

Appendix 3 – Slough Ice Arena Refurbishment

1. Background Information

- 1.1 Cabinet agreed in March 2015 for officers to look at options for the refurbishment of the existing Slough Ice Arena on the Montem Lane site.
- 1.2 Slough Ice Arena was built in 1986 as a two storey, steel framed, metal clad building; a common design for ice facilities of that decade. In 2011 the original refrigeration units were replaced with leased units after a series of refrigeration failures. At thirty years of age the building now requires extensive mechanical and electrical upgrading and major plant renewal as well as internal refurbishment to the main facilities and fixtures and fittings. A property condition survey carried out in 2012 estimated that a sum of £2.6 million would be required to keep the facility operational up to 2017.
- 1.3 The ice arena serves a wide catchment area (see appendix 6) and is a popular facility for young people, particularly females. It is home to the Slough Jets ice hockey team, the Robin Cousin's ice skating academy, and SPICE (a highly successful ice skating club for individuals with a disability). It attracts over 140,000 users per annum.
- 1.4 Proposals for the ice arena refurbishment being considered are:

A programme which enhances the building for wider community use by:

- Incorporating an extension to the building frontage (to make it more visible from the Bath Road providing additional space for other activity)
- Replace all major plant including refrigeration and heating systems
- All utility supplies and major plant to be stand alone from the leisure centre
- Over cladding of main roof structure
- Replacement of ice rink barrier and protective glass
- New LED lighting system
- New seating
- New flooring
- New café
- New reception area
- Major improvement to internal facilities (changing and wash rooms) and decoration to all parts of the building

1.5 Operating options

The Council's leisure contract is due for renewal on the 1st June 2017. We are currently looking in detail at the scope of the contract and at this stage it is anticipated that the ice arena would sit in this portfolio, which we aim to go to the market with in May 2016.

1.6 Finances

The capital funding package for the proposed improvement works is estimated at £7.7 million and the break down of these costs are detailed in appendix 4 of this report. These costs are inclusive of SRP consultancy, legal fees and internal Council costs.

1.7 **Timescales**

It is estimated that the improvement works will take nine months to complete and the facility will be required to close for this whole period. It is proposed to commence the works in autumn 2016.