

TRAFFORD COUNCIL

Report to: Executive
Date: 16th March 2015
Report for: Decision
Report of: Executive Member for Education

Report Title

Expansion of Oldfield Brow Primary School – Final Approval

Summary

The report seeks final approval for the expansion of Oldfield Brow Primary School.

The Council has a statutory duty to provide sufficient school places in its area. To support the achievement of this duty and to meet any risks in relation to school conditions and access, the Council have received allocated capital funding of £18.85 million for the two years up to 2015. The expansion of Oldfield Brow primary school is required in order to address some of the capacity demands. Following the decision of the Executive Committee (E/24.06.13/19), taken on 24th June 2013 and the decision of the Executive Member for Education (M/09.07.14/CS) taken on 9th July 2014 all the required consultation processes for the expansion of the School have now been completed.

Recommendation(s)

That the proposals to expand Oldfield Brow Primary School are approved.

Contact person for access to background papers and further information:

Name: Marilyn Golding
Extension: 912 1853

Background Papers: None

Implications:

Relationship to Policy Framework/Corporate Priorities	Preserving and improving education excellence
Financial	In June 2013 Trafford's Executive Committee agreed £1,500,000 basic need funding to take Oldfield Brow from 1FE to 1.5FE. In July 2014 The Executive Member for Education approved a further £2,800,000 to increase the intake from 1FE to 2FE.
Legal Implications:	The expansion of schools is subject to statutory processes, which will need to be adhered to as

	appropriate for the scheme. In addition, the LA has statutory duties in relation to the provision of school places, including using its planning powers to secure provision.
Equality/Diversity Implications	Schools are subject to current legislation about equality and diversity. The equality and diversity implications have been considered as part of the overall process.
Sustainability Implications	School buildings are procured requiring successful contractors to meet required sustainability criteria.
Staffing/E-Government/Asset Management Implications	Expanding schools requires additional staff and ICT provision, which is a matter for the School's Governing Body.
Risk Management Implications	Failure to provide sufficient school places will find the Council in breach of its statutory duty.
Health & Wellbeing Implications	Providing suitable school places within a reasonable distance from home for children resident in the Altrincham area.
Health and Safety Implications	All school building work is subject to appropriate current Health and Safety/CDM regulations.

1. Background

Appendix A of the Education and Early Years Capital Programme, approved by the Executive Committee on 2nd June 2014, provided statistical details of pupil place predictions and capacity. The data indicated that the demand for places in Trafford schools would continue to increase through to 2016 and beyond. Altrincham was identified as one of the areas where demand will exceed current capacity through to 2016. Oldfield Brow showed a particular shortfall in places and therefore, the Report recommended the expansion of Oldfield Brow Primary School subject to the completion of statutory processes.

1.1 Need or demand for additional places

There are several factors contributing to the growth in demand for primary school places in the Altrincham area and in Trafford as a whole;

i) Birth Rate

The birth rate in Trafford has been steadily rising since 2003-04 when 2606 births were recorded. Figures are now approaching 2900 births/year, similar to levels last experienced in 1989-1992 (an increase of 11%). Out of the 5 planning areas Altrincham, Partington, Sale and Stretford have experienced the largest increase in births. Comparing this to number of Reception age children; Altrincham, Sale, Stretford and Urmston have followed a similar pattern and have increased considerably since 2007-8.

ii) Housing Developments

There have been some considerable developments in the Borough. The Stamford Brook Development continues to impact on the Altrincham area. Smaller developments across the borough are also affecting demand.

iii) Outstanding Schools

Primary Schools in Trafford are among the best in the country and comparative information is easily available for parents. Excellent schools combined with housing developments and good transport links are attracting families moving to the Greater Manchester area for work.

iv) Recession

With the economic downturn and as people consider how to reduce their costs, there is the likelihood that families who might otherwise have considered places in the independent sector might seek places in the excellent local state schools. In addition the downturn has resulted in families who are unable to move up the property ladder residing in smaller properties with bigger families.

v) Shortage in Current Capacity

In the 2014 admissions round, there were insufficient places in the Altrincham area to meet the needs of the residents in that area. In addition to 30 additional places provided through the expansion of Bowdon C.E. Primary School, the Council was also required to create 45 additional places as an emergency measure. 30 of these places were provided at Oldfield Brow Primary School. Sufficient temporary accommodation has been provided for the 30 additional pupils in 2014 and for an additional 30 pupils in September 2015. Predictions indicate that numbers will continue to increase further in the future. Since the proposal is made to meet the expected increase in families living in the local area, it is not anticipated that the expansion will adversely affect any other schools within the area.

1.2 Detail of the Proposal

In order to provide facilities for a two form entry school at Oldfield Brow Primary School, the Council proposes to add 8 new classrooms, 2 specialist spaces, extend the Hall, add a new larger school kitchen and extend the 2 infant classrooms next to the Nursery. There will be an enclosed courtyard within the new building, the playground will be extended to the perimeter shared with the park and the Nursery external play space is planned to be extended around the front of the school.

This will ensure the school has sufficient accommodation to meet the growing pupil population with some modern, fit for purpose facilities. Other key changes include;

- It will ensure the hall is large enough to meet the DfEs Baseline Design standards.
- It will replace the double mobile classroom with permanent build.
- It will mean local families will have sufficient places for their children and future siblings.
- It will be done in phases to ensure minimal disruption to the pupils
- It will improve the teaching environment for the pupils both internally and externally.

The proposed development meets the School Premises Regulations 2012. However, the School site is considered a constricted site, therefore steps have been taken to maximise the outdoor facilities such as ;

- The new building is 1-2 storey to limit its external footprint.
- The Foundation stage external play area has been doubled in size across the front of the school.
- The hard play area has been extended and includes a MUGA – Multi-Use-Games-Area
- There is an internal courtyard to accommodate an outdoor classroom and for recreational play.
- The playing field will remain so all grassed sport can continue.
- Access to the adjacent community sports field will be made easier for occasional use.

In this way the School Premises Regulations have been met for outdoor space.

2. Statutory Framework

The LA has a general duty under section 14 *Education Act 1996* to ensure that there are available in its area, sufficient schools in number, character and equipment to provide for all pupils the opportunity of appropriate education (s. 14 (2)). This general duty has been characterised as a target duty in *Meade v London Borough of Haringey* [1979], rather than absolute, though the LA must be able to show a reasonable cause i.e., an emergency, as to why it cannot fulfil the duty and it must take all statutory steps to overcome obstacles to its fulfilment (*R v Inner London Education Authority ex parte Ali and Another* [1990] COD 317).

In addition, the Education and Inspections Act 2006 amends section 14 of the 1996 Act by inserting a new subsection (3A) to require LAs in England, when exercising their powers on the provision of schools in their area, under that section, to do so with a view to securing diversity in the provision of schools and increasing opportunities for parental choice.

The School Organisation (Prescribed Alterations to Maintained Schools) (England) Regulations 2013 set out the process which must be followed where the LA proposes the physical expansion of a school.

The statutory process has four stages:

Stage 1	Publication	Statutory Proposals published – 28 th January 2015.
Stage 2	Representation (formal consultation)	Must be 4 weeks, as prescribed in regulations.
Stage 3	Decision	The decision-maker (usually the LA) must decide proposals within 2 months of the end of the representation period or decision defaults to Schools Adjudicator (OSA). Any appeal to the adjudicator must be made within 4 weeks of the decision.
Stage 4	Implementation	No prescribed timescale, but must be as specified in the published statutory notice, subject to any modifications agreed by the decision-maker.

3. Consultation

Although there is no prescribed ‘pre-publication’ consultation period for prescribed alterations, there is a strong expectation on schools and LAs to consult interested parties in developing their proposal, prior to publication, as part of their duty under public law to act rationally and take into account all relevant considerations.

In light of this expectation, an open consultation evening was held at the School and all comments and responses received during the consultation process were published on Trafford’s website and included in the Complete Proposal. Consultees were advised that any comments received during the development of the proposal would be considered in the final stage of the decision making process. The comments and the responses provided are included in Appendix 1

Following the completion of informal consultation and the required Town and County Planning process, the Executive Member for Education considered a Report: Expansion of Oldfield Brow Primary School – Approval of Complete Proposal for Publication (as attached to this report). The Proposal contained the required information laid out in the School Organisation (Prescribed Alterations to Maintained Schools) (England) Regulations 2013.

The Executive member approved the publication of the Complete Proposal and the Statutory Notice and the LA instigated the statutory processes; publishing a full proposal for the expansion of Oldfield Brow Primary School on 28th January 2015.

The Statutory Notice of the publication of the Complete Proposal was published in the Trafford Advertiser, on Wednesday 28th January 2015. Copies of the proposals were sent to the Board of Governors of Oldfield Brow Primary School and were published on Trafford's website. Hard copies of the proposal were available on request to any individual.

The publication of the proposal began a 4 week representation period in which consultees and other interested parties were invited to submit comments or objections. The Council received comments from 1 consultee. Those comments and the responses provided are included in Appendix 2 (attached).

The School Admissions Code also requires that LAs must consult at least the governing body of the school where it proposes either to increase or keep the same published admission number (PAN). Following consultation with the Governing Body an original proposal to increase the school to 1.5 form entry was amended to increase the School to a 2 form entry school. Trafford LA extends the consultation on increasing PANs to consult all state funded schools in Trafford and publishes its proposals in a local newspaper and on its website to ensure that all interest parties can be aware of its arrangements and make their views known to the LA.

A planning application was submitted (Planning Application Ref 84118/FULL/2014) on 7th November 2014 and the closing date for comments was 28th November 2014. The planning application was approved on 20th January 2015.

4. Other Options

There are 16 infant/primary schools in the Altrincham area, serving 15 defined areas (catchment areas) across Altrincham. In proposing expansions, all schools are considered for their relevance to the provision of places within the relevant area. The feasibility of the current building and the suitability of the site are also considered. As a result of these deliberations, Trafford has already completed the expansion of 7 schools in the Altrincham area. 3 of the 16 schools already admit 90 children into each year group and would not be considered suitable for further expansion. Oldfield Brow Primary school serves a community where access to alternative schools may prove difficult for some families. Therefore the LA considers that these proposals represent the only suitable options to meet the needs of families in the Altrincham area, and in particular those families living in the Oldfield Brow catchment area, in the future.

5. Reasons for Recommendation

The reasons are as set out in this report. The demand for primary school places in the Altrincham area has increased substantially and is predicted to continue increasing. This proposal is made to ensure that the LA can meet some of the demand for places in the Altrincham area from 2015 onwards.

Key Decision Yes

If Key Decision, has 28-day notice been given? Yes

Finance Officer Clearance (PH).....

Legal Officer Clearance HAK

CORPORATE DIRECTOR'S SIGNATURE (electronic)



.....
To confirm that the Financial and Legal Implications have been considered and the Executive Member has cleared the report.

OLDFIELD BROW PRIMARY SCHOOL – CONSULTATION FEEDBACK

The School held a consultation evening on Wednesday 11 June 2014 where parents, pupils, staff and neighbours were invited to look at the proposed plans.

The evening was well attended and generally positive. The comments were collated and were displayed with responses from the Governing Body and Trafford Council on Trafford's website.

Consultation Comments

Comment 1

I would like to complain about the letter dated 11 April sent from the Governors and Mr Merrell. Specifically about the manner in which the letter was distributed and the contents of the letter.

The content of the letter has very serious implications for my family and for the school. It was casually handed out by the nursery teachers on Friday afternoon with no warning of the serious message it contained. It was handed out on the last day of term with a two week break for Easter so a lot of parents have been left very frustrated and upset by the news that there will be a second Reception class in September 2014. The Reception places for Trafford are to be formally announced on 15 April so I do not believe for one moment that the School and Trafford only made the decision to add a second Reception class to the school on 11 April.

There has been months of speculation about the expansion proposals and I even asked Mr Merrell specifically about the proposals on 20 March to which he replied he could not categorically confirm there would not be a second Reception class in September but as far as he knew there would not be.

As far as playground speculation was concerned, the expansion was due to begin in September 2015 after a formal legal consultation.

I have today reviewed the Trafford Local Government Website and I can see the information posted about Oldfield Brow.

I can also see that the School Admission Code specifically sets out that where the Published Admission Number (PAN) for the school (which for Oldfield Brow is currently 210 pupils, being a 1 form entry) is proposed to be increased the Local Authority must consult parents and the community on the proposals.

The Trafford Website also quotes the Enlargement of the School Premises Regulations which sets out specific consultation requirements for enlarging the school.

The Trafford Website also states that in the Autumn term 2013 Trafford consulted with the schools and the parents that are affected by the plans to expand.

As far as I am concerned, the letter dated 11 April is the first communication I or any other parents have received about the expansion.

I am also very concerned about the plans to expand the school from September 2014 without any formal consultation process. To quote the letter of 11 April "Trafford have requested that in September 2014 there will be a second reception class. To this, we have agreed".

I am concerned that such a decision could have been made by Trafford Local Authority, the Governors and School without any prior consultation with the parents.

I should therefore be grateful if you could provide me with copies of the legal authority that allows the Governors/School/Local Authority to make such a decision without any prior notification and/or consultation to the parents.

This decision has a huge impact on the school and I think it is only fair that parents should have the right to comment before such decisions are made.

On 15 April I predict that 60 places are going to be offered to Reception pupils. This will increase the pupil intake at Oldfield Brow to 240 pupils. In my opinion this is too many pupils for the current school facilities.

I have no objection to school expansion taking place as long as it is done following the proper legal and legislative process with full consultation and within proper timescales. If schools can be legally expanded as easily as with Oldfield Brow suddenly offering a second Reception Class with effect from September 2014 then in my opinion the current legislation needs to be readdressed.

Response 1

The LA has a duty to provide sufficient places for all the children in its area. Families in the Altrincham area, and in the Oldfield Brow Primary School area in particular, have been disadvantaged by the shortage of places in the area. Last year at least 6 children, living in the catchment area of Oldfield Brow Primary School, and 4 children with older siblings attending Oldfield Brow Primary School, could not be allocated places at the School. The impact on these families was significant and distressing. A number of other children living in the surrounding area had also applied for places at the School but could not be accommodated. With very few vacancies in the surrounding schools, and with the number of applications predicted to continue to increase into the future, the LA is duty bound to make arrangements for these families. This year, 54 children wanted places at Oldfield Brow Primary School although only 30 places were available.

As a result of the shortfall of places, the LA has approached 3 other schools, where expansion proposals are also underway, to request that those schools also make a temporary increase this year, with a view to making that increase permanent through the statutory processes. Those schools are; Bowdon CE Primary School which has agreed to admit a further 30 pupils in 2014 (90 in total), and Broadheath Primary School and Willows Primary School which have agreed to admit an additional 15 pupils in 2014, 60 and 45 respectively. This has allowed the LA to allocate places for all the children resident in the Altrincham area to a school of their choice, or, at least, to another school in the Altrincham area.

You will know that the Local Authority (LA) is currently proposing the phased expansion of Oldfield Brow Primary School. Currently, the School has capacity to admit 30 children in each year group; 210 children in total. Initially, the LA proposed the physical expansion of the School to allow for the admission of 45 children in each year group beginning in September 2015, with a total admission by 2021 of 315 children. However, following discussion with the Governing Body, the LA will now propose the physical expansion of the School to accommodate 60 children in each year group. This will result in the phased admission of 420 children over 7 years. Where the LA proposes an enlargement to the premises of the School that would increase the capacity of the school by more than 30 pupils and by 25% or 200 pupils (whichever is the lesser), then it must follow a statutory process which is detailed in Regulations 4 and 5 of the Prescribed Alterations Regulations 2013. The proposal to expand Oldfield Brow Primary School will represent an increase of more than 30 pupils; 210 pupils (or 50%) in the 7th year, thereby triggering the statutory process, although it is expected to be completed well before this deadline.

In the meantime, a total increase in the number of pupils from 210 to 240 in 2014 represents a temporary enlargement of 30 pupils in total (14%) in the first year, so does not trigger the requirement to follow the statutory process. The admission of another 30 pupils in 2015 would represent a temporary enlargement of 60 pupils in total. Although this increase represents 29% of the total number of pupils on role, it is less than the 200 pupils (which is the lesser) that is required to trigger the statutory process. This temporary enlargement would then be succeeded by the proposed permanent enlargement to be completed by September 2016. In the unlikely event that the permanent enlargement is not approved, then the temporary enlargement would continue through the school as two year groups of 60 with a total number on role of 270.

The statutory process, which will be implemented for the 2016 admission round, has four stages:

Stage 1 Publication Statutory Proposal published – 1 day.

The LA intends to publish the proposal in line with the submission of a planning application.

Stage 2 Representation

(formal consultation) Must be 4 weeks, as prescribed in regulations, and will begin on the date that the statutory proposal is published.

Stage 3 Decision The decision-maker (usually the LA) must decide proposals within 2 months of the end of the representation period or decision defaults to Schools Adjudicator (OSA).

Any appeal to the adjudicator must be made within 4 weeks of the decision.

Stage 4 Implementation No prescribed timescale, but must be as specified in the published statutory notice, subject to any modifications agreed by the decision-maker.

Although there is no longer a prescribed 'pre-publication' consultation period, the LA is in consultation with the School and the Governing Body to formulate an expansion plan that is most effective for the School and for the benefit of local children. The LA also seeks the views of

interested parties in developing a meaningful proposal prior to publication and, to that end, the LA and the Governing Body have announced a consultation evening, to be held at the School on 11 June 2014.

In relation to the published admission number, the School Admissions Code requires only that the LA, (as the admission authority for the School) must consult at least the governing body of the school, where it proposes either to increase or keep the same PAN. This increase has, of course, only been possible through consultation with the Governing Body, to ensure that the additional pupils will not impact negatively on those pupils already attending the School and for the success of those additional pupils admitted to the School.

Section 86 of the School Standards and Framework Act 1998 provides that the admission authority for a maintained school, Trafford LA in the case of Oldfield Brow Primary School, must comply with any preference expressed by a parent except where to do so would prejudice the provision of efficient education or the efficient use of resources. Trafford LA is committed to meeting the needs of its residents wherever possible and, since it has a duty to provide school places for these residents, seeks to expand schools where that expansion will meet the needs of local families.

Question 2

I have a child at the Oldfield Brow Primary school (and another one due to join in a couple of years time). As such I've been quite interested in the proposed extension plans.

I would like to know the following:

- Number of pupils the new school will hold (at capacity)
- Proposed sqm of grassed play space -
- Proposed sqm of hard play space
- Proposed sqm of inside space
- Current sqm of hard play space
- Current sqm of grassed play space
- Current sqm of inside space

If you could also supply me with the current legislations space per pupil recommendations.

Finally I would like to know how the school plans to take on an extra class next year when the planning process hasn't been approved (bar some new temporary classrooms)?

Response 2

- Number of pupils the new school will hold (at capacity)
420 plus Nursery
- Proposed sqm of grassed /soft play space - 3571
- Proposed sqm of hard play space - 2527
- Proposed sqm of inside space - 2510
- Current sqm of hard play space - 1296

- Current sqm of grassed /soft play space - 5405
- Current sqm of inside space - 1281

As you appreciate the school is proposed to double in size from 210 pupils (+Nursery) to 420 (+Nursery) – although the Nursery intake will remain the same. The new accommodation is based on the Government's revised accommodation guidelines for mainstream schools contained within Building Bulletin 103. Here you will find the recommended areas for different types of teaching spaces.

For Sept 2014 there has been a tremendous demand for school places in the Altrincham area and a number of schools have been asked to accept an extra intake much earlier than planned. At Oldfield Brow Primary School 54 pupils wanted a place at the school although only 30 places were available, hence the school were asked to accept an extra Reception class in Sept 2014.

This can take place quite separately from the main planning application which refers only to the physical expansion of the school as it is classed as a temporary increase this year with a view to making that increase permanent through the statutory process. The statutory process is triggered where the LA proposes an enlargement to the premises of the School that would increase the capacity of the school by more than 30 pupils and by 25% or 200 pupils (whichever is the lesser), then it must follow a statutory process which is detailed in Regulations 4 and 5 of the Prescribed Alterations Regulations 2013. In the meantime, a total increase in the number of pupils from 210 to 240 in 2014 represents a temporary enlargement of 30 pupils in total (14%) in the first year, so does not trigger the requirement to follow the statutory process. The admission of another 30 pupils in 2015 would represent a temporary enlargement of 60 pupils in total. Although this increase represents 29% of the total number of pupils on role, it is less than the 200 pupils (which is the lesser) that is required to trigger the statutory process. This temporary enlargement would then be succeeded by the proposed permanent enlargement to be completed by September 2016. In the unlikely event that the permanent enlargement is not approved, then the temporary enlargement would continue through the school as two year groups of 60 with a total number on role of 270. The two double mobile are going to be used to accommodate these extra classes until the building is complete in 2016.

Comment 3

Proposals sound great, especially with the phasing of the building. Our concerns are all based on the teaching and welfare of the children, which have been answered. One thing which only time will tell is how a school, so good at dealing with the number of children they have had, will now deal with bigger numbers.

Comment 4

Personally I feel that the proposal is superb and will greatly enhance and modernise the school, further offering the pupils better facilities. My one concern would come from the school run prospective which is already very congested. Incorporation of secure bicycle sheds to encourage

parents/pupils to leave the car would help as well as a one way drop off/collection point to ease congestion.

Comment 5

Concerned about parking on both sides of road during drop off and pick up times. Double yellow lines or any other traffic measures essential. Please take care of the neighbours - school or council responsibility?

Comment 6

Concerns about extra traffic from parents at drop off/pick up times - is there any possibilities/plans for speed cushions and/or possibility of redirecting bus route away from school?

The expansion plans look excellent; it will be a great school. My concerns are about the road widths especially as it is a bus route and buses pass at drop off and pick up times. Some of the grass verges are becoming uneven due to people parking partly on them. This could become a trip hazard.

Comment 7

I am very concerned about the current situation in the mornings regarding parents parking on the pavement. There are no parking restrictions on Stokoe Ave and parents literally drive on the pavement in front of the school gates. It is so dangerous. I have seen children have to move out of the way as cars mount the pavement. If the area is still to be used as an entrance parking restriction on the school side of the road need to be put in place. There is also a bus route down that road that is often delayed due to double parking. I think in addition to parking restrictions the council need to discuss re-routing it down Taylor Road as the bus stopping right outside is very dangerous for children crossing.

Comment 8

As a parent I am very concerned about the pupil entrance on Stokoe Avenue. Cars are a problem in the mornings, parents who park on the pavement and the grass verges, making it very dangerous for pupils.

Comment 9

The plans look absolutely fine to me - as long as the building is in keeping with original structure I'm happy! My only concern is of traffic and the bus route - I think the bus route may need to change due to their being lots of potential traffic at pick up and drop off times! Other than that it looks fab!

Comment 10

Pleased to have a good school in the community but very concerned that school traffic which is already a big concern will get worse. I can on occasion not park anywhere near my home during

school drop off/pick up times and have had parents being rude when I do attempt to park. Concern about pupil safety too, due to volume of traffic currently. Any plans to apply some joined up planning with community centre/rowing club to share car parking with school?

Dropping off plans (This has been an issue with local residents).

Parking area/gates: will this lead to further congestion on Stokoe Ave?

Vehicle access needs to be taken into consideration, as the roads get easily blocked currently at 9:00 a.m. to 3:15 p.m., and at other busy times - school show etc. The bus (13/14) also needs consideration as this can get blocked at these times.

Response 10

When the final design is submitted for planning permission, the Highways and Traffic teams will be consulted. They will look at the school's travel plan and strategies for reducing the traffic at the beginning and end of the school day. They may insist on traffic calming measures such as a 20mph zone, a school crossing, one way drop off/collection system to ease congestion or double yellow lines.

As part of the planning application process, the school will be required to update their Travel Plan, which looks at ways the school can reduce the number of cars at drop off and pick up times. In addition, there will be provision for scooter and cycle storage to encourage more pupils to travel to school in alternative ways.

When the proposed community centre/rowing club development is available then the car park can certainly be used by parents at drop off and pick up times.

Comment 11

Great plans really looking forward to seeing the new school.

Comment 12

Looks very positive, pleased to see the original school is being kept.

Comment 13

Love the idea of the internal courtyard/breakout spaces for little group of children to work in. Only concern is with the size of the hall - it is a squeeze at maximum capacity now (all children/parents watching assemblies) and not sure the allocated space (is it double? I think it should be more) is big enough. Will there be a stage, as now? or bigger stage? Thinking there will be more children to fit on it. Will there be air conditioning in the hall?

Comment 14

I am worried that the school hall is not big enough and the odd shape will make assemblies and school shows hard to see. Also the tarmacked play area and field will not be big enough. School hall should incorporate a stage area - high enough for children to be seen.

Response 14

The existing hall will be significantly extended and with bi-fold doors will give the school more flexibility with teaching and whole school events. The total overall area of the Hall will exceed the Department for Education recommendations for a 2FE school.

The addition of a stage will enable assemblies and school shows to be visible for all pupils and other attendees. Air conditioning is not currently being provided as the existing passive ventilation will be maintained.

The playground area will be increased to replace the loss of playground under the new buildings. There will also be an enclosed courtyard – which could be used as an outdoor teaching area or another playspace as well as an extended early years playspace to be shared by Nursery and two Reception classes. The existing playing field will remain to cater for more formal outdoor sports and recreation.

Comment 15

School should consider extending current junior classrooms out towards the back (into corridor) to make classrooms bigger and more in line with extensions elsewhere. i.e. new reception classes - extended into corridor.

Response 15

The expansion plans do not currently allow for extending the existing junior classrooms.

Question 16

My main concern is the lack of green space?

Response 16

The loss of some playground area has necessitated the need to replace grassed area with tarmac, however the main playing field will remain intact where all formal sports can take place.

Question 17

Are there any plans for the younger children to have a secure area to be collected from at home time?

Response 17

The plans allow for two separate entrances for infant and junior drop off and collection to help ease congestion at these times. The foundation unit (Nursery and Reception classes) may have a separate arrangement for secure collection but this will be determined by the school.

Question 18

The proposals look very good. I have complete faith in Mr Merrell and the staff at the school to help all the children through the process in 2014-2016. The reduction in grass area is worrying, is there consideration for extending the playing area out into the external playing fields?

Response 18

The external playing fields are not part of the school grounds and therefore there are no plans to extend the playing area into them. However, there is no reason why the school cannot use the community playing fields when they wish to.

APPENDIX 2

Expansion of Oldfield Brow Primary School – Representation Comments and Questions

Comment 1

Firstly, may I record that I did not receive any notification of this proposed work although I live close to the School. Others may also not have received notification and I am concerned that they may not therefore be aware and had a chance to comment. A large number of residents, including me, are very concerned about the effect that increased traffic volume is having on the amenity for residents living near the School. The situation is already quite unacceptable and the head teacher has had to write to parents several times asking them not to park on the verges in Stokoe Avenue, as they have been reduced from grass to rutted mud filled strips, making life very difficult for residents and creating an eyesore. There is a separate development proposal to build a community hall and parking area in the protected open space (Cow Field) adjacent to the School. I believe the current ambition at Trafford Council is that the parking area for the community hall will provide a drop off area for the school. But this development would take 35% of the protected open space and is being strongly opposed by residents (87 objections to 1 supporting). A Friends of Cow Field group has formed out of this and is beginning to discuss with Trafford Housing Trust (THT) what development alternatives might minimise the loss of protected space. One alternative proposal that looks likely to gain local support is that a community hall could be built on Cow Field alongside the northern perimeter of the School premises. If a community hall was built alongside the school, it could host services of great value to the school (pre-school classes, after-school activities, health visitor sessions etc). And its parking area (sited on the eastern end of the community hall site and adjacent to current proposed school parking space) could double as a drop off area for school parents. The School could thus incorporate the cost of the enlarged parking/drop-off area into the expansion project costs with the business case being the benefits it would derive from this arrangement as well as its social obligation towards preserving the amenity of residents. Seamons Moss Community Association hold funds in trust for the building the community hall itself. The community in Oldfield Brow needs and wants to keep as much as possible of Cow Field for development as green space for its health and wellbeing. You will be aware of best practice guidance on the subject. One guide of special relevance, because it is supported by the National Housing Federation, of which THT is a member, can be read at

[:http://www.neighbourhoodsgreen.org.uk/upload/public/documents/webpage/Greener-neighbourhoods-weblinks-2110.pdf](http://www.neighbourhoodsgreen.org.uk/upload/public/documents/webpage/Greener-neighbourhoods-weblinks-2110.pdf) 

You can follow the discussion on Cow Field development, and see pictures of the severe effect the cars dropping off at the School have had on the verges in Stokoe Avenue, by visiting our community page at

www.facebook.com/OldfieldBrowCowField 

I would be grateful for a prompt reply confirming receipt of this email. Could you also advise me whether local residents were notified by post about this prescribed alteration. I would also welcome any considered reply that the Council feels able to give me concerning the points I have raised above.

Response 1

I have consulted the Planning Department regarding the consultation and they inform me that 68 local residents were notified by letter regarding Oldfield Brow School planning application (84118/FULL/2014). You were not notified directly by letter as you do not live close enough to be consulted. By law they are only required to notify properties directly adjoining the site (in this instance one property) but they went well beyond that requirement in notifying 68 people to ensure the wider community were aware. A site notice was also posted and the application was also publicised in the Sale and Altrincham Advertiser newspaper. Although you were not notified directly, you did comment on the application before it went to Committee (comment received on 28 November 2014). The points raised (Including the highways impacts) were fully considered by the LHA and Committee members.

I understand your concerns about the increased traffic which is a common issue at most schools. All schools are required to develop a travel plan, the aim of which is to reduce car travel to school. As part of this development to enlarge the school, cycle/scooter storage racks will be installed to encourage more pupils to travel by alternative means.

You refer to the car park beside the proposed community centre on the adjacent field, which could be used by parents for drop off and pick up purposes and it would certainly help alleviate the problem on the roads around the school but the Oldfield Brow expansion is not dependent on this car park and does not expect to contribute towards it.

I understand that THT intend to carry out another consultation with the local community which may lead to a revised scheme.

I hope this helps to answer some of your questions.

Comment 1(a) further comment from Consultee

Thank you for coming back so quickly..... I should be grateful if you could pass back the following statement to whoever is responsible for ensuring that Trafford MBC act in a co-ordinated and concerted fashion, or else advise me who I need to send it to.

Today we have heard the national news headlines, saying how Manchester is to be given control of its share of the NHS budget in an initiative aimed at reducing the siloed management of health and community wellbeing. The funds will be administered by local councils in Greater Manchester.

Similarly, the development of Oldfield Brow School should not be considered in a silo separate from other local developments when each will impact upon the other. And local education should not be considered in isolation from local health and wellbeing and community cohesion. Members of our community seem too often to be bounced from silo to silo when they attempt to challenge (constructively) a specific proposal. That the traffic and parking situation around the Oldfield Brow School is (and has been for some time) completely unacceptable would not be argued by anyone who is impacted by it. I have lived close to other schools, and I would suggest the problem at Oldfield Brow school is much worse than the norm. Nor it seems has anything substantial ever been done about it. Even the provision of a product like grasscrete to protect the grass verges could have given some inexpensive relief. It is not enough then to be told that in proposing to double the size of the School that the situation was 'fully considered by the LHA and Committee members'. The community seek assurance that something is being done beyond the occasional admonitory letter to parents from the head teacher and the token provision of cycle/scooter racks for children of primary

school age (do the Council seriously believe that children of primary school age will travel to school in significant numbers from outside Oldfield Brow using this cycles/scooters?).

The National Planning Policy Framework discusses sustainability as the 'golden thread' running through the planning process. This principle is completely breached by a proposal to double the size of Oldfield Brow School without making any practical provision for the increase in car journeys and drop-offs, and without apparently acknowledging other development opportunities that would engage the support of the community as well as benefiting the school and local residents. On behalf of our community, I urge the Council to make planning and project connections between the School expansion and other developments in Oldfield Brow. Specifically, the results of a recent residents' survey suggest that a community centre and drop-off parking sited next to the School would get strong community support. It would also be of great benefit to parents and children attending the school, and to school related activities. Seamons Moss Community Association have significant funds available for its construction, and we ask the Council to think creatively over how any funding shortfall might be made up from other sources, including NHS funding. We might then produce something really special in Oldfield Brow, which will in every way be to the long term benefit of development in Trafford.

I should be grateful for a reply to this statement, and I know residents of Oldfield Brow (who have now formed a residents group) would welcome an opportunity to engage further with the Council over how we might work with them to resolve the issues surrounding Oldfield Brow School and the planned expansion.

P.S. I remain puzzled by TMBC consultation strategy but would prefer to focus on the business of trying to get this development right!

Response 1(a) – Response from Planning and Building Control

The Planning Department has to consider the proposals that are submitted to them. In this instance the application was considered at full Planning Committee and was approved. Conditions relating to traffic issues were attached as a result of consultations that took place with the Local Highways Agency (provision of Traffic Regulation Orders, updated Travel Plan etc). It is also noted that despite the extensive neighbour consultation undertaken only 3 objections were received in relation to the proposals. I can't add any more as the decision has been made and issued and cannot now be revoked. Whether the School implement it in this form or submit a revised application at a future date is a matter for them.

Response 1(a) – Response re School Expansion Process

It is important to note that this is a statutory consultation phase in relation to the expansion of the School and the requirement for additional school places to meet the Council's statutory duty on sufficiency of places. A separate planning process has been undertaken, also in line with statutory requirements, and planning permission granted – it is that process that would consider issues relating to traffic/congestion and the impact on surrounding areas. Trafford Council must follow the national guidance and whilst it may appear that the two processes and the wider issues referenced around the school site are not being considered in co-ordinated way, the Council is being directed by legislation.