

Under-fives provision in Victoria Park

Background

LBTH operated a facility for under-fives in a building on the East Side of the Park. The facility had been relocated on a temporary arrangement from the Overland Children Centre whilst major works were being carried out to the adjacent school, Olga Primary. Once the works at Olga Primary had been completed, the early years facility returned to the Overland Children Centre.

The Early Years Service did consider providing services within the park through local childcare providers. Two options were considered for commissioning VCS stay and play and childcare provision.

The internal size of the building is approximately 60 square metres. The facilities that would be required for early year's use would include the following;

- Kitchenette 7.5 sqm
- 2 x Children's toilets 8 sqm
- 1 x Adult staff toilet 2.5 sqm
- 1 x Accessibility toilet 7.5 sqm
- Playroom 40 to 45 sqm

Total: 62.5 sqm to 67.5 sqm

The estimated cost of the works would be £30k.

A condition survey was also carried out to the building and the roof was in poor condition and will need replacing. This is estimated to be £55k.

To be sustainable and also to provide the child care required by parents, the building would need to be open from 8am to 6pm. This would not be possible due to the park closure times.

As it is difficult for the building to provide the minimum facilities required and also that the opening times are restricted, it would not be attract the quality of child care provider that would be required.

As an alternative there is a proposal to use the building as a base for training and housing a greenhouse in its grounds, but could include:

- Supported sessions for under-fives in growing plants and outdoor play;
- Encourage and support a parents group to run their own sessions at either the V&A building or hub hall. (There has been interest expressed in such a facility by park users to rangers)