

APPENDIX No. 12.

PROPOSAL FOR PLACING BOYS' TRAINING ESTABLISHMENT AT BEAULIEU.

Report of Director of Works.

At the request of the Committee, dated 7th March, 1912, I have prepared a scheme for placing a Boys' Training Establishment on land which it is proposed to purchase near the Beaulieu River.

2. The other information requested by the Committee with reference to the land has not yet been obtained.

3. The land edged in blue on the large scale ordnance plan (No. 29828) represents the fields "A," "B," "C," and "C," shown on the 6-inch ordnance plan (No. 29829) accompanying the Committee's memorandum.

4. An establishment for 1,600 Boys is shown in blue in the position indicated by the Committee, between the marsh land and the shore.

5. In order to find room for the buildings, it has been necessary to assume that Lepe House and part of the grounds would have to be acquired, but even with this it will be seen that the site is very much crowded. The buildings have had to be placed closer together than on any of the other schemes which have been prepared for the Committee's information, and on this site there is no room for extension.

6. The area coloured green represents a portion of the marsh land which is shown on the ordnance plan to be liable to floods.

7. The total area of these fields, including 9 acres of marshland, is just over 90 acres.

8. The soil is understood to be partly clay and partly gravel.

9. As, in my opinion, this site is too small to accommodate 1,600 Boys, I have shown a similar establishment in red on a field farther to the north. I consider this a much better site than the one edged blue near the water's edge, as it is some 30 feet higher.

10. In both cases a pier would be necessary, and continual dredging would probably have to be carried out in order to maintain sufficient depth of water for the boats.

about / 11. Access to the water from the red site would have to be by the road leading down to the water's edge. The area of this ground is ^{about} 92 acres, in which no marshland is included.

12. The buildings have been arranged on the same lines as the Trevol scheme, except that the dormitories are brought to the front and the Class Rooms, Gymnasium, Workshops, &c., for the Boys are placed between the dormitories and men's quarters. It is considered that this is a better arrangement.

13. The general description in the Trevol memorandum will apply to this scheme also.

14. No information has yet been obtained as regards water or lighting.

15. It has been assumed that on account of the distance from Haslar Hospital a sick bay double the size of that provided in the Trevol scheme would be required. At Trevol a sick bay to contain 40 beds at an estimated cost of 10,000*l.* was provided; I have included a sum of 20,000*l.* in my estimate for this scheme.

16. As I have no knowledge as to the accommodation of Lepe House, or whether it could be adapted for Ward Room Officers, I have included in my estimate for separate buildings for these Officers.

17. The approximate cost of this scheme is 230,000*l.* This is exclusive of cost of land and of the re-provision of Coast Guard Buildings, which it is presumed would have to be provided if the buildings were placed on the blue site. The cost of dredging is also excluded.

E. RABAN,
Director of Works. (No. 1819.)