



Report of the Cabinet Member for Economy & Strategy

Cabinet – 17 May 2018

Welsh Government Targeted Regeneration Investment Programme 2018-21

Purpose:	To approve the South West Wales Regional Plan for Regeneration.
Policy Framework:	Swansea Bay City Region Economic Regeneration Strategy.
Consultation:	Access to Services, Finance, Legal.
Recommendation(s):	It is recommended that: 1) Cabinet approve the South West Wales Regional Plan for Regeneration, to deliver the Welsh Government's Targeted Regeneration Investment Programme 2018-21.
Report Author:	Paul Relf
Finance Officer:	Ben Smith
Legal Officer:	Debbie Smith
Access to Services Officer:	Catherine Window

1. Introduction

- 1.1 This report provides an overview of the South West Wales Regional Plan for Regeneration. The Plan outlines the target areas, governance arrangements, thematic grant schemes and scope of activities possible under the Welsh Government's Targeted Regeneration Investment Programme, which commences in April 2018 for 3 years. The Welsh Government has allocated £27m of funding to South West Wales for 2018-2021, with a maximum grant intervention rate of 70%.

2. Background

- 2.1 The Welsh Government's Targeted Regeneration Investment Programme (TRIP) will seek to support projects that promote economic regeneration – creating jobs, enhancing skills and employability and creating the right environment for businesses to grow and thrive – with a focus on individuals and areas most in need to ensure prosperity is spread to all parts of Wales.
- 2.2 Swansea Council has led on the coordination and development of the *Regional Plan for Regeneration* on behalf of Welsh Government and regional partners in the counties of Neath Port Talbot, Swansea, Carmarthenshire and Pembrokeshire. The Regeneration Plan, which is attached at Appendix A, sets the strategic context for the regional development and implementation of TRIP.
- 2.3 The Regional Plan for Regeneration is not starting from scratch; rather it builds on the substantial experience and regeneration activities delivered through the previous Welsh Government Vibrant & Viable Places funding programme 2014-17.

Target Areas

- 2.4 To maximise the impact of Welsh Government TRIP funding, it will be targeted in key locations across the region that have all been chosen because of their socio-economic profile, the complex range of challenges they face and opportunity to reverse decline through a portfolio of interventions. In line with this, the Regeneration Plan identifies two target areas for TRIP investment in Swansea:

1. Swansea City Centre & Tawe Riverside Corridor:

TRIP investment is needed to complement the wider regeneration programme for Swansea City Centre and build on the successful Property Enhancement Development Grant and Homes Above Shops schemes delivered through the previous Vibrant & Viable Places programme, particularly in High Street and the Kingsway, to create much needed additional commercial floorspace and housing units in the City Centre.

The City Centre boundary for TRIP investment would be extended to include upper High Street (to take in the Palace Theatre and other derelict buildings) and the Tawe Riverside Corridor to the Hafod-Morfa Copperworks site, to support further regeneration of the Copperworks site.

2. Morriston:

Morriston has the second highest ward population in Swansea, with some parts in the 10% most deprived areas in Wales. In recent years, many properties along Woodfield Street have become vacant and the area suffers from a lack of a distinct identity. Consultation with local traders has confirmed the need for targeted investment to improve the local environment including repurposing of vacant units and public

realm enhancements to increase footfall and improve economic and social sustainability.

There is considerable enthusiasm amongst local traders for using the heritage features of the town as a draw to improve footfall, capitalising on the influx of visitors to the redeveloped Hafod Morfa Copperworks site.

TRIP investment would form part of a wider programme to regenerate Morriston, along with a potential Townscape Heritage Initiative. There is interest from local partners to become involved in regeneration projects in Morriston. To complement property enhancement activities, Business Wales has agreed to provide business support to existing traders and new businesses wishing to set up in the area, to provide a holistic package of support to the local business community.

Thematic Activities

- 1.1 To address the key issues identified in the target areas, and deliver the aims and objectives of the Regional Plan for Regeneration, the following thematic areas for investment have been identified:
- Property Enhancement Development Grant (PEDG) - to enhance building frontages and bring vacant commercial floorspace back into beneficial use.
 - Sustainable Living Grant (SLG) – to support the conversion of vacant commercial floorspace into homes
 - Strategic projects - which could include investment in Swansea Market and enabling infrastructure at Hafod Morfa Copperworks.

Governance

- 1.2 Local project boards (comprising of public, private and voluntary sector partners) will be responsible for local partner engagement, project development, project assessment and local financial & output monitoring. The relaunched Swansea Economic Regeneration Partnership will act as the Local Project Board in Swansea. The local project boards will report to a regional project board (the Regional Regeneration Directors Group) which will have responsibility for project prioritisation, management of regional financial allocation and outcome monitoring. The Regional Project Board will provide regular updates to the City Region Joint Committee on project prioritisation, spend and delivery.
- 1.3 The Welsh Government is seeking a more regionalised approach to the administration of TRIP thematic projects so Swansea Council will manage the administration of the PEDG and SLG on behalf of the region. A management fee will be incorporated into the PEDG and SLG budgets, to facilitate management, administration and the regional secretariat function by the Economic Development & External Funding Team in Swansea Council. Swansea Council will submit thematic applications to Welsh Government for the PEDG and SLG on behalf of the region. Strategic project applications will be submitted directly to the Welsh Government by each local authority.

Next Steps

- 1.4 Once the Regional Plan for Regeneration has been approved by all four local authorities in South West Wales, it will be formally considered by Welsh Government, endorsed by the Welsh Government's Regeneration Capital Investment Panel and submitted to Welsh Ministers for approval.

3. Financial Implications

- 3.1 Any match funding required to deliver the PEDG and SLG capital schemes will be met by external private sector investment and there is no requirement for the authority to make capital match contributions to these schemes.
- 3.2 The Council will need to identify the necessary capital match funding for any strategic projects it wishes to progress. Financial implications of any individual project applications will be subject to clearance by the External Funding Panel.

4. Legal Implications

- 4.1 Any projects or grant proposals developed and subsequently delivered or administered in partnership with internal or external organisations will be managed in-line with Service Level Agreements, adhering to the terms and conditions set-out in Grant Offer Letters and following City and County of Swansea policies.
- 4.2 The Council will need to comply with the terms and conditions attached to the Targeted Regeneration Investment Programme grant funding.
- 4.3 All contracts for works, goods and services necessary to deliver the projects must be procured in accordance with the Council's Contract Procedure Rules and the relevant EU Regulations as appropriate. The contractual liabilities/obligations of the Council and any appointed contractors will be covered by the individual contracts entered into.
- 4.4 All statutory consents required in proposals to utilise the regeneration match funding budget will be the responsibility of the Planning and City Regeneration Division.

5. Equality and Engagement Implications

- 5.1 An Equalities Impact Assessment Screening has been undertaken, with the outcome that a full Equalities Impact Assessment (EIA) is not needed.
- 5.2 The Regional Plan for Regeneration has low impact on the public in general and on equality groups in particular. Grant schemes and strategic projects funded through TRIP will be subject to individual Equalities Impact Assessment screening.

Background Papers:

None

Appendices:

Appendix A South West Wales Regional Plan for Regeneration