

A summary of the contents

**New updated advice on website
+ downloadable PDF layouts
and technical details**

Affordable Sports Halls

Creating a sporting habit for life

July 2015



Overview

The updated information is aimed at the early briefing and design stages of sports hall projects and aims to give a better understanding of the inter-relationships between the:

- Design
- Specifications and sustainability
- Capital funding
- Programmes of use
- Operating budgets
- Need for subsidies.

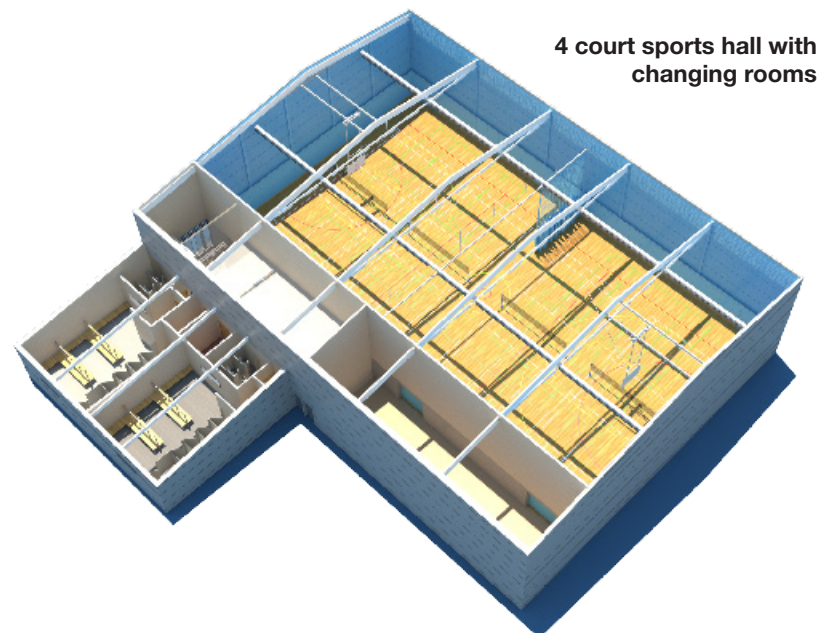
It is an essential reference for new community sports hall projects or where the rationalisation of existing school / community stock is being considered.

The review has a particular focus on the **'affordability'** and **'potential income'** of sports halls but at the same time it illustrates how new projects can meet a full range of community needs and comply with best practice standards.

The use of a *'one-stop-shop'* procurement route is also illustrated that can speed up and simplify the planning, design and construction processes.

The base construction costs range from £1.04m to £2.05m.

A new 4 court sports hall with changing rooms can be constructed in approximately 24 weeks.



4 court sports hall with changing rooms

Potential uses include:

- Developing feasibility studies and option appraisals
- Establishing a robust project brief
- Developing the business plan and operational budget
- Selecting a procurement route and project programme
- Validating key project details
- Forming a template for a future project.

Design

A range of indicative designs illustrate tightly planned, functionally efficient and economical building structures that can:

- Comply with best practice standards
- Be quickly constructed
- Be tailored to individual sites to create architectural solutions that enhance the local environment
- Create high levels of customer appeal
- Have appropriate flooring, lighting and internal temperatures
- Operate at a surplus (or with reduced subsidies).

They include 4 and 5 court hall sizes with options for a 'stand-alone' sports hall, sports hall with changing and sports hall with changing and health and fitness.

Capital costs

An elemental cost breakdown is provided for alternative sizes of sports halls along with the indicative extra costs for additional elements that might be required for some locations (1st Q 2015). The base construction costs range from £1.04m to £2.05m.

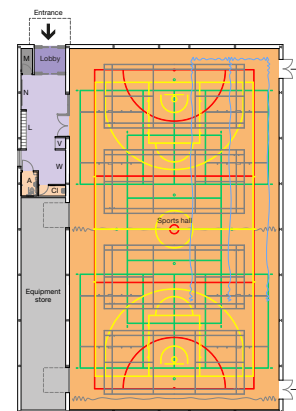
Typical costs of the base construction:

Option 1

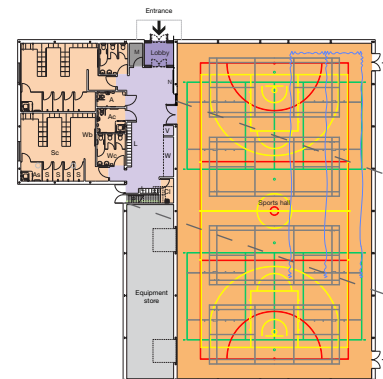
- | | |
|--|-----------|
| a) 4 court sports hall | = £ 1.04m |
| b) 4 court sports hall + changing | = £ 1.33m |
| c) 4 court sports hall + changing + health and fitness | = £ 1.88m |

Option 2

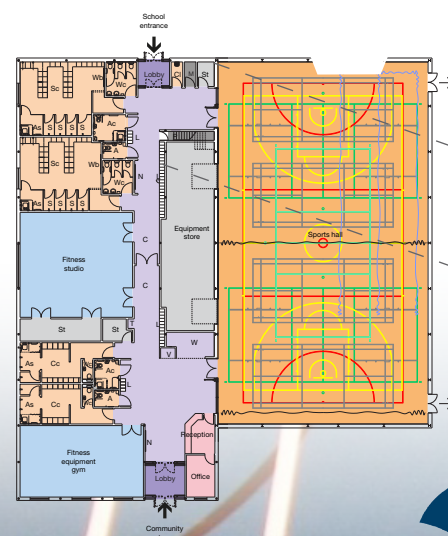
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|--|-----------|
| a) 5 court sports hall | = £ 1.21m |
| b) 5 court sports hall + changing | = £ 1.52m |
| c) 5 court sports hall + changing + health and fitness | = £ 2.05m |



Option 1a - 4 court sports hall



Option 1b - 4 court sports hall + changing



Option 1c - 4 court sports hall + changing + health and fitness

Potential income and programme of use

Reference is made to advice on the Sport England website for community access to school facilities, after school, during weekends and during school holidays. A typical programme of use is illustrated along with the potential income levels for the number of hours of use.

40 hrs / week of community use of a 4-court school sports hall can create an income of approx. £76k / year (c£95k / year for 5 court).

This could more than cover the costs of utilities, cleaning and maintenance and provide a net surplus for the school.

Typical programme of use (40 hours per week for a 4-court sports hall)

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
9-10am							
10-11am							
11-12noon							
12-1pm							
1-2pm							
2-3pm							
3-4pm							
4-5pm							
5-6pm							
6-7pm							
7-8pm							
8-9pm							
9-10pm							

Key

Casual / recreation

Club bookings

School use / non-term time holiday camps

Coached sessions

Private hire

Closed



An extensive range of supporting technical appendices to meet all year round use, building regulations and internal environment for teaching and sport.

PDF layouts can be downloaded from the Sport England website.



<https://www.sportengland.org/facilities-planning/tools-guidance/design-and-cost-guidance/user-guide/>