



CITY DEAL

Preston, South Ribble & Lancashire

Preston, South Ribble and Lancashire City Deal - Executive

Minutes of the Meeting held on Tuesday, 3rd March, 2020 at 2.30 pm at the Jordan Suite - The Exchange - County Hall, Preston

Present

Jim Carter (Chairman)

Councillor Matthew Brown

Councillor Paul Foster

County Councillor Geoff Driver CBE

In Attendance

Nicola Elsworth, Head of Public Sector Land, Homes England

Adrian Phillips, Chief Executive, Preston City Council

Gary Hall, Interim Chief Executive, South Ribble Borough Council

Stephen Young, Executive Director of Growth, Environment and Planning, Lancashire County Council

Phil Green, Director of Growth, Environment and Planning, Lancashire County Council

Jo Ainsworth, LEP and Special Projects Finance Manager, Lancashire County Council

Deborah Holroyd-Jones, Senior Development Manager, Homes England

Joanne Hudson, Project Manager, Lancashire County Council

Marcus Hudson, Planning Manager, Lancashire County Council

Andy Milroy, Senior Democratic Services Officer, Lancashire County Council

Jonathan Noad, Director of Planning and Property, South Ribble Borough Council

Sarah Parry, City Deal Programme Manager, Lancashire County Council

County Councillor Michael Green, Cabinet Member, Lancashire County Council
(nominated City Deal Observer)

1. Welcome and Apologies for Absence

The Chairman, Jim Carter, welcomed all to the meeting. Apologies for absence were presented from Mark Rawstron (City Deal Executive), Danielle Gillespie (City Deal Stewardship Board) with Nicola Elsworth attending as her nominee and Angie Ridgwell (City Deal Stewardship Board) with Stephen Young attending as her nominee.

2. Minutes of the City Deal Executive Meeting held on 3 December 2019

Resolved: The minutes of the City Deal Executive meeting held on 3rd December 2019 were approved as an accurate record and signed by the

Chairman.

3. Minutes of the City Deal Stewardship Board Meeting held on 3 December 2019

Resolved: The minutes of the City Deal Stewardship Board meeting held on 3rd December 2019 were approved as an accurate record and signed by the Chairman.

4. Matters Arising

Sarah Parry, City Deal Programme Manager, provided an update on consultations with other City Deal area recipients, specifically Manchester and Cambridge with information provided to City Deal Members on the level of New Homes Bonus each deal receives / expects to receive.

Gary Hall, Chief Executive, South Ribble Borough Council, asked if a response had been received from Government to a letter sent on behalf of the Preston, South Ribble and Lancashire City Deal, it was agreed to re-send the letter to the relevant Ministers given the recent Government reshuffle.

5. Declarations of Interest

Jim Carter recorded a long standard declaration that his organisation, Eric Wright Group, had been selected as Lancashire County Council's partner in taking forward the Cuerden Development. As there were no specific decisions relating to the Cuerden Development it was not deemed necessary to exclude Jim from any of the items on this agenda.

6. Homes England Quarterly Monitoring Progress Update Report Quarter 3 2019 /20

Nicola Elsworth and Debra Holyroyd-Jones (both Homes England) presented a report (circulated) which provided City Deal Members with the Quarterly Monitoring for Quarter 3 – October 2019 to December 2019.

Updates were provided as set out on good progress made across the Homes England portfolio.

In terms of specific updates:

- It was reported that a preferred bidder had been identified for Phase 2 of Whittingham Hospital.
- The first phase build out of Croston Road South had been completed.
- A number of units had started to complete at Altcar Lane in South Ribble.
- The developer had now exited the site for the Phase 1 development at Whittingham Hospital.

- Work was being undertaken by officers to review the trajectory of development moving forward and this would be reported to the Executive and Stewardship Board once completed.

Some updates were also provided on progress made so far during Quarter 4:

- It was anticipated that deals for plots 14 and 15 at Cottam Hall would be agreed by year end.
- Work was underway on the Section 106 agreement for Whittingham Hospital.
- The outline application for Pickerings Farm had been submitted.

It was clarified that information regarding all housing sites were provided in the six monthly Delivery Performance reports that were submitted to the Executive / Stewardship Board. A copy of the last six monthly report could be made available on request.

There was a discussion regarding the 30% affordable housing rate and it was noted that in future reports. It was also agreed that further information would be provided on affordable housing in general and the strategy for development.

There was a discussion regarding the level of affordable housing in the Pickerings Farm planning application with further discussions to take place between the planning applicant and the local authority to which the application had been made.

Resolved: The City Deal Executive and Stewardship Board noted the contents of the report and the progress made by Homes England during Quarter 3 of 2019/20.

7. Preston Western Distributor - Update

Phil Wilson, Central Lancashire Master Plan Delivery Manager, Lancashire County Council provided a presentation on the Preston Western Distributor.

The presentation provided the City Deal Executive and Stewardship Board with an update on the various phases of progress on the scheme and major milestones achieved to date. It was noted that the programme had to date achieved all key milestones.

Resolved: The City Deal Executive and Stewardship Board noted the update provided and progress made to date on the Preston Western Distributor Scheme.

8. Any Other Business

None

9. Date of Next Meeting

It was noted that the next Combined City Deal Executive and Stewardship Board meeting is scheduled for Tuesday 14th July 2020 at 2:30pm in the Albion Suite, The Exchange, County Hall, Preston.

10. Exclusion of the Press and Public

Resolved: That the press and public be excluded from the meeting during consideration of the following items of business on the grounds that there would be a likely disclosure of exempt information as defined in the appropriate paragraph of Part 1 of Schedule 12A of the Local Government Act 1972, as indicated against the heading of each item. It is considered that in all the circumstances the public interest in maintaining the exemption outweighs the public interest in disclosing the information.

11. City Deal Review

Sarah Parry, City Deal Programme Manager, presented a private and confidential report (circulated) which provided a position statement on the City Deal Review.

An update was provided regarding the various funding items contained within the report, including major roads funding bids and the Transforming Cities fund.

The report also provided an update on New Homes Bonus following a request at the last Board meeting to make an approach to Government. It was confirmed that a letter had been sent to Government, and that Local Authority Members had ensured that their local MP's had been sighted on this correspondence.

It was noted that should some funding bids progress, that an urgent meeting to consider the implications of these bids might be needed in May 2020.

Councillor Foster requested that it be recorded in the minutes his disappointment that it was not considered appropriate to delay submission of the planning application in respect of the A582 dualling scheme that was recently submitted, until after this City Deal Executive and Stewardship Board meeting had taken place and also requested that no further expenditure be made on this particular application at this time. It was confirmed that money spent on the application was within the limits previously approved by the City Deal Executive at its meeting held in July 2019.

Following a period of debate it was agreed that the current spending cap on the scheme shall remain as approved by the City Deal Executive in July 2019, with it requested that the three Local Authority Chief Executives review the remaining spend profile.

Resolved: The City Deal Executive:

- (i) Noted the content of the report, and
- (ii) Agreed to proceed in accordance with the July 2019 decision in relation to the A582 scheme planning submission, subject to the Chief Executives reviewing any remaining expenditure on the submission.

12. Finance Monitoring Report - Quarter 3 (October - December 2019)

Jo Ainsworth, Principal Accountant, Lancashire County Council, tabled a private and confidential report (circulated) which provided the City Deal Finance Monitoring for Quarter 3 – October 2019 to December 2019.

Resolved: The City Deal Executive and Stewardship Board

- (i) Noted and accepted the Financial Report for Quarter 3 – October 2019 to December 2019 Finance Update; and
- (ii) Noted the work ongoing and required to be resolved.

13. Infrastructure Delivery Performance Monitoring Report - Quarter 3 (October-December 2019)

Joanne Hudson, Project Manager, Lancashire County Council, presented a private and confidential report (circulated) which provided the City Deal Executive and Stewardship Board with an Infrastructure Delivery Performance Monitoring Report for Quarter 3 – October 2019 to December 2019.

It was noted that whilst the outcome of the various grant funding bids were awaited, and until discussions with Government had been held in relation to changes to NHB, the three Local Authority Chief Executives would review the remaining Infrastructure delivery programme to determine when future funding decisions would be required. The Programme Board would make recommendations for funding, if appropriate, to the City Deal Executive and Stewardship Board.

Resolved: The City Deal Executive and Stewardship Board

- (i) Agreed that only those schemes where there is a contractual, planning or health and safety obligation to meet are delivered with City Deal funding at this point and that all uncommitted project spend is paused, until the City Deal review has concluded and revised heads of terms are agreed.
- (ii) Agreed to delegate authority to the City Deal Programme Board to agree exceptions to the pause on spend outlined in 1 above, up to a maximum spending limit of £100,000, in order to avoid significant delays and significant further costs (for example in instances where further restrictions

and delay could jeopardise the success of funding bids). Exceptions requiring more than £100,000 would need to be referred to the City Deal Executive for approval, and in order to avoid unnecessary delay, can be determined via written resolution if required; and

- (iii) Noted the Quarter 3 Project Monitoring Report for the period October - December 2019, which takes account of recommendation (i) above.

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