

**Part I**

Electoral Divisions affected:  
Preston Central South; and  
Preston City

**The University of Central Lancashire Masterplan and Associated Highway Modifications**

(Appendix 'A' refers)

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**Executive Summary**

The University of Central Lancashire (UCLan) has asked the County Council to assist in developing the detail design and implementation of the highway proposals required to support their Masterplan development. These proposals include a highway design for the area based on shared space principles similar to Fishergate's Central Gateway project. The works will be fully funded by UCLan by way of a Section 278 Agreement under the Highways Act 1980.

This is deemed to be a Key Decision and the provisions of Standing Order No 25 have been complied with.

**Recommendation**

The Cabinet Member for Highways and Transport is asked to:

- (i) Approve the addition of this scheme, as shown on the plan attached at Appendix 'A', and the estimated £157,000 design fee to the highways block of the County Council's 2016/17 capital programme;
- (ii) Note that further approval will be sought for the construction and site supervision costs to be added to the Capital Programme when the full extent and scope of the works has been identified and that all costs will be fully funded by UCLan under a Section 278 Agreement.

**Background and Advice**

UCLan's Masterplan sets out a vision for a £200m investment over the next decade to create a campus that is more unified and welcoming but importantly integrates with the rest of the City. A key aspect of the Masterplan is the transformation of the

Adelphi quarter roundabout by incorporating a new large public space based on the principles of Fishergate's shared space project. This proposal will also include sections of Friargate, Corporation Street, Fylde Road and Adelphi Street.

In March 2015, the Cabinet Member authorised officers to assist UCLan by advising and guiding on potential changes to the existing highway layout. Through engagement with all user groups and consultation with key stakeholders, the design has now been developed to the conceptual stage. UCLan has now asked the County Council to help with the development of the detailed proposals and contract procurement in preparation for a construction phase to start in autumn 2017.

The estimated construction cost will be prepared as part of the design process and Cabinet Member approval will be sought to add this to the Highways block of the County Council's Capital Programme when a robust figure has been agreed with UCLan.

### **Consultations**

N/A

### **Implications:**

This item has the following implications, as indicated:

### **Risk management**

The advance payment of design fees and the Section 278 Agreement provides a robust mechanism for the County Council to ensure there is no financial risk from development of the design, construction and supervision of these works.

### **Financial**

The estimated cost of the County Council's design element is £157,000. It is proposed that this is added to the Highways Block of the 2016/17 capital programme. The County Council may have to commission advance design work by utility companies to enable the diversion or protection of their services during the construction phase, but this will only become clear as design proposals are developed. Further payment for this work will be received from UCLan before the County Council authorises third party design. The anticipated completion of the design phase is summer 2017.

The construction phase is currently scheduled for autumn 2017. All work will be fully funded by UCLan, ultimately through a Section 278 Agreement recognising that advance payments have already been received. Following completion of the design phase, the construction phase costs will be obtained from the works tendering process.

In accordance with the terms of the Section 278 Agreement, UCLan will meet the costs associated with the work. These costs are monitored and additional payments requested to safeguard the County Council from financial risk.

## **Legal**

Design work is taking place ahead of planning permission being achieved. Once UCLan has planning permission and the S278 is agreed, it is anticipated that all works will take place within the boundary of the adopted highway under the S278 Agreement. There are areas where highway extent needs clarification and the evidence evaluated. Change to highway alignment will need to wait until all necessary land has been confirmed as part of highway width and recorded as such. Ahead of such works the design work can be done and be referred to in the S278 agreement as proposed.

## **List of Background Papers**

Paper	Date	Contact/Tel
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None

Reason for inclusion in Part II, if appropriate

N/A