

## **MANCHESTER COMMUNICATIONS ACADEMY**

### **PUMP TRACK RELOCATION SCHEME**

**November 2024**

#### **PURPOSE**

To discharge condition 19 of planning approval I38956/FO/2024 which requires:

*Within two months of the date of planning permission hereby granted, a scheme to ensure the Pump Track is relocated to a suitable location within Harpurhey shall be submitted to and approved in writing by the City Council as Local Planning Authority, after consultation with Sport England. The scheme must set out the location, technical specifications to comply with British Cycling standards, and arrangements for access.*

*The scheme must include a timetable for obtaining the necessary permissions/approvals, and delivery of the Pump Track. The approved scheme shall be implemented and complied with in full and within the timescales set by the scheme.*

*Reason - To secure the re-provision and use of the pump track before the occupation of the building, pursuant to policy EN10 of the Manchester Core Strategy and the National Planning Policy Framework (NPPF).*

This report sets out the mechanism and timescales for delivering the Pump Track relocation in accordance with the requirements of condition 19. The delivery of the Pump Track will be the responsibility of Manchester Active and Manchester Parks, in partnership with British Cycling and the local community.

#### **PLANNING CONSIDERATIONS/STRATEGIC FIT**

Manchester Active were a consultee on the Manchester Communication Academy school expansion planning application (I38956/FO/2024). The proposal was assessed against the strategic sport recommendations in the relevant outdoor sport needs assessments. In summary, the overarching recommendation is to protect all existing outdoor sports facilities to meet identified demand from local sport and resident communities. Where the loss of a sports facility is inevitable, then in accordance with national and local planning policy, and Manchester's strategic sport recommendations it must be replaced within the locality. A replacement Pump Track cost of £239,750 was negotiated and ringfenced by Manchester's Education Department.

In terms of strategic fit, Pump Tracks are included as a facility type in the Outdoor Action Sport Report (2023). The Manchester Communication Academy track was assessed under the name Lathbury Road. It was noted that it is used as a Scooter/BMX Pump Track and of adequate quality.

In terms of need for a Pump Track within Harpurhey, analysis shows there are shortfalls in provision across the City with the biggest deficiencies in the North Analysis Area. There is a recommendation to protect all existing action sport provision, irrespective of use and quality, and create new where no provision exists. Therefore, there is an identified need to protect this Pump Track and relocate to meet an identified need in the area.

## **PUMP TRACK RELOCATION OPTIONS**

Manchester Active and Manchester Parks Team assessed site options for the relocation of the pump track, currently installed at Manchester Communication Academy in the Ward of Harpurhey. The Pump Track and two Multi-Use Games Areas will be lost due to school expansion approved 4<sup>th</sup> October 2024 (LPA Ref: 138956/FO/2024). The two Multi-Use Games Areas will be replaced within the Manchester Communication Academy site, but there is no room for a relocated Pump Track. Instead, options have been considered to relocate the Pump Track within a Park for the benefit of the local community within the Harpurhey locality.

The existing Pump Track is 685m<sup>2</sup>, and it is expected the replacement will be at least equivalent in size if not bigger and designed and built to meet current quality standards set by British Cycling. During the determination period of the school expansion planning application, an agreement was reached with Manchester's Education Department to ringfence £239,750 for the Pump Track relocation. The financial contribution figure was calculated by Abacus Cost Management Ltd on behalf of British Cycling.

### Pump Track Relocation Options

Two options were considered for the location of the new facility within the ward of Harpurhey:

1. Harpurhey Park
2. Queens Park

### Option 1: Harpurhey Park

Harpurhey Park has not seen any significant investment for several years and needs improvements to the existing play/sports equipment and the environment. The park is surrounded by high-density social housing, with many potential park users within a short walk.

The existing park facilities consist of basketball nets set on an area of hard standing, however these are outdated and there is little in terms of high-quality sport and play activities. In addition, there is already a Multi Use Games Area (MUGA), which is in scope for further investment, through the Manchester MUGA Investment Programme. The site can accommodate a circular pump track of 685m<sup>2</sup>. In terms of activation, 'Harpurhey Neighbourhood Project' based in the adjacent Community Centre has been identified as a potential activation partner, as well as a child day-care centre who are located within

eyesight of the park. Consultation has already taken place through Manchester's Outdoor Action Sport Assessment and Strategy (2023) and has demonstrated that there is strong support for a mini pump track.

#### Option 2: Queens Park

Queens Park has not seen any significant investment for several years. There is no established friends of the park group to help drive volunteering opportunities, fund raise or activate the park. The number of people using the park is low in comparison to Harpurhey Park. The site is mainly used as a cut through between Harpurhey and the adjoining estate of Hendham Vale and is geographically disconnected from Harpurhey by Rochdale Road. It contains a children's play area, however, lacks any facilities for older children. The site adjoins the River Irk and is well connected to the city centre via an existing cycle route. Queens Park has been identified as a priority park for Walk-Run-Cycle investment, and several options are already being considered to increase activation of the park through that route.

#### Conclusion:

1. Harpurhey Park is the preferred option for the Pump Track relocation, given consultation has already established a need for a Pump Track on that site and the potential activation partners.
2. It is not recommended to install a pump track in Queens Park because of the wider investment opportunities being considered through the Walk-Run-Cycle programme.

### **PUMP TRACK RELOCATION SCHEME**

Appendix 1 sets out the mechanism and timescales for delivering the Pump Track at Harpurhey Park. The design, consultation and implementation process will begin January 2025 with an expected end date of October 2025.

#### Stage A: Project Management

During January 2025 Manchester Active and Manchester Parks will set up a Working Group with representatives from British Cycling, Procurement and the local community to help drive the project from start to finish.

#### Stage B: Community Engagement

The invitation to tender is to be submitted to specialist contractors December 9<sup>th</sup> 2024 and a contractor will be appointed 31<sup>st</sup> January 2025. The Working Group will devise a Community Engagement Plan and carry out consultation in line with that plan throughout February/March 2025 alongside the appointed Contractor. The Consultation will help inform the design and activation of the new Pump Track.

**Commented [LH1]:** @Fiona Pudge once we get comments back from Rob on procurement documents please review dates for each stage.

#### Stage C: Concept Plan and Cost Plan

Throughout March/April 2025 prepare a concept plan and scope of works based on community engagement feedback and British Cycling design guidance. British Cycling will provide advice on this element. Agree and finalise concept plan and final cost plan for the project.

#### Stage D: Approvals and Delivery

1. Throughout May/June obtain Planning and Building Regs approvals where necessary.
2. Construction phase (weather dependent) between July and September 2025.
3. Delay contingency for the project up to end of October 2025.

#### Stage E: Activation and Monitoring

1. Agree on going Project Group membership to develop activation and monitoring plans with partners.
2. Devise Activation Plan.
3. Devise Annual Monitoring Plan.
4. Lessons Learnt and case study.

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