

Kenilworth Leisure Centre Redevelopments

Progress Report/Update



February 2023



Section One – Abbey Fields Swimming Pool

1. Key Information and Progress

Demolition Contractor – AR Demolition - Demolition of the main building is complete. The indoor and outdoor pool tanks have now been removed, with the substation to follow this month.

Construction Contractor – Kier Construction – are scheduled to be on site from April 2023 until completion of the project. Undertaking and overseeing the construction and development of the new facility. However, this may be delayed due to the archaeological findings and investigations.

Key Dates:

Workstream	Details	Start/completion date(s)
Main Demolition	Commencement of the main demolition.	Main building and pool tanks complete. Substation/old plant room area remains.
Archaeological Work	Further archaeological work to commence in early January. This will include investigative trenching in selected areas, where the old pool building once stood.	Commenced January 2023 and is still ongoing.
Substation Relocation	Work is ongoing to find an alternative location for the new substation. The proposed area, has uncovered archaeological findings and Historic England have requested that a relocation exercise is undertaken.	Ongoing – options are being reviewed and assessed by the project team, in conjunction with National Grid.

2. Engagement

Group	Latest Update
Kenilworth Town Council	Updates are provided to Kenilworth Town Council and the Councillor Liaison Group. These updates are provided when information/updates are available. This ensures that members are informed of progress/disruptions etc.
Friends of Abbey Fields	Updates on work and progress are provided to the Friends of Abbey Fields – meetings with the FOAF will now take place quarterly. With the next meeting to be scheduled in March.
KAAC	Liaison with the KAAC group is ongoing via email.
Everyone Active	Regular meetings are ongoing with Everyone Active. They are also involved in decisions/discussions regarding the design and operation of the building.
Residents	Information is distributed via social media channels and press releases, as/when updates are available.

3. Utilities

Utility	Current Situation
Gas (Cadent)	The gas disconnection is now complete.
Substation (National Grid)	The electricity substation/connection for the old swimming pool building has now been removed.

4. Other Items

Toilets – Toilets are now operational.

Access to Toddler Play Area – Matting has now been placed from the path to the entrance of the toddler play area.

Archaeology – There have been several findings under the footprint of the old swimming pool building. Historic England have requested that the archaeologists continue to excavate the areas and uncover as much of the archaeology as possible. Some redesign of the slab may be required to protect these findings and the project team are reviewing the options at present. Once the full extent of the findings is known, WDC in conjunction with the site contractors will investigate the feasibility of an open day for local historians and Councillors to come and view the findings. WDC may also be able to invite the public, but numbers and time will have to be limited. WDC will update when further information is available.

Playgrounds – The toddler playground is now closed during the week but will be available for use at the weekends. The junior playground will remain open during the work. However, there will be some days when this area will need to be closed, due to the nature of the work being undertaken on the site. The zip wire is currently closed due to the archaeological findings.

Disruption – It is acknowledged that there will be a degree of disruption to residents, park users etc. during the project. The project team will work with the contractors to minimise this.

The project team recognise the sensitivity of Abbey Fields in terms of the scheduled monument status, the wildlife, and the value of the area itself to local residents. This is constantly being communicated to the contractors and will be throughout the duration of the project.

5. Progress Photos







Section Two – Castle Farm Leisure Centre

1. Key Information and Progress

Demolition Contractor – AR Demolition – Demolition completed 31 July 2022.

Construction Contractor – Kier Construction – commenced on site 03 August. Work is ongoing

Completion for the whole facility is scheduled for November 2023.

Key Dates:

Workstream	Details	Completion date(s)
Completion of Frame	Steel frame of the building.	Complete
Concrete First Floor Slab	The slab that creates the flooring on the upper level of the building.	Complete
Roofing Works	Work to get roof in place for whole building.	Ongoing
Power Live	Electricity to the building turned on.	April 2023
Completion		30 October 2023
Opening		November 2023

2. Engagement

Group	Latest Update
Kenilworth Town Council	Updates are provided to Kenilworth Town Council and the Councillor Liaison Group. These updates are provided when information/updates are available. This ensures that members are informed of progress/disruptions etc.
Petanque Groups	Due to the closure of the Gauntlet Public House, the Petanque groups have been forced to relocate. They are now playing at Kenilworth Sporting, Gypsy Lane.
Scouts and Guides	Dialogue with representatives of the Scouts and Guides and the project team is ongoing. The Scouts and Guides are providing input to the design and operation of their new facility.
Everyone Active	Regular meetings are ongoing with Everyone Active. They are also involved in decisions/discussions regarding the design and operation of the building.
Residents	Information is distributed via social media channels and press releases, as/when updates are available. The Kier team also distribute a monthly newsletter to some of the residents in the surrounding area.

3. Other Items

Hoarding – Visuals have now been installed and can be viewed from the play area and whilst walking along the northern pathway. Some work is also ongoing with local community groups regarding some artwork on the hoarding.

Headwall Work – The work across the path into the brook is now complete. Work to complete the connection will continue within the site. WDC are arranging for contractors to attend and complete some dead hedging in this area.

Car Park – The new car park and extension is progressing and is now prepared for tarmacking.

Community Engagement – The Kier team continue this work. There will be an open doors event in March 2023. Bookings are currently being taken please visit <https://opendoors.construction/> to book a place. (Subject to availability)

4. Progress Photos



