

## Business Case Application for “Invest to Save Funding”

Title	Hillhouse Masterplanning Exercise		Saving or Income? (“X”)	Saving	Income
<b>Total amount required from the Invest to Save Fund</b>	<b>£26,000</b>		<b>Investment Required</b>	<b>Net Cashable Saving/Income</b>	<b>Payback Period (Years)</b>
<b>Is the investment required capital or revenue?</b>	Revenue	<b>Month 1-12</b>	£24,000	£0	<b>One year. Dependent on result of Leisure Management Procurement. CSB Saving estimated £250K p.a. by Year 2 of Contract</b>
		<b>Month 13-24</b>	£0	£0	
<b>Will the resultant savings / income be capital or revenue?</b>	Revenue	<b>Month 25-36</b>	£0	£0	
		<b>Total</b>	<b>£26,000</b>	<b>£250 p.a.</b>	
<b>The Proposal</b>					
<p>Epping Forest District Council, Essex County Council and NHS England, are bringing forward a mixed use proposal to provide a replacement Leisure Centre for Waltham Abbey Swimming Pool, a new GP Surgery and an independent living elderly persons’ residential facility at Hillhouse, Waltham Abbey. The new facilities will provide a significant increase in community facilities for local residents. In order to bring forward the development, a Masterplanning exercise is required to assess viability and planning considerations (topographical and flood-risk assessments etc). This will also involve an element of public consultation. A competitive exercise has been conducted on the apportionment of external consultancy support. The costs agreed are Essex CC £26,000, EFDC £26,000 and NHS England £13,000, based pro-rata on the respective interests. The Masterplanning exercise will assist the District Council in the procurement of the new leisure management Contract, which contains an aspiration to re-provide a new leisure facility for Waltham Abbey Swimming Pool at Hillhouse, which is reaching the end of its economic life.</p>					
<b>The Financial Benefit Explained</b>					
<p>It is anticipated that the new Leisure Management Contract will deliver significant savings in the region of £250K from year 2 of the contract. This is based on the assumption that a new Centre is provided at Hillhouse.</p>					
<b>Alignment with the Corporate Plan and/or Additional (Non-Financial) Benefits</b>					
<p>The Council’s adopted Leisure and Cultural Strategy recommended that the feasibility of a new facility at Hillhouse be positively explored. The Business Case and Procurement Strategy for the Leisure management Contract agreed by Cabinet in October, Includes seeking a bid from potential contractors for a new Leisure Facility at Hillhouse.</p>					
<b>Potential Obstacles to be Overcome</b>					
<b>Risks (Financial and Others)</b>					

Key Milestones and Target Timescales (from approval)			
Milestone		Target Period from Approval Date (Months)	
1) Appointment of External Consultants		November 2015	
2) Evaluation of Leisure Contract		July 2016	
3) Start on site of potential new Centre		Summer 2017	
4)			
Proposal by	Derek Macnab	Directorate	Neighbourhoods