



1st Heathfield Scout Group

Charity No. 268118

**1st Heathfield Scout Group
Community Scout Headquarters Project
2008**

**'provision of an accessible, environmentally
compassionate and sustainable community
resource'**

What are we doing?

The proposal is to reinstate a new headquarters and home for scouting within heathfield and waldron with the capacity and resources to meet the future needs of the children and volunteer leaders within the local communities by reusing the site of the original headquarters. The resource will be available for other community groups to benefit from.

Why are we doing it: -

Growing current need

1st Heathfield Scout Group is over 60 years old having been founded in 1945. It is one of the oldest groups in its area. The Scout Group has used various sites for its meetings over the years and until 1996 met in a wooden building on land leased from the local council off Ghyll Road, Heathfield.

Unfortunately the site fell into disrepair during a declining period for scout activity and the hut was eventually destroyed by a deliberate fire in 1996. This lack of a facility also contributed to the eventual closure of the Scout Troop (10½-14 year olds).

Since that time the Group have maintained the Beaver Colony (6-8 year olds) and Cub Pack (8-10½ year olds), helped enormously by the Union Church who allow the group to use their hall, and has grown in strength to an extent where the capacity of the buildings and the Leaders currently supporting their existence has been exhausted. They have also been able, in 2002, to re-establish the Scout Troop which is once again thriving. The Group now includes: -

- 18 Beavers (6-8 years old)
- 28 Cubs (8-10½ years old)
- 30 Scouts (10½ - 14 years old)
- 25 Explorers (14-18 years)

In addition there is a waiting list of 17 children who want to join the Beaver Colony.

Population profile

The current profile of the area served by the group indicates that we have an above average profile of children growing in the age range that would meet the development criteria of the Scout Association: -

Population profile	% of population by demographic area		
	Town Heathfield (N&C)	Local Authority Wealden	National England
Age range			
0-4 years old	6.03	5.38	5.96
5-15 years old	14.20	13.88	14.20
16-19 years old	4.16	4.37	4.90

*figures based on ONS Census 2001

These figures help to illustrate why there was a decline in need for the Scout Group in 1996 as the 16-19 age range moved through the community (this group would have been in the age range 11-14 years old in 1996). More importantly they indicate that there is a definite current and future need for youth activities in the Heathfield area where the percentage of young children growing in the community exceeds both the local authority and national average.

Proven development path for children

The aim of the Scout Association is to promote the development of young people in achieving their full physical, intellectual, social and spiritual potential, as individuals, as responsible citizens and as members of their local, national and international communities.

The Method of achieving the Aim of the Association is by providing an enjoyable and attractive scheme of progressive training, based on the Scout Promise and Law, and guided by adult leadership.

At the heart of the Programme lie the six areas of personal development

- Body
- Mind
- Faith and Beliefs
- Relationships
- Community and Surroundings

Leaders help young people to grow and develop in each of these areas through their involvement in the Balanced Programme. The Balanced Programme therefore provides the framework for the weekly meetings and all the other activities that Scouts of any age can take part in.

The project profile

Project scope

The Group Executive has a vision of sustaining the growing momentum within the Scouting movement locally by providing a 'home' for their activity and creating an environment that supports the ethos of scouting.

This project is designed to deliver the required 'home' and in addition create a resource for that will be available for others within the local community to utilise.

Aim of the project

The aim of the project is to deliver a resource that meets the following criteria:-

- **Accessible** – suitable for all groups within the community to utilise and specifically those with disabilities
- **Environmentally compassionate** – both in terms of design, energy usage and landscaping including straw bale construction (re-cyclable), photovoltaic light cell roofing, low energy lighting, underground heat source pumps, efficient water use systems, supporting pedestrian and cycle access to the site. These measures will ensure that the total carbon foot print for the building over its life span will be as low as possible
- **Sustainable** – financially and physically resourced to meet the future needs of the community
- **Community resource** – available for others within the community to use

In order to achieve the aim of the project a number of key task areas have been identified which will form the basis of the project plan. These are: -

Group Executive

The Committee that is responsible for the running of the 1st Heathfield Scout Group.

The Group Executive will be responsible for monitoring progress on the project and specifically: -

- Managing the project account to ensure appropriate financial controls are in place and that an audit trail is provided through the production of publicly presented scrutinised accounts
- Receiving updates on progress from the Project Manager
- Carrying out a suitable and sufficient risk assessment of the building and associated activity

Project Manager

Responsible for the co-ordination of all project activity including reporting to the Group Executive Committee.

The Project Manager will have specific responsibility for: -

- Securing a suitable site for the headquarters
- Managing the promotion of the project
- Ensuring that all networking and communication channels are maintained e.g. Local Authority, neighbours & residents, champions
- Reporting progress to the Group Executive Committee

Design Team

The scope of the design team is to '*determine the requirements of the Group and progress the project through the planning application process*'. This will include the following: -

- Establish the Group requirements (Beavers, Cubs, Scouts, Explorers, Leaders)
- Incorporating environmental sustainability, security and access criteria
- Commissioning a site feasibility study
- Drawing up plans for both a standard (purely to meet the basic requirements of the project) and concept (a more environmentally progressive design) building
- Progressing the required planning consents

The design team will be established in September 2006 and aim to complete their task by May 2007.

Finance Team

The finance team will be responsible for *securing the significant funding needed to deliver the headquarters* and will be crucial to determining the success of the project.

The duration of the fundraising will run over the entire project and will include seeking support from national, regional and local sources.

Build Team

The build team will be responsible for the actual construction of the headquarters and associated works. It is anticipated that this will include an element of managed activity associated with some self help work.

It is hoped to commence the build element of the project in August 2007 with a completion date of April 2008.

Handover Team

Commencing in January 2007 the handover team will be responsible for: -

- Providing a future management structure for maintaining the headquarters site
- Seeking community partners who may have an interest in using the headquarters such as: -
 - Other youth groups
 - Playgroups
 - Children's Services – Primary Health Care Trust
 - Services for the elderly
- Securing the funding streams necessary to ensure the long term sustainability of the new site (objective established as being £150.00 per week)
- Ensuring that appropriate insurance arrangements are in place to cover the use of the site
- Providing a suitable opening ceremony to recognise the support given to delivering a new community resource by all partners and champions of the project

Completion of the project

On completion of the project the Group Executive will present the final account for public scrutiny and audit via their existing reporting process of an Annual General Meeting.

The project plan

A detailed project plan has been prepared and is used to maintain an overview of progress and monitor activity.

The financial profile

We are seeking to attract funding to support the provision of this much needed community resource. In addition to submitting requests for grants the group are committed to progressing both internal fundraising initiatives, to demonstrate both a commitment and desire to succeed, together with voluntary parental support. A full BCIS breakdown of the cost profile is attached: -

- Projected build costs – BCIS construction price and cost database
- Future funding profile to ensure sustainability
- Actual expenditure – costs of the project

We have already **raised over £10,000 in cash** and **secured over £70,000 in match funding commitments**.

We are able to demonstrate that our project meets the following criteria: -

- have identified and consulted users – this has been achieved within the overall project by consulting the Scout Group directly on their requirements
- have ensured that all potential users have full access to the space - this work will be carried out by the handover team within the overall project
- have policies to ensure the use of the building will continue to meet need in the long term – the population profile for the area indicates a future need and this will be monitored for future trends, in addition the resilience provided by the approval of the Scout Association Trust Corporation for the project provides long term security
- are financially viable in the long term – a funding appraisal to ensure that ongoing costs are met has been incorporated within the overall project (see attached appendix) which will be achieved through securing income from other users of the resource
- minimise their negative impact on the environment – this is one of the objectives of the project and includes design features such as straw bale construction utilising locally sourced materials (enhanced sound and heat insulation and optimum recyclable qualities), sedum roof construction, underground heat source pumps, maximising the benefits of renewable energy and grey water re-use. The building will have a significantly reduced carbon footprint through both its design features and construction methods using local materials and services. It will be the first scout headquarters to be built to such demanding environmentally sustainable standards.

In addition we can demonstrate the following: -

- broadening access to, and more use of, existing services through providing a purpose built home for the children and others within the local community including full DDA compliance which will be a significant improvement on the existing arrangements and allow children already within the Scout Group to participate more fully with the groups activities
- creating a greater number and wider range of new services through providing a new community resource which will be actively promoted and available to other users
- improving opportunities for the community to access a wide range of learning through providing access to a new community hall for other users
- improving the skills, knowledge and capacity to respond to community needs by meeting the identified need for a growing young population within the catchment area
- increasing participation by the community in decision-making processes that affect the community by providing a resource that is designed and managed by community residents
- improving community relationships and networks by improving access for young people to develop within the scouting environment and working with youth intervention and community rehabilitation schemes to progress activity

- improving financial viability of community premises by incorporating a sustainable financial appraisal for the future maintenance of the building and site and securing a long term lease for the land with the backing of the Scout Association Trust Corporation
- premises that use less energy, pollute less, create less waste and have a reduced contribution to climate change through encompassing environmentally compassionate design features throughout the building and site

Project Progress

The project is monitored through the project plan and is reported on through a quarterly report, copies of which are attached. These reports indicate that the following actions have already been completed: -

1. Site secured with a draft lease agreed through the Scout Association Trust Corporation
2. Building feasibility study funding secured from the National Lottery Awards For All Scheme (£9098.00)
3. Over £70k of match funding commitments received
4. Building feasibility actions completed: -
 - Site soil survey completed
 - Contamination risk assessment completed
 - Site sensitivity data report completed
 - Topographical survey completed
 - Arboricultural survey tendered
 - Design drawings prepared
5. Funding bid submitted to National Lottery Community Buildings Fund in April 2007 – decision pending.

Champions of the project plan

Charles Hendry MP
 Cllr Rupert Simmons
 Wealden District Council
 Scout Association
 Heathfield Partnership
 Sussex Police – Police Community Support
 Rix & Kay (Solicitors)
 Parents and children of 1st Heathfield Scout Group
 The Gingerbread Foundation

Professional support

In addition to the parental volunteers who are supporting this project we have also engaged a number of professional companies with the necessary skills to deliver our project: -

Civil Engineers

EAR Sheppard Consulting Civil & Structural Engineer
5 Chiswick Place
Eastbourne
East Sussex
BN21 4NH

Architect

Faulkner Associates Ltd
9-10 Village Mews
Little Common
Bexhill-on-sea
East Sussex
TN39 4RZ

Solicitors

Rix & Kay
The Courtyard
River Way
Uckfield
East Sussex
TN22 1SL

Scout Association

Scout Association Trust Corporation
Gilwell Park
Chingford
London
E4 7QW

Ten facts about Scouting

1. Scouting is for girls as well as boys

Girls and young women make up almost 10 per cent of the Movement in the UK constituting one of our biggest development areas. We are pleased to tell people that we are the country's largest mixed organisation for young people.

2. Scouting is a global movement

Scouting is active in more than 216 countries and territories with more than 28 million members worldwide.

3. Young people can join at any stage of their development

If you are aged between 6 and 25, then you can start scouting almost immediately. You do not have to have been a Cub to be a Scout. We welcome late starters!

4. The Scout Association is a Registered Charity

The Scout Association is a non-profit organisation that supports the work of Scouting in the UK. We work with a number of ethical partners on projects and resources that are beneficial to both the organisation involved and our Members. Donate or find out about sponsorship opportunities.

5. Scouting is great value

Scouting membership represents outstanding value. With weekly activities including abseiling, canoeing, archery, caving, climbing and karting, there are few other organisations who can offer so much for so little. Typically, a year's Scouting cost less than a single ballet or piano lesson.

6. Robert Baden Powell, the Founder of Scouting was recently voted the 13th most influential person of the 20th Century

7. Famous former Scouts include Paul McCartney, Billy Connolly, Stephen Spielberg and David Beckham

Scouts go on to excel in the worlds of business, sport, entertainment and the media. Our fun, flexible programme helps young people develop team skills, leadership qualities and lasting friendships. We believe in supporting tomorrow's leaders today.

8. Each day 100,000 people in the UK take part in scouting activities

That's more than the Millennium Stadium can hold!

9. Scouting for Boys, Baden-Powell's blueprint for the Scout Movement is one of the most popular books of all time

B.-P's famous 1908 book became the publishing phenomenon of the 20th century, enjoying worldwide sales second only to the Bible. The title was recently re-issued by Oxford University Press with a new introduction by Professor Elleke Boehmer.

10. Scouting will be 100 in 2007

The centenary of Scouting will be celebrated all over the world, culminating in 21st World Jamboree at Hylands Park, Chelmsford Essex. The event will involve more young people from more countries than the Olympic Games.

Straw bale construction

Sustainability

Annually renewable natural product fuelled by the sun
4 million tonnes of surplus material are produced each year
When life expectancy of building reached can be composted
Expected life duration of at least 100 years (USA has 130 years of data, UK only 7 years)
Easy repair process of replacing individual bales

Energy efficiency

50% of all greenhouse gases are produced by the traditional construction industry and associated transportation
reduced heating requirements so lower burden on energy producers

Insulation (heat)

K value of 0.09W/mK which provides a U value of 0.13W/mK when 450mm thick
Two to three times better than contemporary building materials
Over three times better than current building regulation standard

Insulation (sound)

Super-insulative acoustically
Recording studios now incorporate straw bale construction in USA

Fire risk

Reduced fire risk compared to traditional building construction
Low fire spread characteristics due to compacted nature of bales
Experience of barn fires

Cost

Straw is currently in surplus production and is regarded as a waste product
Average cost of 40p bale in field or £1.50 delivered
Comparator of a 3 bedroom two storey house
Brick and block wall = £10,000
Strawbale = £600
Labour costs reduced as unskilled construction technique
Heating costs reduced by 75% annually

Structural integrity

Fully compliant with building regulation codes