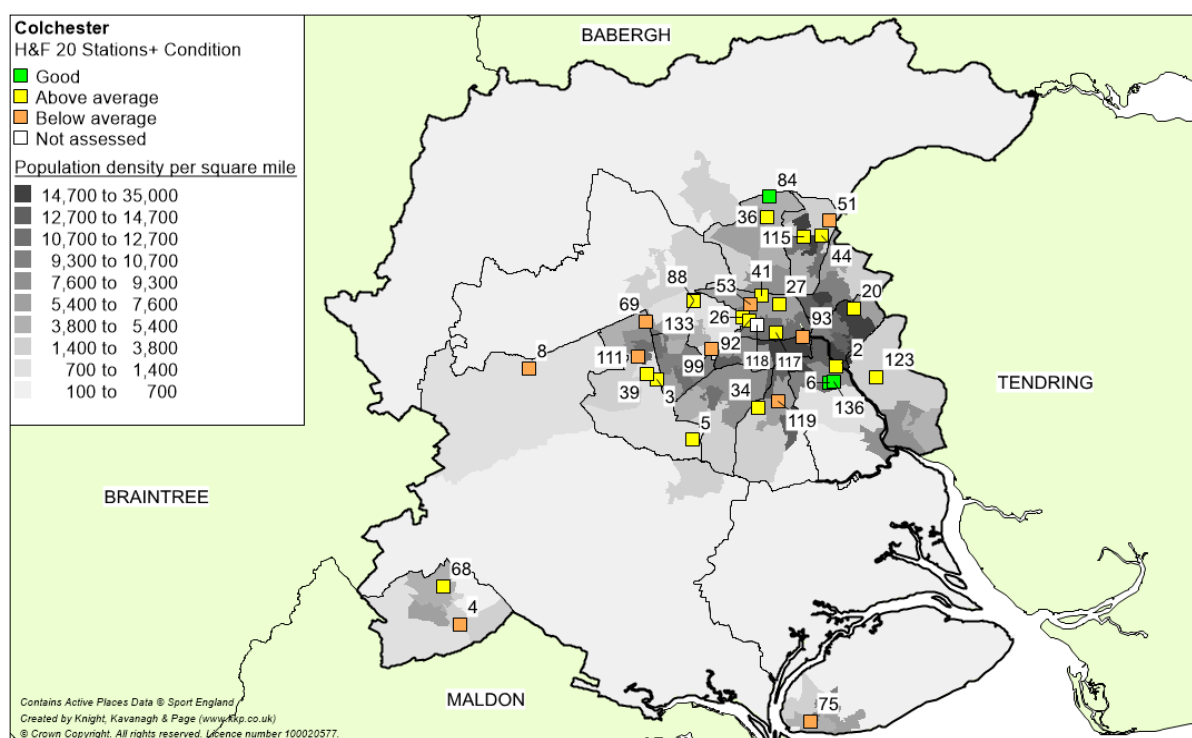
Table 6.2: Health & fitness suites with 20+ stations by condition

| Map ID | Site  | Stations | Condition     |
|--------|---|----------|---------------|
| 2      | Anytime Fitness (Colchester East)                 | 60       | Above average |
| 3      | Anytime Fitness (Colchester)                      | 29       | Above average |
| 4      | Atlantis Health and Beauty Spa                    | 22       | Below average |
| 5      | Bannatyne Health Club (Colchester Kingsford Park) | 100      | Above average |
| 6      | Bannatyne Health Club (Colchester)                | 74       | Good          |
| 8      | Best Western Marks Tey Hotel                      | 21       | Below average |
| 20     | Colchester Academy                                | 25       | Above average |
| 26     | Colchester Institute                              | 29       | Above average |

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

| Map ID       | Site  | Stations     | Condition     |
|--------------|---|--------------|---------------|
| 27           | Colchester Leisure World                        | 104          | Above average |
| 34           | Corporal Budd VC Gymnasium                      | 40           | Not assessed  |
| 36           | David Lloyd (Colchester)                        | 200          | Above average |
| 39           | Energise Fitness (Colchester)                   | 200          | Above average |
| 41           | Everlast Fitness Club (Colchester)              | 80           | Above average |
| 44           | Fitness4less (Colchester)                       | 108          | Above average |
| 51           | Hamilton's Fitness Centre                       | 56           | Below average |
| 53           | Hercules Body Building and Weight Training Club | 30           | Below average |
| 68           | Leisure World Tiptree                           | 30           | Above average |
| 69           | Lexden Racquets & Fitness Club                  | 20           | Below average |
| 75           | Mersea Centre                                   | 21           | Below average |
| 84           | Northern Gateway Sports Park                    | 40           | Good          |
| 88           | Playgolf Colchester                             | 35           | Above average |
| 92           | Pure Gym (Colchester Retail Park)               | 220          | Above average |
| 93           | Repz Gym  | 55           | Below average |
| 99           | St Benedicts Catholic College                   | 30           | Below average |
| 111          | Stanway School                                  | 30           | Below average |
| 115          | The Gilberd School (Leisure World Highwoods)    | 25           | Above average |
| 117          | The Gym   | 135          | Above average |
| 118          | The Sixth Form College                          | 25           | Not assessed  |
| 119          | The Thomas Lord Audley School                   | 30           | Below average |
| 123          | University of Essex Sports Centre               | 160          | Above average |
| 133          | Your Gym (Colchester)                           | 20           | Above average |
| 136          | Pump Gyms (Colchester)                          | 100          | Good          |
| <b>Total</b> |   | <b>2,134</b> |               |

Figure 6.2: Health and fitness suites with 20+ stations on population density by condition



## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Three gyms are rated as good quality, 17 are above average, 10 below average and two remain unassessed. The audit identified that the facilities rated good have all had recent investment or are new facilities.

There are aspirations to invest in and improve the fitness gym at The Gilberd School (Leisure World Highwoods) linked to plans to refurbish the whole site (school and leisure centre). This will be impacted by what the School on-site does going forward, as it will appoint a new headteacher in 2023. This may affect community use arrangements.

The University of Essex Sports Centre has aspirations to increase the size of the fitness gym and increase the number of studios on site to meet student demand and keep up to date with current trends in group fitness, functional fitness and strength and conditioning.

It is also worth noting that consultation identified significant demand at the Northern Gateway Sports Park, however, it is unable to increase in size any of its indoor provisions due to a covenant it has in place with regard to the David Lloyd located in close proximity.

### Accessibility

As with pools and sports halls, appropriate walk and drive-time accessibility standards are applied to health and fitness suites to determine provision deficiencies or surpluses. The normal acceptable standard is a 20-minutes' drive time.

Table 6.3 indicates that 81.1% of the Colchester's population lives within 20 minutes' walk of a health and fitness facility with 20+ stations. Consequently, 18.9% of the population is likely to need to use a car or public transport to access facilities.

Table 6.3: IMD (2019 populations): health and fitness 20+ stations with 1 mile radial

| IMD<br>10%<br>bands | Colchester     |                 | Health & Fitness (minimum 20 stations)<br>catchment populations by IMD |                          |                                 |                           |
|---------------------|----------------|-----------------|--|--------------------------|---------------------------------|---------------------------|
|                     | Persons        | Population<br>% | Persons<br>inside<br>catchment   | Population<br>inside (%) | Persons<br>outside<br>catchment | Population<br>outside (%) |
| 0 - 10              | 1,669          | 0.9%            | 1,669  | 0.9%                     | 0                               | 0.0%                      |
| 10.1 - 20           | 17,020         | 9.2%            | 16,950   | 9.2%                     | 70                              | 0.0%                      |
| 20.1 - 30           | 9,247          | 5.0%            | 9,246  | 5.0%                     | 1                               | 0.0%                      |
| 30.1 - 40           | 17,036         | 9.2%            | 15,349   | 8.3%                     | 1,687                           | 0.9%                      |
| 40.1 - 50           | 23,534         | 12.7%           | 19,757   | 10.7%                    | 3,777                           | 2.0%                      |
| 50.1 - 60           | 30,992         | 16.8%           | 25,574   | 13.8%                    | 5,418                           | 2.9%                      |
| 60.1 - 70           | 23,519         | 12.7%           | 13,941   | 7.5%                     | 9,578                           | 5.2%                      |
| 70.1 - 80           | 18,551         | 10.0%           | 15,264   | 8.3%                     | 3,287                           | 1.8%                      |
| 80.1 - 90           | 27,993         | 15.1%           | 22,559   | 12.2%                    | 5,434                           | 2.9%                      |
| 90.1 - 100          | 15,355         | 8.3%            | 9,709  | 5.3%                     | 5,646                           | 3.1%                      |
| <b>Total</b>        | <b>184,916</b> | <b>100.0%</b>   | <b>150,018</b>   | <b>81.1%</b>             | <b>34,898</b>                   | <b>18.9%</b>              |

It also identifies that 27,936 (15.1%) of the population lives in areas of higher deprivation (compared with 30% nationally). Of these, the majority (27,865 – 99.7%) of residents live within one mile of a fitness facility, suggesting that they are well placed in the Borough.



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Figure 6.3: Health and fitness suites with 20 minutes' walk time catchment on IMD

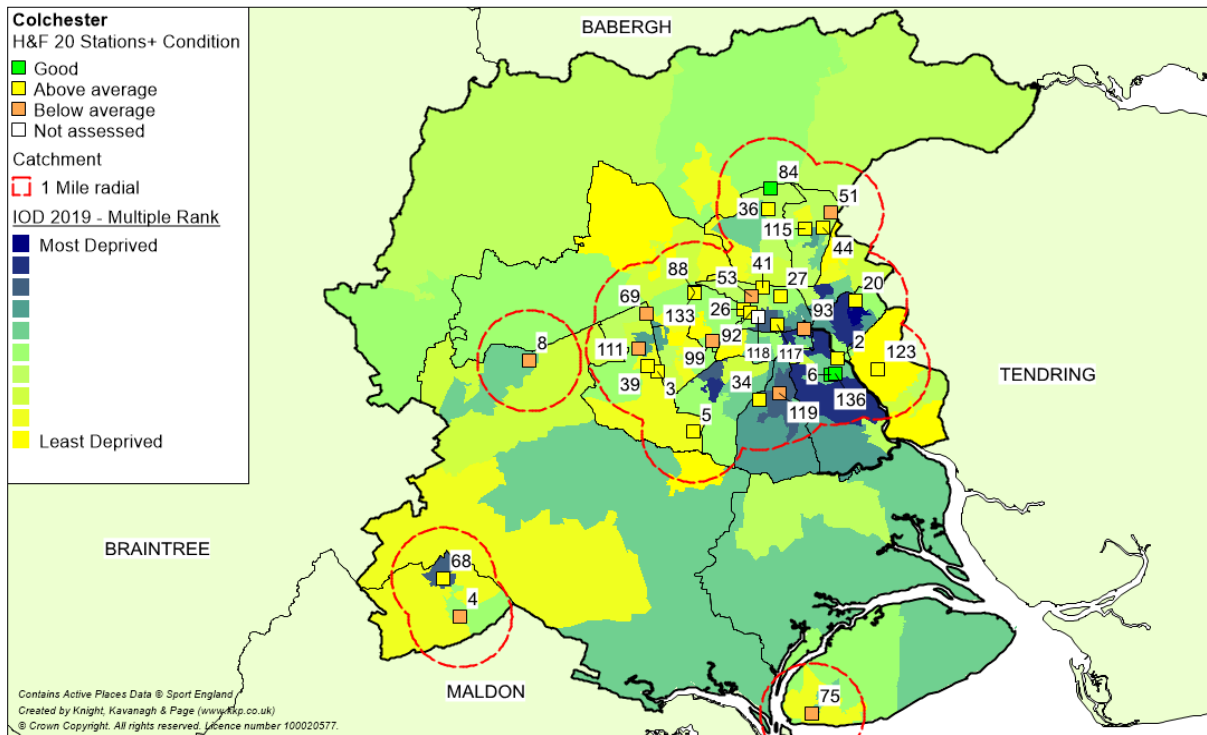
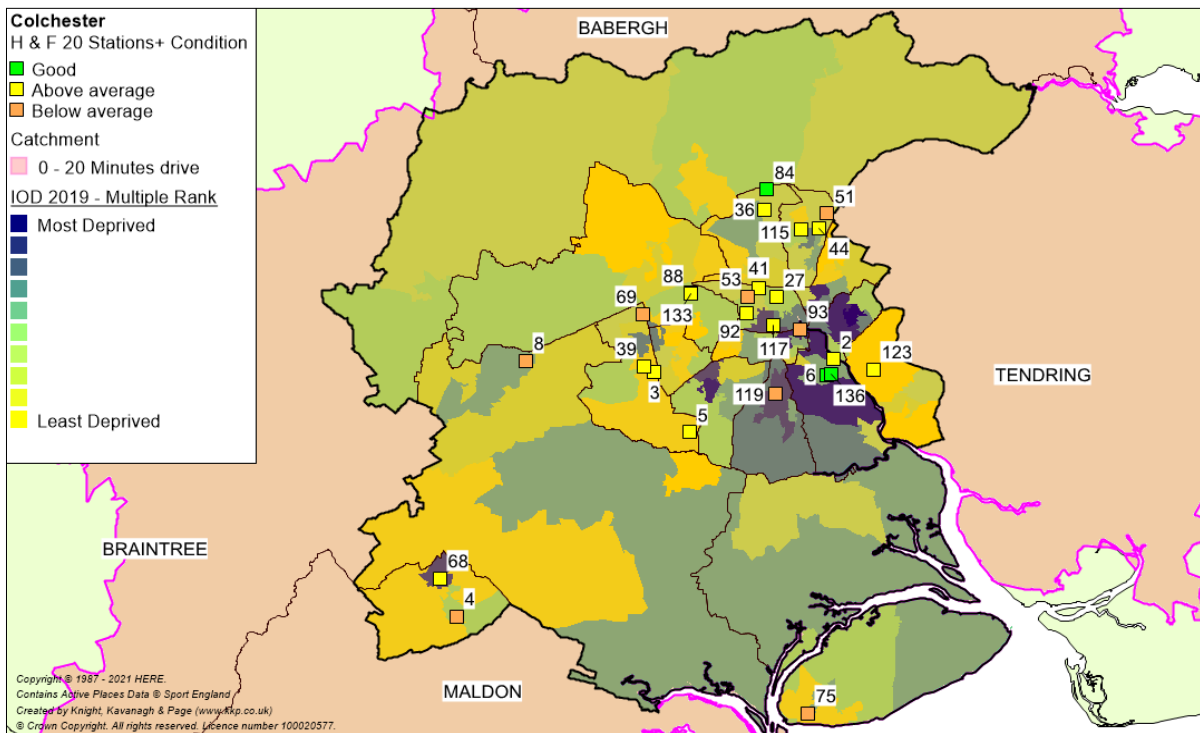


Figure 6.3 identifies that 81.1% of the Colchester population lives within a 20 minutes' walk of a health and fitness gym. The whole population lives within 20 minutes' drive of a health and fitness facility (see Figure 6.4).

Figure 6.4: Health and fitness gyms on IMD with 20 mins drive time



The whole borough population lives within 20-minutes drive of a health and fitness gym.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## Neighbouring facilities

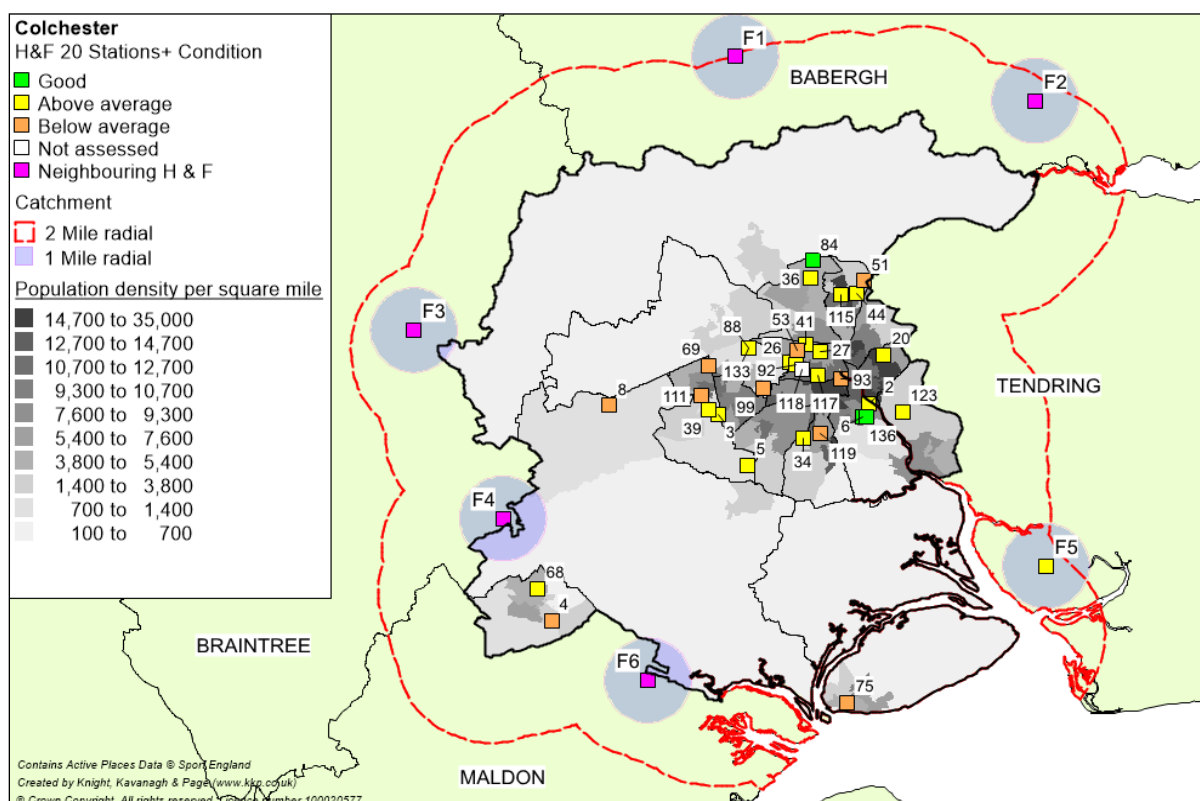
Users of health and fitness facilities do not just use facilities within their own local authority, consequently, those with two miles of the border are considered within the analysis. There are six providers within two miles of the Colchester boundary - in Babergh, Braintree, Tendring and Maldon. Four requires membership for access, one is available on a pay and play basis. None is of significant size or part of a national chain. These sites are likely to attract residents that where it is the nearest provision.

Table 6.4: Community available health and fitness (20+ stations) within 2 miles of boundary

| ID | Active Places site name                    | Stations | Access type     | Authority |
|----|--|----------|-----------------|-----------|
| F1 | Peake Fitness at The Stoke By Nayland Club | 37       | Reg. membership | Babergh   |
| F2 | East Bergholt High School & Sports Centre  | 20       | Sports club/CA  | Babergh   |
| F3 | The Essex Golf & Country Club              | 50       | Reg. membership | Braintree |
| F4 | Prested Hall Hotel & Sports Club           | 32       | Reg. membership | Braintree |
| F5 | Brightlingsea Sports Centre                | 25       | Pay & play      | Tendring  |
| F6 | Crowne Plaza Resort Colchester             | 30       | Reg. membership | Maldon    |

(Source: APP 27/51/2022. NB: Sports Club / CA = Sports club / community association use)

Figure 6.5: Fitness gyms with 20+ stations within 2 miles of Colchester boundary



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## INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

### **Availability and programming**

The Sport England classification of access type defines registered membership use facilities as being publicly available. For health and fitness suites, this generally means payment of a monthly membership fee which can vary considerably. Private operators do not have a contractual obligation to, for example, offer exercise referral nor do they necessarily actively target hard to reach groups. It is also acknowledged that some memberships are expensive while others are cheaper than those offered by public sector venues. There is little doubt that the various private operators can take pressure off the more available public facilities.

Six health and fitness facilities offer pay and play availability, 18 require a membership and two can be booked by sports clubs/community groups. The remainder are private access and not available for community use. All are at school facilities other than Corporal Budd VC.

*Table 6.5: Health and fitness gyms access policy (20+ stations)*

| Map ID | Site  | Stations | Access type      |
|--------|---|----------|------------------|
| 2      | Anytime Fitness (Colchester East)                 | 60       | Reg. membership  |
| 3      | Anytime Fitness (Colchester)                      | 29       | Reg. membership  |
| 4      | Atlantis Health and Beauty Spa                    | 22       | Reg. membership  |
| 5      | Bannatyne Health Club (Colchester Kingsford Park) | 100      | Reg. membership  |
| 6      | Bannatyne Health Club (Colchester)                | 74       | Reg. membership  |
| 8      | Best Western Marks Tey Hotel                      | 21       | Reg. membership  |
| 20     | Colchester Academy                                | 25       | Private use      |
| 26     | Colchester Institute                              | 29       | Private use      |
| 27     | Colchester Leisure World                          | 104      | Reg. membership  |
| 34     | Corporal Budd VC Gymnasium                        | 40       | Private use      |
| 36     | David Lloyd (Colchester)                          | 200      | Reg. membership  |
| 39     | Energise Fitness (Colchester)                     | 200      | Reg. membership  |
| 41     | Everlast Fitness Club (Colchester)                | 80       | Reg. membership  |
| 44     | Fitness4less (Colchester)                         | 108      | Reg. membership  |
| 51     | Hamilton's Fitness Centre                         | 56       | Reg. membership  |
| 53     | Hercules Body Building and Weight Training Club   | 30       | Pay & play       |
| 68     | Leisure World Tiptree                             | 30       | Sports Club / CA |
| 69     | Lexden Racquets & Fitness Club                    | 20       | Reg. membership  |
| 75     | Mersea Centre                                     | 21       | Reg. membership  |
| 84     | Northern Gateway Sports Park                      | 40       | Pay & play       |
| 88     | Playgolf Colchester                               | 35       | Pay & play       |
| 92     | Pure Gym (Colchester Retail Park)                 | 220      | Reg. membership  |
| 93     | Repz Gym  | 55       | Reg. membership  |
| 99     | St Benedicts Catholic College                     | 30       | Private use      |
| 111    | Stanway School                                    | 30       | Private use      |
| 115    | The Gilbert School (Leisure World Highwoods)      | 25       | Reg. membership  |
| 117    | The Gym (Colchester)                              | 135      | Pay & play       |
| 118    | The Sixth Form College                            | 25       | Private use      |
| 119    | The Thomas Lord Audley School                     | 30       | Sports Club / CA |
| 123    | University of Essex Sports Centre                 | 160      | Reg. membership  |
| 133    | Your Gym (Colchester)                             | 20       | Pay & play       |
| 136    | Pump Gyms (Colchester)                            | 100      | Reg. membership  |

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 6.6 identifies the pricing structure of health and fitness facilities in Colchester. Prices are as advertised in June 2022.

Table 6.6: Pricing structure of health and fitness facilities in Colchester.

| Venue  | P&P    | Annual                             | 12-month DD                               | Notes  |
|--|--------|------------------------------------|---|--|
| Anytime Fitness (East)                       |        | £329.50                            | £32.95                                    | Gym only. Fob £30  |
| Anytime Fitness                              |        | £329.70                            | £32.97                                    | Gym only. Fob £20.00   |
| Atlantis Health and Beauty Spa               |        | £473.50                            | £49.95<br>£42.95 (gym)                    | Gym, swim, sauna, steam room.  |
| Bannatyne: Colchester                        | £40.00 | £719.81<br>Joining: £25.00         | £59.99<br>£42.95 (gym)                    | Gym, swim, sauna, steam room.  |
| Bannatyne: Colchester                        | £25.00 | £395.85<br>Joining: £20.00         | £32.99                                    | Gym, swim, sauna, steam room.  |
| Best Western Marks Tey Hotel                 | £10.00 |                                    | £40.00<br>£33.00 off peak                 | Gym, spa, swim, sauna, steam room.                                       |
| Colchester Leisure World                     |        | £519.00<br>Joining: £5.00          | £44.99<br>Joining £10<br>£30.00           | Gym, exercise classes, swim, squash. Health and fitness only membership. |
| Corporal Budd VC                             |        |                                    | Unknown                                   | Gym, swim, racket sports.  |
| David Lloyd                                  |        |                                    | £120.00                                   | Gym, classes, and swim   |
| Energise Fitness                             |        | £250.00                            | £292.99                                   | Gym and exercise classes   |
| Everlast Fitness Club                        |        |                                    | Unknown                                   | Gym and swim   |
| Fitness4less                                 | £15.00 | £299.00                            | £34.99<br>Joining: £12.50                 | Gym only.  |
| Hamilton's Fitness Centre                    | £7.00  | £300.00                            | £29.50                                    | Gym only.  |
| Hercules Bodybuilding & Weight Training Club |        |                                    | Unknown                                   | Gym only.  |
| Leisure World Tiptree                        |        | £250.00                            | £19.99                                    | Gym, classes, racket sports  |
| Lexden Racquets & Fitness Club               | £7.00  | £286.00<br>£407.00 (inc. swim)     | £26.00 (gym)<br>£37.00 (inc. swim)        | Gym, swim, and racket sports.  |
| Mersea Centre                                | £5.00  | £260.00                            | £32.00                                    | Gym and racket sports.   |
| Northern Gateway Sports Park                 | £9.00  | £325.00                            | £32.50                                    | Gym, exercise classes and racket sports.                                 |
| Playgolf Colchester                          |        | £300.00                            | £30.00                                    | Gym only.  |
| Pure Gym (Colchester Retail Park)            | £6.99  |                                    | £19.99<br>Joining £10.00                  | Gym and fitness classes.   |
| Repz Gym                                     | £7.00  | £350.00                            | £35.00                                    | Gym only.  |
| Leisure World Highwoods                      | £5.70  | £200.00                            | £16.99                                    | Gym and fitness classes.   |
| The Gym (Colchester)                         | £5.99  |                                    | £15.99<br>Joining: £5.00                  | Gym and fitness classes.   |
| The Thomas Lord Audley School                |        |                                    | Unknown                                   | Gym and racket sports.   |
| University of Essex Sports Centre            |        | £199 - student<br>£350 - community | £21.99 student<br>Joining: £20/<br>£32.99 | Gym, fitness classes and racket sports.                                  |
| Your Gym (Colchester)                        |        | £300.00                            | £30.00                                    | Gym and fitness classes.   |
| Pump Gyms (Colchester)                       | £6.99  |                                    | £19.99                                    | Gym and fitness classes  |

# COLCHESTER BOROUGH COUNCIL

## INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

The costs of adult single usage vary from £5.00 for a day pass at Mersea Centre to £719.81 per annum at Bannatyne Health Club (Colchester) which allows access to its gym, swim, sauna, steam room provision. The cheapest monthly membership is £15.99 at The Gym (Colchester). Membership at the public leisure centres offer multi activity options (e.g., swimming, fitness classes and racket sports).

It is recognised that well-run health and fitness facilities with studios can offset the costs and enhance the financial viability of other venue elements such as swimming pools and in many instances are used to cross-subsidise such facilities.

### *Future developments*

No new health and fitness facilities are planned for the area although there are aspirations to enhance provision at the University of Essex and Leisure World Highwoods.

## 6.2: Demand

Health and fitness via exercising in a gym or class environment is a highly popular form of exercise, appealing to men and women across a range of age groups. To identify the adequacy of provision a demand calculation based upon the assumption that 'UK penetration rates' will increase slightly in the future is applied. Population increases are also factored in to enable a calculation of whether the current supply will meet future demand.

*Table 6.7: UK penetration rates; health/fitness in Colchester (ONS Data)*

|   | <b>Curent (2018)</b> | <b>Future (2030)</b> | <b>Future (2043)</b> |
|---|----------------------|----------------------|----------------------|
| Adult population (16+ years)  | 156,362              | 175,854              | 187,715              |
| UK penetration rate   | 16%                  | 16.5%                | 17%                  |
| Number of potential members   | 25,021               | 29,016               | 31,912               |
| Number of visits per week (1.75/member)   | 43,787               | 50,778               | 55,845               |
| % of visits in peak time  | 65                   | 65                   | 65                   |
| No. of visits in peak time (no. of stations required i.e. no. of visits/39 weeks*65%) | 730                  | 846                  | 931                  |
| <b>Number of stations (comfort factor applied)</b>                                    | <b>1,095</b>         | <b>1,269</b>         | <b>1,396</b>         |

Model applies 1.75 visits/week by members and 65% usage for 39 weeks of the year. (Figures rounded up/down)

Based upon UK penetration rates there is a current need for 1,095 stations in Colchester. This will grow to 1,269 by 2030 and to 1,396 by 2043; taking account of a comfort factor (particularly at peak times).

When comparing the number of community available stations currently available (2,134) and accounting for the comfort factor, there is a positive supply/demand balance. Although this looks significant, (1,039 stations at present and 738 by 2043) it does not take account of students and imported use from neighbouring authorities. Facilities in the east and north of Colchester probably attract Tendring residents and are likely to continue to do so. For residents in the West of Tendring, Colchester facilities are nearer than those in the district.

It is not uncommon for the private sector to identify niche markets and fill them with stations which make the market appear congested. The key issue is that while some of these are budget operators this does not necessarily make them available to harder to reach groups and people from areas of (relative) disadvantage (as cost is only one factor which may hinder usage). Especially, for those that require transport to access such facilities.



# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## Supply and demand analysis

As noted earlier, health and fitness facilities are an important facet of leisure provision. The income derived can offset the cost/underpin the viability of other aspects of leisure provision, especially swimming and targeted physical activity programmes such as Exercise on Referral.

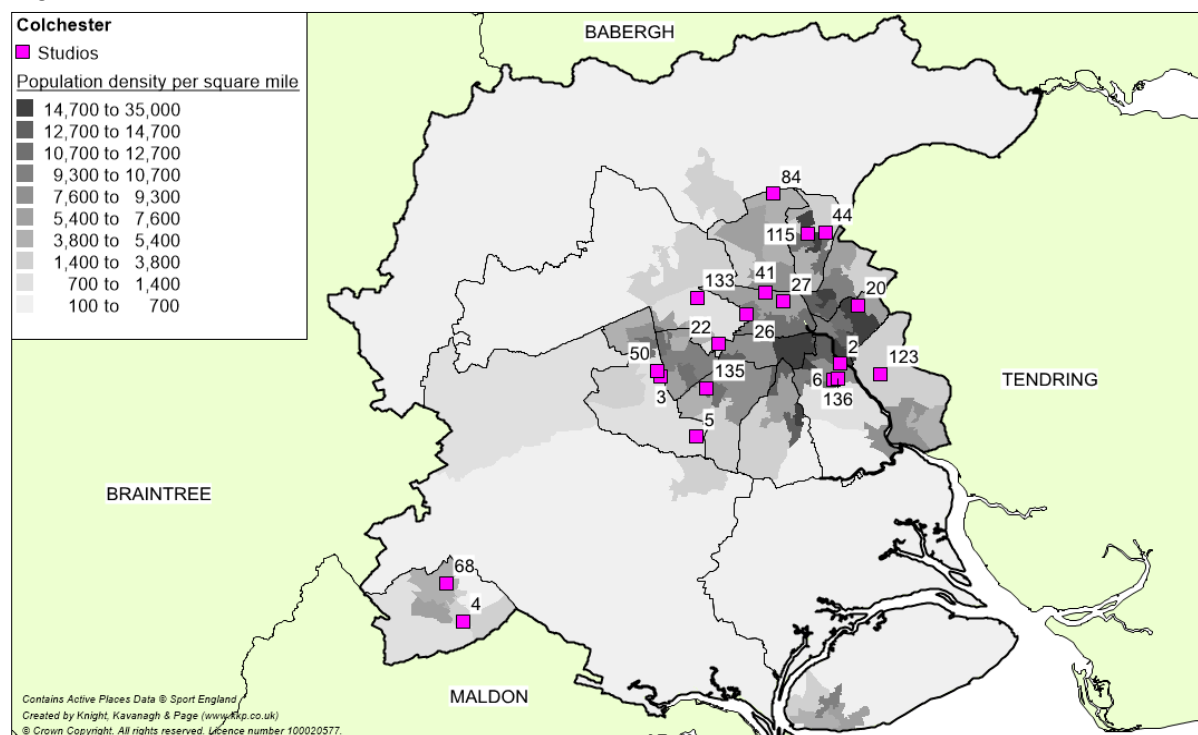
For Colchester, the challenge is to continue to provide opportunity for people from areas of higher deprivation who are less likely to be able to afford or choose to access health and fitness opportunity and do not have the transport to access the facilities. There is also a reliance on Colchester to serve some of the residents living in the west of Tendring.

### 6.3: Dance studios

Dance studios are an important element of the wider health, fitness, and conditioning market. They vary in size, shape, quality of the environment, access to sprung wooden floors and quality of ancillary facilities. There has been an increase in the number of people accessing fitness classes as identified in increased UK penetration rates. Activity types offered also vary from low impact classes such as Pilates and yoga to dance, step, boxercise, and Zumba. It is worth noting that dance classes/clubs are key users of studio spaces throughout the country.

The audit found 28 studios, 27 of which were subject to a non-technical assessment (access was not permitted at Gym 4 U nor was it feasible to assess it virtually). As noted earlier, where possible physical non-technical quality assessments were conducted.

Figure 6.6: Dance studios in Colchester



## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 6.8: Table of studios in Colchester

| ID  | Site name   | Access           | Condition     |
|-----|---|------------------|---------------|
| 2   | Anytime Fitness (Colchester East)                 | Reg. membership  | Good          |
| 2   | Anytime Fitness (Colchester East)                 | Reg. membership  | Good          |
| 3   | Anytime Fitness (Colchester)                      | Reg. membership  | Good          |
| 4   | Atlantis Health and Beauty Spa                    | Reg. membership  | Below average |
| 5   | Bannatyne Health Club (Colchester Kingsford Park) | Reg. membership  | Above average |
| 5   | Bannatyne Health Club (Colchester Kingsford Park) | Reg. membership  | Above average |
| 6   | Bannatyne Health Club (Colchester)                | Reg. membership  | Good          |
| 6   | Bannatyne Health Club (Colchester)                | Reg. membership  | Good          |
| 6   | Bannatyne Health Club (Colchester)                | Reg. membership  | Good          |
| 20  | Colchester Academy                                | Private use      | Above average |
| 22  | Colchester County High School for Girls           | Private use      | Good          |
| 26  | Colchester Institute                              | Sports Club / CA | Below average |
| 27  | Colchester Leisure World                          | Pay and Play     | Good          |
| 27  | Colchester Leisure World                          | Pay and Play     | Good          |
| 41  | Everlast Fitness Club (Colchester)                | Reg. membership  | Above average |
| 41  | Everlast Fitness Club (Colchester)                | Reg. membership  | Above average |
| 44  | Fitness4less (Colchester)                         | Reg. membership  | Above average |
| 50  | Gym 4 U   | Reg. membership  | Not assessed  |
| 68  | Leisure World Tiptree                             | Sports club/ CA  | Below average |
| 84  | Northern Gateway Sports Park                      | Pay and play     | Good          |
| 115 | The Gilberd School (Leisure World Highwoods)      | Pay and play     | Above average |
| 123 | University of Essex Sports Centre                 | Pay and play     | Above average |
| 123 | University of Essex Sports Centre                 | Pay and play     | Above average |
| 123 | University of Essex Sports Centre                 | Pay and play     | Above average |
| 133 | Your Gym (Colchester)                             | Reg. membership  | Good          |
| 135 | Paxman Academy                                    | Sports club/CA   | Good          |
| 136 | Pump Gyms (Colchester)                            | Reg. membership  | Good          |
| 136 | Pump Gyms (Colchester)                            | Reg. membership  | Good          |

Of the 28 studios (one not assessed), 14 are in good condition, 10 rate above average, and three are below average.

Seven studios are available for pay and play based use, three are available via sports club/association, 16 require a membership to access and two are private and are not available to the public.

# COLCHESTER BOROUGH COUNCIL

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### 6.4: Summary of key facts and issues

| Facility type                              | Health & fitness   |  |
|--|--|--|
| Elements                                   | Assessment findings  | Specific facility needs  |
| <b>Quantity</b>                            | <p>There are 38 gyms providing 2,125 stations</p> <p>Of these 31 have 20+ stations. When considering community available sites, this reduces to 30 sites - 2,089 stations.</p> <p>There are 28 studios.</p> <p>Six gyms are located in neighbouring authorities within two miles of Colchester.</p>  | <p>There is a calculated positive supply over demand balance of health and fitness provision at present. This increases slightly in the future (to 2043).</p> <p>Additional demand is being imported from neighbouring authorities in particular Tendring.</p> <p>Student demand is not accounted for.</p> |
| <b>Quality</b>                             | <p>Three gyms are rated as good quality, 17 are above average, 10 below average and two remain unassessed.</p>   | <p>There is a need to maintain quality and where possible improve the condition of the below/above average rated gyms and studios.</p>   |
| <b>Accessibility</b>                       | <p>Spatially there is a good spread throughout Colchester town.</p> <p>81.1% of the population live within one mile of a gym and all residents live within 20 minutes' drive of a gym and/or studio.</p> <p>Most (99.7%) residents residing in areas of higher deprivation live within one mile of a health and fitness facility.</p>  | <p>There is a need to ensure that harder to reach groups and people with specific health needs can access health and fitness facilities.</p>   |
| <b>Availability (Management and usage)</b> | <p>There are six publicly accessible pay and play health and fitness gyms with 20+ stations in Colchester.</p> <p>18 require a membership to access, and two are available to sports clubs.</p> <p>Five further sites (four in schools) are private access only and are not available for community use.</p>   | <p>The key need is to ensure that gyms cater fully for the full range of market segments in the Colchester community and that residents from hard-to-reach groups can afford them</p>  |
| <b>Strategic summary</b>                   | <p>Health and fitness facilities along with dance studio space offer potential to increase physical activity in the wider population. Although there is an identified positive supply/demand balance it is important to consider the probability that Colchester health and fitness facilities are being utilised by residents of neighbouring authorities, especially Tendring.</p> <p>Colchester supply is deemed to be sufficient - currently and up to 2043. Ongoing monitoring is required as the market is still growing.</p> <p>Should the opportunity present, consider upscaling the health and fitness provision at Colchester Leisure World to compete with other large-scale facilities in the area.</p> <p>A good health and fitness offer is key to cross-subsidising and supporting new sports hall and swimming pool provision health and fitness is important for ensuring the long-term sustainability of a facility.</p> <p>TCBGC and other new developments needs to account for health and fitness provision (new or improving existing provision) and contribute to the lack of provision in the City. Furthermore, this would help address the deficiencies in the west of Tendring district.</p> |  |

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## SECTION 7: SQUASH

Squash is now on a new strategic path, implementing a rebrand and undergoing a major restructure. England Squash has achieved core strategic goals agreed with Sport England and is committed to supporting the traditional infrastructure of county associations, clubs, coaches, and officials to grow the game via key programmes (e.g., Squash101) and campaigns (e.g., Squash Girls Can) but will need to apportion resources in a significantly different manner.

*Table 7.1: England Squash Strategic aims:*

| Element                   | Aim   |
|---------------------------|---|
| Governance                | Adhere to the highest standards of organisational governance.   |
| Membership                | Provide a membership model that caters to and provides benefits for anyone interested in playing and coaching squash irrespective of their ability. |
| Programmes                | Enabling and supporting partners to be at the forefront of adult and player recruitment and retention.  |
| Talent & high performance | Provide a support and development programme that identifies, develops, and delivers world-leading individuals and teams.                            |
| Commercial                | Create a diversified and effective revenue model that minimises risk and reduces dependency on funding.   |

Squash In a Changing World (2021-2025) outlines the vision, principles and strategic pillars for England Squash. Its vision for the future of squash in England is a thriving, diverse and growing community. Its Purpose is to serve as custodians of the game's past, its present and its future. It is to serve as a catalyst for positive change across the sporting community at home and abroad. The 2021-2025 strategy sets six key objectives:

- ◀ Drive increased participation in the game, with a radical advance in equality, diversity, and inclusion.
- ◀ Inspire and train a community of world class coaches, referees, and volunteers at every level, who drive participation and increase engagement in the game.
- ◀ Sustain world-leading talent pathways and programmes for high performing players who achieve success on the global stage and inspire others to realise their potential.
- ◀ Empower creativity and innovation in the game and in our organisation's culture, using ideas and technology to support the squash community and to engage with new audiences.
- ◀ Spearhead new and creative ways to enhance the visibility and appeal of squash at local, national, and international levels, including the pursuit of Olympic inclusion.
- ◀ Provide leadership for the game nationally and internationally, including addressing the Climate and Ecological Crisis.

Consultation with England Squash estimates that there is one court per 12,617 people in England. This figure reflects the significant number of court closures seen over the past decade. In order for Squash to thrive, the view of England Squash is that the ratio should be closer to one court per 10,000.

In Colchester, there are 8,074 people per court. However, six courts are based at the MoD site with restricted access. Without these, there is one court per 11,101 people. This would mean that there is a need to increase the number of courts in the area while maintaining the standard of current provision. This will ensure that a positive user experience and contributes to adding extra provision for the current population and any expected growth.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

England Squash reports that there is a good spread of facilities across the area. Its geography means that there is a need for a good spread of courts to meet local population need. It is imperative that current sites are maintained, and more sites added in the future.

## 8.1 Supply

### Quantity

There are 21 squash courts in Colchester area as shown in Figure 7.1.

Figure 7.1: Location of squash courts in Colchester and within a 20-minute drive time

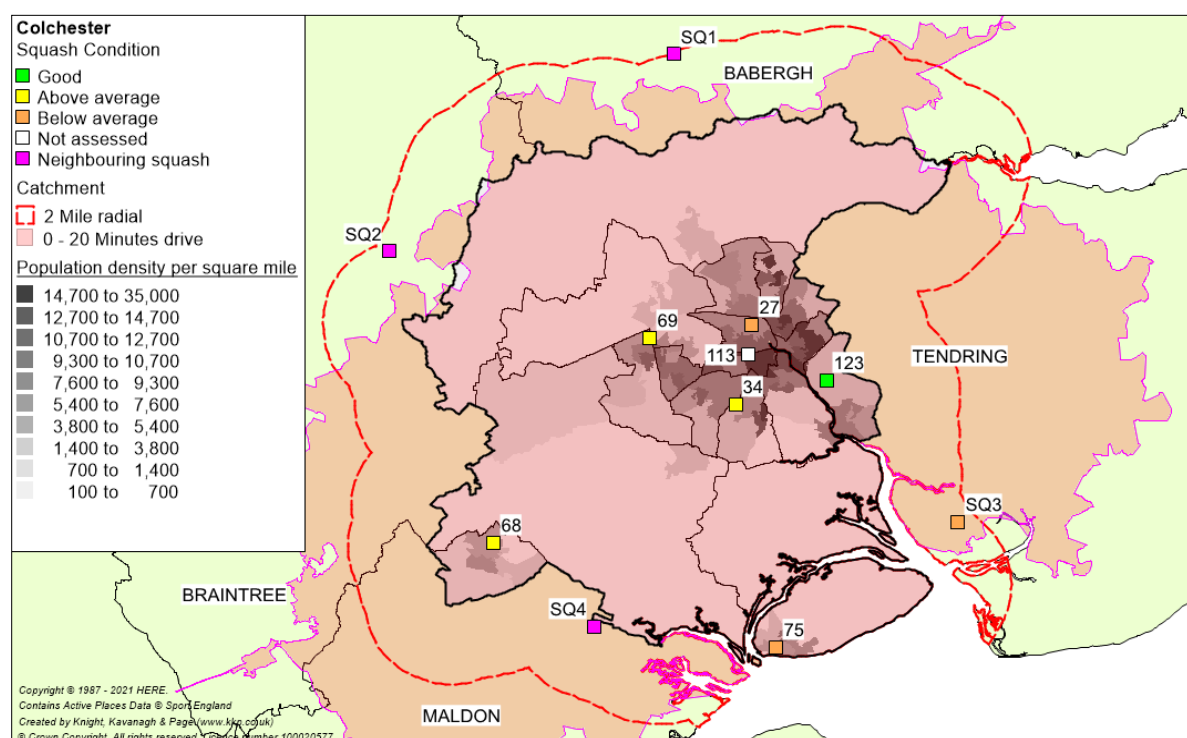


Table 7.2: Squash courts in Colchester and 10 mile radius

| Map ID | Site name                         | Courts |              |       | Condition     |
|--------|-----------------------------------|--------|--------------|-------|---------------|
|        |                                   | Normal | Glass backed | Total |               |
| 27     | Colchester Leisure World          | 2      | 0            | 2     | Below average |
| 34     | Corporal Budd VC Gymnasium        | 6      | 0            | 6     | Above average |
| 68     | Leisure World Tiptree             | 2      | 0            | 2     | Above average |
| 69     | Lexden Racquets & Fitness Club    | 2      | 3            | 5     | Above average |
| 75     | Mersea Centre                     | 2      | 0            | 2     | Below average |
| 113    | The Colchester Officers' Club     | 2      | 0            | 2     | Not assessed  |
| 123    | University Of Essex Sports Centre | 0      | 2            | 2     | Good          |

### Quality

The Mersea Centre courts are reported to have been refurbished in 2018. The courts at University of Essex Sports Centre are rated as good quality, courts at Leisure World Tiptree and Lexden Racquets and Fitness Club are rated as above average. Colchester Leisure World and Mersea Centre were assessed as below average.



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## INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

### Accessibility

Effectively the whole Colchester population lives within a 20-minutes' drive time of a squash facility. In addition, courts in neighbouring authorities; Maldon (Crown Plaza Resort) and Tendring (Brightlingsea Sports Centre) are within 20 minutes' drive time although it is understood that the access policy at Brightlingsea has recently changed and the courts are now only available via a sports club.

Five facilities are located within two miles of the Colchester boundary.

Table 7.3: Community available health and fitness (20+ stations) within 2 miles of boundary

| ID  | Active Places site name                    | Courts | Type         | Access type     | Authority |
|-----|--|--------|--------------|-----------------|-----------|
| SQ1 | Peake Fitness at The Stoke By Nayland Club | 1      | Normal       | Reg. membership | Babergh   |
| SQ2 | Earls Colne Recreation Club                | 2      | Normal       | Sports Club/CA  | Braintree |
| SQ3 | Brightlingsea Sports Centre                | 1      | Normal       | Sports Club/CA  | Tendring  |
| SQ3 | Brightlingsea Sports Centre                | 1      | Glass-backed | Sports Club/CA  | Tendring  |
| SQ4 | Crowne Plaza Resort Colchester             | 2      | Normal       | Reg. membership | Maldon    |

(Source: APP 07/06/2022. NB: Sports Club / CA = Sports club / community association use)

### Availability

The courts at Lexden Racquets and Mersea Centre require a membership to access, whilst those at Colchester Leisure World and University of Essex Sports Centre offer pay and play. Leisure World Tiptree and Corporal Budd VC are available via a sports club/CA.

There are no known new developments at the time of the audit.

## 7.2: Demand

### Club consultation

*Lexden Rackets & Fitness Club* is a members club situated in the grounds of Holmwood House School. It offers squash, tennis, swimming, and gym/classes and has 450 members overall, with ages ranging from 25-75 years of age. It has a male/female gender split of 60/40. It reports that it is not currently operating at peak capacity and is always looking for new members. At its peak, it had 1,200 members. Its facility is in good condition although it is c.50 years old. This is due to the strict maintenance regime implemented and the tendency to act fast when problems arise. It has plenty of car parking spaces.

The Club has faced some issues with regard to the management and tenure arrangement with the School. It also has concerns about the potential agreement and the fact that it has a five year lease). It was heavily affected by the Pandemic and was unable to benefit from the grants or business rate breaks available to its competitors.

*Off the Wall Squash* formed in 2014. It caters for juniors and the numbers are back up to 120 members post-Pandemic. It uses the Corporal Budd VC Gymnasium ('the Garrison'). It considers this to be very good despite broader site access restrictions and the uncertainty attached to the day-to-day continuity of Garrison operation. It is, thus felt that this venue is underutilised as it can lie empty just in case the military wants to use it.

## COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Furthermore, the club is at capacity and it suggests that current demand merits a 12-court squash facility (alongside other sports and health programmes). It reports the Corporal Budd facility to be well maintained and receive regular maintenance.

It aspires in the long term to own its own dedicated facility and has discussed the possibility of building a facility on some section 106 land with the Council.

Desktop-based research found one other club in the Borough, Earls Colne Recreation Club. It was approached to consult but no response was received despite numerous requests.

Consultation with the Middlesex Development Officer and the Essex Squash Development Officer suggests that Earls Colne Recreation Club has two squash courts (with a viewing gallery). It runs a team and organises internal tournaments in the ECRC squash league,

### 7.3: Summary of key facts and issues

| Squash   |  |  |
|--|--|--|
| Elements                                       | Assessment findings  | Specific facility needs  |
| <b>Quantity</b>                                | There are 21 squash courts at six sites. There are 5 courts with glass backs, the others are traditional.  | Maintain current sites and add more sites in the future as a growing population is expected.<br>Lexden Racquets & Fitness Club needs security of tenure with its current lease potentially ending shortly. |
| <b>Quality</b>                                 | One site is rated good quality, two sites are rated above average, and two are below average. The Corporal Budd VC Gymnasium was not assessed due to the limited access that was available for the site; courts are reportedly good quality.   | Continued maintenance and investment are needed to maintain court quality.   |
| <b>Accessibility</b>                           | There is a good spread of facilities across Colchester to meet the needs of the local population.<br>There are 5 sites in neighbouring authorities within 2 miles of the Colchester boundary.  |  |
| <b>Availability<br/>(Management and usage)</b> | Three sites are technically available for community use via registered membership, two offer pay and play access and two are ran via a sports club/CA.<br>Seven courts are located within a 2-mile radius of the Colchester border.  | Off the Wall is at capacity and needs more availability to cover its demand.   |
| <b>Summary</b>                                 | Squash court provision meets national requirement (one per 10,000 people). However, six of these courts are based at a MoD site with restricted access.<br>Future investment should focus on increasing the number of courts and maintaining the standard of current courts. This will ensure a positive user experience and help to cater for the growing population.<br>There is a need to protect the existing squash facilities and continue to invest in and maintain court quality.<br>Population increases are not likely to lead to demand for more squash courts as there is spare capacity now and to cope with growth up to 2043. |  |

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### SECTION 8: GYMNASTICS

The British Gymnastics (BG) Strategic Framework 2017-2021 identifies three key priorities, to:

- ◀ Diversify sources of revenue to develop and grow the provision of gymnastics.
- ◀ Build the capacity and grow the demand in gymnastics.
- ◀ Raise the profile and increase the appeal of gymnastics.

Its facility development priorities (for the period 2017 - 2021) are to:

- ◀ Support increased capacity within gymnastics through clubs, leisure providers and other delivery providers.
- ◀ Guide funding investment through the United Kingdom from British Gymnastics, home country sports councils, local authorities and other potential funders.
- ◀ Maintain/improve the quality of facilities and equipment within existing delivery partners.
- ◀ Develop insight, understanding and direction of how facility developments can contribute towards other British Gymnastics strategic priorities.

British Gymnastics are in the process of developing a new strategy which will be available in 2023.

Pre-pandemic participation in gymnastics was reportedly increasing rapidly. British Gymnastics membership reached 390,500 in 2017 and increased by about 12% per year between 2013-17. The emphasis for this strategy period was on using gymnastics as a foundation sport for 5-11-year-olds. Across the country, British Gymnastics reports extensive demand for more gymnastics opportunities and many clubs report having long waiting lists.

British Gymnastics Club Capital funding scheme was formed by British Gymnastics and key investment partners and will be delivered by Amateur British Gymnastics Investments Limited. It is a £10million social impact investment fund, designed to create more dedicated spaces for gymnastics and it enables British Gymnastics clubs in England to apply for unsecured, affordable loans, typically between £25,000 and £250,000.

There are also initiatives for older people funded by Sport England, such as, Love to Move focused on dementia patients.

#### **8.1: Supply**

##### ***Quantity and quality***

There are four dedicated gymnastics centres in Colchester. Colchester Gymnastics Club, Icen Gymnastics Club, Bounceability, and Whitehall Gymnastics Club all deliver from dedicated facilities. Site quality is undetermined.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

Table 8.1: Gymnastics dedicated centres within 30 minutes' drive time of Colchester

| Map ID | Site                       |
|--------|----------------------------|
| G1     | Colchester Gymnastics Club |
| G2     | Iceni Gymnastics Club      |
| G3     | Bounceability              |
| G5     | Whitehall Gymnastics Club  |

Figure 8.1: Dedicated gymnastics sites within 30 minutes drive of Colchester

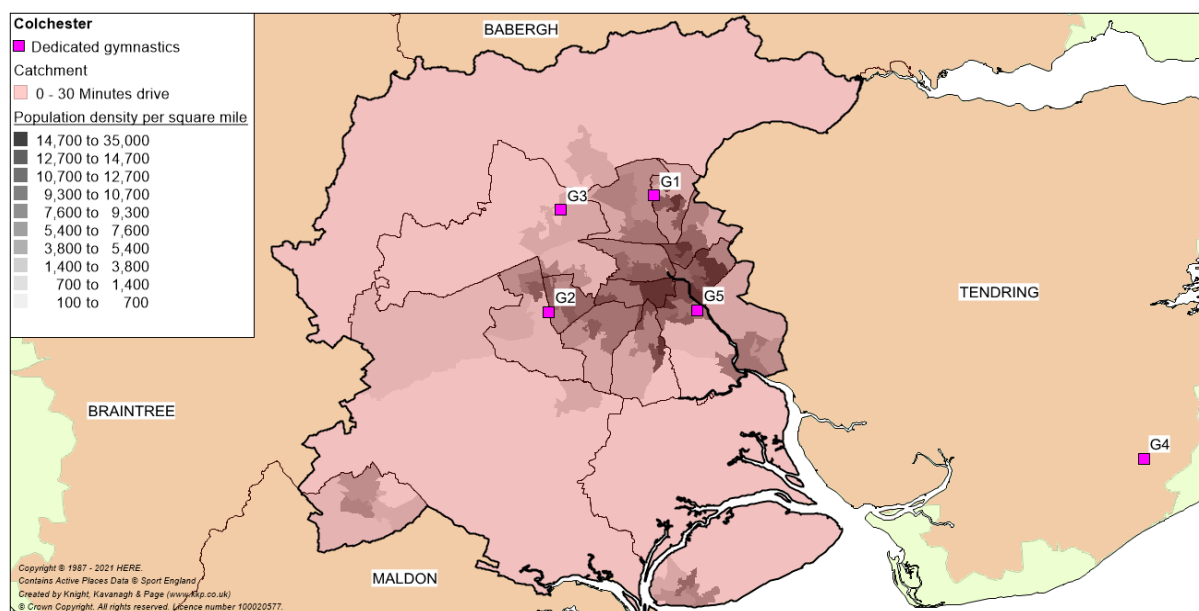


Table 8.2 Community available health and fitness (20+ stations) within 2 miles of boundary

| ID | Site name                     | Club type | Local authority |
|----|-------------------------------|-----------|-----------------|
| G4 | Performers Gymnastics Academy | Dedicated | Tendring        |

(Source: APP 07/06/2022. NB: Sports Club / CA = Sports club / community association use)

## Accessibility and availability

Gymnastics facilities are based specialist facilities which appeal beyond a local authority boundary. Consequently, this report considers provision within with a 30-minutes' drive time catchment to demonstrate accessibility (Sport England suggests that drive time to specialist sports facilities can be modelled at 30 minutes as opposed to the 20 minutes modelled for sports halls and swimming pools).

The whole Colchester population is within the catchment of the clubs as are the majority of Tendring residents.

## Neighbouring facilities

There is one dedicated facility located within thirty minutes' drive time in Tendring. This is Performers Gymnastics Academy.

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### 8.2: Demand

British Gymnastics reports that participation in gymnastics is increasing rapidly. Membership reached 390,500 in 2017 and increased at c.12% per year between 2013 -17. There has been an increase in the East Region of 12,000 to 43,000 from 2014-2020. As noted above, the emphasis for 2017 – 2021 will be on using gymnastics as a foundation sport for 5-11 year olds.

British Gymnastics also reports substantial demand for more gymnastics opportunity; with clubs reported to having waiting lists - which restricts access to gymnastic activities due to lack of time within dedicated and non-dedicated facilities.

A key part of British Gymnastics' s strategy to increase participation is to support clubs, leisure providers and other partners to move to their own dedicated facilities, offering more time and space for classes. British Gymnastics provides a range of products and programmes and expert assistance to support local delivery; gymnastic activities which are successfully driving membership growth and retention across the country.

Gymnastics clubs operating in Colchester from non-dedicated (leisure centre/community) facilities include Hi Tension Trampoline Club and Blackwater Gymnastics Club.

#### *Club consultation*

Consultation has been undertaken with Colchester Gymnastics Club, Icenci and Blackwater Gymnastics Club. Hi Tension Trampoline Club, Bounceability and Whitehall Gymnastics Club were approached for consultation; however, no response was received despite numerous attempts. Where possible British Gymnastics and desk research has provided some information about the clubs which did not respond.

British Gymnastics reports that Colchester Gymnastics Club has plans to expand its facility but the costs of doing so is currently a limiting factor. Expansion is a priority for the Club in order to service its extensive waiting list to further develop its offer.

*Colchester Gymnastics Club* caters for 1,800-2,000 children, with 200 children on the waiting list. It is also on the registered British Gymnastics Facility Project List. It has a 99-year leasehold from the Council. It caters for both children and adults. It has recreation and competitive teams plus trampolining teams. Currently, it is at full capacity due to lack of space – this is hindering its growth. The Club is keen to move to a larger, better venue. It has not, as yet, found a suitable/sustainable facility within its budget parameters.

At performance level it is heavily female-orientated with 60-70 girls and only 15 boys in its squad teams. Training is a priority and it tries to programme as many sessions as possible during the evenings.

It only has a small budget due to losing a lot of coaches to the David Lloyd (located in close proximity), this means it cannot compete with them or other competitors nearby. The main reason for this is the monetary benefits the commercial gym can offer them. It also means the Club has a larger waiting list or potentially risks losing these gymnasts to competitors due to not being able to host additional sessions to cater for this demand.

*Icenci* has 260 members and is full to capacity. It focuses mainly on children though it does also have a few active adults members. It wishes to expand further but to do this it will need more coaches, which is problematic as it is mainly run by volunteers.



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It is based at its own dedicated facility (previously it was based at a school). At its current site there is seven years remaining on the lease. The Club will be keen to renew preferably for 10 further years. It has 100 members in younger age groups and aspirations to expand provision but, again, is struggling to recruit a workforce.

*Blackwater Gymnastics Club* is reported to have 60 members. It still has capacity to grow as it can cater for 188 (five general gymnastics classes can hold 160 members, 20 for parent/toddler classes and eight for adult sessions). In mid-March last year (2021) it reported to British Gymnastics that it had only one class of eight gymnasts. Since Easter 2022, it has developed, gaining 52 new members. It provides gymnastics based out of a community centre (Tolleshunt D'arcy Village Hall) on Mondays 14.00-18.45 and Thursdays 15.45-17.45. However, it states that this facility is old and has poor lighting. It does have the necessary storage space for the equipment and the availability the Club needs.

It runs a Wednesday session (15.45-17.45) from Leisure World Tiptree. Overall expenditure for venue hire is c.£500 and it offers seven hours of training. It also runs recreational and competitive gymnastics for children aged five through to adults. There are no age restrictions and classes are broken down into categories (parent and toddler preschool classes, various general gymnastics primary and secondary age classes and adult sessions).

It currently only has 'small' equipment because of the venue height (low ceiling) at the village hall and a lack of storage space. This means that it does not have asymmetric bars, trampoline, fast racks, a bouncy floor, high beams, and male professional equipment. It aspires to have its own purpose-built gym in the future, take part in regular competitions, have the flexibility to run day classes for adults and expand into the categories of dance, cheerleading and performance arts.

It understands for this to happen it will need access to an industrial unit that is fit for purpose, with natural and artificial lighting, with a heating system, toilet facilities and possibly facilities for a little coffee/food area. This unit will have to be positioned between Tollesbury and Tiptree, or surrounding areas and not too close to Colchester or Maldon or Witham (which is where the other gymnastics clubs are based).

*Hi Tension Trampoline Club* has 100 members and competes from a non-dedicated leisure centre (Colchester Leisure World). It has been running for over 40 years and has gymnasts' who's age ranges from five to 17 years old. It provides recreational and competitive squads which are readied to compete in various local and regional competitions.

*Bounceability* is reported to have 200 members. Its is a trampolining club for children and adults with any special need or disability. Sessions are adapted according to individual needs and students can achieve badges and certificates for the Special Needs Trampoline Awards. This starts from Level 1 and can go all the way up to level 10 proficiency.

*Whitehall Gymnastics Club* was established in 2019 and has 214 members. It provides recreational and competitive gymnastics for children through to the age of 19 years. Its gymnastics lessons are delivered from a dedicated facility, though this needs to be maintained regularly and the upkeep of equipment needs to remain up to standards to be preserved for future use.

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### 8.3: Summary of key facts and issues

| Facility type                               | Gymnastics   |  |
|---|--|--|
| Elements                                    | Assessment findings  | Specific needs   |
| <b>Quantity</b>                             | Six gymnastics clubs operate in the authority at a dedicated facility.   | Facilitate Colchester Gymnastics Club's expansion.<br>Ensuring long term access to dedicated facilities for all gymnastics clubs.<br>Assist (where possible) clubs to obtain longer leases and security of tenure. |
| <b>Quality</b>                              | No quality issues have been identified.  |  |
| <b>Accessibility</b>                        | Four dedicated facilities are available to residents of Colchester. There is an additional dedicated facility located in Tendring  |  |
| <b>Availability</b><br>(Management & usage) | There is opportunity and demand to grow participation in gymnastics in Colchester.<br>There is a need to develop the coaching and volunteer workforce in gymnastics.   | Expand the coaching and volunteer workforce to develop the sport locally to enable it to offer further gymnastics opportunities and reduce waiting lists.  |
| <b>Strategic summary</b>                    | A full gymnastics development plan will be required to develop the sport in the area, including the need to recruit and develop coaches and volunteers. There is an identified demand for the existing dedicated gymnastics facilities in Colchester<br>There is a need to support clubs obtain security of tenure where and when required.<br>There should be support for new or expanded dedicated gymnastics facilities in view of the capacity and security of tenure issues identified. |  |

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### SECTION 9: INDOOR BOWLS

The five forms of bowls that are played indoors (flat/level green, crown green, long mat, short mat and carpet mat) each require a different venue and each format of the game has a different technical specification for their indoor facility.

Indoor flat / level green bowls is played on a purpose-built indoor green which complies with the Laws of the sport of Bowls. The NGB is EIBA (English Indoor Bowling Association). It requires a standard bowling green; a flat area 31-40 metres long divided into playing areas called rinks. The number of these varies, depending on the width of the green.

Crown Green bowls requires a standard crown green, artificial grass (carpeted) area of approximately 38m square which is crowned i.e. higher in the centre than round the perimeter. Indoor crown greens are relatively rare – substantially less common than those provided for flat green bowls. The NGB is the British Crown Green Bowling Association.

Carpet bowls is played on a rectangular carpet (45 x 6 feet) that is rolled out. It can be accommodated in any indoor space large enough to accommodate the mats which come in different lengths. It tends to be played at a recreational level. The NGB is the English Carpet Bowls Association.

Short mat bowls is typically played in sports halls, parish council rooms, outdoor bowls club pavilions; on indoor flat green bowls club greens. The NGB is the English Short Mat Bowling Association. Long mat bowls is played on a rolled carpet typically laid on a sports hall floor. There are no ditches in this game. It is typically found in areas of low flat-green supply and/or where Crown Green bowls is played outdoors. There is no NGB for this version of the game.

An indoor bowling centre typically comprises a single flat green with a number of rinks and ancillary accommodation such as changing rooms, lounge/bar, viewing area, kitchen, office/meeting rooms and stores plus designated car parking. The size of ancillary accommodation varies according to the number of rinks available. A successful indoor bowls centre requires a combination of the right location, design, and financial and general management. Sport England<sup>12</sup> guidelines on catchment for indoor bowls centres are set out to be interpreted in the light of local circumstances:

- ◀ Assume the majority of users live locally and not travel more than 30 minutes.
- ◀ Assume that 90% of users will travel by car, with the remainder by foot.
- ◀ As a guide, calculate demand on the basis of one rink per 14,000-17,000 total population.
- ◀ The number of rinks required can be related to the estimated number of members, assume 80-100 members per rink.

The stated priorities of EIBA are:

- ◀ Recruitment of participants.
- ◀ Retention of participants.
- ◀ Retention and improvement of facilities.
- ◀ New indoor facilities in areas of low-supply and high-demand.

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<sup>12</sup> Sport England Design Guidance Note Indoor Bowls 2005

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### *EIBA Outline Plan 2022 - 2025*

The EIBA plan is focused on: *recruit and retain 45+* and *recruit and retain 70+*. Both markets require growth. The idea is that people aged 45+ need new versions/formats of the game to play and the 70+ will wish to continue with current formats. Its focus areas are:

- ◀ Return to play following the Covid-19 Pandemic.
- ◀ Increasing the number of 45-59 year old participants.
- ◀ Increasing the number of volunteers
- ◀ Health and wellbeing
- ◀ Inclusivity – particularly women and ethnic communities.

Running alongside this is the Sport England funded development work provided jointly by the Indoor NGB (EIBA); Outdoor NGB (Bowls England) and the “Bowls Development Alliance” (BDA). Each NGB has two directors on the Board of BDA.

The Sport England funding for the 2017-2021 period, focuses on the delivery of:

- ◀ **Club Hubs:** Encourage growth of the membership and the retention of facilities.
- ◀ **Communities**
- ◀ **Health**
- ◀ **Inclusion**

Alongside these core objectives the BDA works with key partners on:

- ◀ **Safeguarding:** ensuring the sport is safe for everyone to play by working across all five National Governing Bodies (NGBs) [BE, EIBA, British Crown Green BA, English Short Mat BA and English Bowling Federation] to have policies and processes in place. Training is also available to support the network of Club Safeguarding Officers.
- ◀ **Disability:** the BDA works in partnership with Disability Bowls England, Activity Alliance, BE and the EIBA to ensure everyone regardless of disability can access the sport of bowls.
- ◀ **Women Can:** the BDA are driving a campaign alongside BE and the EIBA to encourage more women to play bowls, coach bowls and volunteer in bowls.
- ◀ **Equality & Diversity:** the BDA, BE and the EIBA are all striving to ensure the sport of bowls is as diverse as it can be.

Consultation with EIBA identified that there is no requirement for additional purpose-built provision as long as the two sites (Colchester and West Mersea) continue to operate.

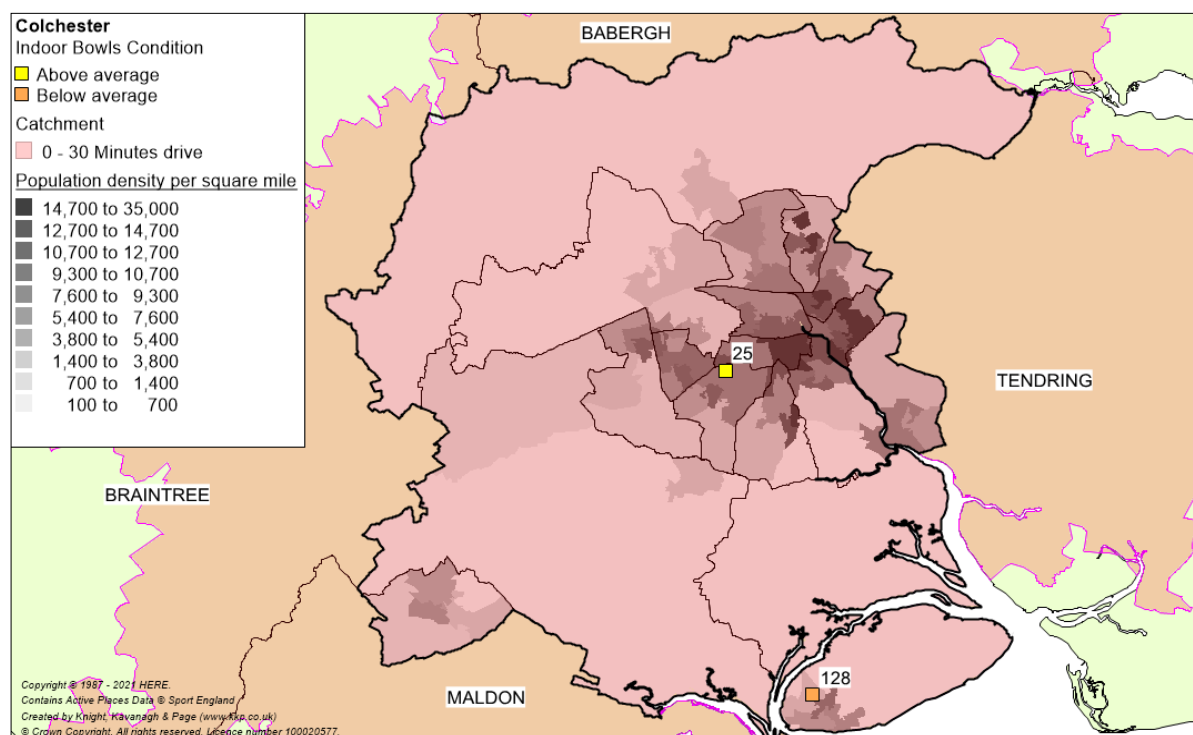
### **9.1: Supply**

#### **Quantity**

There are two indoor bowls facilities in Colchester; in Colchester and West Mersea. There are no other indoor bowls centres located in neighbouring authorities or within a 30-minute drive of the Colchester local authority boundary as shown in Figure 9.1.

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Figure 9.1: Indoor bowls facilities within 30 minutes' drive time of Colchester



## Quality

There is one above average facility and one below average facility.

Table 9.1: Quality rating of indoor bowling centres in Colchester

| Map | Site                    | Rinks | Access type      | Condition     | Authority  |
|-----|-------------------------|-------|------------------|---------------|------------|
| 25  | Colchester Indoor Bowls | 6     | Sports Club / CA | Above average | Colchester |
| 128 | West Mersea Bowls Club  | 3     | Sports Club / CA | Below average | Colchester |

Source: Active Places Power 07/06/2022

## Accessibility and availability

The whole Colchester population lives within a 30-minutes' drive of an indoor bowls facility. Both clubs operate as a Sports Club/CA and therefore a membership is required to access the facilities. Both available during the day and in the evening. There are no pay and play facilities within Colchester.

## 9.2: Demand

### Club consultation:

Colchester Indoor Bowls has 900 members (750 playing) and is a private members club. Member ages range from 8-80 years. The site is open seven days per week in winter, but this is restricted to only five days in summer as users tend to use the outside provision. It has a dedicated junior section, and the gender split is one-third female and two-thirds male. It has a 99-year lease with 40 years completed. Initially, it had three rinks but has expanded over time due to demand. It also has ramps and is, thus, accessible. It has capacity to accommodate an additional 100 playing members.



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The facility has a bar, restaurant and changing rooms. It also features solar panels, heating, and an air-con system with ventilation. There are plans to refurbish its ancillary provision, but this could cost £5,500. The Club does express concerns about non-sports-related matters (with issues for access on the nearby roads mentioned) stating the roads are too narrow and buses struggle to pass through. It would like this issue rectified as a lot of its members are elderly and do rely on public transport to get to and from destinations.

*West Mersea BC* has 200 members for both indoor and outdoor bowls. It has a three-rink indoor venue. It is having its 50<sup>th</sup> anniversary next year (2023) and it still playing on the original rink carpet. This is starting to wear and will require replacement in the near future. It has no reported development plans for the future.

### 9.4: Summary

| Facility type                                 | Indoor bowls   |  |
|---|--|--|
| Elements                                      | Assessment findings  | Specific facility needs  |
| <b>Quantity</b>                               | There are two dedicated indoor bowls facilities in Colchester and none in neighbouring authorities.  | There are no requirements.   |
| <b>Quality</b>                                | One is of above average and the other of below average quality.  | Support West Mersea BC to secure a replacement carpet.<br>Assist Colchester Indoor Bowls to invest in ancillary provision.   |
| <b>Accessibility</b>                          | The whole population lives within 30 minutes' drive of an indoor bowls facility.<br>EIBA suggests that the majority of demand from Colchester is catered for at the venues in the Borough. | Additions to the sports provision access on roads needs to be considered. Currently, buses cannot pass as roads are too narrow in the area where Colchester Indoor Bowls Club is situated. |
| <b>Availability</b><br>(Management and usage) | Facilities in Colchester are available during the day and in the evening.<br>It is necessary to be a club member to access indoor bowls on a regular basis.                                | No programming and pricing needs   |
| <b>Strategic summary</b>                      | EIBA suggests there is no requirement for additional purpose-built indoor bowls facilities in Colchester now or in the future.   |  |

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### SECTION 10: INDOOR TENNIS

The Lawn Tennis Association (LTA) is the NGB for all tennis provision within the UK. It administers the sport at national and regional level. One of its key objectives is to get more people playing tennis more often. To achieve this, through its most recent Investment Framework (Vision 2019 – 2023), prioritises will be given to the following sites:

- ◀ New and existing indoor tennis centres
- ◀ Park tennis
- ◀ Tennis clubs
- ◀ Schools and other educational establishments

This will be supported through the following key funding objectives:

- ◀ Funding through interest free loans.
- ◀ Investing in venues that have a proven record of increasing participation.
- ◀ Investing where there is thorough community engagement.
- ◀ Support venues that encourage participation growth.
- ◀ Target investment that is demand led.
- ◀ Invest in venues that are financially sustainable.
- ◀ Support venues that have successfully sourced partnership funding.

Central to any investment will be the provision of a sustainable business case.

This section considers indoor tennis facilities provision in the Borough of Colchester. It uses two terms to describe indoor building types:

*Traditional* - A permanent structure made of traditional materials using traditional construction techniques. This commonly takes the form of steel or timber portal frame spanning the full length of the court (including run backs) clad in a material to suit local conditions e.g. metal cladding, brickwork or timber boarding.

*Non-traditional* - A permanent or non-permanent structure made of non-traditional materials using non-traditional construction techniques. Three types of structure fall into this category:

- ◀ Air supported structures (air halls).
- ◀ Framed fabric structures.
- ◀ Tensile structures.

The LTA has a tiered approach to local authorities when prioritising its investment and loans for its park courts and the community hub programme. Indoor courts are not referenced within the current strategy.

#### 10.1: Supply

##### ***Quantity and Quality***

Indoor tennis provision is based on specialist facilities which appeal beyond a local authority boundary. Consequently, this report considers provision within with a 30-minutes' drive time catchment to demonstrate accessibility. (Sport England suggests that drive time to specialist sports facilities can be modelled at 30 minutes as opposed to the 20 minutes modelled for sports halls and swimming pools).

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There are two indoor tennis facilities in Colchester (Lexden Racquets & Fitness Club and University of Essex Sports Centre). University of Essex is an air hall which is present on a seasonal basis. Over the summer months, it is removed.

David Lloyd also has four air halls over four of the outdoor courts over the winter months.

The facilities are well located to the East and West of the main Colchester settlement.

Figure 10.1 Indoor tennis facilities within 30-minute drive time from Colchester

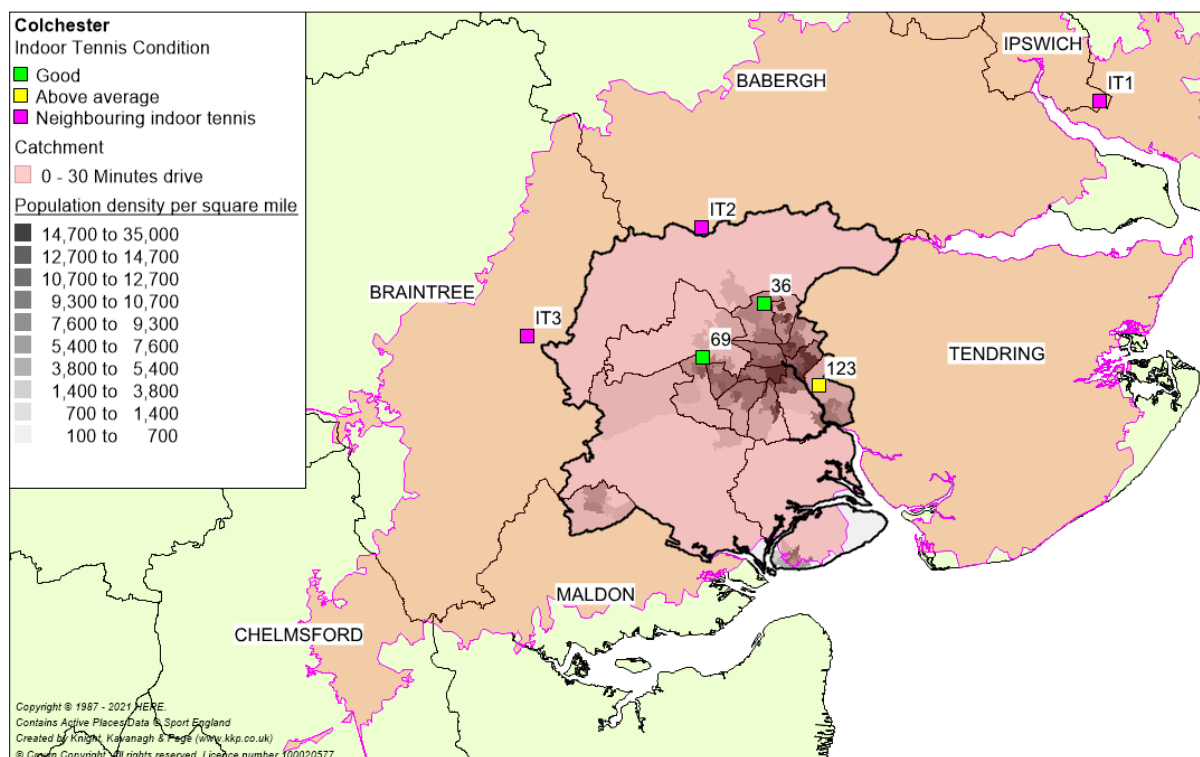


Table 10.1: Indoor tennis facilities within 3-minute drive time catchment of Colchester

| Map ID | Site                              | Courts | Quality       | Authority  |
|--------|-----------------------------------|--------|---------------|------------|
| 36     | David Lloyd (Colchester)          | 3 + 4* | Good          | Colchester |
| 69     | Lexden Racquets & Fitness Club    | 2      | Good          | Colchester |
| 123    | University of Essex Sports Centre | 4*     | Above average | Colchester |

\* air halls and seasonal only

David Lloyd, and Lexden Racquets & Fitness Club site are good quality and the University of Essex Sports Centre is above average.

### Accessibility and availability

Drive time catchment modelling suggests that over 98% of Colchester's population lives within 30-minutes' drive of an indoor tennis facility. Lexden Racquets & Fitness Club offers access via a club membership option. While pay and play booking options are available at University of Essex Sports Centre.

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There are three indoor tennis facilities located in neighbouring local authorities which are accessible to Colchester residents (within 30-minutes' drive time). They contain a total of 17 indoor courts.

*Table 10.2: Neighbouring indoor tennis*

| Map ID | Site name                        | Courts | Access type           | Local authority |
|--------|----------------------------------|--------|-----------------------|-----------------|
| IT1    | David Lloyd Club (Ipswich)       | 10     | Registered Membership | Ipswich         |
| IT2    | Newtons Farm Indoor Tennis Court | 1      | Pay and Play          | Babergh         |
| IT3    | The Essex Golf & Country Club    | 6      | Registered Membership | Braintree       |

*Source: Active Places Power 07/06/2022*

10 courts are located in Ipswich; David Lloyd Club (Ipswich (IT1), one court at Newtons Farm Indoor Tennis Court (IT2) is in Babergh;) and six courts at The Essex Golf & Country Club (IT3) is in Braintree. It should be noted that Newtons Farm Indoor Tennis Court and The Essex Golf & Country Club are located in close proximity to the Colchester boundary.

### 10.2: Demand

The LTA has recently restructured its strategic approach to target key national focus areas, ultimately to grow participation. Future investment in facilities will be based on detailed analysis of potential demand throughout the UK. It has identified 96 priority target areas for development of new indoor courts in the UK of which Colchester is not one.

#### *Consultation*

*Lexden Racquets & Fitness Club* reportedly has 450 members with ages ranging from 25-75. There is a 60/40 men/women split. It is not operating at full capacity currently and is consequently looking for new members. It states that it obtained a small amount of funding from the LTA and Sport England, to renew tennis court surfaces when the club initially formed, however, it has no further funding at present.

*University of Essex Sports Centre* usage include staff and student members. When not in use by the University, courts are available for hire by the public. They are covered by an air hall in the winter months and are assessed as above average quality.

# COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT

## 10.3: Summary of key facts and issues

| Facility type                               | Indoor tennis   |   |
|---|---|---|
| Elements                                    | Assessment findings   | Specific facility needs                                   |
| <b>Quantity</b>                             | There are nine indoor courts in Colchester located across three sites.<br>17 indoor courts are located at three sites in neighbouring authorities.  | No facility needs have been identified.                   |
| <b>Quality</b>                              | Two sites are good quality, the other above average.  | There is a need to maintain court quality.                |
| <b>Accessibility</b>                        | Over 98% of residents live within a 30 minutes' drive time of an indoor tennis facility located in Colchester.  | There is no requirement for more indoor tennis provision. |
| <b>Availability</b><br>(Management & usage) | Two clubs offers a club membership option, the other offers pay and play opportunity.<br>Two clubs in neighbouring authorities offer access to indoor courts via a club membership option. One offers pay and play options. |   |
| <b>Summary</b>                              | Continue to work with the LTA and partners to drive up participation and ensure the facilities are financially viable.  |   |



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### SECTION 11: STRATEGIC RECOMMENDATIONS

The principal opportunity/challenge for Colchester is to ensure that there is continuous investment in indoor and built facilities and that its facilities are fit for the future. There is a need to balance the needs of the core market of sports consumers already participating in local clubs whilst ensuring the growth of existing or new activities which meet the needs of new participants and the Authority's growing population of older residents.

The following key strategic recommendations will be developed further in the strategic document which follows this Needs Assessment but are likely encompass the need to:

- ◀ Work with Tendring District Council to address the needs of the Tendring residents in the West of the District and the TCGC through new/improved provision.
- ◀ Due to the need for additional water space to meet current and future needs, work with TDC to commission an aquatic facilities strategy covering Tendring, Colchester and the TCBGC. This strategy needs to consider both authority's needs and the need to replace/refurbish Colchester Leisure World.
- ◀ In line with CCC carbon reduction targets, there is a need to ensure that existing facilities are made to be as energy efficient as possible, and that any new developments consider energy efficiency as high priority.
- ◀ Work with schools to improve the standard of the two below average (Philip Morant School and The Thomas Lord Audley School) and the two poor quality sports halls (Philip Morant School and St Helena School).
- ◀ Maintain the quality of sports halls which are currently in above average condition.
- ◀ Where no formal agreements are in place work with educational sites to secure community use agreements (CUAs).
- ◀ When the lifting of restrictions allows, work with The Gilberd School and Colchester County High School to enable community use.
- ◀ Support and ensure the continuity of options that provide opportunities for daytime community use of sports halls.
- ◀ In the medium term, maintain the standard of the area's swimming pools via ongoing investment. In the longer term replace/refurbish Colchester Leisure World and improve its quality.
- ◀ Monitor used capacity at key swimming sites and, where required, assess whether programming should be reviewed to ensure that the most popular activities are assigned to peak times.
- ◀ Consider whether and how (possibly linked to a supported investment), one additional (or possibly two) of the current better-quality (or post-investment better quality sports halls at school sites where they are present rated below average) could be developed to become core home venues for netball. In so doing consult with the NGB in respect of establishing potentially innovative club management arrangements. This could help alleviate programming pressures, especially for netball.
- ◀ Ensure that memberships and specific activities are available to people living in the Authority's more deprived communities via enabling increased use of community facilities (e.g., activity halls and community centres).
- ◀ Maintain a watching brief in respect of the scale of health and fitness provision within Colchester (and provision made outside the Authority). Should investment in Colchester Leisure World come to fruition, it presents an opportunity to increase provision to compete with other large scale provision in the area.
- ◀ Ensure that harder to reach groups and people with specific health needs can access health and wellbeing provision.
- ◀ Support other developments (via planning, developer contributions and officer expertise) which may assist in increasing sport and physical activity within the wider community.

## **COLCHESTER BOROUGH COUNCIL INDOOR & BUILT SPORTS FACILITIES NEEDS ASSESSMENT**

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- ◀ Work with local sports clubs (with and via the leisure operator) to ensure that facilities and workforce development programmes meet the needs of all clubs and residents.
- ◀ Develop a system to, as early as possible, identify and tackle ongoing investment, maintenance, and refurbishment requirements to protect and improve existing sports facilities.
- ◀ New developments need to contribute towards providing additional capacity for the facility types for which there are deficiencies through financial contributions especially sports halls and swimming pools.