



# CITY DEAL

Preston, South Ribble & Lancashire

## **Preston, South Ribble and Lancashire City Deal - Executive Board**

### **Minutes of the Meeting held on Tuesday, 13th July, 2021 at 2.00 pm in Zoom**

#### **Present**

Mark Rawstron

Councillor Matthew Brown  
Councillor Paul Foster

County Councillor  
Phillippa Williamson

#### **In Attendance**

Karl Tupling, Director of Emerging and Developing Markets, Homes England  
Angie Ridgwell, Chief Executive and Director of Resources, Lancashire County Council  
Gary Hall, Interim Chief Executive, South Ribble Borough Council  
Adrian Philips, Chief Executive, Preston City Council  
County Councillor Aidy Riggott, Cabinet Member for Economic Development and Growth, Lancashire County Council (nominated City Deal observer)  
Councillor Mick Titherington, Deputy Leader, South Ribble Borough Council  
Joanne Ainsworth, Principal Accountant, Lancashire County Council  
Laura Sales, Director of Corporate Services, Lancashire County Council  
Marcus Hudson, Planning Manager, Lancashire County Council  
Martin Hill, Skills & Employment Coordinator, Lancashire Skills Hub  
Nicola Elsworth, Head of Planning and Enabling, Homes England  
Phil Green, Director of Growth, Environment and Planning, Lancashire County Council  
Phil Wilson, Central Lancashire Master Plan Delivery Manager, Lancashire County Council  
Sarah Parry, City Deal Programme Manager, Lancashire County Council  
Stephen Young, Executive Director of Growth Environment Transport and Community Services, Lancashire County Council  
Steve Burns, Head of Service - Strategic Development, Lancashire County Council  
Bryan Magan, Democratic Services Manager, Lancashire County Council  
Sam Parker, Senior Democratic Services Officer, Lancashire County Council  
Craig Alker, Business Support Officer, Lancashire County Council

#### **1. Welcome and Apologies for Absence**

The Chair welcomed everyone to the meeting.

It was noted that County Councillor Phillippa Williamson had joined the meeting as the new Leader of Lancashire County Council with County Councillor Aidy Riggott has her nominated observer.

No apologies were received.

**2. Minutes of the City Deal Executive meeting held on 3 February 2021**

**Resolved:** That the minutes of the City Deal Executive Board meeting held on 3 February 2021 were approved as an accurate record and signed by the Chair.

**3. Minutes of the City Deal Stewardship Board meeting held on 3 February 2021**

**Resolved:** That the minutes of the City Deal Stewardship Board meeting held on 3 February 2021 were approved as an accurate record and signed by the Chair.

**4. Matters Arising**

There were no matters arising.

**5. Declarations of Interest**

No declarations of interest were made.

**6. Homes England Quarterly Monitoring Progress Update Report - Q4 2020/21**

Nicola Elsworth, Head of Planning and Enabling, Homes England presented a report which updated the City Deal Stewardship Board members about progress with Homes England sites during Quarter 4 of 2020/21.

Updates were provided on the progress made across the Homes England portfolio and it was noted that a good level of completion had been carried out during Q4 of 2021/21. The completions included:

- 11 completions at Cottam Hall;
- 24 completions at Eastway;
- 12 completions at Altcare Lane;
- One final unit was remaining to be completed at Croston Road South; and
- 15 completions at Walton Park Link.

Further updates were also provided on the successful land sales carried out during Q4, which included:

- The unconditional sale of Plot 14 at Cottam Hall to Countryside and the conditional sale of Plot 15 to Barratt Homes;
- The Local Centre at Cottam Hall was also disposed of to Thistlewood for a new Co-Op; and
- The commercial plot at the Land at Eastway was sold to HSB Healthcare.

In terms of the financial position of the City Deal, it was noted that the repayment of the grant was still on track to be repaid by 2023/24.

It was noted that on the last agenda from the meeting on 3 February 2021, there was an item listed on Affordable Housing Provision Update and a request was made for this item to appear on future agendas.

Responding, it was noted that there was already a section on affordable housing provision in the report and the item that was listed on the previous agenda was more of a broader report and concerns were subsequently raised about if the City Deal Board was the right forum for those sorts of broader discussions to take place. Homes England was willing to discuss this outside of the meeting with officers to determine a way forward.

It was also noted that Homes England would be writing out to the councils shortly regarding the re-opening of the housing revenue accounts.

**Resolved:** That;

- i. The City Deal Stewardship Board noted the contents of the report and the progress made by Homes England during Quarter 4 of 2020/21; and
- ii. A meeting to be arranged between Homes England and the appropriate officers from each council to identify the correct forum to report avoidable house provision moving forward.

## **7. City Deal Employment and Skills, Social and Economic Impact Update**

Martin Hill, City Deal Skills and Employment Coordinator, Lancashire Skills Hub presented a report which provided an update on the delivery of Employment and Skills and Social Value across the City Deal project portfolio.

In presenting the report, the following points were highlighted:

- The City Deal outputs for skills and employment would be updated in November 2021 following the end of the academic year and reported back to the Board at the next available meeting.
- The impact of COVID-19 was continuing to be reflected in the data that is being presented to the Board and it was noted that apprenticeship data was not very positive in terms of the employments starts and completions. In addition, COVID-19 was continuing to impact on school engagement activities.
- The figures in relation to the construction section were becoming increasingly positive in terms of the recruitment and workforce numbers.
- Preston Western Distributor had generated some very positive results in Social Value during the first year of construction of the project.

**Resolved:** That, the City Deal Executive and Stewardship Board noted the report and the Employment and Skills Case study attached at Appendix 'A' of the report.

## **8. City Deal Q4 Infrastructure Report**

Sarah Parry, City Deal Programme Manager, presented a report which provided a progress update on the City Deal infrastructure projects during Quarter 4 of 2020/21.

It was noted that during Quarter 4 of 2020/21, two schemes were completed. These were the Fishergate Central Gateway and the Hutton to Penwortham Corridor improvements that were required as part of the planning condition for the

Penwortham Bypass.

The Board was informed that normally the end of year performance report would have appeared as an item on the agenda for this meeting but there were delays in the production of the report due to it taking longer than expected to receive the housing forecasts. However, it was noted that the housing forecasts had now been received and a report would be circulated to the Board shortly.

**Resolved:** That, the City Deal Executive and Stewardship Board noted the report and appendices.

## **9. A582 South Ribble Western Distributor - Update**

Marcus Hudson, Planning Manager, Lancashire County Council, presented a report which provided an update on the A582 South Ribble Western Distributor.

It was noted that in July 2020, the City Deal Executive and Stewardship Board agreed to a budget allocation of circa £1.5m to cover the development work that would be needed. The project team was confident that further costs would be contained within this budget allocation.

It was further noted that although some activities had been progressing, some activities were not able to be progressed, most notably the design activity work on the rail structures which was awaiting legal and procurement deliberations. However, it was noted that work was expected to continue towards the end of July 2021.

**Resolved:** That, the City Deal Executive noted the report.

## **10. City Deal Review Update**

Sarah Parry, City Deal Programme Manager, presented a report which provided an update following the last meeting, on progress with the City Deal.

In presenting the report, the following points were highlighted:

- Since the last meeting of the board, a number of meetings had taken place between Government Officials and MPs, with the Leaders and Chief Executives to progress and escalate the New Homes Bonus (NHB) issue.
- Following activity in establishing each of the council's interpretation of the original Heads of Terms, it was noted that the interpretation had now been established and had identified some areas that required further discussions between the Chief Executives.
- It was expected that a clarified Heads of Terms, with a revised and updated financial model would be available by the end of the month. This would accommodate the new forecasting of the housing and commercial sites and would enable the councils to have a discussion around the prioritisation of schemes.

In terms of the separate discussions being held with the Chief Executives around

the financial models, it was requested if a separate meeting could be held outside of the Board with Homes England to better understand the dynamics of the Homes England National Board report and what would be required.

**Resolved:** That;

- i. The City Deal Executive noted the report; and
- ii. A meeting be arranged between the Chief Executives and Homes England to understand the dynamics of the National Board report and what would be required.

#### **11. Any Other Business**

There was no other business to be considered in Part I of the agenda, but this item would be re-visited in Part II.

#### **12. Date of Next Meeting**

It was noted that the next Combined City Deal Executive and Stewardship Board meeting was scheduled for Monday 4 October 2021 at 2.30pm, via Zoom.

However, the Board requested if consideration could be given to holding the next meeting in person at County Hall, Preston. Democratic Services would look into this and make the necessary arrangements following consultation with the Chair.

#### **13. 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.

#### **14. Preston Western Distributor Update**

Phil Wilson, Central Lancashire Master Plan Delivery Manager, Lancashire County Council presented a private and confidential report which provided an update on the programme and financial position of the Preston Western Distributor Scheme.

While presenting the report, a video was shown to the Board of the Preston Western Distributor, showing the current progress made during the development. The Board was pleased to see the video, as it provided a visual representation of the work being carried out.

Following questions raised by the Board, the costs outlined in the report was clarified.

**Resolved:** That, the City Deal Executive noted the current programme and financial position of the Preston Western Distributor Scheme.

## **15. City Deal Finance Monitoring Report - Quarter 4 2020/21**

Joanne Ainsworth, Principal Accountant, Lancashire County Council presented a private and confidential report which provided a regular update on the City Deal Infrastructure Delivery Fund as at 31 March 2021.

It was noted that the lateness of the report had been caused by the delay in receiving the housing statistics from the districts which had been received after the agenda for the meeting was published, due to competing demands on staff resources.

In terms of the expenditure, it was noted that historically the forecast had included the costs for all completed schemes, the agreed budget for the schemes being completed and also the budget allocation for the other schemes not yet approved by the Board. However, the report no longer included the last category (budget allocations) as there had been a pause on spend in place for over a year as part of the City Deal review.

**Resolved:** That, the City Deal Executive and Stewardship Board:

- i. Noted the March 2021 Finance Update; and
- ii. Noted the work ongoing and required to be resolved to address the deficit forecast in the infrastructure delivery model.

## **16. Any Other Business**

The Chair invited the Board to raise any other business to be discussed and the following points were raised:

- The urgency relating to the discussions on the revised Heads of Terms was re-iterated, as several schemes were on hold until the revised Heads of Terms would be approved.
- A discussion should be held outside the meeting relating to the pressures on schools' places due to the amount of new homes being built.
- That the Lancashire Economic Development Officers Group (LEDOG) be requested to research the pros and cons of Workplace Levy Schemes introduced elsewhere in the UK as a means of funding improvements to Public Transport interventions.

The Board passed on their thanks to all officers who helped produced the reports for the meeting.