

Key Decision Details

Decision Name	New 3G Artificial Turf Pitch (ATP) at One Leisure St Ives Outdoor
Date of Decision	20 January 2026
Decision maker	Cabinet The Cabinet has
Describe the Decision taken	<p>(a) approved the project of a new 3G ATP to be constructed at OLSIO;</p> <p>(b) noted that, subject to the project securing all necessary consents (including full planning application approval); funding secured through the budget process; and project costs being within budget; the intention is for works to commence on-site in late 2026 with an anticipated opening in early 2027;</p> <p>(c) delegated to the Head of Leisure, Health & Environment in consultation with the Corporate Director (Place) & Corporate Director (Finance and Resources) to proceed with and secure any necessary consents to allow the development to move forward;</p> <p>(d) noted that HDC has signed up to the FF Framework Alliance Contract (FFFAC) which covers services such as management consultancy, independent testing and the supply/installation of 3G ATP's with HDC becoming an "Additional Client";</p> <p>(e) delegated to the Head of Leisure, Health &</p>

Environment in consultation with the Corporate Director (Place) & Corporate Director (Finance and Resources) to proceed with the FFFAC in partnership with the FF to ensure successful completion of the project;

- (f) agreed the proposed budget envelope of £1.4 million for the project and notes the composition of this total, which is made up of contributions from multiple funding sources such as £300k from Community Infrastructure Levy (CIL) and £300k from HDC;
- (g) noted and approved that the Head of Leisure, Health & Environment will lead on and complete negotiations with the FF with the intention to secure up to £800k of capital funding towards a new 3G ATP; and
- (h) delegated to the Head of Leisure, Health & Environment to facilitate, and in consultation with the Corporate Director (Place) & Corporate Director (Finance and Resources) complete all relevant land and legal requirements to facilitate this project and enable its delivery.

What were the reasons for taking the Decision?

The proposal addresses a documented shortfall of full-size 3G artificial turf pitch provision in the District, particularly in and around St Ives, and responds to

evidenced peak-time capacity constraints.

The proposal directly delivers the priorities of the Council's PPOSS by increasing all-weather football capacity, addressing identified shortfalls in provision, and supporting additional secured community use.

The proposal aligns with and helps implement the Local Football Facility Plan by providing the recommended investment in additional 3G capacity, enabling more training and match activity, supporting club development pathways, and meeting current and future demand for football facilities.

The proposal is supported by local clubs and stakeholders, who have identified unmet demand, constraints on existing provision, and a desire to secure regular block bookings and partnership

The project supports the wider commercial sustainability of One Leisure by increasing all-weather capacity, improving utilisation, and enabling broader access to high-quality facilities for residents.

The proposal future-proofs an important Council asset and helps ensure the Outdoor Centre remains fit for purpose as a multi-sport hub serving current and future generations.

The additional 3G capacity will enable more consistent delivery of community sport

and physical activity, reducing cancellations and displacement onto less suitable surfaces, and helping to protect existing grass pitch quality.

The proposal strengthens inclusive access by creating additional capacity for women and girls' football, disability and pan-disability provision, and recreational formats (e.g., walking and wellbeing football), including at off-peak times.

The project supports wider health and wellbeing outcomes by enabling more people to be physically active more often, aligning with the Corporate Plan priority to improve quality of life and maximise physical activity across partners.

Conflict of interest and dispensation

Is the decision a Key Decision? Yes

Was the decision included in the Forward Plan Yes

Was the decision subject to the urgency proceedings? No

List the background papers to any report considered by the Decision Taker

Person Making this report Gregg Holland, Head of Leisure Service, Health and Environment

Decision will be 28 January 2026

**effective the day
after call-in expires.
Call-in expires on**

**Accompanying
Documents**

One Leisure St Ives Outdoor
3G ATP Report - January
2026
Appendix 1 - Project Risk
Assessment - 3G Pitch OLSIO
Project
Appendix 2 - Hunts FA Support
Letter For 3G ATP at OLSIO
Appendix 2 - Letter of Support -
St Ives Outdoor Centre V2
Appendix 3 - One Leisure St
Ives - Sport England's Pre-
Application Response
Appendix 4 - 3G ATP
Consultation Dashboard
Overview