



CITY DEAL

Preston, South Ribble & Lancashire

Preston, South Ribble and Lancashire City Deal Stewardship Board and Executive - Combined Meeting

Monday, 19th February, 2018 in Committee Room 'D' (The Henry Bolingbroke Room) - County Hall, Preston, at 2.00 pm

Agenda

Part I (Items that are publicly available)

- 1. Welcome and Apologies for Absence**
- 2. Minutes of the City Deal Executive meeting held on 29th November 2017 (Pages 1 - 10)**
- 3. Minutes of the City Deal Stewardship Board meeting held on 29th November 2017 (Pages 11 - 20)**
- 4. Matters Arising**
- 5. Declarations of Interest**

Stewardship Board Items (Chaired by Karl Tupling)

- 6. Homes England Quarterly Monitoring Progress Update – Q3 2017/18 (Pages 21 - 30)**

Joint Stewardship Board and Executive Items (Chaired by Jim Carter)

- 7. Implementation Update - 2017/18 Quarter 3 (Sept-Dec 2017) (Pages 31 - 36)**
- 8. Finance Update - 2017/18 Quarter 3 (Sept-Dec 2017) (Pages 37 - 46)**
- 9. Preston Western Distributor (including Cottam Link Road) and East West Link Road (Pages 47 - 52)**
- 10. City Deal Development Sites Overview (Pages 53 - 56)**

11. City Deal Review (Pages 57 - 58)

12. Invest Central Lancashire

Verbal Update

13. Chairman's Report to the LEP

Chairman to summarise any items to be referred to the LEP Board.

14. Any Other Business

15. Date of Next Meeting

The next meeting of the Combined City Deal Executive and Stewardship Board will be held on Thursday 28th June 2018, 2pm in Committee Room 'B' – The Diamond Jubilee Room, County Hall, Preston.



CITY DEAL

Preston, South Ribble & Lancashire

Preston, South Ribble and Lancashire City Deal Executive

Minutes of the Meeting held on Wednesday, 29th November, 2017 at 1.00 pm at the Committee Room 'C' (The Duke of Lancaster Room) - County Hall, Preston

Present

Jim Carter (Chairman)

County Councillor Geoff Driver CBE
Councillor Peter Mullineaux

Councillor Peter Rankin
Mark Rawstron
Stuart Sage

In Attendance

Lorraine Norris, Chief Executive, Preston City Council
Heather McManus, Chief Executive, South Ribble Borough Council
County Councillor Michael Green, Lancashire County Council
Councillor Peter Moss, Preston City Council
Jo Ainsworth, LEP and Special Projects Finance Manager, Lancashire County Council
Andy Milroy, Senior Democratic Services Officer, Lancashire County Council
Sarah Parry, City Deal Programme Manager, Lancashire County Council
Sue Procter, Director of Programmes and Project Management, Lancashire County Council
Ginette Unsworth, Head of Communications, Lancashire County Council
Mark Vaughan, Homes and Community Agency

2. Welcome and Apologies for Absence

The Chairman, Jim Carter, welcomed all to the meeting. Round table introductions were made.

Apologies for absence were presented and noted from Jo Turton, Eddie Sutton and Karl Tupling. Stuart Sage had been formally nominated as the HCA representative for the City Deal Stewardship Board.

It was noted that due to the absence of the Lancashire County Council Chief Executive (or their nominee) that the City Deal Stewardship Board was inquorate. However as the Stewardship Board only had items for noting it was agreed that it could continue to meet in an informal capacity with the minutes of the meeting formally ratified by the Stewardship Board members at the next meeting.

8. City Deal Governance Report - New LEP Nominee

Andy Milroy, Senior Democratic Services Officer, Lancashire County Council presented a report (circulated) regarding City Deal Governance matters and confirmation of a new LEP nominee for the City Deal Executive.

It was highlighted that, in accordance with the Terms of Reference for the City Deal Executive, that the LEP had nominated new LEP Director Mark Rawstron as the LEP Deputy Chair's Nominee to serve on the City Deal Executive.

The report also presented a revised Membership List and Status for the Joint City Deal Meetings which it noted that the City Deal Executive and Stewardship Board meet as one combined meeting.

An additional recommendation was presented, that in light of the regular attendance of Councillor Observers at the Combined City Deal Meetings, that City Deal Members formally agree that each of the three member Councils can nominate one additional Observer Councillor who will be allowed to receive Part I and Part II agenda papers in advance of meetings and will also be permitted to attend Part I and Part II sections of the meeting.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Noted the appointment by the LEP of Mark Rawstron as the LEP Deputy Chair's Nominee on the City Deal Executive.
- (ii) Noted the revised Membership List and Status for Joint City Deal Meetings as set out in the report, and
- (iii) Agreed that each member Council can nominate one Councillor as an Observer who will be entitled to receive Part I and Part II agenda papers and attend Part I and Part II sections of Combined City Deal meetings.

1. City Transport Plan Workshop

At this point an informal workshop was held regarding the City Transport Plan.

Kevin Riley from Mott MacDonald attended for this workshop and gave a presentation to the City Deal members on the Preston City Centre Transport Plan.

It was noted that the Preston City Centre Transport Plan (PCCTP) is a 20 year vision for movement and connectivity. It is intended to provide a long-term overarching vision and deliverable strategy for improvements to all modes of transport to, from and within Preston City Centre.

City Deal Members provided feedback on the Plan and the Option Appraisal section of the report. In addition, it was noted that the next steps were to finalise assessments and prioritisation and return with a final plan for implementation.

Resolved: That the contents of the Preston City Centre Transport Plan be noted and that the Plan be developed further in light of the feedback provided by City Deal Members.

3. Minutes of the City Deal Executive meeting held on 18th September 2017

Resolved: That the minutes of the City Deal Executive meeting held on 18th September 2017 be approved as an accurate record for signing by the Chairman.

4. Minutes of the City Deal Stewardship Board meeting held on 18th September 2017

Resolved: That the minutes of the inquorate City Deal Stewardship Board be approved as an accurate record and formally signed by the Stewardship Board Chairman at the next quorate meeting.

5. Matters Arising

None

6. Declaration of Interests

None

7. HCA Quarterly Monitoring Progress Update - Q2 2017/18

Stuart Sage and Mark Vaughan (both Homes and Communities Agency) presented a report (circulated) which provided a Quarterly Monitoring Update for Quarter 2 – 2017 / 18 with regard to HCA sites.

It was highlighted that during this quarter overall positive progress had been made across the portfolio. 31 houses were completed during the quarter which was significantly higher than the quarterly average. Other particular successes included:

- Walton Park Link Road – The Deal between Morris Homes and National Grid had gone unconditional. Morris Homes started on site in September.
- Altcar Lane – There had been a good response from the marketing exercise with 11 Expressions of Interest being received. Six responses to the sifting briefs and four shortlisted parties.
- Preston Sector D – Inchscape had secured planning permission and started on site.

Housing activity should increase over the course of the coming 12 months with a

start on site expected at Altcar Lane. Marketing was also underway at Croston Road North Phase 1 and Cottam Hall Phase 4.

The HCA were reported to be on track to pay the total £37.5m grant by 2022/23.

In addition, it was noted that progress was being made on the Pickerings Farm site and a collaboration agreement should be exchanged in early 2018. This would then enable the masterplanning work to progress.

It was noted that the recent Budget announcements included an increase in the Housing Infrastructure Fund being made available. The criteria for allocating the additional funding had not yet been confirmed.

Resolved: The City Deal Executive and Stewardship Board noted the contents of the report and the progress made to date.

9. Communications and Marketing

Ginette Unsworth, Head of Communications, Lancashire County Council gave a presentation on Communications and Marketing activities and set out the updated communications and marketing plan.

A video was shown to City Deal Members from the recent MIPIM UK event at which Lancashire had a stand. The event was very successful at promoting Lancashire to a wider audience and the team in attendance received good feedback from delegates.

An update was also provided on the opening of the A6 Broughton Bypass / James Towers Way and other key city deal infrastructure projects such as Preston Western Distributor, the A582 and Penwortham Bypass.

It was noted that the "Invest Central Lancashire" marketing campaign was working well and enhancing awareness of Lancashire at regional, national and international levels.

In terms of the next marketing tactics, it was noted that on a regional level Lancashire will be represented at the forthcoming Place North West events (24th January and 1st March 2018) and at a national / international level at MIPIM Cannes on 18th March 2018.

Resolved: The City Deal Executive and Stewardship Board noted the Communications and Marketing Strategy.

10. Business and Delivery plan – Six Monthly Monitoring Report – 2017/18 and Implementation Update

Sarah Parry, City Deal Programme Manager, Lancashire County Council presented a report (circulated) which provided City Deal Members with a six month monitoring report for 2017/18 along with an implementation update.

Key outputs achieved during the period included:

- 434 housing units were completed against a target of 503.
- 1,115 housing units were submitted for planning against a target of 390.
- 1,147 housing units were consented for planning against a target of 400.
- 2,601m² of commercial floor space was completed against a target of 418m².
- 188,642m² of commercial floor space was consented against a target of 188,642m².
- 9,116m² of commercial floor space submissions were received against a target of 1,400m².
- A combined total of £6.99m of Public and Private Sector Investment was made.
- 60 jobs were created associated with commercial floor space, 80 jobs were created associated to infrastructure projects, and, 95 jobs were created through business support activities.
- 760 young people, 423 parents and 105 Education Institutions took part in interventions / activities promoting City Deal and construction career opportunities during 2016 / 17.

Dr Lis Smith, Principal and Chief Executive of Preston's College attended the meeting at this point and provided an update from the Skills and Employment Group.

The update included work on Apprenticeships which have increased in 2016/17 against a backdrop of major apprenticeship reforms. The number of graduates accessing graduate jobs has increased both overall and into construction and engineering jobs.

It was noted that graduate placements and internships had decreased slightly and UCLan was utilising its Masterplan partnerships, for example with Conlon Construction, to address this. The number of new Higher Education students choosing Science, Technology, Engineering and Maths (STEM) subjects and construction undergraduate degree subjects at UCLan had increased year on year.

Jobseeker's Allowance (JSA) and Universal Credit (UC) claimants had increased against a backdrop of static unemployment.

The number of interventions / activities promoting City Deal and construction career opportunities with the City Deal area has increased and this is despite there being no direct involvement of the City Deal in having a stand at the 2017 Lancashire Science Festival as there was in 2016. Instead partners have

delivered a wide range of activities directly with schools.

The City Deal Members noted the Skills and Employment metrics as set out in Table 5 (in the report).

In addition the Infrastructure Delivery scheme summary was presented (Appendix 4 to the report) and City Deal Members noted the current stage of each project and the RAG ratings with the majority of schemes on track.

The Board felt that further information in relation to some of the more challenging housing sites would be helpful in identifying the level of risk going forward. The Board members were keen to support the progression of the sites wherever possible.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Noted the overall performance of the Programme up to September 2017.
- (ii) Noted the presented from Dr Lis Smith regarding the Skills and Employment Group.
- (iii) Endorsed the proposed Monitoring Return to Government as set out in the report for the 6 month period April 2017 – September 2017; and
- (iv) Agreed to receive a report outlining any issues and mitigating action being taken on the housing delivery sites.

Dr Lis Smith left the meeting at this point.

11. City Deal Quarter 2 Finance Report

Jo Ainsworth, Finance Advisor, Lancashire County Council presented a report (circulated) regarding Year 4 – Quarter 2 Finance Monitoring.

It was highlighted that as at 30th September 2017 the model currently showed a projected surplus over the City Deal period of £3.478m, compared to a position at 30th June 2017 of £0.126m surplus.

The changes to income related to changes in the forecasts in housing numbers and known income from a site being more than was anticipated (3.422m additional income to the model) and increased costs for the modelling work being undertaken (£0.080 additional costs to the model).

It was highlighted that there was a funding gap on one scheme which was being considered later on the agenda and it was noted that this was not reflected in the model at this stage.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Noted the Quarter 2 Finance Update; and
- (ii) Noted the key risks and issues going forward.

12. Any Other Business

None

13. Date of Next Meeting

It was noted that the next Combined City Deal Executive and Stewardship Board will be held on Monday 19th February 2018, 2pm in Committee Room 'D' – The Henry Bolingbroke Room, County Hall, Preston.

Part II (Private and Confidential)

At this point the City Deal Executive and the Stewardship Board agreed that the meeting move into Part II (Private and Confidential) in order to consider four remaining items of business which contained exempt information provided in confidence as defined in the Freedom of Information Act 2000. It was considered that in all the circumstances of the case the public interest in maintaining the exemption outweighed the public interest in disclosing the information.

14. Cardinal Newman College - Expansion

Lorraine Norris, Chief Executive, Preston City Council, introduced a report (circulated) regarding a proposed expansion at Cardinal Newman College, Preston.

In addition, Ben Pretty from Cushman Wakefield attended to discuss the independent appraisal presented with the report.

Resolved:

- (i) The City Deal Executive and Stewardship Board :noted the presentation and information provided in the independent appraisal.
- (ii) The City Deal Executive resolved that, on the basis that there is no known capital funding available to deliver the project, the request for a contribution to progress the project to RIBA stage 3, be refused.

15. City Deal Review - Terms of Reference

Jim Carter introduced a report (circulated) regarding proposed Terms of Reference for a City Deal Review.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Considered and approved the proposed Terms of Reference as set out at Appendix 'A' to the report.
- (ii) Agreed to delegate responsibility for finalising the Term of Reference to the City Deal Programme Board, in consultation with the Chairs of the Executive and Stewardship Board.
- (iii) Approved that independent advisors be procured to support the Review.
- (iv) Agreed that the City Deal Programme Board and the Chairs of the Executive and Stewardship Board oversee the Review.
- (v) Agreed that the Chair of the LEP's Growth Deal Management Board be invited to support the Review team, given key LEP funding dependencies, linkages to wider growth agendas and value added in personal expertise; and
- (vi) Noted the proposed timescale for the Review and requested that the Review findings and recommendations be brought to a future meeting of the Executive and Stewardship Board.

16. Preston Western Distributor Progress to Outline Business Case

Sue Procter, Director of Programmes and Project Management, Lancashire County Council, presented a report (circulated) regarding the Preston Western Distributor scheme.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Agreed to support the delivery of the Preston Western Distributor, Cottam Link and East West Link Road to be funded by the City Deal, subject to full approval of the Lancashire Enterprise Partnership for Growth Deal Funding;
- (ii) Agreed to the inclusion of the following supporting statement in the Outline Business Case for the Preston Western Distributor, that

"Two significant public funding decisions have been made in support of the scheme, through the single Local Growth Fund which is accessed through the Growth Deals agreed with each Local Enterprise Partnership, and separately through Highways England's Roads Investment Strategy. In total, this funding amounts to £83 million. The

City Deal Executive & Stewardship Board have resolved that the local contribution of £106.45 million for this project will be met through the resources available and which become available to the City Deal along with any subsequent cost increase above the level of grant already agreed.

(iii) Agreed that the detailed funding model for the delivery of the scheme be considered and determined through the City Deal Review process in advance of the Final Business Case required by June 2019; and

(iv) Agreed that updated information regarding the North West Preston Road Programme be made available to stakeholders and the public through a co-ordinated communication strategy

17. City Deal - Joint Working

Heather McManus , Chief Executive, South Ribble Borough Council gave a verbal update on a proposed joint working area for City Deal colleagues.

Resolved: The City Deal Executive and Stewardship Board agreed to trial the proposed shared working area at South Ribble Borough Council's offices, subject to review in 12 months time.



CITY DEAL

Preston, South Ribble & Lancashire

Preston, South Ribble and Lancashire City Deal - Stewardship Board

Minutes of the Inquorate Meeting held on Wednesday, 29th November, 2017 at 1.00 pm at the Committee Room 'C' (The Duke of Lancaster Room) - County Hall, Preston

Present

Stuart Sage (Chairman)

Heather McManus
Jim Carter

Lorraine Norris

In Attendance

County Councillor Geoff Driver CBE, Leader of Lancashire County Council
Councillor Peter Mullineaux, Leader of South Ribble Borough Council
Councillor Peter Rankin, Leader of Preston City Council
County Councillor Michael Green, Lancashire County Council
Councillor Peter Moss, Preston City Council
Mark Rawstron, LEP Director and City Deal Executive Member
Jo Ainsworth, LEP and Special Projects Finance Manager, Lancashire County Council
Andy Milroy, Senior Democratic Services Officer, Lancashire County Council
Sarah Parry, City Deal Programme Manager, Lancashire County Council
Sue Procter, Director of Programmes and Project Management, Lancashire County Council
Ginette Unsworth, Head of Communications, Lancashire County Council
Mark Vaughan, Homes and Community Agency

2. Welcome and Apologies for Absence

The Chairman, Jim Carter, welcomed all to the meeting. Round table introductions were made.

Apologies for absence were presented and noted from Jo Turton, Eddie Sutton and Karl Tupling. Stuart Sage had been formally nominated as the HCA representative for the City Deal Stewardship Board.

It was noted that due to the absence of the Lancashire County Council Chief Executive (or their nominee) that the City Deal Stewardship Board was inquorate. However as the Stewardship Board had items for noting it was agreed that it could continue to meet in an informal capacity with the minutes of the meeting formally ratified by Stewardship Board members at the next meeting.

8. City Deal Governance Report - New LEP Nominee

Andy Milroy, Senior Democratic Services Officer, Lancashire County Council presented a report (circulated) regarding City Deal Governance matters and confirmation of a new LEP nominee for the City Deal Executive.

It was highlighted that, in accordance with the Terms of Reference for the City Deal Executive, that the LEP had nominated new LEP Director Mark Rawstron as the LEP Deputy Chair's Nominee to serve on the City Deal Executive.

The report also presented a revised Membership List and Status for the Joint City Deal Meetings with it noted that the City Deal Executive and Stewardship Board meet as one combined meeting.

An additional recommendation was presented, that in light of the regular attendance of Councillor Observers at the Combined City Deal Meetings, that it be recommended that City Deal Members formally agree that each of the three member Councils can nominate one additional Observer Councillor who will be allowed to receive Part I and Part II agenda papers in advance of meetings and will also be permitted to attend Part I and Part II sections of the meeting.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Noted the appointment by the LEP of Mark Rawstron as the LEP Deputy Chair's Nominee on the City Deal Executive.
- (ii) Noted the revised Membership List and Status for Joint City Deal Meetings as set out in the report, and
- (iii) Agreed that each member Council can nominate one Councillor as an Observer who will be entitled to receive Part I and Part II agenda papers and attend Part I and Part II sections of Combined City Deal meetings.

1. City Transport Plan Workshop

At this point an informal workshop was held regarding the City Transport Plan.

Kevin Riley from Mott MacDonald attended for this workshop and gave a presentation to the City Deal members on the Preston City Centre Transport Plan.

It was noted that the Preston City Centre Transport Plan (PCCTP) is a 20 year vision for movement and connectivity. It is intended to provide a long-term overarching vision and deliverable strategy for improvements to all modes of transport to, from and within Preston City Centre.

City Deal Members provided feedback on the Plan and the Option Appraisal section of the report, in addition, it was noted that the next steps were to finalise assessments and prioritisation and return with a final plan for implementation.

Resolved: That the contents of the Preston City Centre Transport Plan be noted and that the Plan will be developed further in light of the feedback provided by City Deal Members.

3. Minutes of the City Deal Executive meeting held on 18th September 2017

Resolved: That the minutes of the City Deal Executive meeting held on 18th September 2017 be approved as an accurate record for signing by the Chairman.

4. Minutes of the City Deal Stewardship Board meeting held on 18th September 2017

Resolved: That the minutes of the inquorate City Deal Stewardship Board be approved as an accurate record and formally signed by the Stewardship Board Chairman at the next quorate meeting.

5. Matters Arising

None

6. Declaration of Interests

None

7. HCA Quarterly Monitoring Progress Update - Q2 2017/18

Stuart Sage and Mark Vaughan (both Homes and Communities Agency) presented a report (circulated) which provided a Quarterly Monitoring Update for Quarter 2 – 2017 / 18 with regard to HCA sites.

It was highlighted that during this quarter overall positive progress has been made across the portfolio. 31 houses were completed during the quarter which was significantly higher than the quarterly average. Other particular successes included:

- Walton Park Link Road – The Deal between Morris Homes and National Grid has now gone unconditional. Morris Homes stated on site in September.
- Altcar Lane – There has been a good response from the marketing exercise with 11 Expressions of Interest being received. Six responses to the sifting briefs and four shortlisted parties.
- Preston Sector D – Inchscape have secured planning permission and started on site.

Housing activity should increase over the course of the coming 12 months with a start on site expected at Altcar Lane and marketing is underway at Croston Road North Phase 1 and Cottam Hall Phase 4.

The HCA are on track to pay the total £37.5m grant by 2022/23.

In addition, it was noted that progress was being made on the Pickering Farm site and a collaboration agreement should be exchanged in early 2018. This will then enable the masterplanning work to progress.

It was noted that the recent Budget announcements included an increase in the Housing Infrastructure Fund being made available. It is likely that this increase will help, particularly, those housing plans that have already been submitted for funding and make it more likely that they will receive funding.

Resolved: The City Deal Executive and Stewardship Board noted the contents of the report and the progress made to date.

9. Communications and Marketing

Ginette Unsworth, Head of Communications, Lancashire County Council gave a presentation on Communications and Marketing activities.

A video was shown to City Deal Members from the recent MIPIM UK event at which Lancashire had a stand. The event was very successful at promoting Lancashire to a wider audience and the team in attendance received good feedback from attendees.

Ginette explained that City Deal communications are a partnership arrangement with all three City Deal Councils, the Homes and Communities Agency and the LEP / Marketing Lancashire involved.

The key messages being delivered regarding City Deal are the targets to grow the local economy by £1billion, create over 20,000 new jobs and build over 17,000 new homes.

An update was also provided on the opening of the A6 Broughton Bypass / James Towers Way and other key city deal infrastructure projects such as Preston Western Distributor, the A582 and Penwortham Bypass.

In addition, City Deal Members were updated on developments (such as Cuerden, the Harris quarter and the Enterprise Zones), housing (North West Preston, City Living and South Ribble housing) and community including local centre improvements.

It was noted that the "Invest Central Lancashire" marketing campaign was working well and enhancing awareness of Lancashire at regional, national and international levels.

In terms of the next marketing tactics, it was noted that on a regional level Lancashire will be represented at the forthcoming Place North West events (24th January and 1st March 2018) and at a national / international level at MIPIM Cannes on 18th March 2018.

In terms of progress so far it was noted that in three years City Deal has helped create over 11,489 jobs, deliver more than 2,615 new homes and invest nearly 46m of public and private sector capital.

Resolved: The City Deal Executive and Stewardship Board noted the Marketing Strategy developed to date and the progress made against the overall City Deal targets.

10. **Business and Delivery plan – Six Monthly Monitoring Report – 2017/18 and Implementation Update**

Sarah Parry, City Deal Programme Manager, Lancashire County Council presented a report (circulated) which provided City Deal Members with a six month monitoring report for 2017/18 along with an implementation update.

Sarah highlighted key milestones for Year 4 – April to September 2017 – 6 Month Performance including:

- 434 housing units were completed against a target of 503.
- 1,115 housing units were submitted for planning against a target of 390.
- 1,147 housing units were consented for planning against a target of 400.
- 2,601m² of commercial floor space was completed against a target of 418m².
- 188,642m² of commercial floor space was consented against a target of 188,642m².
- 9,116m² of commercial floor space submissions were received against a target of 1,400m².
- A combined total of £6.99m of Public and Private Sector Investment was made.
- 60 jobs were created associated with commercial floor space, 80 jobs were created associated to infrastructure projects, and, 95 jobs were created through business support activities.
- 760 young people, 423 parents and 105 Education Institutions took part in interventions / activities promoting City Deal and construction career opportunities during 2016 / 17.

Dr Lis Smith, Principal and Chief Executive of Preston's College attended the meeting at this point and provided an update from the Skills and Employment Group.

The update included work on Apprenticeships which have increased in 2016/17 against a backdrop of major apprenticeship reforms. The number of graduates accessing graduate jobs has increased both overall and into construction and engineering jobs.

It was noted that graduate placements and internships had decreased slightly and UCLan are utilising their Masterplan partnerships, for example with Conlon Construction, to address this. The number of new Higher Education students choosing Science, Technology, Engineering and Maths (STEM) subjects and construction undergraduate degree subjects at UCLan has increased year on year.

Jobseeker's Allowance (JSA) and Universal Credit (UC) claimants have increased against a back drop of static unemployment.

The number of interventions / activities promoting City Deal and construction career opportunities with the City Deal area has increased and this is despite there being no direct involvement of the City Deal in having a stand at the 2017 Lancashire Science Festival as there was in 2016. Instead partners have delivered a wide range of activities directly with schools.

The City Deal Members noted the Skills and Employment metrics as set out in Table 5 (in the report).

In addition Sarah presented the Infrastructure Delivery scheme summary (Appendix 4 to the report), City Deal Members noted the current stage of each project and the RAG ratings with the majority of schemes on track. Sarah advised that for the next meeting it was intended to undertake a detailed review of each of the schemes and that a detailed report would be presented to the next meeting.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Noted the overall performance of the Programme up to September 2017.
- (ii) Noted the presented from Dr Lis Smith regarding the Skills and Employment Group.
- (iii) Endorsed the proposed Monitoring Return to Government as set out in the report for the 6 month period April 2017 – September 2017; and
- (iv) Noted that a detailed report would be provided to the next Combined City Deal meeting for each of the City Deal Schemes.

Dr Lis Smith left the meeting at this point.

11. City Deal Quarter 2 Finance Report

Jo Ainsworth, Finance Advisor, Lancashire County Council presented a report (circulated) regarding Year 4 – Quarter 2 Finance Monitoring.

It was highlighted that as at 30th September 2017 the model currently showed a projected surplus over the City Deal period of £3.478m, compared to a position at 30th June 2017 of £0.126m surplus.

The changes to income related to changes in the forecasts in housing numbers and known income from a site being more than was anticipated from that site following planning approval (3.422m additional income to the model) and increased costs for the modelling work being undertaken (£0.080 additional costs to the model).

There is a currently reported funding gap on one scheme which was being considered later on the agenda, it was noted that this was not reflected in the model at this stage and represented a risk without mitigation that the model breaches the maximum allowed cash flow and / or the model forecasts a deficit position. This risk will need to be mitigated by measures agreed by the Executive.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Noted the Quarter 2 Finance Update; and
- (ii) Noted the key risks and issues going forward.

12. Any Other Business

None

13. Date of Next Meeting

It was noted that the next Combined City Deal Executive and Stewardship Board will be held on Monday 19th February 2018, 2pm in Committee Room 'D' – The Henry Bolingbroke Room, County Hall, Preston.

Part II (Private and Confidential)

At this point the City Deal Executive and the Stewardship Board agreed that the meeting move into Part II (Private and Confidential) in order to consider four remaining items of business which contained exempt information provided in confidence as defined in the Freedom of Information Act 2000. It was considered that in all the circumstances of the case the public interest in maintaining the exemption outweighed the public interest in disclosing the information.

14. Cardinal Newman College - Expansion

Lorraine Norris, Chief Executive, Preston City Council, introduced a report (circulated) regarding a proposed expansion at Cardinal Newman College, Preston.

In addition, Ben Pretty from Cushman Wakefield attended to discuss the independent appraisal presented with the report.

Resolved:

- (i) The City Deal Executive and Stewardship Board noted the presentation and information provided in the independent appraisal.
- (ii) The City Deal Executive resolved that, at this stage, funding not be provided.

15. City Deal Review - Terms of Reference

Jim Carter introduced a report (circulated) regarding proposed Terms of Reference for a City Deal Review.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Considered and approved the proposed Terms of Reference as set out at Appendix 'A' to the report.
- (ii) Agreed to delegate responsibility for finalising the Term of Reference to the City Deal Programme Board, in consultation with the Chairs of the Executive and Stewardship Board.
- (iii) Approved that independent advisors be procured to support the Review.
- (iv) Agreed that the City Deal Programme Board and the Chairs of the Executive and Stewardship Board oversee the Review.
- (v) Agreed that the Chair of the LEP's Growth Deal Management Board be invited to support the Review team, given key LEP funding dependencies, linkages to wider growth agendas and value added in personal expertise; and
- (vi) Noted the proposed timescale for the Review and requested that the Review findings and recommendations be brought to a further meeting of the Executive and Stewardship Board.

16. Preston Western Distributor Progress to Outline Business Case

Sue Procter, Director of Programmes and Project Management, Lancashire County Council, presented a report (circulated) regarding the Preston Western Distributor scheme.

Resolved: The City Deal Executive and Stewardship Board:

- (i) Agreed to support the delivery of the Preston Western Distributor, Cottam Link and East West Link Road to be funded by the City Deal, subject to full approval of the Lancashire Enterprise Partnership for Growth Deal Funding;

- (ii) Agreed to the inclusion of the following supporting statement in the Outline Business Case for the Preston Western Distributor, that

"Two significant public funding decisions have been made in support of the scheme, through the single Local Growth Fund which is accessed through the Growth Deals agreed with each Local Enterprise Partnership, and separately through Highways England's Roads Investment Strategy. In total, this funding amounts to £83 million. The City Deal Executive & Stewardship Board have resolved that the local contribution of £106.45 million for this project will be met through the resources available and which become available to the City Deal along with any subsequent cost increase above the level of grant already agreed.

- (iii) Agreed that the detailed funding model for the delivery of the scheme be considered and determined through the City Deal Review process in advance of the Final Business Case required by June 2019; and
- (iv) Agreed that updated information regarding the North West Preston Road Programme be made available to stakeholders and the public through a co-ordinated communication strategy

17. City Deal - Joint Working

Heather McManus , Chief Executive, South Ribble Borough Council gave a verbal update on a proposed joint working area for City Deal colleagues.

Resolved: The City Deal Executive and Stewardship Board agreed to trial the proposed shared working area at South Ribble Borough Council's offices, subject to review in 12 months time.



CITY DEAL

Preston, South Ribble & Lancashire

CITY DEAL EXECUTIVE AND STEWARDSHIP BOARD

Private and Confidential: NO

Monday, 19 February 2018

Homes England Quarterly Monitoring Progress Update – Q3 2017/18
(Appendix 'A' refers)

Report Author: Stuart Sage, Homes England

Executive Summary

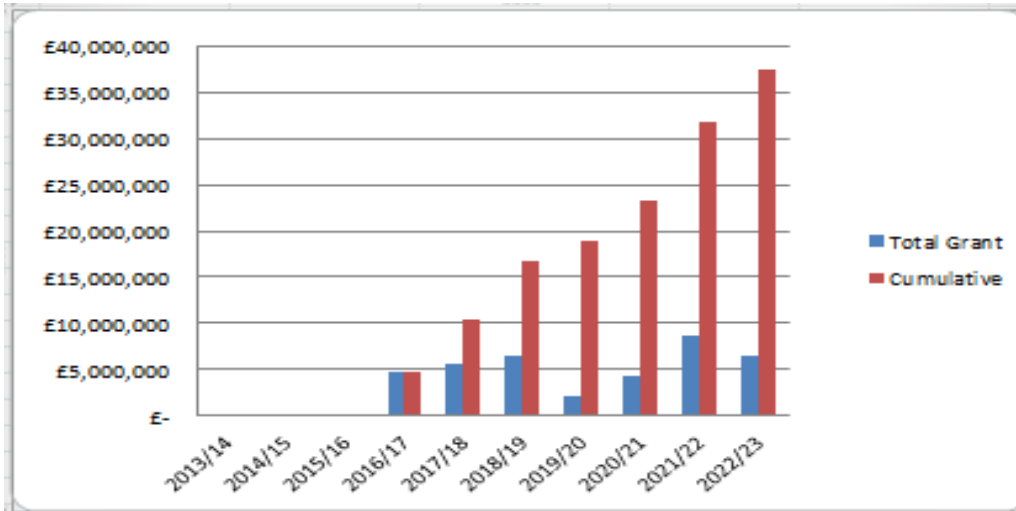
The attached report (Appendix 'A') provides an update on the progress made by Homes England on the delivery of the City Deal housing sites from 1st September 2017 to 31st December 2017.

Recommendation

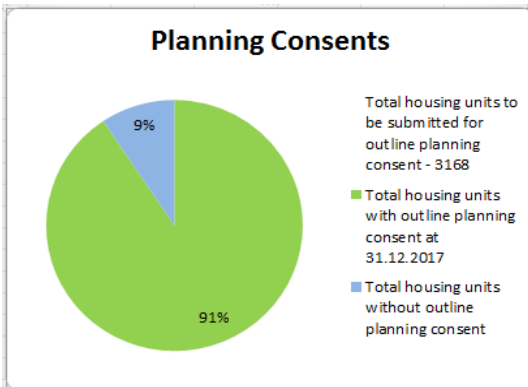
The City Deal Stewardship Board and Executive are recommended to note the content of the report and the progress made.

Background and Advice

See Appendix 'A'

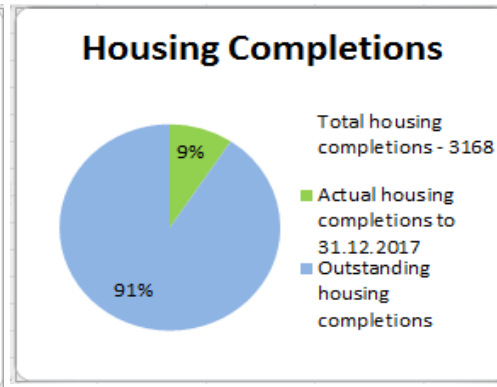


	Previous Quarter (Jul – Sep)	This Quarter (Oct - Dec)	Quarterly Average	In Year Actual	BDP Forecast for Year
Grant	£2,376,510	£89,106	£443,196	£5,569,592	£6,646,288
Loan	£0	£0	£624,131	£0	£3,187,708
Housing Completions	31	35	17	111	147

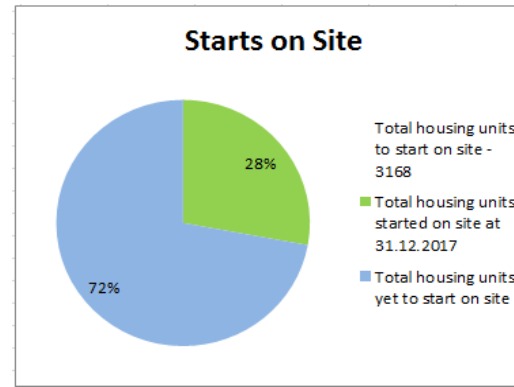


No additional planning permission for residential development secured by HCA in this reporting period.

Only Pickerings Farm is yet to achieve planning, however an amended planning consent for remaining Whittingham phases is required.

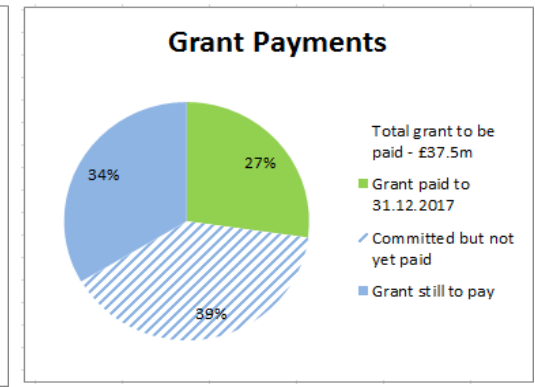


Residential development is underway on five outlets. There has been a slight increase in housing completions to reflect the increased development activity on Cottam Hall, Eastway, Whittingham and Croston Road South.



No additional Starts on Site during this reporting period.

Starts on Site are counted for the entire site on commencement of first unit.



£89,106 of grant paid in this reporting period. The grant was lower this quarter due to no contractual payments being due from developers and there were no new disposals this quarter. The grant payments relate to 3 plot sales at Cottam Site K.

1.0 Report Overview

1.1 This report provides an update on the progress made by Homes England on the delivery of the City Deal housing sites from 01.09.17 to 31.12.17. It focuses on the key delivery milestones, finances invested, outputs and draws out key risks and emerging issues.

2.0 Recommendation

2.1 The Stewardship Board and Executive are recommended to:

2.1.1 Note the content of the report and the progress made

3.0 Homes England Site Highlights (01.10.17 to 31.12.17)

3.1 Between the period 01.10.17 and 31.12.17, progress has been made on a number of Homes England sites. Key highlights and future milestones can be found in the table below:

Site	Project	Status	Completions/ total units	Completions (Oct - Dec)	Finance (Oct - Dec)	Summary	Milestones for next quarter (Jan - Mar)
1	Cottam Hall Phase 1 (Site K)	Barratts on site	79/104 (76%)	5	£89,106 grant paid to LCC in this reporting period	There have been 5 further completions this reporting period and one additional completion since the end of the reporting period. The grant consisted of payments from 3 plot sales.	A final grant payment of £113,597 will be paid to LCC in February 2018. Barratts will have then paid for the site in full and LCC will have received the entire grant for this site.



CITY DEAL

Preston, South Ribble & Lancashire

Site	Project	Status	Completions/ total units	Completions (Oct - Dec)	Finance (Oct - Dec)	Summary	Milestones for next quarter (Jan - Mar)
	Cottam Hall Phase 2	Story Homes on site.	33/283 (12%)	3	N/A	Storys Homes building out well.	N/A – ongoing build out
	Cottam Hall Phase 3	Deal done with Morris Homes - not yet on site. RM application deferred until March 18.	0/119 (0%)	N/A	N/A	Preston CC planning committee considered the RM application in January and the application was deferred. The earliest next committee will be 8 th March. This has resulted in a loan payment of £3.9m forecast for March 2018 slipping to next financial year.	RM application to go to March planning committee. The deal is anticipated to go unconditional in May once JR period has expired. This will trigger the loan payment (£3.9m)
2	Cottam Brickworks	Planning permission in place	0/206 (0%)	N/A	N/A	Site in 3 rd party ownership. Access land agreement has lapsed.	No progress envisaged by land owner in forthcoming quarter.
3	Land at Eastway (resi)	Story Homes on site.	19/300 (6%)	5	N/A	There has been one further completion since the end of the reporting period. Since the end of the reporting period a grant payment of £16,731 was made to LCC relating to an overage payment made by Story Homes to Homes England.	Grant payment of £16,731 to be paid to LCC in January 2018 (paid)
	Land at Eastway (commercial)	Conditional contracts exchanged with HBS Healthcare Ltd – not	N/A (commercial)	N/A	N/A	Contracts were exchanged with HBS Healthcare Ltd in May on a conditional basis – the condition is that Story Homes construct the access to the site and that HBS secure RM planning consent. Story Homes now have planning consent for the access road and	£278 to have been drawn up.



CITY DEAL

Preston, South Ribble & Lancashire

Site	Project	Status	Completions/ total units	Completions (Oct - Dec)	Finance (Oct - Dec)	Summary	Milestones for next quarter (Jan - Mar)
		yet on site.				changes to the guild wheel. HBS has submitted a planning application for the site. The programme for access works delivery is a start in mid-2018 with October completion. The position therefore is the unconditional sale and land receipt (followed by subsequent loan and grant payment to LCC) will be Oct 2018 and not this financial year.	
4	Whittingham	Taylor Wimpey on site (phase 1 only)	Ph 1 - 66/150 (44%)	7	N/A	Consultant procurement to resolve planning and design issues has resulted in a team including Campbell Reith, Barton Willmore, and JLL being appointed to develop a planning and disposal strategy	Consultation on masterplan options, planning strategy and highways to have taken place. Meetings with PCC and LCC to take place in February 2018. Meeting with sports and social club to take place by the end of March.
5	Preston East EA	Site not yet marketed	N/A (commercial)	N/A	N/A	Soft marketing test has been completed. There is a very good range of interest in the site. There is a very good market for these types of sites currently. The disposal options appraisal work has also been completed with JLL and we have preferred option which Homes England will be bringing an internal approval paper forward for	N/A



CITY DEAL

Preston, South Ribble & Lancashire

Site	Project	Status	Completions/ total units	Completions (Oct - Dec)	Finance (Oct - Dec)	Summary	Milestones for next quarter (Jan - Mar)
						in the coming months. It is anticipated that the site would be out to the market in c9 months' time.	
	Preston East – Sector D	Deal completed with Inchcape Estates – now on site	N/A	N/A	N/A	Inchscape Estates have secured planning permission and are now on site	N/A
6	Pickerings Farm	Site not yet marketed	0/297 (0%)	N/A	N/A	Negotiations with Taylor Wimpey re collaboration agreement progressing well. Both parties have agreed 90% of the Collaboration Agreement terms and Homes England now need to secure Director of Land support to the terms which involves a future acquisition of land by Homes England from TW.	Internal approval to be secured for Collaboration Agreement (target is by end of Fed Homes England to then instruct consultants on masterplan and planning and engage with SRBC and other stakeholders.
7	Altcar Lane	Site currently on the market	0/200 (0%)	N/A	N/A	Internal approval was secured on 22 Jan to proceed with the preferred bidder (Lovell). Conditional contracts are due to be in place by March 2018. They start on site Jan 19 and, as this is an Accelerated Construction project, receipt will be paid upon completion of the last unit in Jan 2022.	Contracts should be in place with Lovell



Site	Project	Status	Completions/ total units	Completions (Oct - Dec)	Finance (Oct - Dec)	Summary	Milestones for next quarter (Jan - Mar)
8	Croston Road North	Site not yet marketed	0/400 (0%)	N/A	N/A	Phase 1 now agreed with South Ribble. HCA due to start marketing this phase in April 2018. Progress has been made on the acquisition of land currently outside of HCA ownership, which if successful will enable the completion of the spine road.	N/A
9	Croston Road South	Miller on site.	53/175 (30%)	13	N/A	Millers on site and building out. Very strong sales evidence. There have been 3 further completions since the end of the reporting period.	N/A – ongoing build
10	Brindle Road	Complete	46/46 (100%)	N/A	N/A	All units completed and all finances resolved.	N/A
11	Walton Park Link	Morris on site	0/350 (0%)	N/A	N/A	Deal between Morris Homes and National Grid has now gone unconditional. Morris commenced early site clearance works on site in September.	N/A – ongoing build

4.0 Housing Infrastructure Fund (HIF)

- 4.1 Since the end of the reporting period, the outcome of the Marginal Viability HIF bids have been announced, for which LCC had submitted a bid for Pickerings Farm. The Pickerings Farm bid was not successful, however Homes England will be reviewing all unsuccessful HIF bids to identify where it can best support the most deliverable proposals. The outcome of the Forward Fund HIF bids, for which LCC have also submitted a bid, is likely to be announced in March 2018.



CITY DEAL

Preston, South Ribble & Lancashire

5.0 Risks

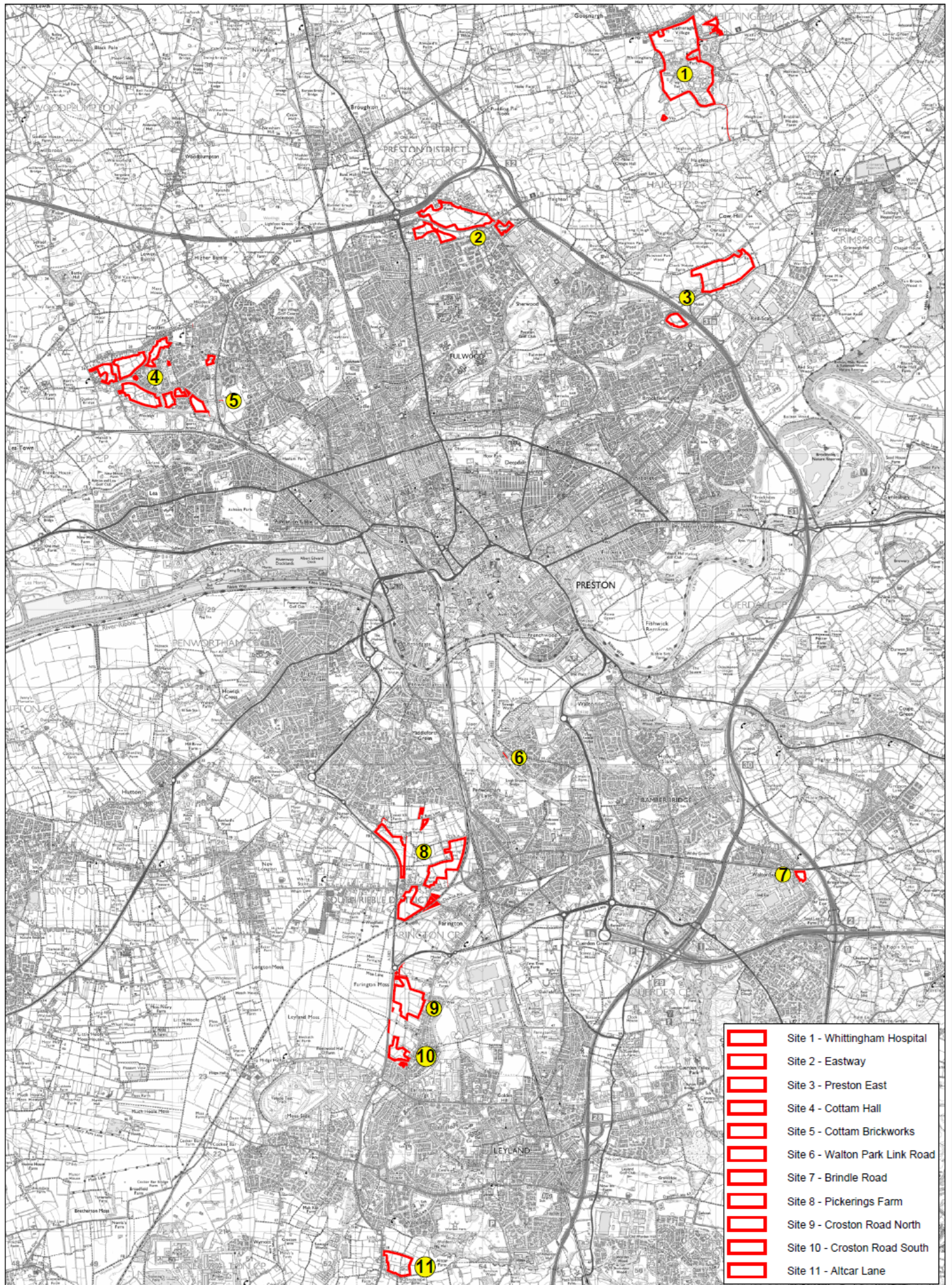
- 5.1 Ongoing delays associated with Pickerings Farm and Whittingham Hospital risk the ongoing success of housing delivery across HCA land. Measures are being put in place to address the delays and expedite progress where possible. There has been progress on Whittingham Hospital with the appointment of a multi-disciplinary team.
- 5.2 Viability remains a concern at Whittingham Hospital due to the level of abnormal costs associated with a new spine road, foul sewer connection and the provision of a new sports facility. Partners will be engaged in these discussions at the earliest opportunity.

6.0 Summary

- 6.1 Overall positive progress is being made across the portfolio. The 35 completions last quarter were significantly higher than the quarterly average. Other particular successes include:
- Altcar Lane – a preferred developer has now been selected and the conditional contract should be in place by March 2018.
 - Whittingham – the consultant procurement has completed and work is now underway on the development of masterplan options and the planning strategy.

Housing activity should increase over the course of the coming 12 months with a start on site expected at Altcar Lane and Cottam Hall Phase 3. Marketing will also get underway at Croston Road North Ph1.

- 6.2 HCA are on track to pay the £37.5m grant by 2022/23.



- Site 1 - Whittingham Hospital
- Site 2 - Eastway
- Site 3 - Preston East
- Site 4 - Cottam Hall
- Site 5 - Cottam Brickworks
- Site 6 - Walton Park Link Road
- Site 7 - Brindle Road
- Site 8 - Pickerings Farm
- Site 9 - Croston Road North
- Site 10 - Croston Road South
- Site 11 - Aitcar Lane

HCA Preston City Deal Sites

APH24298 / 15/06/2017 / SCALE : N. T. S.


 Spatial and Market Intelligence
 Tel: 0300 1234500
 Email: spatial.intelligence@hca.gov.uk
 www.homesandcommunities.gov.uk

Information shown is correct to the best of Spatial Intelligence Departments knowledge at date of issue.
 This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Stationery Office. © Crown Copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings.
 Homes and Communities Agency GD 100024393.



CITY DEAL

Preston, South Ribble & Lancashire

CITY DEAL EXECUTIVE AND STEWARDSHIP BOARD

Private and Confidential: No

Monday, 19 February 2018

Project Implementation Update - 2017/18 Quarter 3 (Sept-Dec 2017)

Appendix A refers

Report Author: Sarah Parry, Programme Manager – City Deal, Lancashire County Council, Tel: 01772 530615, email: sarah.parry@lancashire.gov.uk

Executive Summary

This Quarterly Infrastructure Monitoring Report shows that overall good progress continues to be made on delivering the schemes against the agreed milestones. Of the 48 Schemes in the current Business and Delivery Plan, 21 are progressing as planned, 10 schemes have completed, 12 schemes are under review as their delivery programme is not yet confirmed and 5 have been highlighted amber due to the potential risk of not meeting their milestones going forward, which are:-

- Penwortham Bypass – Scheme completion date 3 months later than previously reported following the detailed design exercise, now forecast for Q4 2019/20
- Guild Wheel Upgrade Link – P1 Bluebell Way – revised scheme being prepared due to affordability
- Grimsargh Green – Discussions ongoing regarding maintenance of the playing pitch, awaiting outcome for decision
- Preston Bus Station On Site Highways works – uncertainty around programme,
- Cuerden Strategic Site Road Infrastructure – planning, legal and commercial reasons have impacted on the programme, start on site now anticipated April 2018.

The report also provides an update on progress at the Pickerings Farm and Whittingham Hospital development sites, being two of the most complex and valuable sites in the City Deal.

Recommendation

The E&SB is asked to note the Quarter 1 Implementation Update for the period September - December 2017.



Background and Advice

1. QUARTER 3 – PROJECT MONITORING REPORT (Sept - Dec 2017)

- 1.1 A quarter 3 performance dashboard is attached at Appendix A and provides "at a glance" information on the delivery of the infrastructure schemes to date.
- 1.2 The E&SB will note that of the 48 infrastructure schemes included in the Plan for 2017/18; 21 are progressing as planned with no issues identified; 5 have been highlighted amber due to potential risks of not meeting milestones going forward; 10 schemes have now completed and 12 schemes are under review/subject to the outcome of masterplanning exercises and therefore no milestones have been agreed at this point in time.

2. UPDATE ON KEY IMPLEMENTATION ISSUES

- 2.1 The table below sets out the more significant issues that are being prioritised in the Programme in order to appropriately manage risk. Some of the issues have previously been reported and an update on the current position is provided.

Scheme/Issue	Value to the Programme	Update/Latest Position
<p>Pickerings Farm - Link Road cannot be progressed to design stage until bridge options have been determined and funding issues resolved.</p> <p>Arrangements will need to be in place prior to detailed masterplanning being completed.</p>	<p>1350 Units</p> <p>£5.5m CIL potential</p>	<p>Discussions are ongoing with Network Rail regarding a new bridge over the WCML and the associated cost implications for the City Deal. Further work is being undertaken to understand at what point this access is required from a highways technical perspective.</p> <p>The design for Bee Lane bridge has now been completed which will inform the masterplanning process.</p> <p>SRBC have been informed, that their Housing Infrastructure Fund (HIF) Marginal Viability bid, that was to support the delivery of this bridge as part of a wider Cross Borough Link road, has been unsuccessful.</p> <p>Negotiations with Taylor Wimpey regarding the collaboration agreement are progressing well. Both parties have agreed 90% of the Collaboration Agreement terms</p>



CITY DEAL

Preston, South Ribble & Lancashire

		<p>and Homes England now need to secure Director of Land support to the terms which involves a future acquisition of land by Homes England from TW.</p> <p>Homes England is seeking Internal approval for the Collaboration Agreement by the end of February.</p> <p>Homes England will then instruct consultants on masterplan and planning and engage with SRBC and other stakeholders.</p>
<p>Whittingham Hospital Site requires redesign of later phases in order to deliver the site.</p>	<p>650 Units £23m (s.106)</p>	<p>£5.4m has been received to date from this site. The redesign of the scheme will result in the level of contribution being significantly lower than the s.106 originally agreed, presenting a risk to the finance model.</p> <p>A new consultant team has been appointed by Homes England to resolve planning and design issues and to develop a planning and disposal strategy.</p> <p>Consultation on masterplan options, planning strategy and highways is to take place by the end of March.</p> <p>Meetings with Homes England, PCC and LCC to take place in February 2018.</p>

Infrastructure Delivery - Quarter 3 - October-December 2017

This dashboard provides an overview of how the CD Infrastructure Projects have performed during Q3 - Oct-Dec 2017

City Deal infrastructure delivery – Overview of progress against milestones for Quarter 3 – 2017/18

No.	REF	Scheme name	Q3	Forward RAG	Stage
Zone: North West Preston					
1.	T01-02	Preston Western Distributor (PWD)			Business case
2.	T01-03	East West Link Road (EWLR)			Business case
3.	T01-04	Cottam Parkway			Business case
4.	P01-01	Broughton/Fulwood (North of M55)			Design
5.	P01-02	Broughton/Fulwood (South of M55)			masterplanning
6.	P01-03	North West Preston/Cottam/Ingol/City Centre			masterplanning
7.	P01-04	Warton to Preston Distributor			masterplanning
8.	C01-01	Guild Wheel Upgrade Link – P1 Bluebell Way			Design
9.	C01-02	Guild Wheel Upgrade Link – P2 Watery Lane			Design
10.	C01-04	Lancaster Canal Towpath			Design
11.	C01-05	Tom Benson Way			Design
City Deal Zone 2: North East Preston					
12.	P02-01	Longridge/Grimmsargh/Ribbleton/City Centre			masterplanning
13.	C02-01	Grimmsargh Green			Design
City Deal Zone 3: Preston City Centre					
14.	T03-01	Preston Bus Station – concrete repairs/car park			On site
15.	T03-02	Preston Bus Station – refurb of concourse			On site
16.	T03-03	Preston bus Station – on site highways works			On site
17.	T03-08	Fishergate Central Gateway – Ph3			Design
18.	P03-01a	PWD to Samlesbury – New Hall Lane Local Centre (local centre)			On site
19.	P03-01b	PWD to Samlesbury – New Hall Lane Local Centre (corridor)			masterplanning
20.	P03-02	City Transport Plan			underway
21.	C03-01	Preston bus station – Youth zone			No milestones
22.	C03-04	East Cliff Cycle Link and Bridge			No milestones
23.	C03-05	Expanded City Cultural Development programme			underway
City Deal Zone 4: Penwortham & Lostock hall					
24.	T04-01	Penwortham bypass			On site
25.	T04-08	A582 south Ribble Western Distributor dualling (SRWD)			No milestones
26.	T04-09	Pickerings Farm Link Road			No milestones
27.	T04-10	New Ribble Crossing – feasibility study			underway
28.	P04-01	Hutton/Higher Penwortham/City Centre			planning
29.	P04-02	North of Lostock Lane			masterplanning
City Deal Zone 5: Leyland and Cuerden					
30.	T05-03	Cuerden Strategic Site – road infrastructure			Planning
31.	T05-02	Moss Side Test Track – road infrastructure			Planning
32.	P05-01	South of Lostock Lane			masterplanning
33.	C05-01	St Catherine's Park – Phase 2			Design
34.	C05-06	Central Park Development Plan			underway
City Deal Zone 6: Bamber Bridge					
35.	P06-01	Bamber Bridge/City Centre			On site
None Zone specific					
36.	NA03	Corridors master planning			underway
37.	NA-02	City Deal Cycling and Walking Delivery Plan			underway
38.	NA-01	Leisure Development Plan			underway
Completed schemes					
1.	T03-09	Fishergate winckley Sq – Ph 1 THI (Cannon Street)			complete
2.	C04-02	Landmark Features – P3 Leyland Tractor			complete
3.	T03-07	Fishergate central Gateway – Ph2			complete
4.	C03-02	Fishergate Winckley Square – P2 Winckley Sq Gardens			complete
5.	C03-03	East Cliff Cycle Hub			complete
6.	T04-06	A582 Tank Roundabout			complete
7.	T01-01	A6 Broughton Bypass			complete
8.	N/A	Preston bus Station – off site highways works			complete
9.	C04-01	Landmark Features – P2 Iron Horse			complete
10.	T04-07	A582 Pope Lane roundabout			complete

Milestone met/scheme is on track = **GREEN**

Milestone not met/ uncertainty about funding/delivery options/future milestones but mitigating action being taken = **AMBER**

Milestone not met/risk to programme/delay = **RED**

Schemes with milestones in the previous quarter are shown in bold above.

Project updates this quarter –

Preston Western Distributor (PWD) and East West Link Road

The report setting out the funding position was approved by the Executive and Stewardship Board in November 2017. Milestones for the scheme have now been confirmed and the business plan updated. Milestones for the next quarter (year 4 Q4) are OBC submitted and approved and CPO made. The target for full business case approval is now set for June 2019 with construction contract awarded in September 2019, Start on site in November 2019.

Broughton/Fulwood corridor (north of M55) – Successful consultation with key stakeholders has taken place and this is now complete. Preparation of PQQ and tender documentation is now nearing completion with a minor delay to the concept design approval which will be submitted for a decision at the Cabinet meeting on 18th January.

Hutton/higher Penwortham/City Centre corridor – Milestones for this scheme have now been confirmed following the planning application for Penwortham bypass. Work towards submitting the planning application for this scheme will commence with a target for submission in Q3 2018/19.

A582 Pope Lane Roundabout – this scheme completed in Q3 as anticipated with a new junction to replace the previous roundabout.

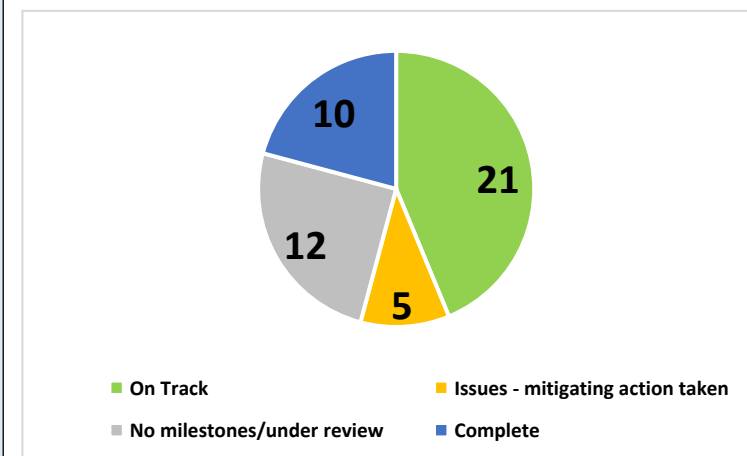
Bamber Bridge – Town Centre improvements – commenced on site for this second phase in January 2018 as planned with completion on programme for September 2018.

Campus Strategy – This innovative Campus, health and leisure and wellbeing high level business plan was approved by South Ribble BC Cabinet in January. This new strategy has absorbed the former Leisure Development Plan and Central Park Development Plan.

Guild Wheel Watery Lane – Detailed design was approved for this scheme that will result in improvement to access and surface on this stretch of Public right of Way.

Fishergate Phase 3 – good progress - ahead of schedule - a section of works have been brought forward in order to minimise disruption to Guild Hall loading bay during a big event in February while still meeting the target to complete Lord Street before the opening of new coach station in April.

Scheme status based on forward RAG at end of Quarter 3 - 30 December 2017



Project Issues –

Preston Bus Station – concrete repairs and car park – revised completion date for this scheme is 2 March 2018. This slight delay is a consequence of additional works to ramp bearing on both entry and exit ramps, the condition of which were significantly worse than envisaged.

Preston Bus Station – concourse – revised planned completion date is now 4 April 2018. This is as a result of the discovery of asbestos following receipt of vacant possession of individual units in the central spire.

Preston Bus station – on site highway works – The western apron construction programme will face a slight delay due to its reliance on the wider public realm works in the vicinity of the Station. It is now expected to start on site in April 2018. A revised programme is under development.

Penwortham Bypass: Enabling works commenced on this scheme in November 2017 however further certainty around the project plan and timescales now places completion of this scheme in year 6 2019/20 Q4.

Cuerden Strategic Site Road Infrastructure – Detailed design work is still underway – this will continue in phases throughout the scheme. Advance work on site such as compound established is anticipated in February 2018.

The City Transport Plan /cycling and walking delivery plan and the corridors master planning - Consultancy work in relation to the above schemes is now almost complete. All schemes were originally programmed for final outputs/presentation to the Executive and Stewardship Board in Q3 but all are now being considered as a whole with a view to presentation and recommendations in for all three together at the June Executive and Stewardship Board meeting.

Guild Wheel – Bluebell Way – A revised scheme is being considered for this proposed section of the Guild Wheel as original design was unaffordable. The alternative scheme will consider looking at varying the quality of finish or reducing overall length of the route.

New Hall Lane Local Centre – a slight delay to completion of this scheme is expected as a result in delay in materials delivery. Completion now expected in Q4.

Grimmsargh Green – Currently awaiting confirmation from Parish Council that they will commit to long term maintenance. Also now looking to implement emerging FA guidelines on pitch management



CITY DEAL

Preston, South Ribble & Lancashire

CITY DEAL EXECUTIVE AND STEWARDSHIP BOARD

Private and Confidential: No

Finance Update - Quarter 3 - October 2017 to December 2017
(Appendices 'A' and 'B' refer)

Report Authors:

Joanne Ainsworth, Finance Advisor, Lancashire County Council,
Tel: (01772) 532358, email joanne.ainsworth@lancashire.gov.uk

Executive Summary

This report provides an update on the City Deal Infrastructure Delivery Fund (IDF) during Quarter 3; October to December 2017 and sets out the latest position going forward.

The current position of the IDF is a **projected surplus** over the life of the deal of **£3.675m**. This represents a small increase from the previously reported position at September 2017, and is based on the assumption that the required actions relating to the £75.150m North West Preston Roads Programme (NWPRP) following the NWPRP funding decision are agreed. To not do so would result in the IDF model being over spent by £ 71.475m which would breach the agreed funding position.

Key Risks to the model.

- Agreement to fund the NWPRP programme has created a pressure in the model of **£75.150m** which will require mitigation by agreement of the partners. Work is ongoing as part of the wider review.
- Other developer contributions of £17.584m still need to be secured, additionally circa. £15m currently secured is now at risk following the need for revision of the planning application for the Whittingham Hospital site. The total risk of reductions to income are therefore **c£32.5m**.

Recommendation

The City Deal Executive and Stewardship Board is asked to:

- (i) note the Quarter 3 Finance Update (Appendix 'A') and Dashboard (Appendix 'B')
- (ii) note the key risks and issues going forward.



Background and Advice

1. YEAR 4, QUARTER 3 FINANCE MONITORING REPORT (attached)

1.1 Introduction

1.2 The City Deal infrastructure delivery model ("the model") is a finance model showing the finance activity to date and expected within the City Deal over the life of the project. The model is split into two sections - resources or income to be received into the model from the various income streams, and, delivery programmes or expenditure paid or forecast to be paid on the infrastructure schemes. The City Deal is an accelerated delivery model based on the understanding that while the timing of resources coming into the model will be behind expenditure on schemes, requiring cash flow support from the County Council, there is an understanding and commitment of the partners to keep the model balanced.

1.3 It is recognised that the model is dynamic and that changes to the income and expenditure in the model will occur over time. This is a matter of sustainability subject to maximum cash flow approvals being in place and not being breached.

1.4 Key risks to the model

Resources

1.5 Whilst most of the income to the model is fixed in commitment or capped amounts, the main risk (with the exclusion of changes to Government policy and how those might affect the model in terms of income, is certainty of securing developer contributions in line with the expectations at the outset of the City Deal as noted above. The risk relating to changes to Government policy is being considered by the City Deal Executive and Stewardship Board.

1.6 After building in increased rates, and the modelling of those sites / units which will attract CIL and other contributions, the level of developer contributions expected into the model is £111.899m. Due to reported slippage in sites being brought forward for development £13.425m of the developer contributions are now expected to come into the model in the "run-on" period of years 11-15, this was verified in the interim report of the Resources Review, undertaken by external consultants. This also has increased the period of time that LCC will have to cash flow the City Deal over and the resulting finance charges incurred which will have an impact of £0.268m.



- 1.7 While there is more certainty with regard to the CIL element of developer contributions, £54.340m relates to “Other Developer Contributions”, previously referred to as CIL Plus. These include monies payable through, section 106/278 agreements. It should be noted that to date £36.756m of these have already been secured under agreements leaving an amount of £17.584m still to be sought. This outstanding £17.584m represents a risk to the model remaining in balance, should these not be secured, expenditure and resource forecasts will not remain aligned. The issues relating to the agreed s106/s278 monies and the linking to delivery of schemes is addressed below and is the subject of ongoing work. There is also the risk that a renegotiation of a planning application for a key site, (Whittingham Hospital) which is currently reporting a secured s106 agreement, will not realise as much income to the model under the revised application. Information is outstanding to fully understand the effect on the model of the suggested revised application.
- 1.8 There are also changes to government policies proposed relating to CIL, NHB and business rates along with a housing White Paper. All of these have the potential to undermine the assumptions currently in the model, these have been considered in the Resources Review work. To date only the NHB changes have been confirmed. In short the changes are from 2018/19 for NHB being paid for 4 years instead of 6 per house. The impact on the current 10 year model would be c£9m with no mitigation. Over a 15 year period with the NHB reduction, the model would continue to be significantly and adversely impacted.

Expenditure

- 1.9 All agreed expenditure changes and slippages have been included in the model and items to be agreed at this meeting will be reflected in future models once agreed. The Executive and Stewardship Board considered, at its previous meeting to fund the delivery of the North West Preston Roads Programme (NWPRP) including Preston Western Distributor (PWD). Whilst the agreement to fund was made the compensating changes to the model, to ensure income and expenditure remain aligned, were deferred to form part of the 5 year review process due to complete summer 2018. The current IDF position reflects the revised PWD cost estimates and uses a balancing mitigating adjustments line of £75.150m to ensure the model remains balanced and within the maximum allowed cash flow position whilst awaiting the outcome of the 5 year review. This funding position will need to be addressed by the time the NWPRP need full business case approval in 2018/19.
- 1.10 Scheme estimates set out in the model continue to be refined and tested as schemes are subject to detailed design, preparation of cost estimates and tendering prior to implementation. The Infrastructure Delivery Steering Group



CITY DEAL

Preston, South Ribble & Lancashire

has a process in place to ensure that final costs are scrutinised prior to approval and schemes are fully funded prior to implementation.

- 1.11 It should be noted that the expenditure lines are indicative budgets allocations only – the amount needed and available for each scheme as it comes forward will depend on the dynamics of the model at the time in terms of funding secured and expected, along with competing priorities from other schemes. There is no guarantee that all allocations can be fulfilled if the income to the model is not forthcoming.
- 1.12 Position of the model as at 31st December 2017.**
- 1.13 The model as at Quarter 3 2017-18 is appended to this report.
- 1.14 The model is currently showing a projected surplus over the city deal period of £3.675m, compared to a position at 30th September 2017 of £3.478m surplus.
- 1.15 The changes this quarter relate to changes in S106 actual monies received compared to forecast (£0.243m) and an increase in the loan interest by virtue of an update of the HCA disposal (£0.024) and small increased changes in expenditure (£0.022).
- 1.16 There is a currently an agreement to fund NWPRP which if unmitigated represents a risk that the model forecasts a deficit position of £71.475m This risk will need to be mitigated by measures agreed by the Executive and a line for mitigation measures required is included in the model.
- 1.17 Comparing 2017/18 forecast outturn against those planned as per the 3 year business plan 2017-20 shows the graphs below. However these are subject to change following the completion of work as detailed in section 1.9.



Resources 2017/18 to 2019/20



The above shows that, over the 3 year period covered by the business plan, the forecasts are for the income targets to be met, however the actuals received to date (Qtr. 3 of the first year) are low compared to the total which represents a slight risk to the model if the forecasts slip further as we go through the business plan period.



Expenditure 2017/18 to 2019/20



The graph shows the movement in forecasts of expenditure items compared to that at the time the business plan was developed. The changes to the current forecast relate to increased funding provision made for the Broughton Bypass and the additional funding required for the NWPRP along with the mitigation measures required by 2018/19.



CITY DEAL

Preston, South Ribble & Lancashire

1.18 **Key issues raised by 31st December 2017**

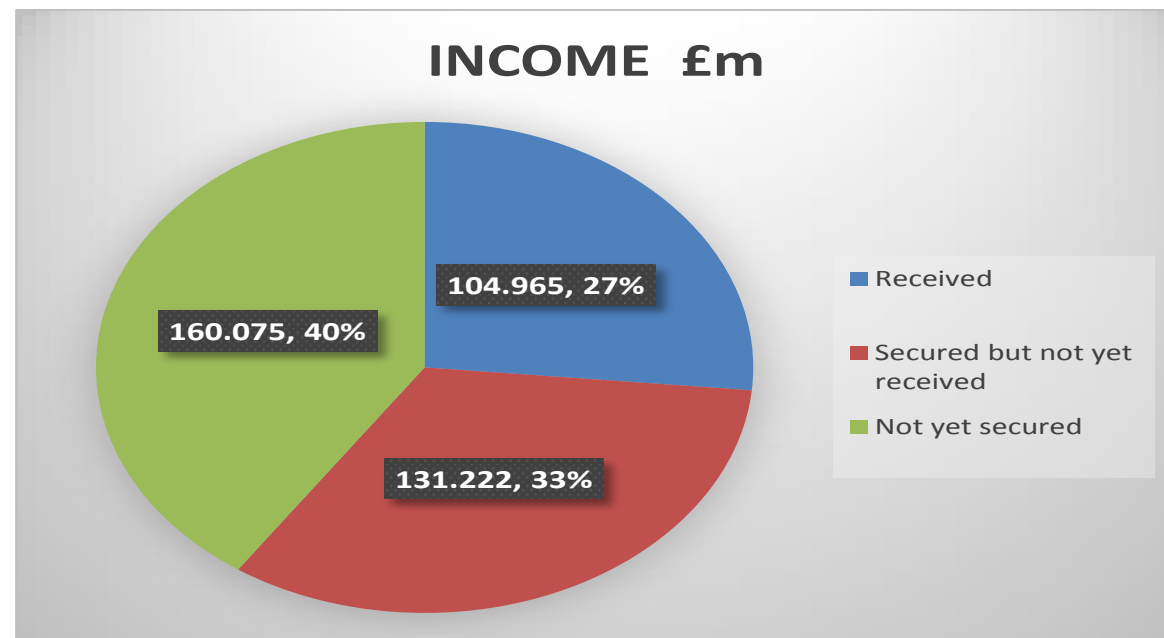
- 1.19 As part of the Resources Review, Keppie Massie are advising on the assumptions made at the outset of the Deal with specific regard to the “other developer contributions” stream which includes s106 payments.
- 1.20 The partners continue to work together to ensure there is a shared and common interpretation of the binding Heads of Terms which require the partners to maximise the value of developer contributions being collected and paid into the fund, and to identify additional housing sites within the area. Work is underway to quantify the amount of additional developer contributions collected to date against that forecast as well as capture the projects being delivered by the funding, as part of the City Deal Infrastructure Delivery Plan.

Finance Dashboard - Quarter 3 Oct-Dec 2017

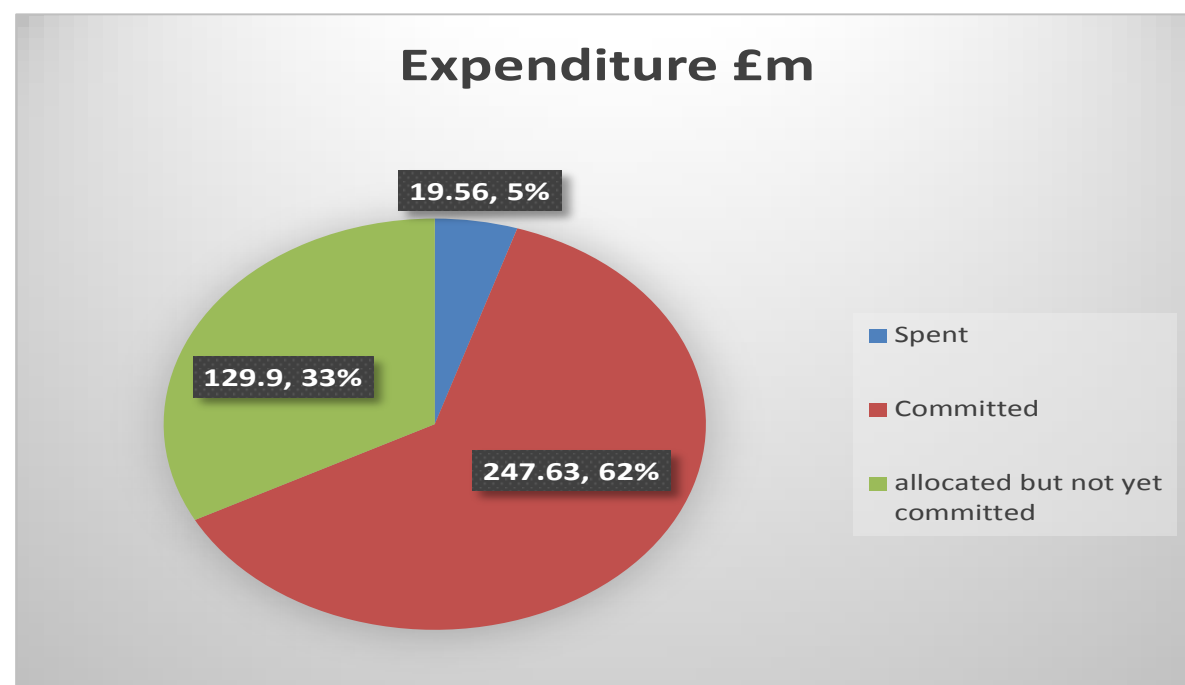
Appendix B

This summary provides an overview of how the City Deal Programme IDF has performed during quarter 3 – October to December 2017

Split of total income in the model showing received, secured and still unsecured
The graphs below show the position **over the life of the deal** as at Qtr 3 year 4.



Split of Total Expenditure split by spent, committed and allocated but not yet committed

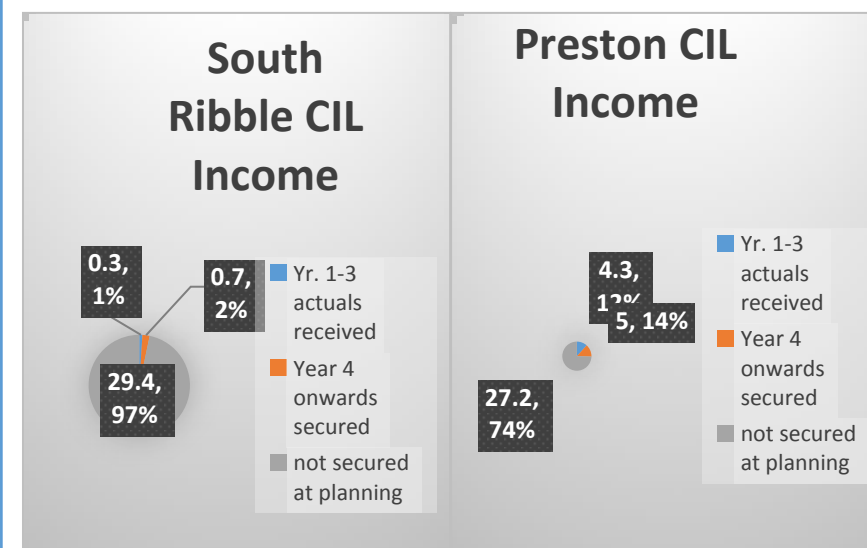


The above position shows the assumption that the commitment to North West Preston roads programme will be met by mitigating actions. As at qtr 3 year 4 the deal has received or secured 60% of the income forecast and spent or committed 67% of the expenditure forecast over the life of the deal.

POSITION OF THE MODEL AS AT 31st December 2017

- Surplus over 10 year deal (15 yr collection period) is **£3.675m.**
- Changes since last model
 1. Inclusion of Mitigation adjustment line following approval to fund NWPRP (£75.150m) as this will be required in time for FBC approval in 18/19 to allow the model to stay within agreed funding limits
 2. Section 106 monies received more than forecast (£0.243m)
 3. Increase in loan interest payable to HCA following revised BDP (-£0.024m)
 4. Increase in other expenditure lines (-£0.22m)
 5. Reprofileing of expenditure lines to latest forecast spend - no overall impact but changes to cash flow position over years.

CIL contributions based on current forecasts secured by district based on housing return data



KEY RISKS

- The agreement to fund NWPRP to total of £189.45m has created the need for mitigation measures to ensure the model remains in balance, these can be increased income from new sources or sites or reduction in existing expenditure allocations or a combination of both, until this mitigation is agreed there remains a risk of **£75.150** to the model.
- Viability of sites – Partners are committed to maximising the value of developer contributions per site – this is constrained by the commercial viability.
- Delays to housing developments – the City Deal IDF is over a 10 year period with 5 year run on to collect monies – housing delays past year 10 could negatively impact the model and funds available to spend.
- Changes to government Policy affecting income levels to the model. Currently NHB changes announced with further announcements expected on CIL and Business rates retention.
- Infrastructure budget allocations and cost estimates when schemes come forward for approval may differ, this needs managing within the programme to ensure the model remains in balance.



CITY DEAL

Preston, South Ribble & Lancashire

CITY DEAL EXECUTIVE AND STEWARDSHIP BOARD

Private and Confidential: No

Monday, 19 February 2018

Preston Western Distributor (including Cottam Link Road) and East West Link Road

Report Author: Marcus Hudson, Tel 01772 530696
marcus.hudson@lancashire.gov.uk

Executive Summary

This report provides an update on the Preston Western Distributor, East West Link Road and Cottam Link Road, a key City Deal scheme. It reports that several key milestones have been reached since the City Deal Executive and Stewardship Board met in late November 2017, firstly with the production of a second independent cost verification which confirmed the financial position reported at that meeting as a reliable basis for subsequent key stages. At its meeting on 10th January 2018, the Transport for Lancashire Committee recommended that the LEP Board grant the scheme Conditional Approval, which the Board did at its meeting on 30th January 2018. With this conditional funding approval confirmed, the County Council's Cabinet was able to agree, at its meeting on 1st February 2018, to make and advertise Side Roads and Compulsory Purchase Orders for land and rights, as well as changes to the existing highway network and two bridge schemes that will cross the Lancaster Canal and the Millennium Ribble Link.

The report presents a programme of work which considers forthcoming key milestones anticipated to take us to a start to construction by the end of 2019.

Recommendation

The City Deal Executive and Stewardship Board is asked to note the report.

Background and Advice

- 1.1 At its meeting in November 2017, the City Deal Executive and Stewardship Board were presented with a private and confidential report regarding the North West Preston Road Programme (NWPRP), comprising the Preston Western



CITY DEAL

Preston, South Ribble & Lancashire

Distributor, (PWD) which includes a new Junction 2 on the M55, Cottam Link Road, and the East West Link Road. Since that time, a number of important milestones have been reached towards the delivery of this major road scheme.

- 1.2 Members will recall that the County Council's Development Control Committee resolved to grant planning permission for the road scheme at its meeting on 4th October 2017. Since that time, work has continued to finalise the signing of a section 106 agreement with a third party landowner relating to necessary ecological mitigation measures, which is imminent.
- 1.3 In light of this progress, the funding case for the Preston Western Distributor has been able to proceed with the finalisation and submission of an outline business case to the Lancashire Enterprise Partnership (LEP) to seek approval for the Growth Deal element of the funding package, an allocation of £58 million.
- 1.4 Prior to proceeding to this stage, officers had completed a cost exercise to verify the cost estimate forming the basis for this submission. Members will recall that a number of independent specialist reviews have been carried out to update or verify the scheme cost estimate since the original concept and cost estimates were established in 2013. Most recently, a second independent cost verification was commissioned during Autumn 2017, following the outcome of the planning process, which has since confirmed the financial position as a reliable basis for reporting to the following key stages.
- 1.5 At its meeting on 10th January 2018, the LEP's Transport for Lancashire Committee received the report of the LEP's independent assurance assessor in these matters, Atkins, and their recommendation that Conditional Approval be granted to enable the scheme to progress to Full Business case submission. The current projected outturn capital cost of the Preston Western Distributor of £161.6m was set out in the report and an explanation given as to the difference to the £104.5m reported at Programme Entry in 2014. The assessor's report confirmed that the scheme is predicted to deliver high quality for money with a benefit to cost ratio of 2.29, with the potential to generate an additional £144m of GVA for the local economy, over its 60-year evaluation period, principally through unlocked development.
- 1.6 On the basis of this information, the Transport for Lancashire Committee recommended that the LEP Board grant the scheme Conditional Approval, which the Board did at its meeting on 30th January 2018.
- 1.7 To remind members of the City Deal Executive and Stewardship Board, the most recent cost estimate reported for the NWPRP (comprising the Preston Western Distributor and, additionally, the East West and Cottam Link Roads) is £189.45m. The agreed capital contribution from the Local Growth Fund through the Lancashire Growth Deal is fixed at £58m. Highways England has also



CITY DEAL

Preston, South Ribble & Lancashire

confirmed its £25m contribution towards the cost of the new M55 Junction 2. The City Deal Infrastructure Fund will fund the balance, with a local contribution of £106.45m met through the resources available and which become available to the City Deal along with any subsequent cost increases above the level of the grant already agreed. Lancashire County Council has confirmed through the outline business plan process that it will underwrite the impact of any timing difference in relation to receipt of City Deal funding and any subsequent cost increase.

- 1.8 Confirmation of these planning and funding consents has enabled arrangements for land assembly to proceed through an important milestone. At its meeting on 1st February 2018 the County Council's Cabinet agreed to make and advertise Side Roads and Compulsory Purchase Orders for land and rights, as well as changes to the existing highway network and two bridge schemes that will cross the Lancaster Canal and the Millennium Ribble Link.
- 1.9 The scheme requires 88 hectares of permanent land take, 4 hectares of permanent rights over land for drainage, access to maintain structures etc, and a further 68 hectares of temporary rights for works compounds, soil storage, haul roads etc.
- 1.10 No houses are taken or will need to be demolished for the scheme, with 3 gardens affected and a single business which requires the agreed relocation of some buildings. The vast majority of the land affected is farm land or used for equestrian purposes.
- 1.11 There has already been a high level of involvement with land owners affected by the scheme, through the planning process and in determining the detail of the scheme and its impacts and how mitigation could be included in the project. Discussions will continue in an attempt to reach agreement with landowners, although there is no guarantee that landowners will be prepared to sell or grant the necessary rights by agreement, hence the County Council taking this important step to ensure progression of the scheme.
- 1.12 This decision will see the County Council make, advertise and request the Secretary of State to confirm the Side Roads and Compulsory Purchase Orders to make necessary changes to the existing highway network and to acquire the necessary land and rights to deliver the scheme. The Secretary of State's confirmation is also needed in order to allow the County Council to construct bridges over navigable waters.
- 1.13 Once these Orders have been made, all those with an interest in the land must be notified and notices placed in the local press. The Orders and any objections received during this advertisement period will be submitted to the Secretary of State. If objections are received, the Secretary of State will determine whether to proceed by way of written representations or a public inquiry. Under these



CITY DEAL

Preston, South Ribble & Lancashire

circumstances, an Inspector will be appointed who will prepare a report for the Secretary of State.

- 1.14 Officers have prepared a programme (overleaf) which considers the future key milestones and includes the prospect for a public inquiry, the preparation and submission of a Full Business Case for funding approval (which will be a decision for the Department of Transport), the finalisation of the scheme design and procuring and awarding a build contract for construction. These stages are anticipated to take us to a start to construction by the end of 2019.



2. Programme

Draft Programme as of February 2018

2018/19

Milestones		Current Draft Programme
Outline Business Case to TfL		Q4 17/18
Outline Business Case to LEP		Q4 17/18
CPO made		Q4 17/18
CPO submitted to Secretary of State		Q1 18/19
Secretary of State decision on Inquiry		Q1 18/19
Public Inquiry	*	Q3 18/19
Target Cost Agreed		Q3 18/19
Inspectors report made	*	Q4 18/19
CD Executive funding Approval		Q4 18/19

2019/20

Milestones		Current Draft Programme
Secretary of State Confirms CPO	*	Q1 19/20
Final Business Case to TfL	**	Q1 19/20
Final Business Case to LEP	**	Q1 19/20
Final Business Case approval by DfT	+	Q1 19/20
GVD Notice Served		Q2 19/20
Award Build Contract		Q2 19/20
Entry to land		Q3 19/20
Start on Site		Q3 19/20

Planning	Funding	Land Assembly	Build
----------	---------	---------------	-------

- * Assumed dates from guidance and previous experience
- ** Possible dates meeting schedule not published
- + Time taken by DfT to make decision is without guidance



CITY DEAL

Preston, South Ribble & Lancashire

CITY DEAL EXECUTIVE AND STEWARDSHIP BOARD

Private and Confidential: No

Monday, 19 February 2018

City Deal Development Sites Overview

Report Author: Jonathan Noad, Planning Manager, South Ribble Borough Council

Tel: 01772 625206

jnoad@southribble.gov.uk

Executive Summary

This report is seeking the E&SB's approval to undertake the detailed review of development sites requested at the last meeting, to coincide with the end of Year Monitoring process, in order to provide the most up to date and accurate information possible.

It was initially thought that the review of housing sites could be undertaken relatively quickly, but following initial scoping of the work, officers are requesting more time to properly assess each of the development sites in the programme against baseline forecasts and understand what is going on at the operational/commercial level. By doing this, more meaningful information can be provided for the Board in relation to the consequential impact on the delivery and funding profile for City Deal.

Recommendation

That the request be approved and a detailed report on the delivery of the housing sites be brought to the E&SB meeting in June 2018.

Background and Advice

At the November 2017 meeting, the Executive and Stewardship Board asked for further information regarding the progress of Development Sites within Preston and South Ribble. Specifically, the E&SB sought information relating to any significant blockages/constraints on these development sites and their impact on the City Deal delivery programme and finance model.

Currently, in the programme there are in excess of 100 housing sites at varying degrees of development. There is a huge variance across these sites, in terms of complexity, whether that is; location, land ownership, site constraints, viability, commercial considerations etc. Initial scoping of the proposed review work has



CITY DEAL

Preston, South Ribble & Lancashire

revealed that more time is required in order to undertake a meaningful analysis and provide the E&SB with the information required.

The E&SB will be aware that the housing and commercial sites are monitored every six months and performance information reported both to the Board and to Government. In March, all of the end of year housing counts will commence and it is proposed to use this information in order to identify which sites require further investigation when compared with the baseline forecasts.

Development Sites Delivery Group

Since early 2017 a Development Sites Delivery Group has been formed as part of City Deal to sit alongside the Infrastructure Delivery Steering Group. This group meets regularly with a focus on the following:

- To assess the performance of development sites across the City Deal area, utilising intelligence from a range of sources including the outputs from the city deal monitoring and evaluation group to evaluate performance.
- To identify key planning issues arising in relation to the delivery of housing and employment sites;
- To act as appropriate to address these issues and to identify and report those which represent significant risks to the programme;
- To identify, report and respond to national and local planning policy changes and other initiatives that could impact on City Deal;
- To engage effectively with private sector developers and the housebuilding sector.

To date this Group has focussed on identifying practical and operational solutions to site specific issues i.e. planning conditions. The Group is however, well placed to oversee this more strategic piece of work and working with consultants (to be appointed using the Homes England Capacity Funding) bring forward recommendations to the Board.

Proposed Housing Site Review

A sub group of the Development Sites Delivery Group will be used to oversee the work and to produce a detailed report to the Executive and Stewardship Board on 28th June 2018. To some extent each development site has its own problems to find solutions to, but the group will also identify and assess common/recurring issues across the sites.

Detailed work will be undertaken, involving all partners, particularly planning and finance officers to prepare a site by site assessment of recent and anticipated future performance both in relation to outputs and finance. This will determine how sites have performed against previous baseline forecasts and how they are expected to perform going forward. This exercise will identify key risk sites. The report will



CITY DEAL

Preston, South Ribble & Lancashire

explore the feasibility of options aimed at addressing site issues where possible and make recommendations for action in order to move sites forward.

In summary the final report will address the following:

- Set out the context of City Deal housing delivery to date
- Provide a realistic forward trajectory of predicted delivery to the end of the City Deal (to be kept under review at agreed intervals)
- Align the City Deal income trajectory to the proposed delivery trajectory
- Demonstrate how these trajectories compare to the original forecasts at the start of City Deal in order to better understand how the model has performed to date.
- Provide the Board with a view on the degree of risk City Deal is carrying on the sites overall
- Filter and provide more information on the top ten sites that have the greatest impact on City Deal either due to their level of risk or the amount of financial contribution into City Deal
- Identify solutions to resolve the issues on the top ten sites
- Provide relevant housing and financial forecasts to feed into the wider City Deal Review

Officers would welcome the views of the Executive and Stewardship Board if any additional information to that outlined above is required.



CITY DEAL

Preston, South Ribble & Lancashire

CITY DEAL EXECUTIVE AND STEWARDSHIP BOARD

Private and Confidential: No

Monday, 19 February 2018

City Deal Review – Update

Report Author: Martin Kelly, Director – Economic Development Tel: 01772 531697, Martin.kelly@lancashire.gov.uk

Executive Summary

Since the last meeting of the E&SB, a detailed consultants brief outlining the scope of the review, timeline for completion and procurement arrangements have all been agreed by the Review Group. The procurement process for selecting consultants is about to commence, with a view to them starting work on the project by mid March. A response from Government as to their level of engagement in the review is awaited.

This report also confirms that the findings and recommendations of the previously completed Resources Review, will be fed in to and reported as part of this wider City Deal Review.

Recommendation

That the report be noted.

Background and Advice

At the September 2017 meeting, the E&SB agreed to bring forward the Review scheduled for Year 5 of the Deal (2018/19). It was agreed as part of that report that this Review will need to be informed by all three stages of the Resources Review undertaken by Keppie Massie. Stages one and two have been previously reported to the E&SB and the Stage three findings will be reported as part of this Review.

Current Position

Since the last meeting, work has been undertaken to develop a detailed consultant's brief informed by the terms of reference signed off by the E&SB at its last meeting in November. An indicative timeline for completing the review has also been prepared and the procurement process is about to commence.

The review is being overseen by a Review Group which comprises, the three local authority Chief Executives, the two Chairs of the E&SB and the Chair of the Growth Deal Management Board. The first meeting of the Review group took place on 7th February 2018 where the consultants brief was discussed and approved, subject to some refinements being made. Government colleagues have been asked to participate in the Review and a response is awaited.



CITY DEAL

Preston, South Ribble & Lancashire

Throughout the Review, the City Deal partners will have the opportunity to work closely with the consultants, whether it is providing information/evidence to support the research phase, identifying challenges to overcome or sharing future ambitions for City Deal.

It is intended that the successful consultants will be appointed by mid March 2018, and will report to the meeting of the E&SB scheduled for June 2018. The Review Group will oversee the appointment of consultants and members of the City Deal E&SB will be advised as to who has been appointed in due course.