



## Portfolio Holder Decisions

### **Coastal Communities Fund 5/Coastal Revival Fund & Contract for Supply of Consultants for the development of land at Bourne Hill, Thornton**

1. **Coastal Communities Fund 5 and Coastal Revival Fund** (Pages 1 - 4)  
Report of the Service Director Policy and Performance
  
2. **Contract for the supply of Consultants for the development of land at Bourne Way, Thornton** (Pages 5 - 8)  
Report of the Service Director People and Places.

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## Portfolio Holder Report

The portfolio holder will make a decision on this item after seven days have elapsed (including the date of publication).

Report of:	Portfolio Holder	Date of publication
Marianne Hesketh, Service Director Performance and Innovation	Councillor Alan Vincent, Resources Portfolio Holder and Councillor Michael Vincent, Planning and Economic Development Portfolio Holder	23 May 2019

### Coastal Communities Fund 5 and Coastal Revival Fund

#### 1. Purpose of report

- 1.1 To seek approval to deliver the Coastal Communities Fund 5 (CCF5) grant 'Joining up the Wyre Coastline Economy' totalling £772,085 as per the Stage 2 application and the associated Coastal Revival Fund (CRF) grant totalling £49,650.

#### 2. Outcomes

- 2.1 We will maximise commercial opportunities, improve the return from all our assets whether that be buildings or land and deliver efficiencies.
- 2.2 We will support economic growth by attracting investment to Wyre and by supporting businesses to prosper.

#### 3. Recommendations

- 3.1 That the Planning and Economic Development Portfolio Holder confirms the Service Director for Performance and Innovation's acceptance of the CCF5 and CRF grants.
- 3.2 That procurement of a supplier(s) to undertake the building and improvement works is progressed and the Resources Portfolio Holder authorises the Service Director for Performance and Innovation to appoint the supplier(s), complying with Financial Regulations and Financial Procedure Rules.

- 3.3** That the Planning and Economic Development Portfolio Holder authorises the Service Director for Performance and Innovation to appoint a part time Studio Co-ordinator to deliver the programme of activities and events and a part-time Market Operator, both for a fixed period of 12 months funded by the CCF5 grant monies.
- 3.4** That both revenue budgets and the Capital Programme are updated to reflect the phased delivery of the projects as outlined in the Stage 2 application for CCF5 over 2019/20 and 2020/21 and the delivery of the CRF grant in 2019/20.
- 3.5** That approval is given by the Resources Portfolio Holder to appoint specialist consultants to undertake a detailed 'Health Check' focusing on Fleetwood Market under the exemption to Contract Procedures contained within the Financial Regulations and Financial Procedure Rules on the grounds that they may apply regarding "the appointment of consultants...and other people providing professional services."

#### **4. Background**

- 4.1** A Coastal Revival Fund Grant was awarded to the council in early April 2019 for just under £49,650. This grant will look at providing feasibility studies for a number of schemes and will include work on an energy / environmental study for Fleetwood Market and Fleetwood Museum, evaluating access routes to both attractions to determine the most commonly used entrances and exits and an assessment of visitor numbers and footfall to the attractions to help inform future development of a 'historic quarter'.
- 4.2** A Coastal Communities Grant was awarded to the council in early April 2019 for £772,085. This grant, coupled with match funding provided by the council, will enable delivery of the 'Joining up the Wyre Coastline Economy' project. This project contains a number of elements including digital signage at key locations, an interactive 'app' to create a town and coastline trail amongst other features and extensive works at Fleetwood Market to create an improved outdoor space and internal studios for start-up businesses.
- 4.3** To facilitate the progress of the bid, a planning application for a change of use to the first and second floor areas of Fleetwood Market to office/studio (B1) was approved on 5 April 2019.

#### **5. Key issues and proposals**

- 5.1** To accept both the CRF grant of £49,650 and the CCF5 grant of £772,085.
- 5.2** To deliver schemes in accordance with the Stage 2 application for CCF5 and the CRF bid and update the Revenue and Capital budgets accordingly.

- 5.3 To appoint NABMA consultants 'Marketplace' to undertake a detailed 'Health Check' and other studies focusing on Fleetwood Market costing an estimated £21,000 to be funded from the CRF grant.

## 6. Delegated functions

- 6.1 The matters referred to in this report are considered under the following executive functions delegated to the Resources Portfolio Holder to "consider departures from Rules relating to financial and contractual matters if appropriate" and the Planning and Economic Development Portfolio Holder to "consider matters relating to the operation of public markets."

<b>Financial and legal implications</b>	
Finance	<p>The total cost of the CCF5 scheme is £1,223,185 (made up of £772,085 CCF5 grant and £451,100 Wyre Council match funding) and this is split into revenue costs of £111,455 and capital costs of £1,111,730.</p> <p>The match funding is being met from existing revenue budgets for staff time and planned capital investment in the market funded from the capital investment reserve. The scheme is expected to complete in 2020/21 and costs are phased accordingly.</p> <p>The CRF grant £49,650 is currently all allocated to revenue and is expected to be spent in 2019/20 with the first expenditure being for a detailed 'Health Check' and other studies undertaken by NABMA consultants 'Marketplace' and focusing on Fleetwood Market (estimated cost £21,000).</p> <p>Revenue budgets and the Capital Programme for 2019/20 and 2020/21 will be updated accordingly.</p>
Legal	<p>Following a procurement exercise for the delivery of the building and improvement works, the council will enter into a contract with the successful supplier to comply with the Council's Financial Procedure Rules and Contract Procedures.</p>

### **Other risks/implications: checklist**

If there are significant implications arising from this report on any issues marked with a ✓ below, the report author will have consulted with the appropriate specialist officers on those implications and addressed them in the body of the report. There are no significant implications arising directly from this report, for those issues marked with a x.

<b>risks/implications</b>	<b>✓ / x</b>
community safety	<b>x</b>
equality and diversity	<b>x</b>
sustainability	<b>x</b>
health and safety	<b>x</b>

<b>risks/implications</b>	<b>✓ / x</b>
asset management	<b>✓</b>
climate change	<b>x</b>
ICT	<b>x</b>
data protection	<b>x</b>

### **Processing Personal Data**

In addition to considering data protection along with the other risks/ implications, the report author will need to decide if a 'privacy impact assessment (PIA)' is also required. If the decision(s) recommended in this report will result in the collection and processing of personal data for the first time (i.e. purchase of a new system, a new working arrangement with a third party) a PIA will need to have been completed and signed off by Data Protection Officer before the decision is taken in compliance with the Data Protection Act 2018.

report author	telephone no.	email	date
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<b>List of background papers:</b>		
name of document	date	where available for inspection
None	-	-

### **List of appendices**

None

arm/ph/re/cr/0005ak3



## Portfolio Holder Report

The portfolio holder will make a decision on this item after seven days have elapsed (including the date of publication).

Report of:	Portfolio Holder	Date of publication
Mark Billington, Service Director People and Places	Councillor Alan Vincent, Resources Portfolio Holder	23 May 2019

<b>Contract for the supply of Consultants for the development of land at Bourne Hill, Thornton</b>
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### 1. Purpose of report

- 1.1 To seek Portfolio Holder agreement for an exemption to the Council's contract procedures in order to commission a report from specialist consultants Local Partnerships.

### 2. Outcomes

- 2.1 To commission a report from Local Partnerships in relation to the council's proposed development of land at Bourne Hill, Thornton.
- 2.2 Maximise commercial opportunities, improve the return from all our assets, whether that be buildings or land and deliver efficiencies.

### 3. Recommendations

- 3.1 Local Partnerships to be commissioned to provide the council with an assessment of the best options for development and/or disposal of the land with a focus on housing.
- 3.2 That approval is given to proceed under the exemption to Contract Procedures contained within the Financial Regulations and Financial Procedure Rules (Appendix F) on the grounds that exceptions may apply where "regarding the appointment of consultants, including architects, engineers, quantity surveyors, solicitors, barristers and other people providing professional services."

#### 4. Background

- 4.1** Following the decision by Cabinet on the appropriation of land at Bourne Hill on 27 March 2019, development options for the land are being explored. In order to understand the full potential of the site, external advice is required to supplement our in-house expertise.
- 4.2** Having explored the marketplace, Local Partnerships (LP) were invited to meet with officers to discuss various options for the land and what information would be required to achieve best value for money from the site. LP is a joint venture between the Local Government Association, HM Treasury and the Welsh Government and they are specialist consultants on local housing delivery.

#### 5. Key issues and proposals

- 5.1** Following the meeting with LP and subsequent discussions, LP have provided an updated proposal to provide a Delivery Options Study for Bourne Hill, Thornton. The cost of the detailed study will be £11,500 (ex VAT) plus reasonable expenses (capped at £1,000). Based on the level of expertise and specialist nature of the project team this represents good value for money and it is proposed to commission them to undertake the study.

#### 6. Delegated functions

- 6.1** The matters referred to in this report are considered under the following executive function delegated to the Resources Portfolio Holder (as set out in Part 3 Financial Procedures Rules of the council's constitution): "To consider departures from Rules relating to financial and contractual matters if appropriate."

<b>Financial and legal implications</b>	
Finance	The Delivery Options Study will cost £11,500 (ex VAT) plus a maximum of £1,000 in expenses. As part of the creation of the Property Investment Fund, £30,000 was allocated to revenue for external advice and this will be used to fund this study.
Legal	The commissioning of this report complies with the exemptions contained in the Council's contract procedures contained within the Financial Regulations and Financial Procedure Rules (Appendix F).



### **Other risks/implications: checklist**

If there are significant implications arising from this report on any issues marked with a ✓ below, the report author will have consulted with the appropriate specialist officers on those implications and addressed them in the body of the report. There are no significant implications arising directly from this report, for those issues marked with a x.

<b>risks/implications</b>	<b>✓ / x</b>
community safety	x
equality and diversity	x
sustainability	x
health and safety	x

<b>risks/implications</b>	<b>✓ / x</b>
asset management	✓
climate change	x
ICT	x
data protection	x

### **Processing Personal Data**

In addition to considering data protection along with the other risks/ implications, the report author will need to decide if a 'privacy impact assessment (PIA)' is also required. If the decision(s) recommended in this report will result in the collection and processing of personal data for the first time (i.e. purchase of a new system, a new working arrangement with a third party) a PIA will need to have been completed and signed off by Data Protection Officer before the decision is taken in compliance with the Data Protection Act 2018.

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<b>List of background papers:</b>		
name of document	date	where available for inspection
None		

### **List of appendices**

None

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