



Dinas a Sir Abertawe

Hysbysiad o Gyfarfod

Fe'ch gwahoddir i gyfarfod

Pwyllgor Cyflawni Corfforaethol yr Economi ac Isadeiledd

Lleoliad: O bell drwy Microsoft Teams

Dyddiad: Dydd Iau, 23 Chwefror 2023

Amser: 2.00 pm

Cadeirydd: Y Cyngorydd Philip Downing

Aelodaeth:

Cyngorwyr: C R Doyle, W G Lewis, P Lloyd, N L Matthews, P M Matthews, S J Rice, W G Thomas a/ac T M White

Gwyltio ar-lein: <http://bit.ly/3x0k5MH>

Agenda

Rhif y Dudalen.

- | | | |
|----------|---|---------------|
| 1 | Ymddiheuriadau am absenoldeb. | |
| 2 | Derbyn datgeliadau o fuddiannau personol a rhagfarnol.
www.abertawe.gov.uk/DatgeluCysylltiadau | |
| 3 | Cofnodion:
Cymeradwyo a llofnodi cofnodion y cyfarfod(ydd) blaenorol fel cofnod cywir. | 1 - 4 |
| 4 | Glannau Afon Tawe a Chodi'r Gwastad. | 5 - 21 |
| 5 | Cynllun Gwaith | 22 |

Cyfarfod nesaf: Dydd Iau, 23 Mawrth 2023 am 2.00 pm

Huw Evans
Pennaeth y Gwasanaethau Democraidaidd
Dydd Gwener, 17 Chwefror 2023

Cyswllt: Gwasanaethau Democraidaidd - (01792) 636923

Agenda Item 3



City and County of Swansea

Minutes of the **Economy & Infrastructure Corporate Delivery Committee**

Multi-Location Meeting - Gloucester Room, Guildhall / MS

Teams

Thursday, 26 January 2023 at 2.00 pm

Present: Councillor P Downing (Chair) Presided

Councillor(s)

C R Doyle
S J Rice

Councillor(s)

W G Lewis
W G Thomas

Councillor(s)

P Lloyd
T M White

Officer(s)

Scott Dummett
Clare James
Paul Relf
Mark Wade
Samantha Woon

Lead Lawyer
Economic Development Manager
Economic Development & External Funding Manager
Interim Director of Place
Democratic Services Officer

Apologies for Absence

Councillor(s): N L Matthews

25 **Disclosures of Personal & Prejudicial Interests.**

In accordance with the Code of Conduct adopted by the City & County of Swansea, the following interest was declared:

Councillor S J Rice – Personal Interest Minute no. 27- The Local Economic Development Plan.

26 **Minutes:**

Resolved that the Minutes of the People Policy Development Committee held on 22 December, 2022 be approved and signed as a correct record.

27 **The Local Economic Delivery Plan.**

The Economic Development and External Funding Manager assisted by the Economic Development Manager presented a report which detailed the process for producing a new Local Economic Delivery Plan for Swansea which would complement the existing Regional Economic Delivery Plan.

In January 2022, the South West Wales Regional Economic Delivery Plan (REDP) covering Carmarthenshire, Neath Port Talbot, Pembrokeshire and Swansea was adopted as the Council's overarching economic regeneration policy. To build on this work and guide the implementation of the REDP in a local context, a complementary Local Economic Delivery Plan was now required to set out the economic regeneration priorities and actions in Swansea.

The Regional Economic Delivery Plan (REDP) provided the strategic framework for the preparation of the Local Economic Delivery Plan. It was developed in the context of a range of plans and strategies at the local, Welsh and UK level, in particular the Well-being of Future Generations Act, the commitment to decarbonisation and achievement of net zero by 2050, the opportunities and challenges presented by technological and demographic change, and the UK's exit from the European Union.

The evidence base for developing the Local Economic Delivery Plan could be drawn from the extensive economic analysis undertaken for the preparation of the REDP and the 2022 Assessment of Local Wellbeing in Swansea (which informed the Local Wellbeing Plan).

These identify that the longer term economic challenges faced by Swansea are:

- The need for Post-Covid support and recovery.
- Growing the business base - the relative size of the business base (508 businesses per 10,000 population) is below Wales (539) and UK (718) averages. Swansea has a healthy level of business formations and one and five year survival rates for enterprises have improved in line with Wales and UK, but the increasing costs of goods and services, particularly energy costs, and rising interest rates are creating very challenging trading conditions for local businesses.
- 98.2% of businesses in Swansea are either micro or small scale. The scale-up potential of these businesses is vital to the economic growth of the County as a whole. These businesses are the driver of employment growth and higher value, higher paid jobs.
- Addressing the ongoing productivity gap with rest of UK - Swansea's productivity (GVA per hour worked) stood at 85.9% of the UK average in 2020.
- Increasing wage rates – Over the year to April 2021, annual median full time earnings in Swansea rose by 5.2%, greater than Wales (+1.2%) and UK (-0.6%). Annual median full time wage rates in Swansea stood at 91.6% of the UK average in April 2021.
- Ongoing issue of unemployment and inactivity and ensuring a supply of genuine pathways and opportunities. Economic activity and employment rates in Swansea are lower than Wales averages and further below equivalent UK rates.
- Skills Gaps - work needs to continue to upskill people to take advantage of opportunities in new and emerging industries, and to address the gaps in sectors such as care, hospitality and construction.
- The Household Income Gap - In 2019 Gross Disposable Household Income in Swansea was 75.9% of the UK average.

- Reducing deprivation across the county - In the 2019 Welsh Index of Multiple Deprivation (WIMD), Swansea had an above average proportion of its Lower Super Output Areas (LSOAs) featuring in the most deprived 10% in Wales, with 17 (11.5%) of its 148 LSOAs in the 191 (10%) most deprived. There is need to create sustainable well paid employment to help address this.
- Swansea's Local Development Plan identifies a lack of available, high quality office space to meet inward investment and economic growth needs, combined with an oversupply of sub-standard office space at central and out of town locations. There is a viability gap for commercial property development so public sector investment is needed before commercial developers are willing to invest.
- Responding to changing consumer and workers habits by developing new uses for city centre, district and local centres. Including adapting to new ways of working including transport methods and connectivity and positive impact on places.
- Climate change and nature emergencies, the need for rapid adaptation and the achievement of the Council's Net Zero ambitions
- Responding to the digital revolution and connected future with new models of working.

The LEDP would set out the strategic framework for economic regeneration locally and will outline the key actions that would deliver against the aims and objectives.

The indicative timescales for completing the work was detailed with the final LEDP expected by September 2023.

Committee discussions focussed on:

- Examining enablers for new businesses in regard to streamlining the Planning process and improving public transport.
- Achieving Net Zero by 2050 and the ongoing work in relation to the Carbon Reduction Grant.
- Examining the opportunities that may arise as the free port bid progresses.
- The role and methodology of the Office for National Statistics in quantifying figures regarding the economic analysis.
- The levels of support, incentives and grants available for the 7930 small businesses within the County.
- The role of the Business Support Officers.
- The three complimentary missions underpinning the ambitions.
- Frequency of meetings, membership and governance of the Regeneration Swansea Partnership Board.

The Chair thanked Officers for their informative report.

Resolved that:

1. The Committee noted the progress for producing a new Local Economic Delivery Plan.
2. A further report be submitted to the Committee in April 2023.

28 Work Plan

The Chair introduced the 'for information' Economy & Infrastructure CDC Work Plan 2022-2023.

The topics for discussion at the following meetings were noted:-

- 23 February 2023 – Tawe Riverside and Levelling up and Swansea Residents Reward App presentation.
- 23 March 2023 – Introduction to Swansea Bay Strategy.
- 27 April 2023 - Draft Economic Development Strategy Framework.

The meeting ended at 2.32 pm

Chair

Agenda Item 4



Report of the Director of Place

Economy and Infrastructure Corporate Delivery Committee – 23 February 2023

Interim Update on Tawe Riverside and Levelling Up

Purpose:	To provide an interim report on the Tawe Riverside Corridor Actions
Policy Framework:	Swansea Local Development Plan (2019),
Consultation:	Regeneration, Planning, Highways, Culture and Tourism, Access to Services, Finance, Legal.
Recommendation:	It is recommended that the: 1. Economy and Infrastructure Corporate Delivery Committee note the interim report and discuss any relevant next steps.
Report Author(s):	Paul Relf/ Gail Evans
Finance Officer:	Ben Smith
Legal Officer:	Scott Dummett
Access to Services Officer:	Rhian Millar

1.0 Introduction:

- 1.1 The Tawe Riverside Corridor is part of the Lower Swansea Valley immediately to the East of Swansea City Centre and is a defining feature in Swansea's landscape with a significant role in the history and development of the City. The riverside is part of the City's waterfront and along with Swansea Bay and the Maritime Quarter, it is what makes Swansea distinctive and gives it a unique quality as a place to live work and to visit.
- 1.2 A report was presented to the Economy and Infrastructure Corporate Delivery Committee (**CDC**) in December 2022 which set out the planning policy context for the Tawe Riverside and Hafod Morfa strategic development area and reflected on the work undertaken on a draft Tawe Riverside Strategy (2019). Whilst the draft Strategy document has informally guided development and investment in the area, it was agreed that a further report would be brought back to CDC during the Spring of 2023 to consider priorities, funding opportunities, deliverability and next steps with regard to longer term actions.
- 1.3 Projects identified in the draft Tawe Riverside Strategy were included in the successful 2023 Lower Swansea Valley Levelling Up bid. This second update report

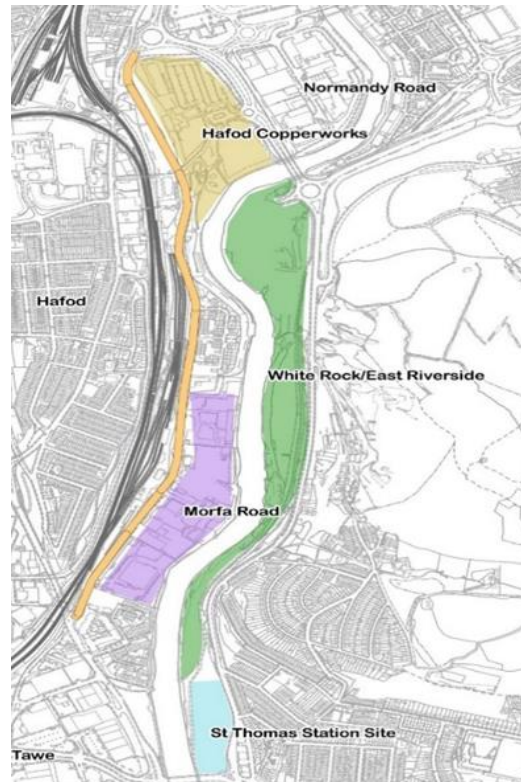
therefore outlines the key projects included in that funding bid, along with progress to date with other regeneration schemes in the Tawe Riverside corridor. This is intended to be an interim report with a fuller review of actions and programmes in due course and at a date to be agreed.

2.0 Context of Tawe Riverside Area

The location of the Tawe Riverside area, its development sites and regeneration areas are shown in plan 1.

The area includes the 6.9 acre St. Thomas Waterfront site and Hafod Morfa Copperworks sites. These are two of a number of sites in Swansea that are being taken forward for development in partnership with Urban Splash.

Various other proposals and initiatives have also been discussed and identified for the enhancement and regeneration along the East Riverside and Morfa Road West Riverside areas.



3.0 Lower Swansea Valley Levelling Up Bid 2023

3.1 The Lower Swansea Valley (**LSV**) was formerly the industrial core of the region and many of the remaining buildings at Tawe Riverside's Hafod/Morfa Copper works and White Rock are of historical value, with listed or scheduled monument status. With grant support, the Council is already delivering a number of restoration and regeneration schemes on this site, including notably the Penderyn Distillery and Visitor centre at the former Powerhouse and Rolling Mill. The overall aim has been to preserve and enhance heritage buildings and bring them back into viable commercial or community uses to contribute positively to the high quality mixed use aspirations for this new waterfront heritage destination.

3.2 The Lower Swansea Valley Levelling Up funding approval is for an £18m project which will further enable the city to celebrate its rich industrial and maritime heritage. The initiative consists of three projects which lie within the broadly defined area of the Tawe Riverside Strategy and Maritime Quarter. Parts of these LSV projects have been previously highlighted in the draft Tawe Riverside Strategy, some projects are new initiatives building on the previously defined vision and objectives included in adopted and draft policies for the area. The key aims and focus of these projects included in the bid are summarised below:

(i) Project 1 Hafod Morfa Copperworks – The overall aim is to consolidate the industrial legacy of the copper industry on the banks of the River Tawe at the Hafod-Morfa Copperworks, preserving the rich heritage features including several listed buildings, releasing them for business use, preparing for new private sector investment and increasing connectivity of local communities and visitors. The project specifically includes proposals for the restoration, extension and positive re use of key buildings including the following:

- **Laboratory building-** restored and refurbished to create a landmark restaurant/ food and beverage space.
- **Vivian and Musgrave Engine Houses-** sensitively extended and fitted out as heritage visitor attraction and cafes.
- **Rolling Mill-** refurbished and fitted out as a market-place and food hall.
- **V & S Sheds-** restored and refurbished for displaying and storing locomotives and tracks along with landscaped public spaces.

(ii) Project 2 Community and Water space Accessibility - This project includes two new pontoons on the banks of the river Tawe for improved use of the river space for travel, recreation and leisure. The bid also identifies the potential for the regeneration and enhancement of the Victorian railway arches at the Strand and High Street Station. The Strand Arches Project identifies the scope for enabling improved connectivity with safer pedestrian links around the train station and wider Morfa Road area, increasing footfall, providing a catalyst for regeneration and opportunities for local businesses, attracting greater footfall around the area and responding to current and proposed developments around the station, linking to other modes of transport, and the wider masterplan for the city.

(iii) Project 3 Swansea Museum - creates a mutual destination within the heritage corridor in upgrading and enhancing Swansea Museum. This will enable a richer display of Swansea's maritime and industrial history, with the collections in a larger enhanced space and facilitating the release the Copperworks Rolling mill for mixed use regeneration and economic benefit.

3.2 Economic Case and Impact of the Levelling Up bid

The projects identified in the Levelling Up bid are anticipated to deliver the following economic, social and community benefits for the City:

- **Job and GVA creation** – expected to support 106 gross direct jobs, 69 net additional jobs and will generate £5.7m gross direct GVA per annum and £3.7m net additional per annum.
- **Increased footfall** – programme will enhance over 6,000 sqm of public realm settings in Swansea, thus increasing footfall and supporting surrounding businesses and amenities.

- **Visitor numbers** – through the above investments there will be a forecasted increase of 11,500 additional visitors to the V&S Shed and engine houses. The overall programme of investment will bring about an additional 8,350 additional overnight visitors and 31,200 daytime visitors each year.

3.3 Hafod Morfa Copperworks (HMCW) wider programme

(i) Skyline Luge Leisure proposal - This major new sustainable leisure attraction will have its main visitor arrival point at the HMCW /Landore Park and Ride site and will open up significant potential for sustainable tourism and recreation activities at Kilvey Hill.

Further work is progressing well in terms of acquiring the necessary land for the scheme, preparation of funding and legal agreements and various technical studies are being undertaken to inform the design and the enabling works which will be required. Urban Splash and Skyline are co ordinating master planning objectives to ensure the scheme meets strategic planning and placemaking requirements. A planning application will be submitted for the proposal in the Summer of 2023 and a number of public engagement events are planned leading up to that submission.

(ii) HMCW River Pontoon - A new river pontoon is to be installed at the quayside near the restored Musgrave and Vivian Engine Houses. This will provide enhanced access to the copperworks for residents and visitors and will pioneer sustainable transport options and further recreation-based regeneration in the waterway. The project has been jointly funded by the European Maritime and Fisheries Fund, Small scale Coastal Infrastructure Fund with WG. Planning permission has been approved and installation should be undertaken this Summer 2023. A small number of stakeholder groups will initially pilot the use of the pontoon, but in the longer term it could be offered to other community groups and users for accessing the river space.

(iii) Morfa Road Regeneration Area and riverside walkway -Further private sector regeneration is likely to come forward incrementally in this area and will include sites such as the former Pipehouse Wharf. The key challenge will be to ensure that a more sustainable community and commercial area is developed by enhancing its connectivity, supporting its mixed-use role, reorientating development to face the river and streets, and enhancing the quality of its environment. Feasibility work will be undertaken in March 2023 to consider the options available to deliver the missing incomplete sections of the walkway/cycleway on the west side of the river, the delivery of which have been precluded by private landownerships and river bank topography. This is an important action which will create a direct walking /cycling route between the city centre and HMCW /Liberty stadium.

(iv) Lower Swansea Valley and Hafod Morfa Heritage Trails- A series of local trail leaflets have been published for the LSV , Hafod Copper works, White Rock and Morryston Park. The aim of these trail publications are to raise awareness of the areas' significant local heritage, to encourage local community use and support for the routes and the key points of interest and to encourage more visitors to the area. Greater walking and cycling activity on these local routes also complements the wider Tawe Riverside destination as a place to visit, supporting the local economy and contributing to enhancing community health and well-being encouraging outdoor activity recreation

and leisure. To launch the leaflets a series of organised walks were held in August 2022. This work with the Friends groups links into the Heritage-led Regeneration work being done in Morriston and at the Copperworks site to encourage more visitors to the area to support the local economy.

4.0 Next steps and Way Forward

- 4.1 The sections above have highlighted current progress with a range of initiatives and projects being delivered across the Tawe Riverside area. The Levelling Up funding will be a significant boost to support the next stages of regeneration for a number of projects along the river corridor. These projects will act as a catalyst for development and further regeneration in due course as we work towards the objective of delivering a new destination for Swansea's riverside waterfront.
- 4.2 In terms of next stages for the projects identified in the Levelling Up bid, resources will be allocated to work up designs and feasibility where required, and programmes developed to secure delivery. These are substantial areas of work with a programmed end date of 31 March 2025.
- 4.3 Further work is required to develop and refine the Masterplan for Hafod Morfa Copperworks, to respond to the outputs from technical studies and incorporate a number of development requirements which are emerging for the site. The Council will continue to work with Skyline Luge and Urban Splash to ensure the scheme aligns with strategic planning and placemaking objectives and responds to planned consultation and feedback from stakeholders and communities.
- 4.4 A number of further projects were identified in the draft Tawe Riverside Strategy (2019) which can be explored further, and there may be other new initiatives which can be added to these proposals and actions. However, there will be resourcing and funding issues, which will require detailed consideration of prevailing priorities for the Regeneration and External Funding Team who would lead on the delivery on a number of these alongside the commitments that will emerge from the recent Levelling Up funding bid approval. A further report will be brought to the CDC later this Spring to evaluate the scope for further projects and report back on progress with the LSV Levelling up projects and regeneration of key sites.

5.0 Integrated Assessment Implications

- 5.1 The Council is subject to the Equality Act (Public Sector Equality Duty and the socio-economic duty), the Well-being of Future Generations (Wales) Act 2015 and the Welsh Language (Wales) Measure, and must in the exercise of their functions, have due regard to the need to:
 - Eliminate unlawful discrimination, harassment and victimisation and other conduct prohibited by the Acts.
 - Advance equality of opportunity between people who share a protected characteristic and those who do not.
 - Foster good relations between people who share a protected characteristic and those who do not.

- Deliver better outcomes for those people who experience socio-economic disadvantage.
- Consider opportunities for people to use the Welsh language.
- Treat the Welsh language no less favourably than English.
- Ensure that the needs of the present are met without compromising the ability of future generations to meet their own needs.

5.2 The Well-being of Future Generations (Wales) Act 2015 mandates that public bodies in Wales must carry out sustainable development. Sustainable development means the process of improving the economic, social, environmental and cultural well-being of Wales by taking action, in accordance with the sustainable development principle, aimed at achieving the 'well-being goals'.

5.3 Our Integrated Impact Assessment (IIA) process ensures we have paid due regard to the above. It also takes into account other key issues and priorities, such as poverty and social exclusion, community cohesion, carers, the United Nations Convention on the Rights of the Child (UNCRC) and Welsh language.

5.4 An Integrated Impact Assessment Screening form has been completed which identified positive impacts for all protected characteristic groups in: increased wellbeing, benefiting future generations, community and poverty benefits, socio economic benefit, benefiting tourism. In terms of engagement and consultation, a member and officer workshop was held in 2019 which enabled the preparation of a draft Strategy document. The draft now needs updating and there will be an opportunity for the community to get involved in shaping the future of the area. As the process continues further site-specific consultation will take place and proceeding this site specific full IIA reports will be developed where required.

5.5 The draft Tawe Riverside Strategy and actions arising from it have been prepared with full consideration of the Council's duties to work towards Wales' shared well-being goals and to contribute to sustainable development and management of natural resources under the Well Being of Future Generation (Wales) Act (2015).

5.6 The recommendation of the IIA Screening Form was that further site-specific consultation will take place and that site specific full IIA reports will be developed where required.

6.0 Financial Implications

6.1 There are no financial implications currently associated with this interim update report. As capital schemes are developed FPR7 reports will be prepared which will add the schemes onto the capital programme.

7.0 Legal Implications

7.1 There are no legal implications currently associated with this interim update report.

Background Papers: None

Appendices:

Appendix A - IIA

Appendix A - Integrated Impact Assessment Screening Form

Please ensure that you refer to the Screening Form Guidance while completing this form.

Which service area and directorate are you from?

Service Area: [Planning and Regeneration](#)

Directorate: [Place](#)

Q1 (a) What are you screening for relevance?

- New and revised policies, practices or procedures
- Service review, re-organisation or service changes/reductions, which affect the wider community, service users and/or staff
- Efficiency or saving proposals
- Setting budget allocations for new financial year and strategic financial planning
- New project proposals affecting staff, communities or accessibility to the built environment, e.g., new construction work or adaptations to existing buildings, moving to on-line services, changing location
- Large Scale Public Events
- Local implementation of National Strategy/Plans/Legislation
- Strategic directive and intent, including those developed at Regional Partnership Boards and Public Services Board, which impact on a public bodies functions
- Medium to long term plans (for example, corporate plans, development plans, service delivery and improvement plans)
- Setting objectives (for example, well-being objectives, equality objectives, Welsh language strategy)
- Major procurement and commissioning decisions
- Decisions that affect the ability (including external partners) to offer Welsh language opportunities and services

(b) Please name and fully describe initiative here:

Tawe Riverside Strategy

Purpose of the strategy – To enable the development of a high quality, attractive, sustainable and vibrant riverside destination, creating a unique place where people wish to live, work and visit, capitalising upon and celebrating the Tawe’s significant contribution to the City’s distinctive heritage and to green infrastructure and biodiversity”.

The purpose of the Tawe Riverside Corridor Strategy document are as follows:

- To supplement strategic policy set out in the statutory planning framework (Swansea Local Development Plan, 2019) and ensure proposals meet with strategic policy and legislation including the Well Being of Future Generations Act.
- Establish an agreed Vision and comprehensive set of objectives for the regeneration of the area
- Provide guidance and certainty to prospective developers in terms of the context and opportunities for new investment, and highlight any key considerations and constraints.
- To provide a co-ordinated basis for introducing green infrastructure and undertaking environmental and access enhancements.
- To provide a targeted and co-ordinated basis for future investment and grant assistance.
- To provide an opportunity for local communities to engage in the future development and enhancement of the Tawe Riverside area.

Back Ground

Appendix A - Integrated Impact Assessment Screening Form

The River Tawe Corridor immediately to the East of Swansea City Centre, is a defining feature in Swansea's landscape and has played a significant role in the history and development of the City. The riverside like the rest of Swansea's waterfront, the Bay and the Maritime Quarter, are part of the city's distinctiveness, one of the things that sets it apart from other cities and gives it an unique quality.

The ingredients are present within the Tawe Riverside area for creating the next significant opportunity for an attractive and sustainable place, with a mixture of uses for living, leisure, and working. The area has an established leisure role with the City's Liberty Stadium, Morfa is a popular focus for shopping, food and drink, and the site has distinctive heritage assets which are in the process of being restored and re used to provide new attractions and uses including Penderyn Whiskey. The lower Tawe waterfront is also emerging as an intrinsically attractive as a place to live, and is also a well- established part of the City's network of green infrastructure. The corridor provides a substantial green artery with opportunities for informal recreation and links to the wider countryside at Kilvey Hill, which is in itself a significant biodiversity resource which contributes towards health and well-being of communities which have access to it.

Regeneration in the Tawe Corridor is at a critical point. New investment interest in the Tawe Riverside area, particularly along the Morfa Road corridor and at the HCW site has raised its profile/ brought the potential of the area more sharply into focus and generated a significant momentum for the further regeneration of the area. A new Strategy is required to supplement the policy for the Tawe Riverside in the Swansea LDP, and to build on the current interest, to provide the community with an opportunity to get involved in shaping the future of the area, to highlight key strategic actions which are necessary to bring forward development and enhancement. New Masterplans are required for key sites to encourage and guide appropriate future investment in this area and to extend its appeal and attractiveness by integrating it with the wider River Tawe corridor.

The Strategy document focuses on the area south from the Liberty Stadium to the river Tawe crossings, which is identified in the Swansea Local Development Plan (2019) as the Tawe Riverside Strategic Development Area (SD L).

It considers in detail the opportunities presented by 4 character areas, the Hafod Morfa Copper Works at the Northern end, St Thomas Waterfront at the southern end, the Morfa Road Regeneration Area on the west bank and the Eastside Riverside Park. In line with the approach set out in the Swansea LDP, an integrated place making approach is set out in a series of Masterplans which are summarised below.

1. The Hafod/Morfa Copper Works (HMCW) is a unique site located North East of Swansea City Centre adjacent to the River Tawe and in close proximity to the Liberty Stadium and Morfa Retail Park. The site consists of a number of vacant sites on the waterfront, the Landore Park and Ride and vacant buildings and heritage assets associated with HMCW. The key aim is to develop a mixed use heritage led leisure destination which capitalises on its waterfront location.

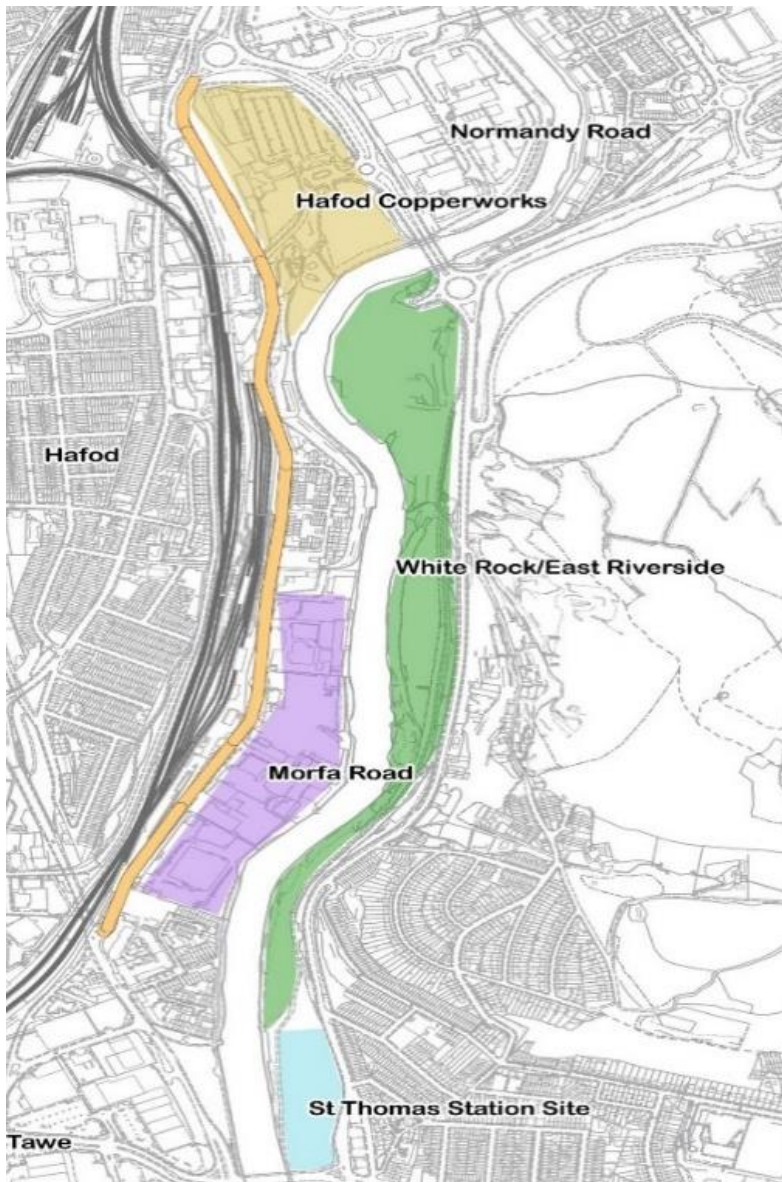
2. St Thomas Waterfront Site- The aim for this 2.8 hectare landmark site on the eastern side of the City centre, is to develop a new residential led mixed use scheme which has a distinct sense of place and connects the St. Thomas community to the waterfront and City centre.

3. Morfa Road Regeneration Area- An area actively changing in character from industrial and employment uses, to a high quality residential /employment area which provides for improved access along the riverside.

4. East Riverside Green Corridor- This Masterplan aims make more positive use of the potential of the river and its immediate banks and surrounds as an informal leisure and green infrastructure resource for

Appendix A - Integrated Impact Assessment Screening Form

the city – for water recreation, informal leisure, enhancing biodiversity, and to improve active travel linkages to the city centre.



Q2 What is the potential impact on the following: the impacts below could be positive (+) or negative (-)

	High Impact		Medium Impact		Low Impact		Needs further investigation
	+	-	+	-	+	-	
Children/young people (0-18)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Older people (50+)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Any other age group	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Future Generations (yet to be born)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Disability	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Race (including refugees)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Asylum seekers	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Gypsies & travellers	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Religion or (non-)belief	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sex	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Sexual Orientation	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Appendix A - Integrated Impact Assessment Screening Form

Gender reassignment	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Welsh Language	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Poverty/social exclusion	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Carers (inc. young carers)	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Community cohesion	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Marriage & civil partnership	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Pregnancy and maternity	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Q3 What involvement has taken place/will you undertake e.g. engagement/consultation/co-productive approaches?
Please provide details below – either of your activities or your reasons for not undertaking involvement**

A workshop was held with members of the Policy and Development Committee and other workshops and consultations with officers across the authority, and some statutory consultations.

This strategy will provide the community with an opportunity to get involved in shaping the future of the area. As the process continues further site specific consultation will take place and proceeding this site specific full IIA reports will be developed where required.

Site specific consultation will take place with the following groups:-

- Internal Swansea Council – Operational - waste/highways/maintenance/C&T/Legal/Procurement /CLLRs WARD MEMBERS
- Relevant Statutory Authorities
- Access Groups
- WECTU/Resilience
- Access Interests
- Local Residents/General Public
- Surrounding Businesses

Q4 Have you considered the Well-being of Future Generations Act (Wales) 2015 in the development of this initiative:

- a) Overall does the initiative support our Corporate Plan’s Well-being Objectives when considered together?
Yes No
- b) Does the initiative consider maximising contribution to each of the seven national well-being goals?
Yes No
- c) Does the initiative apply each of the five ways of working?
Yes No
- d) Does the initiative meet the needs of the present without compromising the ability of future generations to meet their own needs?
Yes No

Q5 What is the potential risk of the initiative? (Consider the following impacts – equality, socio-economic, environmental, cultural, legal, financial, political, media, public perception etc...)

Appendix A - Integrated Impact Assessment Screening Form

High risk

Medium risk

Low risk

Q6 Will this initiative have an impact (however minor) on any other Council service?

Yes

No

If yes, please provide details below

Planning, Legal, Finance, Procurement, Culture and Tourism.

Q7 What is the cumulative impact of this proposal on people and/or communities when considering all the impacts identified within the screening and any other key decisions affecting similar groups/ service users made by the organisation?

(You may need to discuss this with your Service Head or Cabinet Member to consider more widely if this proposal will affect certain groups/ communities more adversely because of other decisions the organisation is making. For example, financial impact/poverty, withdrawal of multiple services and whether this is disadvantaging the same groups, e.g., disabled people, older people, single parents (who are mainly women), etc.)

This strategy is advantageous to all protected characteristic groups in heavily focusing on social and community Benefits, green infrastructure, socio economic/local economic benefits in working towards;

- a higher quality environment
- increased economic vitality
- improved accessibility/movement
- increased biodiversity
- increased green infrastructure and environment/ecology
- increased public realm and landscaping, play and recreation
- increased affordable housing
- increased energy efficiency
- increased river usage

General strategy benefits-

High Quality Environment/ Placemaking

- Establishes a new mixed use heritage and leisure led destination at HMCW by introducing new uses which complement the existing offer locally and regionally and bring economic vitality back to the river frontage by day and evening.
- Establishes a destination at HMCW with a distinct sense of place which capitalises on the attractive waterfront location and strategic proximity to the Liberty stadium and City centre;
- Preserves and enhance heritage structures at key locations such as HMCW, interprets industrial and maritime history all through the corridor and finds new uses for heritage buildings;
- Provides a high quality new sustainable living environment at HMCW, Morfa Road Regeneration area and St Thomas Waterfront with strengthened links to the existing adjacent communities such as Hafod , Landore and St Thomas and the city centre.
- Promote good design across Tawe Riverside corridor that is locally distinct, sustainable, innovative and sensitive to its location maximising the potential of its waterfront aspect.
- Maintain and enhance multi-functional green infrastructure network through the corridor
- Improve, expand and diversify appropriate sustainable tourism and recreation opportunities.
- Assist in meeting the City's housing needs

Appendix A - Integrated Impact Assessment Screening Form

Accessibility and Movement

- Encourages accessibility and permeability into and along the length of both river banks, with linkages to the City Centre and other key attractions such as the Stadium;
- Support the development of safe, accessible and vibrant places and spaces which support walking, cycling and public transport as integral elements of a sustainable transport network.
- Improve opportunities for water based recreation and transport through enhancing access to the river.
- Integration of the Eastern Tawe Riverside/Kilvey and opportunities for sustainable development, green tourism /recreation
- Exemplar integration/ provision of multi-functional green infrastructure

Biodiversity, Green Infrastructure and environment

- Conservation and enhancement of the corridor's protected species natural assets and designations
 - Strengthen the valley floor as an ecologically rich wildlife corridor with connections to the wider countryside of Kilvey Hill, and to Swansea Bay
 - Ensure that development does not exacerbate flooding and would not be vulnerable to inundation
 - Climate change
-

Site specific benefits:-

Design Principles – HMCW

Creating sustainable travel routes, public transport facilities, footway and cycle routes. This includes the reinstatement of historic connections via former canals and bridges such as the re instatement of the Northern entrance and canal bridge link to HMCW

Public Realm and Landscaping -Public realm on the waterfront provides a focal space and the opportunity for a quality space for public enjoyment, incorporating public art, interpretation, seating and outdoor eating with new commercial leisure development. The public realm should use high quality natural materials in a contemporary design.

Interpretation of the heritage importance of the Hafod Morfa Copper works should be incorporated in public art, interpretation boards, heritage trails and in the restoration of buildings and structures.

Play and Recreation- New and varied recreation and leisure facilities should be provided at an appropriate focal point within the new development area. Subject to the provision of an appropriate new River Tawe bridge crossing on the waterfront, play provision could be accommodated on the White Rock site as part of the wider informal public space. Play facilities should be provided to an appropriate scale in accordance with FiT guidelines, with appropriate equipment for a range of ages with incidental space.

Biodiversity and Ecology – providing sustainable wildlife links across and within the development and suitable protection for protected species.

Design Principles – St Thomas

A comprehensively planned, sustainable neighbourhood with a distinct sense of place and a coherent place making approach.

Appendix A - Integrated Impact Assessment Screening Form

quaysides to accommodate a significant area of multi-functional green space on the site's river frontage. In addition to providing a local informal amenity space, this will facilitate the continuity of the greenspace within the Tawe Green corridor

Green Infrastructure and Landscaping – enabling the movement of wildlife and pollinators, and provide scope to incorporate sustainable drainage, and the integration of play and the main lower Swansea valley active travel route

Public Realm- This focal area of public space and an enhanced riverside promenade, must encourage people to use the space in a positive way, with the objective of increasing dwell time, and being inclusive and welcoming. The space must be of high quality, multi-generational and accessible for all. The space could also accommodate opportunities for play, activity, and public art which can activate the space and provide animation.

Recreation and Play – to provide new and varied recreation and leisure facilities at appropriate focal points. Given the scale of the site this should take the form of LEAPs or LAPs in accordance with FiT guidelines, and must incorporate appropriate play equipment for a range of ages, both formal and informal as well as incidental space.

Affordable Housing- should be provided in accordance with Swansea LDP Policy H3 at 20% taking into account any specific financial viability issues arising on the site relating to the provision of strategic infrastructure.

Energy Efficient Housing- Design solutions which incorporate energy efficient measures and other sustainable features will be actively encouraged.

Design Principles – Morfa Road

Green Infrastructure -Environmental Enhancement- New developments and public open space, paths and cycleways should recognise the multi-functional capacity of green infrastructure, and incorporate innovative solutions for surface water drainage and biodiversity. the corridor would significantly benefit from additional screening and tree planting, wildflower beds and low maintenance shrub planting. In contrast to the Eastern riverside, the west bank fringe of the riverside is a narrow green corridor with only limited capacity for biodiversity and wildlife movement. Wherever possible consideration should be given to adding to the green infrastructure on the western river fringes

Employment/ commercial Buildings- Any commercial should face on to the streets and open spaces to ensure community safety as well as strong sense of place

Affordable Housing- should be provided in accordance with Policy H3 at 20% taking into account any specific financial viability issues arising on the site relating to the provision of strategic infrastructure.

Movement and Access-

- Delivering a network of streets to serve discreet development areas, designed for low speeds (reducing carbon footprint), with shared footways/cycleways on both sides of the street, with verges and appropriate street trees;
- Provide an accessible environment for all;
- Provide appropriate parking and circulation areas for cars, cycles, motor bikes and service vehicles;
- A clearly structured walkable neighbourhood with a hierarchy of interconnected streets and spaces;

Design Principles - East side River Tawe Corridor

(Riverside area on the East bank adjacent to the west side of Pentreguinea Road and Foxhole Road)

Appendix A - Integrated Impact Assessment Screening Form

The key challenge is to make more positive use of the potential of the river and its immediate banks and surrounds as a resource for the city – for water recreation, informal leisure and transport, recreation on the river banks and to improve walking and cycling linkages along the valley. This will be achieved by creating distinctive locations or nodes along the riverside, which highlight the location of and make positive use of remaining heritage assets, with views and into and from the area. Delivering enhanced green infrastructure with multiple benefits for health and well-being is a key theme for new developments and enhancements along this corridor.

Ecological Interpretation and Nature trail – With its riparian, woodland, and species rich grassland habitat, the corridor has a diverse and valuable biodiversity which should be positively promoted and recognised as an important resource for raising awareness and supporting education on the natural environment. There is considerable scope for introducing nature trails, interpretation boards, for working with local schools and communities to broaden awareness of the nature conservation value of the river corridor.

River water transport The River Tawe is in principle navigable from the Liberty stadium and Hafod Copper works to the Marina. The river is informally used for rowing, guided tours and pleasure craft, but has no current means for passengers to disembark safely at any location along the river corridor.

River pontoons would allow direct access between the Hafod/Morfa Copper works site and the Sailbridge site near the City Centre and Marina, and Swansea Bay/ Mumbles beyond. The provision of pontoons and river boat transport would contribute towards the cluster of attractions and facilitate an alternative form of sustainable transport along the river corridor. Any proposals for pontoons should have regard to the fixing points and structure of any quayside walls. Appropriate consent easements will also be required from the Duke of Beaufort estates.

New developments on the river frontage at HMCW and St Thomas Waterfront, should encourage greater use of the river itself for travel and recreation by making provision for direct and accessible access to pontoons. A series of riverside pontoons should be established for use by rowers, and as pick up and drop off points for water taxis and the community boat. Pontoon locations should be convenient for boating activities and serve community access, where possible aligning with east- west access routes and bridges.

Social and Community Benefits -Swansea Council has adopted a policy entitled ‘Beyond Bricks and Mortar’ as a means of addressing poverty and social exclusion within Swansea. This initiative is concerned with the use of social benefit clauses within contracts/development agreements associated with major regeneration projects to bring added value to the delivery of physical improvements, in particular Targeted Recruitment and Training (TR&T). The aim of these clauses is to promote named supply chain networks and provide benefits for the local long term unemployed through new employment opportunities and/or training as an integral part of the physical development process.

The Tawe Riverside Corridor could become in effect the ‘City’s Park’, and could benefit significantly from being brought into the City leisure marketing offer as a local destination and part of the regional offer. The City already has a series of maritime focused events, but there is potentially scope to extend this, with further heritage themed events and attractions such as the ‘Man Engine’ which visited the site in Spring 2019, or water sports race training events. Interim leisure/pop up events.

Appendix A - Integrated Impact Assessment Screening Form

Outcome of Screening

Q8 Please describe the outcome of your screening below:

- **Summary of impacts identified and mitigation needed (Q2)**

This strategy has positive impacts for all protected characteristic groups in: increased wellbeing, benefiting future generations, community and poverty benefits, socio economic benefit, benefiting tourism.

- **Summary of involvement (Q3)**

- A workshop was held with members of the Policy and Development Committee and other workshops and consultations with officers across the authority, and some statutory consultations.

- This strategy will provide the community with an opportunity to get involved in shaping the future of the area. As the process continues further site specific consultation will take place and proceeding this site specific full IIA reports will be developed where required.

Site specific consultation will take place with the following groups:-

- Internal Swansea Council – Operational -
waste/highways/maintenance/C&T/Legal/Procurement /CLLRs WARD MEMBERS
- Relevant Statutory Authorities
- Access Groups
- WECTU/Resilience
- Access Interests
- Local Residents/General Public
- Surrounding Businesses

- **WFG considerations (Q4)**

The Tawe Riverside Strategy has been prepared with full consideration of the Council's duties to work towards Wales' shared well-being goals and to contribute to sustainable development and management of natural resources under the Well Being of Future Generation (Wales) Act (2015).

A full list of relevant strategic policy and other strategic guidance is included in Appendix 1

(2018)

- Swansea PSB Local Well-being Plan: 'Working Together to Build a Better Future'
- Planning Policy Wales (2016)
- Planning Act (Wales) 2015
- Environment Act (Wales) 2016
- Sustainable Drainage (Wales) Regulations 2018

- **Any risks identified (Q5)**

There are no risks as such to the strategy however there could be site specific risks that will be detailed in individual site specific IIA full report.

Cumulative impact (Q7)

Appendix A - Integrated Impact Assessment Screening Form

This strategy is advantageous to all protected characteristic groups in heavily focusing on social and community Benefits, green infrastructure, socio economic/local economic benefits in working towards;

- a higher quality environment
- increased economic vitality
- improved accessibility/movement
- increased biodiversity
- increased green infrastructure and environment/ecology
- increased public realm and landscaping, play and recreation
- increased affordable housing
- increased energy efficiency
- increased river usage

(NB: This summary paragraph should be used in the relevant section of corporate report)

Full IIA to be completed

Site specific IIAs to be developed when/if necessary.

Do not complete IIA – please ensure you have provided the relevant information above to support this outcome

NB: Please email this completed form to the Access to Services Team for agreement before obtaining approval from your Head of Service. Head of Service approval is only required via email.

Screening completed by:
Name: Gail Evans
Job title: Principal Physical Regeneration Manager
Date: 13.02.23
Approval by Head of Service:
Name: Phil Holmes
Position: HoS
Date:

Please return the completed form to accesstoservices@swansea.gov.uk

APPENDIX 1

[Well-being of Future Generations \(Wales\) Act 2015](#) -The Act requires public bodies in Wales to carry out sustainable development, the process of improving the social, economic, environmental and cultural well-being of Wales, by working toward 7 well-being goals and by planning for the long term, work better with people and communities and each other, look to prevent problems and take a more joined-up approach.

The Council's Corporate Plan recognises that Swansea faces a number of challenges in the years ahead, which include:

- Population changes – a growing, ageing and more diverse Swansea.

Appendix A - Integrated Impact Assessment Screening Form

- Economic changes – attracting investment, high quality jobs and new technology into Swansea while addressing the skills gap.
- Climate change – risks from flooding, air and water quality, dangers to ecosystems and biodiversity and energy security.
- Social and cultural changes – addressing inequalities in health, education, employment and life chances.

Five well-being objectives have been prioritised to address these challenges:

1. Safeguarding people from harm – so that our citizens are free from harm and exploitation.
2. Improving Education & Skills – so that every child and young person in Swansea gains the skills and qualifications they need to succeed in life.
3. Transforming our Economy & Infrastructure – so that Swansea has a thriving mixed use City Centre and a local economy that will support the prosperity of our citizens.
4. Tackling Poverty – so that every person in Swansea can achieve his or her potential.
5. Transformation & Future Council development – so that we and the services that we provide are sustainable and fit for the future.

[Swansea PSB Local Well-being Plan: 'Working Together to Build a Better Future'](#) -Every local council area in Wales is legally, through the Well-being of Future Generations (Wales) Act 2015, is required to have a Public Services Board (PSB) whose purpose is to work collectively to improve local social, economic, environmental and cultural well-being.

1. Each PSB is required to carry out an Assessment of Well-being to understand current levels of well-being and to produce a Local Well-being Plan in order to improve well-being. In May 2018 Swansea's PSB published 'Working together to Build a Better Future' their first Local Well-being Plan. The Plan identifies four objectives for collective action underpinned by a cross cutting action: **Early years:** to ensure that children have the best start in life to be the best they can be.
2. **Live well, Age well:** to make Swansea a great place to live and age well.
3. **Working with Nature:** to improve health, enhance biodiversity and reduce our carbon footprint.
4. **Stronger Communities:** to build stronger communities with a sense of pride and belonging.
5. **Cross Cutting Action:** to work towards integrated public services in Swansea by sharing resources, assets and expertise.

As a statutory member of the PSB the Council has collective responsibility with the other three statutory members for ensuring the Board improve Swansea's well-being.

[Planning Act \(Wales\) 2015](#)-The Act states that development and the use of land contribute to improving the economic, social, environmental and cultural well-being of Wales. Whilst the concept of sustainable development has been at the heart of the planning system for many years the Welsh Government is currently re-drafted Planning Policy Wales: Edition 10 to maximise the contribution the planning system can make to the achievement of the Act. In doing this Draft edition 10, identifies 5 key principles for planning which are based on the sustainable development principle:

1. To facilitate the right development in the right place
2. Making the best use of resources
3. Facilitating accessible and healthy environments
4. Creating and sustaining communities
5. Maximising environmental protection and limiting environmental impact

Appendix A - Integrated Impact Assessment Screening Form

Supported by a suite of National Sustainable Placemaking Outcomes and via four planning themes:

Environment Act (Wales) 2016-The Act is designed to ensure Wales's long term well-being to enable current and future generations to benefit from a proposers economy, a healthy and resilient environment and a vibrant, cohesive communities. It positions Wales as a low carbon, green economy ready to adapt to the impacts of climate change by ensuring a joined-up legislative approach to enable the sustainable management of resources, by establishing legislative framework to tackle climate change and by clarifying / strengthening existing regulations on waste fisheries, flooding and coastal erosion and the carrier bag charging scheme. These three Acts work in tandem to improve Wales's well-being.

Swansea Council Community Benefit Policy-Since 2009, Swansea Council has operated a Community Benefits Policy. Known as Beyond Bricks & Mortar (BB&M), it was developed to help tackle poverty and promote inclusion by adding value locally to the delivery of physical regeneration and large scale projects. It aims to address barriers to entering the labour market and create opportunities for all Swansea's citizens, thereby helping to lift individuals and households out of poverty. It meets the aspirations of the Wellbeing of Future Generations Act, impacting on four of the Council's five key priorities and delivering on the commitment in Swansea Council's procurement strategy.

The approach is delivering an impact on deprivation by addressing the need for more training, job placement and employment progression routes for the economically inactive and unemployed, leading to higher skilled, higher paid and sustainable jobs; encouraging more supply chain opportunities to be made available for SME's and local businesses; working with the wider community and schools.

Agenda Item 5



Report of the Chair

Economy & Infrastructure Corporate Delivery Committee – 23 February 2023

Work Plan 2022-2023

Date of meeting	Agenda items and Format
23 June 2022	<ul style="list-style-type: none">• Work Plan Discussion.
28 July 2022	<ul style="list-style-type: none">• Work Programme 2022-2023.
22 September 2022	<ul style="list-style-type: none">• Meeting Cancelled.
27 October 2022	<ul style="list-style-type: none">• Resident's Rewards App (SL).
24 November 2022	<ul style="list-style-type: none">• Meeting Cancelled.
22 December 2022	<ul style="list-style-type: none">• Introduction to Tawe Riverside Corridor Strategy (GE)
26 January 2023	<ul style="list-style-type: none">• Local Economic Delivery Plan.
23 February 2023	<ul style="list-style-type: none">• Update – Swansea Resident's Rewards App (SL) includes representatives from BID.• Tawe Riverside & Levelling Up.(GE & PR).
23 March 2023	<ul style="list-style-type: none">• Introduction to Swansea Bay Strategy (GB).
27 April 2023	<ul style="list-style-type: none">• Draft Economic Development Strategy Framework.
To be scheduled	