



Belfast City Council

Report to:	Parks and Leisure Committee
Subject:	Avoniel Swimming Pool
Date:	11 October 2012
Reporting Officer:	Andrew Hassard, Director of Parks and Leisure
Contact Officer:	Katrina Morgan, Leisure Operations Manager

1	Relevant Background Information
	<p>The purpose of this report is to update members on the pool closure at Avoniel leisure centre</p> <p>Avoniel Leisure Centre is nearly 35 years old and the swimming pool has been losing water for a number of years which has been carefully managed by the centre</p> <p>In mid August 2012 the leakage suddenly escalated and Facilities Management informed the department that the bottom area of the pool would have to be drained and excavation works carried out to ascertain the extent of the problem.</p>

2	Key Issues
	<p>The pool has been closed from Monday 20 August 2012 and all customers and staff were informed of the closure</p> <p>Numerous exploratory works have already been conducted but while a number of defects have been identified the main source of the water leak has not been identified yet. The next phase will be to pressure test all identified pipes including supply, flow, return, overflow, and vent pipes. Investigations are continuing to try and ascertain if there is a major break in the system although it is possible that a significant number of smaller breaks are adding up to the overall water loss. It's also possible that the waterproof and structural integrity of the main pool walls, behind the tiling, have been compromised.</p>

	<p>The plan is to continue the search for a major breach while at the same time starting to compile costs for the range of necessary repairs/remedial works identified to date. Depending on the outcome of the investigations and the extent of the cost of the remedial work Facilities Management will also use this closure to incorporate some additional works (some of which had been programmed as part of a pool closure in the new year). This would include the following:</p> <ol style="list-style-type: none"> 1. Re-tiling of the pool bank and changing room floors 2. Main pool area ceiling repairs 3. Re-paint main pool hall 4. Re-lamp main pool hall 5. Repairs to the ventilation ductwork system 6. Isolated window replacement within the main pool area <p>Based on what Facilities Management have uncovered to date they anticipate a pool closure period up to at least the end of March 2013.</p>
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3	<p>Resource Implications</p> <p><u>Financial</u> Exploratory and Repair Works</p> <p>At the minute the costs are still being compiled and a further report will be brought back to Committee once these have been established.</p> <p>Lost Income Approximately £12 – 15K monthly so a total of £100,000 up until the end of March 2013</p> <p><u>Human Resources</u> With the pool closed some of the staff will not be required and management are continuing to liaise with Human Resources to get these staff temporarily deployed to other centres.</p> <p><u>Asset and Other Implications</u> The full implications will not be known until the exploratory investigation has been completed.</p>
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4	<p>Equality and Good Relations Considerations</p> <p>Records show that a high proportion of older people use Avoniel and where possible we are putting in place various alternatives for these customers. These include:</p> <ul style="list-style-type: none"> • Consulting with users to ascertain if additional classes and activities can be temporarily put in place. • Liaising with Templemore to identify their available pool capacity.
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5	Recommendations
	Members are asked to note the contents of this report.

6	Decision Tracking
	Leisure Operations Manager to liaise with Facilities Management and report back to Committee

7	Key to Abbreviations
	None

8	Documents Attached
	None