

## **Panel Perfformiad Craffu – Datblygu ac Adfywio**

**Lleoliad:** Ystafell Bwyllgor 5 - Neuadd y Ddinas, Abertawe

**Dyddiad:** Dydd Llun, 18 Tachwedd 2019

**Amser:** 10.00 am

**Cynullydd:** Y Cynghorydd Jeff Jones

**Aelodaeth:**

Cynghorwyr: P M Black, P Downing, E W Fitzgerald, S J Gallagher, J A Hale, D W Helliwell, T J Hennegan, C A Holley, P R Hood-Williams, L James, M H Jones, P K Jones, S M Jones, I E Mann, B J Rowlands, W G Thomas, D W W Thomas a/ac T M White

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### **Agenda**

### **Rhif y Dudalen.**

- |          |  |                |
|----------|--|----------------|
| <b>1</b> | <b>Ymddiheuriadau am absenoldeb.</b>   |                |
| <b>2</b> | <b>Datgeliadau o fuddiannau personol a rhagfarnol.</b><br><a href="http://www.abertawe.gov.uk/DatgeluCysylltiadau">www.abertawe.gov.uk/DatgeluCysylltiadau</a>   |                |
| <b>3</b> | <b>Gwahardd pleidleisiau Chwip a Datgan Chwipiau'r Pleidiau</b>  |                |
| <b>4</b> | <b>Cofnodion y Cyfarfod(ydd) Blaenorol</b><br>Derbyn cofnodion y cyfarfod(ydd) blaenorol a chytuno eu bod yn gofnod cywir.   | <b>1 - 28</b>  |
| <b>5</b> | <b>Cynllun Gwaith 2019 - 2020</b>  | <b>29 - 30</b> |
| <b>6</b> | <b>Adroddiad dangosfwrdd</b> <ul style="list-style-type: none"><li>• Phil Holmes – Pennaeth Cynllunio ac Adfywio'r Ddinas</li><li>• Huw Mowbray - Rheolwr Datblygu Eiddo</li></ul>                                   | <b>31 - 45</b> |
| <b>7</b> | <b>Craffu Cyn Penderfynu: Cam 1 Abertawe Ganolog - Adroddiad Cyflwyno Terfynol</b> <ul style="list-style-type: none"><li>a) Ystyried Adroddiad y Cabinet a Chwestiynau</li><li>b) Barn y panel i'r Cabinet</li></ul> | <b>46</b>      |

Dolen i Bapurau'r Cabinet:

Mynychu i drafod:

- Y Cynghorydd Rob Stewart - Aelod y Cabinet dros yr Economi a Strategaeth (Arweinydd)
- Phil Holmes – Pennaeth Cynllunio ac Adfywio'r Ddinas
- Huw Mowbray - Rheolwr Datblygu Eiddo

**8 Gwahardd y Cyhoedd**

**47 - 50**

**9 Craffu Cyn Penderfynu: Cam 1 Abertawe Ganolog - Adroddiad Cyflwyno Terfynol**

- a) Ystyried Adroddiad y Cabinet a Chwestiynau
- b) Barn y panel i'r Cabinet

Mynychu i drafod:

- Y Cynghorydd Rob Stewart - Aelod y Cabinet dros yr Economi a Strategaeth (Arweinydd)
- Phil Holmes – Pennaeth Cynllunio ac Adfywio'r Ddinas
- Huw Mowbray - Rheolwr Datblygu Eiddo

**Cyfarfod nesaf:** Dydd Llun, 27 Ionawr 2020 ar 10.00 am

*Huw Evans*

**Huw Evans  
Pennaeth Gwasanaethau Democrataidd  
Dydd Mawrth, 12 Tachwedd 2019**

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**Cyswllt: Scrutiny 637732**

# Agenda Item 4



City and County of Swansea

## Minutes of the **Scrutiny Performance Panel – Development & Regeneration**

Committee Room 3 - Civic Centre, Swansea

Wednesday, 17 July 2019 at 11.00 am

**Present:** Councillor J W Jones (Chair) Presided

**Councillor(s)**

P M Black  
C A Holley  
M H Jones  
T M White

**Councillor(s)**

E W Fitzgerald  
P R Hood-Williams  
P K Jones

**Councillor(s)**

S J Gallagher  
L James  
S M Jones

**Officer(s)**

Bethan Hopkins  
Paul Relf  
Paul Jones

Scrutiny Officer  
Economic Development & External Funding Manager  
European Unit

**Apologies for Absence**

Councillor(s): R Francis-Davies and D W Helliwell

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**1 Disclosure of Personal and Prejudicial Interests.**

- Councillor Paxton Hood-Williams is a member of the Swansea RDP Local Action Group

**2 Prohibition of Whipped Votes and Declaration of Party Whips**

**3 Election of Panel Convener**

- Councillor Jeff Jones was appointed as Panel Convener for 2019-20

**4 Terms of Reference**

- Panel want to add to ToR 'meetings to be added when required'

**5 Minutes**

- Add query Panel had at last session around the figures on Appendix E of the Business Plan

## **6 Wales Audit Office Report - Services to Rural Communities**

- There are ideas about what could be delivered in terms of rural community provision but there are limits in terms of the amount of funding available restrictions on what that money can be used for
- Limits in terms of broadband provision to rural communities and large scale infrastructure
- Need to connect the Rural Development Partnership (RDP) with Swansea wide approaches and how the work links in with the work of the PSB
- 60% of Swansea is rural but the rural areas are sparsely populated and the urban areas are densely populated – balancing funding allocations can be difficult
- Very keen on how to make more of rural areas e.g. local food
- Need to link urban and rural areas
- WAO report sets high standards but the Council will strive to meet them
- The Brexit outcome will impact the rural grant programme
- There is scope and data available to establish best practice from other areas in Wales
- Transport in rural areas is still an ongoing concern
- The lack of broadband in rural areas is a hindrance to many people to access online deals, community activity and services – Welsh Government looking at this but little can be done at a local level
- The Rural Development Programme ends in 2020 and there is no request in place to develop a new one currently
- Contingencies need to be planned for whatever the Brexit outcome is – may request this is looked at after October to feed into the funding issues
- The team engages with people in the membership list and people not listed. They work with everyone who is relevant
- Need to engage with WG much more and be proactive in pursuing issues around broadband services
- Gower AONB group looking at this issue too
- Some difficulty given scale of issues and resources over allocation and
- Some issues over deprivation and poverty within rural areas – this can sometimes be masked in general data which hides pockets of deprivation in wealthy areas
- Fundamental to have the balance between effective tourism and the maintenance of the natural environment – green infrastructure is very important in policy decisions
- Geography, settlement and sparsity all have an impact on how an area is defined as rural – department to send formula/data to Panel
- The Boundary Commission Review may have an impact on how wards are classified
- Classifications could change in the future and have funding impacts
- Discussion around wards who do not have high levels of poverty or rural – funding streams not as readily available
- The team will assist with identifying funding opportunities where capacity allows

- Some of the issues identified fall to the obligation of the WG rather than local Councils
- Positive that communities get involved to run services but this can be problematic and cause pressure for people – debate which is ongoing
- Some points can be brought to the Local Action Group for discussion e.g. wood being transported from Gower to recycling centres as there is no kerbside collection
- Letter to be drafted to WG from Panel to press the issue of Broadband funding and installation in rural areas

## **7 End of Year Review**

- The detail behind some projects is still opaque – will continue to explore more throughout the coming year
- Pleased at the range of projects looked at by the Panel
- Meetings to be held 'as and when' required throughout the year

## **8 Work Plan 2018/19**

- Want some more focus over the City Centre health – in relation to empty shops and units and plans going forward

The meeting ended at 12.15 pm

**Chair**

**To/  
Councillor Robert Francis-Davies  
Cabinet Member for Investment,  
Regeneration and Tourism**

*Please ask for:  
Gofynnwch am:*

*Direct Line:  
Llinell Uniongyrchol:*

*e-Mail  
e-Bost:*

*Date  
Dyddiad:*

**Overview & Scrutiny**

**01792 636292**

**scrutiny@swansea.gov.uk**

**30<sup>th</sup> July 2019**

**BY EMAIL**

**Summary:** This is a letter from the Development and Regeneration Scrutiny Performance Panel to the Cabinet Member for Investment, Regeneration and Tourism following the meeting of the Panel on 17<sup>th</sup> July 2019. This letter concerns the Wales Audit Office Report on Local Government Services to Rural Communities and the associated Response and Action Plan.

Dear Councillor Francis-Davies,

We are grateful to officers for attending the meeting on 17<sup>th</sup> July 2019. The Panel received an in depth update and asked questions to which the officers responded.

We heard how the Wales Audit Office undertook a review into Local Government Services to Rural Communities and the team were asked how Swansea will respond to the challenges and recommendations. We were told that the Wales Audit Office sets high aims but Swansea Council will strive to meet them. We were told there are opportunities to look to other areas of Wales for best practice and for Councils to share knowledge and ideas which is very positive.

We heard how the team have ideas about what could be delivered in terms of rural community provision but there are limits relating to resources and the amount of funding available which often comes with restrictions. There needs to be some recognition of the scale of issues faced by rural communities such as transport, internet access and hidden poverty and the limit of what can be achieved within the funding amounts.

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We were told that the work of the Rural Development Partnership needs to connect more with Swansea wide initiatives and have stronger links with the Public Services Board and the work being done by it.

We heard how 60% of Swansea is rural with the rural areas being sparsely populated and the urban areas being densely populated, as a result balancing funding allocations can be difficult. There is a need to link urban areas with rural areas and make the most of local specialities such as food from rural areas, perhaps linking in with Swansea Market.

We were told that the Brexit outcome will impact the Rural Grant Programme but the programme will end in 2020 however there is no request in place to develop a new one. We do feel that this is not prudent as there should be preparatory plans in place which outlines the process whatever the Brexit outcome. We will be requesting this issue come back to the Panel after October so we can feed into it.

We heard that transport is still an ongoing issue in rural areas and we have asked to see the independent transport report which was externally commissioned to ensure we are up to date with current issues.

We were told that although there is a membership list in the Rural Development Partnership we felt some key partners are missing. We were advised that not everyone you work with is listed as a partner but the team work with many organisations and anyone who is relevant to the project even if they are not named. We are pleased that all relevant partners are included in your planning and discussions.

There was some discussion over the classification of wards as rural or urban. We would be grateful if you could provide the data and calculations used to determine these status. This can have impacts relating to the type of funding which is available to a specific ward.

Geography, settlement and sparsity all have an impact on how an area is defined as rural so we understand the formula can be complex. We were also told that if a ward group or member needed advice in relation to funding, the Economic Development and Funding Team will try and link them to a relevant funder. This is very encouraging and creates more opportunities for community improvement. However, we are aware that there are wards which 'fall between' funding allocations as they are not eligible for rural funding streams or funding streams which are linked to deprivation. Again we heard that the team will work with these wards to ensure they are linked with relevant funders.

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There has recently been a Boundary Commission Review which could potentially have an impact over how wards are classified. It follows that this could impact the kind of funding which is available to wards by changing their status. We will monitor this issue to see if wards do have new classifications.

One issue which repeatedly came up was the lack of sufficient Broadband in rural areas. You told us that this is not something the Council can resolve as it needs large scale infrastructure and investment from Welsh Government and the relevant Broadband provider. The Rural Economy Champion – Councillor Andrew Stevens highlighted this and made reference to the barriers faced by rural business who do not have sufficient internet access. The lack of internet can also limit peoples access to other online community activities and services such as comparison websites and consultation events. It can lead to more isolation and poverty in rural areas. The Panel are in agreement that this is a very important issue which needs to be highlighted with Welsh Government and we will write a letter to the relevant person emphasising our concerns. We were informed that other organisations such as the Gower Area of Outstanding Natural Beauty (AONB) Group are also looking at this issue.

We raised a query over the issue of poverty within rural areas. We heard how this can sometimes be masked in general data which miss pockets of deprivation within wealthier communities. Again this creates some difficulty over allocation of resources as the wards would not qualify for any funding linked with deprivation.

Tourism and the Natural Environment have been topics of discussion within scrutiny recently so we were pleased to hear that the Council are trying to strike the balance between effective tourism and maintenance of biodiversity. We were told how green infrastructure is a priority across the Council and this is fundamental within policy decisions. This is very positive to hear as making the most of our natural resources with tourism and balancing this with biodiversity maintenance is so important.

We heard about communities running local services which can create a strong sense of community pride and there are examples of success, however do feel that this can create some difficulties and create obligations and pressures for residents. This links in with questions around where responsibilities lie. Some of the issues which the report identified seem to be outside of the capacity of local Councils such as grant programmes and digital connectivity so we hope that Welsh Government are looking at these issues to enhance rural communities.

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### **In conclusion**

1. We will follow up the impact of Brexit on the Rural Grant Programme after October 31<sup>st</sup> and invite you back to the Panel to discuss.
2. We will be writing to Welsh Government to encourage them to be proactive in relation to broadband and the infrastructure relating to this.
3. Can you please provide us with the data and calculations used to determine how wards are categorised as rural or urban?

Please can you respond to this letter by 20<sup>th</sup> August 2019.

Yours sincerely,

A handwritten signature in black ink, appearing to be 'J. Jones', written in a cursive style.

**Councillor Jeff Jones**

**Convener, Development and Regeneration Performance Panel**

✉ [cllr.jeff.jones@swansea.gov.uk](mailto:cllr.jeff.jones@swansea.gov.uk)

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**Cllr Jeff Jones**  
**Convener, Development & Regeneration**  
**Performance Panel**

*Please ask for:* Cllr Robert Francis-Davies  
*Direct Line:* 01792 63 7440  
*E-Mail:* [cllr.robert.davies@swansea.gov.uk](mailto:cllr.robert.davies@swansea.gov.uk)  
*Our Ref:* RFD/HS  
*Your Ref:*  
*Date:* 22 August 2019

**BY EMAIL**

Dear Councillor Jones

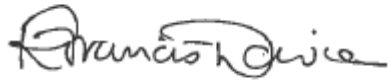
**Development & Regeneration Scrutiny Performance Panel – 17 July 2019**

Thank you for your letter dated 30 July 2019. Please find response to the question below.

*Can you please provide us with the date and calculations used to determine how wards are categorised as rural or urban?*

The Welsh Government Rural Communities – Rural Development Programme 2014-2020 budget for the LEADER measure will be apportioned to approved LAGs using an Indicative Allocation Methodology. Each LAG will receive a core allocation of £500,000 which is a minimum amount considered necessary to support a LAG area based on the experiences of the 2007-2013 programme. Each LAG will receive an additional allocation based on a weighted apportionment calculation that takes two factors into account: 1. 75% weighting based on the rural population of the eligible wards (100% of the population of rural wards plus 30% of the population of service wards – 2011 Census data); 2. 25% weighting based on the sparsity of population within the eligible wards (within rural wards, population of the smallest settlements in 'less sparse' areas and a double weighting for the population of the smallest settlements in 'sparsest' areas – Welsh Government/ Office of National Statistics definitions, 2011 Census data). This allocation will cover the full amount of the LEADER measure budget and will apply for the whole of the Welsh Government Rural Communities – Rural Development Programme 2014-2020 period but is subject to the satisfactory delivery of the LDS. (Source: Welsh Government Rural Communities – Rural Development Programme 2014- 2020 – LEADER – Guidance Notes 2015 <https://gov.wales/sites/default/files/publications/2018-09/leader-guidance.pdf>, Section 18)

Yours sincerely

A handwritten signature in black ink, appearing to read 'Robert Francis-Davies', written in a cursive style.

**COUNCILLOR ROBERT FRANCIS-DAVIES**  
**CABINET MEMBER FOR INVESTMENT, REGENERATION & TOURISM**



**To Ken Skates AM  
Minister for Economy and Transport**

*Please ask for:  
Gofynnwch am:  
Direct Line:  
Llinell Uniongyrchol:  
e-Mail  
e-Bost:*

**Overview & Scrutiny**

**01792 636292**

**scrutiny@swansea.gov.uk**

**BY EMAIL**

*Date  
Dyddiad:*

**20<sup>th</sup> August 2019**

**Summary:** This is a letter from the Development and Regeneration Scrutiny Performance Panel to the Minister for Economy and Transport following the meeting of the Panel on 17<sup>th</sup> July 2019. It concerns Broadband provision to rural areas.

Dear Mr. Skates,

I am writing on behalf of the Swansea Council Development and Regeneration Scrutiny Performance Panel.

The Panel is tasked with scrutinising work which falls under the theme of Development and Regeneration. Part of that work includes reviewing reports developed by the Wales Audit Office and the resulting Action Plans and associated Response.

At a recent meeting the Panel looked at the Wales Audit Office Report 'Local Government Services to Rural Communities' and had the opportunity to ask questions of officers.

We wrote to the relevant Swansea Cabinet Member to highlight our thoughts and suggestions on the issues, which can be impacted internally. However we found there are some topics discussed which can only be influenced at a national level.

For background, Swansea is a semi-rural local authority with 36 electoral wards 8 of them being rural. The population of Swansea is concentrated within the urban areas with large parts of non-rural wards sparsely populated.

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There is some debate over how wards are classified as urban or rural and how this in turn leads to access to funding for certain rural based projects.

Although a number of discussion points came out of the report, there were two which the Panel agreed were paramount.

1. The lack of broadband and the associated infrastructure in rural areas.
2. Concern that no work has started on the successor to the Welsh Government Rural Communities – Rural Development Programme 2014-2020.

We have written to Lesley Griffiths AM on the issue of the Rural Development Programme in a separate letter.

### **The lack of broadband and the associated infrastructure in rural areas**

The Panel feel this is a major issue which has been ongoing for some time. The concern is the lack of broadband and associated infrastructure in rural areas. This is not an issue which is specific to Swansea but is having an impact on the rural areas within Swansea.

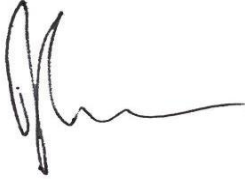
The lack of broadband for any person will have a negative impact on their ability to access goods and services at competitive prices so can affect their financial choices. In addition to this, many services and community consultation exercises and groups are now online too. Again this means that people with poor or no internet access are excluded from these activities potentially causing isolation and restricted access to social integration.

Along with the already mentioned issues, many public services are making the move toward digitising their services – applications for waste collection, parking permits and even online payments are being widely promoted by public services. Not being able to have a usable internet connection will not allow some residents to access these services.

We would be grateful for your thoughts in relation to any of the above matters but could you please answer the following?

1. What are your plans in relation to broadband in rural areas?

Yours sincerely,

A handwritten signature in black ink, appearing to be 'J. Jones', with a long horizontal flourish extending to the right.

**Councillor Jeff Jones**  
**Convener, Development and Regeneration Performance Panel**  
✉ [cllr.jeff.jones@swansea.gov.uk](mailto:cllr.jeff.jones@swansea.gov.uk)



**To/  
Lesley Griffiths AM  
Minister for Environment, Energy  
and Rural Affairs**

*Please ask for:  
Gofynnwch am:*

*Direct Line:  
Llinell Uniongyrchol:*

*e-Mail  
e-Bost:*

**Overview & Scrutiny**

**01792 636292**

**scrutiny@swansea.gov.uk**

*Date  
Dyddiad:*

**20<sup>th</sup> August 2019**

**BY EMAIL**

**Summary:** This is a letter from the Development and Regeneration Scrutiny Performance Panel to the Minister for Environment, Energy and Rural Affairs following the meeting of the Panel on 17<sup>th</sup> July 2019. It concerns Broadband provision to rural areas and the successor to the current Welsh Government Rural Communities – Rural Development Programme 2014-2020.

Dear Ms. Griffiths,

I am writing on behalf of the Swansea Council Development and Regeneration Scrutiny Performance Panel.

The Panel is tasked with scrutinising work which falls under the theme of Development and Regeneration and part of that work includes reviewing reports developed by the Wales Audit Office and the resulting Action Plans and associated Response.

At a recent meeting the Panel looked at the Wales Audit Office Report 'Local Government Services to Rural Communities' and had the opportunity to ask questions of officers.

We wrote to the relevant Swansea Cabinet Member to highlight our thoughts and suggestions on the issues, which can be impacted internally. However we found there are some topics discussed which can only be influenced at a national level.

For background, Swansea is a semi-rural local authority with 36 electoral wards 8 of them being rural. The population of Swansea is concentrated within the urban areas with large parts of non-rural wards sparsely populated.

There is some debate over how wards are classified as urban or rural and how this in turn leads to access to funding for certain rural based projects.

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Although a number of discussion points came out of the report, there were two which the Panel agreed were paramount.

1. The lack of broadband and the associated infrastructure in rural areas.
2. Concern that no work has started on the successor to the Welsh Government Rural Communities – Rural Development Programme 2014-2020.

### **The lack of broadband and the associated infrastructure in rural areas**

The Panel feel this is a major issue which has been ongoing for some time. The concern is the lack of broadband and associated infrastructure in rural areas. This is not an issue which is specific to Swansea but is having an impact on the rural areas within Swansea.

The lack of broadband for any person will have a negative impact on their ability to access goods and services at competitive prices so can affect their financial choices. In addition to this, many services and community consultation exercises and groups are now online too. Again this means that people with poor or no internet access are excluded from these activities potentially causing isolation and restricted access to social integration.

Along with the already mentioned issues, many public services are making the move toward digitising their services – applications for waste collection, parking permits and even online payments are being widely promoted by public services. Not being able to have a usable internet connection will not allow some residents to access these services.

### **Concern that no work has started on the successor to the Welsh Government Rural Communities – Rural Development Programme 2014-2020**

The current Rural Development Programme comes to an end in 2020, and currently no request which has been put forward to start on a successor plan for it. This causes us some concern as such an important issue needs to be considered in advance.

Whilst we are aware as a Panel that the outcome of Brexit will have an impact on funding and services, we still feel that there should be prior planning in place to ensure rural development issues stay a priority.

We would be grateful for your thoughts in relation to any of the above matters but could you please answer the following?

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1. What are your plans in relation to broadband in rural areas?
2. Can you please provide us with information regarding the end of the Welsh Government Rural Communities – Rural Development Programme 2014-2020 and your intentions after it finishes in 2020?

Although broadband may not lie with you as a main area of focus, we would be interested in your views within the context of the Rural Development Programme.

We have also written to Mr. Ken Skates AM, Minister for Economy and Transport regarding our concerns.

Yours sincerely,

**Councillor Jeff Jones**  
**Convener, Development and Regeneration Performance Panel**  
✉ [cllr.jeff.jones@swansea.gov.uk](mailto:cllr.jeff.jones@swansea.gov.uk)

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City and County of Swansea

## Minutes of the **Scrutiny Performance Panel – Development & Regeneration**

Committee Room 3A, Guildhall, Swansea

Wednesday, 31 July 2019 at 10.00 am

**Present:** Councillor J W Jones (Chair) Presided

**Councillor(s)**

P M Black  
D W Helliwell  
P R Hood-Williams  
P K Jones  
M Thomas

**Councillor(s)**

P Downing  
T J Hennegan  
L James  
S M Jones  
T M White

**Councillor(s)**

E W Fitzgerald  
C A Holley  
M H Jones  
W G Thomas

**Officer(s)**

Stuart Davies  
Phil Holmes  
Bethan Hopkins  
Huw Mowbray  
Mark Thomas

Head of Highways & Transportation  
Head of Economic Regeneration and Planning  
Scrutiny Officer  
Property Development Manager  
Group Leader Traffic & Highway Network Management

**Apologies for Absence**

Councillor(s): S J Gallagher  
Co-opted Member(s):  
Other Attendees:

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**1 Disclosure of Personal and Prejudicial Interests.**

- Cllr Paxton Hood-Williams is Chairman of the Local Access Forum. Relating to Item 5 and Item 6

**2 Prohibition of Whipped Votes and Declaration of Party Whips**

**3 Minutes**

- Approved

**4 Project Update Report**

Phase1

- The business cases are moving toward funding

- A lot of work is being undertaken to get final prices
- Waiting for bids on the hotel
- ATG have final designs for sign off
- In discussion about BT connection from first day of opening – high level connectivity
- More disabled spaces for scheme
- Expecting the standard Ts and Cs imminently
- FPR7 will not go to Cabinet until offer letter Ts and Cs are complete
- FPR7 to come to pre-decision scrutiny in advance of Cabinet

## Phase 2

- Looking at what can be delivered after the Arena – catalyst
- Meetings help with public sector organisation for ideas around public sector hubs
- Looking at food/beverage/leisure to create a residential and public realm
- Part of existing financial approvals – aim to drive investment in the City Centre
- Concerns that competition from out of town retail and the city centre works will prohibit success
- Must create a strong public realm to encourage people
- Aim to change the footprint, usage and functions of areas
- New city centre car parks will be top quality
- Swansea also offers tourism and events, not just City Centre

## Kingsway

- Progressing works, appointing at the moment
- Council have been keeping area safe and working on site in the meantime
- More complex this time as the work is part finished so new contractor has to take that work on
- Minimised financial impact due to the financial bond arrangement
- Original plan still staying
- Completion date expected soon
- Council not expected to take on Dawnus liabilities
- Space for compounds is a general issue
- Digital Village not affected by Kingsway

## Marketing Strategic Sites

- Looking at partnerships and opportunities to drive regeneration
- Limited financial exposure for Council

## Strategic Sites

- Castle Square and Wind St proposals moving forward
- Maintenance costs for projects must be built into budgets
- FPR7 report will have fully funded report with green maintenance and build maintenance costs for projects
- City Centre cleansing budget needs to increase along with development
- Velindre site rail station being discussed – lack of infrastructure
- Welcome investment in correct transport
- Any project needs all provider support

#### Tawe Corridor

- New masterplan for Copperworks
- Skyline moving forward
- Access to footpaths need to be in place

#### Other

- Awaiting update on Palace and Albert Hall

### **5 Highways and Transportation Update**

- Local Transport Plan due to be reviewed over 12 months
- Transport Strategy due from Welsh Government
- Promote active travel in line with Wellbeing of Future Generations Act
- Strategic transport model projects and traffic networks and impact
- Telematic improvements are reducing delays
- Need effective timetables for bus network
- Working closely with regeneration department
- 26-30% less traffic in Hafod due to distributor road
- 20% carbon monoxide reduction on old Neath Road – looking to lower targets even more
- Active travel grants from WG – now looking at grants to connect people to employment hubs, will also lobby for leisure routes – tourism scrutiny proposed a leisure route in Gower
- Putting grant bids together is time consuming and requires resources to be redirected with reducing budgets
- Grants require spending in short time periods – not always realistic
- Need to take radical steps to improve air quality
- Looking to enhance park and ride
- Looking at a Swansea Bay metro system, have to grow and enhance public transport
- Car parking strategy to be concluded
- Balance encouraging City Centre footfall and keeping cars out of the City Centre
- Electric cars reduce emissions but not congestion
- Looking at linking communities and integration with active travel
- Even though SWITCH has ended the 4 authorities still work together
- Consultation document states needs are best met through train and bus
- Dyfatty is vehicle dominated and doesn't fit in with future model – cyclists would not use it
- Some of the discussions and topics have been spoken about for many years
- City Deal focus was around transformational technology but the recognition and importance of transportation a priority

### **6 Work Plan 2019/20**

- Invite Section 151 Officer to next meeting

The meeting ended at 12.20 pm

**Chair**

**To/  
Councillor Mark Thomas  
Cabinet Member for Environment  
and Infrastructure Management**

*Please ask for:  
Gofynnwch am:  
Direct Line:  
Llinell Uniongyrchol:  
e-Mail  
e-Bost:*

**Overview & Scrutiny**

**01792 636292**

**scrutiny@swansea.gov.uk**

*Date  
Dyddiad:*

**28<sup>th</sup> August 2019**

**BY EMAIL**

**Summary:** This is a letter from the Development and Regeneration Scrutiny Performance Panel to the Cabinet Member for Environment and Infrastructure Management following the meeting of the Panel on 31<sup>st</sup> July 2019.

Dear Councillor Thomas,

We are grateful to officers for attending the meeting on 31<sup>st</sup> July 2019. The Panel received in depth updates and asked questions which the officers responded to.

We were told how the Local Transport Plan is due to be reviewed over 12 months and that a Transport Strategy is due from Welsh Government. We ask that these be sent to the Panel for information once they are complete.

We heard how active travel will be promoted going forward in line with the Wellbeing of Future Generations Act 2015. This could include cycling routes linking employment and leisure destinations along with effective public transport. This is in line with the recommendation from the tourism scrutiny working group which proposed a leisure cycle route in Gower. You told us how there are active travel grants available from Welsh Government looking at connecting people but grant bids can be time consuming and require resource redirection. We also heard that time limits for spending grant money can be short and unrealistic to deliver. We look forward to seeing how active travel projects progress.

You told us how the strategic transport team model projects and traffic networks, and look at the impact of these projects and networks to make improvements. We also

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heard how telematics improvements are reducing delays but there still needs to be effective timetables for the bus network to maximise the efficient movement of people around Swansea.

We are pleased to hear that you are working closely with the Regeneration department to ensure effective cross departmental outcomes.

We also discussed the potential of the Felindre site rail station and heard that although investment in transport is very welcome, it has to be the correct project with appropriate infrastructure. The Panel welcome a more sustainable way for residents to move around Swansea and the rest of Wales in line with the Wellbeing of Future Generations Act 2015 and look forward to forthcoming ideas.

The issue of air pollution has been discussed at various scrutiny meetings so it is very positive to hear that there is now 26-30% less traffic in Hafod due to the distributor road and 20% less carbon monoxide on the old Neath Road, with the Council looking to lower this even more. This links in not only with national legislation but our own Corporate Priorities and Climate Emergency Declaration. We look forward to seeing even more success in this area in the near future.

Following on from the requirement to radically improve air quality you told us that you are looking to enhance the Park and Ride in Swansea and looking at a Swansea Bay metro system. This could encourage people to use public transport rather than use their cars. Some comments were made about electric cars; however, the issue of transport is also about congestion so even with electric cars in use, emissions may be improved but congestion will not be. There has to be a balance between active travel and public transport and access to employment and the City Centre encouraging integration. We will continue to monitor these issues and ideas going forward.

You told us that even though the SWITCH transport project has ended, the 4 authorities (Carmarthenshire County Council, City and County of Swansea, Neath Port Talbot County Borough Council and Pembrokeshire County Council) still work closely together. You said that although the City Deal focus was around transformational technology, there has been a recognition of the importance of making sustainable transport a priority. The Panel feel this is essential and we will continue to follow this up at future meetings.

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There is no requirement for you to respond to this letter but any thoughts you have are welcome.

Yours sincerely,

A handwritten signature in black ink, appearing to be "Jeff Jones", written in a cursive style.

**Councillor Jeff Jones**  
**Convener, Development and Regeneration Performance Panel**  
✉ [cllr.jeff.jones@swansea.gov.uk](mailto:cllr.jeff.jones@swansea.gov.uk)

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**To/  
Councillor Rob Stewart  
Cabinet Member for Economy and  
Strategy**

*Please ask for:  
Gofynnwch am:*

*Direct Line:  
Llinell Uniongyrchol:*

*e-Mail  
e-Bost:*

*Date  
Dyddiad:*

**Overview & Scrutiny**

**01792 636292**

**scrutiny@swansea.gov.uk**

**23<sup>rd</sup> August 2019**

**BY EMAIL**

**Summary:** This is a letter from the Development and Regeneration Scrutiny Performance Panel to the Cabinet Member for Economy and Strategy following the meeting of the Panel on 31<sup>st</sup> July 2019. We met with the Head of Planning and City Regeneration and the Development and Physical Regeneration Strategic Manager. The meeting concerned the Dashboard Update.

Dear Councillor Stewart,

We are grateful to officers for attending the meeting on 31<sup>st</sup> July 2019. The Panel received in depth updates and asked questions which the officers responded to.

We had the usual monitoring update in relation to the Dashboard Report and we are pleased by the progress on these projects overall but do have some observations we would like to share with you.

Regarding Phase 1, we heard how the business case is moving toward funding and that substantial work has been done to get final prices established. We were told we are still waiting for bids on the hotel. We heard how the company ATG have the final Arena designs ready for sign off and we are in discussion with BT to ensure that a high digital connectivity is in place from day one. We were also pleased to hear there are increased accessible parking spaces for the project. We heard how the Terms and Conditions of the funding should be available imminently and once all of these are satisfied, a Cabinet FPR7 report will be developed with full costings and maintenance. We were told that the funding for the project has been agreed in principle and subject to the terms and conditions being satisfied, the funding should be available in the near future.

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We ask that this FPR7 report comes to a scrutiny panel for pre-decision feedback before any Cabinet decision is made, considering the substantial financial investment and impact this project has. Affordability must be a priority.

Regarding Phase 2, we were told that the team are looking at what can be delivered after Phase 1 (Arena) is complete and that Phase 1 should act as a catalyst for further growth and development within the City Centre. We were told that discussions around 'public hubs' where public sector organisations are housed together have been taking place to make access easier and we would like to hear more about this in future meetings. Some members were concerned that retail in the City Centre has been declining for some time. We were told that the new vision for the City is a food, beverage and leisure destination with a residential and public realm driving investment in the City Centre. This aims to change the footprint, usage and functions of areas and we hope this will encourage people back into the City Centre. We also heard how any new City Centre carparks will be top quality which will help to encourage tourism and events along with an improved parking environment.

Regarding the Kingsway, we were told how work is progressing with the Council keeping the area safe and working on site and the appointment of a new contractor is imminent. We were pleased to hear that although it is more complex with the new contractor having to take on half completed work, the financial impact has been minimised due to the bond agreement which had been put in place with Dawnus. We were told that the original plans are staying and that a completion date can be expected very soon. There are still ongoing issues regarding a lack of space for compounds but everything is being done to minimise impact on people.

Regarding strategic sites, we were told partnerships and marketing opportunities are being looked at to drive regeneration. We also heard how Castle Square and Wind Street proposals are moving forward. Again, we stress as a panel that maintenance costs for projects must be built into budgets. Along with this, the City Centre cleansing budget should increase along with development to ensure that the environment is clean and pleasant.

We were told how Skyline is moving forward and there is a new masterplan for the Copperworks. We would like to see access to footpaths along the Tawe Corridor in place to ensure people can travel around that area safely.

We will await further updates on the Palace Theatre and the Albert Hall to see what can happen with these buildings.

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We also received an update from Councillor Mark Thomas on Transport Strategies and will be writing to him separately.

There is no requirement for you to respond to this letter but any thoughts you have are welcome.

Yours sincerely,

A handwritten signature in black ink, appearing to be 'J. Jones', written in a cursive style.

**Councillor Jeff Jones**  
**Convener, Development and Regeneration Performance Panel**  
✉ [cllr.jeff.jones@swansea.gov.uk](mailto:cllr.jeff.jones@swansea.gov.uk)

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# Agenda Item 5

## Development and Regeneration Work Plan 2019-20

<b>Meeting 1</b>  17 <sup>th</sup> July 2019	<b>Election of Panel Convener</b> <ul style="list-style-type: none"> <li>Bethan Hopkins – Scrutiny Officer</li> </ul>
	<b>Terms of Reference</b> <ul style="list-style-type: none"> <li>Panel Convener</li> </ul>
	<b>Services to Rural Communities – Wales Audit Office Report and Action Plan</b> <ul style="list-style-type: none"> <li>Cllr Robert Francis Davies – Cabinet Member for Investment, Regeneration and Tourism</li> <li>Paul Relf – Economic Development and External Funding Manager</li> <li>Paul Jones – European Unit</li> </ul>
	<b>End of Year Panel Review</b> <ul style="list-style-type: none"> <li>Panel Convener</li> </ul>
<b>Meeting 2</b> 31 <sup>st</sup> July 2019	<b>Dashboard Report</b> <ul style="list-style-type: none"> <li>Phil Holmes – Head of Planning and City Regeneration</li> <li>Huw Mowbray - Property Development Manager</li> </ul>
	<b>Highways and Transportation Update – City Centre Work</b> <ul style="list-style-type: none"> <li>Cllr Mark Thomas - Cabinet Member for Environment and Infrastructure Management</li> <li>Stuart Davies – Head of Highways and Transportation</li> </ul>
	<b>Work Plan 2019/20</b>
<b>Meeting 3</b> 18 <sup>th</sup> November 2019 <b>Updates and FPR7</b>	<b>Dashboard Report</b> <ul style="list-style-type: none"> <li>Phil Holmes – Head of Planning and City Regeneration</li> <li>Huw Mowbray - Property Development Manager</li> </ul>
	<b>FPR7 Swansea Central Phase 1 (RESTRICTED)</b> <ul style="list-style-type: none"> <li>Cllr Rob Stewart – Cabinet Member for Economy and Strategy (Leader)</li> <li>Phil Holmes – Head of Planning and City Regeneration</li> </ul>

	<ul style="list-style-type: none"> <li>Huw Mowbray - Property Development Manager</li> </ul>
<b>Meeting 4</b> 27 <sup>th</sup> January 2020	<b>Dashboard Report</b> <ul style="list-style-type: none"> <li>Phil Holmes – Head of Planning and City Regeneration</li> <li>Huw Mowbray - Property Development Manager</li> </ul>
	<b>Digital Village – Designs and Plans</b> <ul style="list-style-type: none"> <li>Cllr Rob Stewart – Cabinet Member for Economy and Strategy (Leader)</li> <li>Phil Holmes – Head of Planning and City Regeneration</li> </ul>
	<b>TRIP – Residential Units above Shops</b> <ul style="list-style-type: none"> <li>Cllr Robert Francis-Davies – Cabinet Member for Investment, Regeneration and Tourism</li> <li>Phil Holmes – Head of Planning and City Regeneration</li> </ul>
<b>Budget Meeting</b>	TBC
<b>Meeting 5</b> 23 <sup>rd</sup> March 2020	<b>Dashboard Report</b> <ul style="list-style-type: none"> <li>Phil Holmes – Head of Planning and City Regeneration</li> <li>Huw Mowbray - Property Development Manager</li> </ul>
	<b>Swansea Vale Development Projects</b> <ul style="list-style-type: none"> <li>Cllr David Hopkins – Cabinet Member for Delivery</li> <li>Phil Holmes – Head of Planning and City Regeneration</li> </ul>
<b>Meeting 6</b> 18 <sup>th</sup> May 2020	<b>Dashboard Report</b> <ul style="list-style-type: none"> <li>Phil Holmes – Head of Planning and City Regeneration</li> <li>Huw Mowbray - Property Development Manager</li> </ul>
	xxxx

**To be scheduled**

- FPR7 Report regarding City Deal
- Commercial Opportunities in Rural Areas Item
- Disposal of Land Item
- Follow up - Impact of Brexit on Rural Development Programme (schedule after 31 October 2019)



# Agenda Item 6



## Report of the Convener for the Development and Regeneration Performance Panel

Development and Regeneration Scrutiny Performance Panel – 18<sup>th</sup>  
November 2019

### Project Update 'Dashboard' Cover Report

<b>Purpose:</b>	The Project Update Report will provide information and updates on regeneration projects in Swansea
<b>Councillors are being asked to:</b>	Review the departmental 'Dashboard' report and feedback any comments to the relevant Cabinet Member.
<b>Lead Councillor:</b>	Councillor Jeff Jones Convener of the Development and Regeneration Performance Panel
<b>Lead Officer &amp; Report Author:</b>	Tel: 01792 636292 E-mail: Bethan.hopkins@swansea.gov.uk

#### 1. Background

1.1 The Development and Regeneration Scrutiny Performance Panel meets bimonthly to review the 'health' of the City Centre and regeneration projects within Swansea.

2. As part of the monitoring aspect of the Panel, a departmental 'Dashboard' report is made available for review and scrutiny.

2.1 This report contains updates on various projects throughout Swansea and provides detail and timelines where relevant.

3. The Panel are asked to review the report and ask any questions which they may have on the information provided.

3.1 The Panel can then follow up the meeting with a letter to the relevant Cabinet Member to ask questions and make further comments.

#### **4. Legal Implications**

4.1 There are no legal implications.

#### **5. Financial Implications**

5.1 There are no financial implications.

**Background papers:** None

**Appendices:** None

# Scrutiny

Dashboard Report  
November 2019



# Swansea Central - Phase 1

RAG Status

Timescales

Budget

Resource

Red

Amber

Red

## Progress highlights

- **City Deal** – Terms & received.
- **Main Contract/ PCSA:**
  - Additional enabling work instructed to North and South car park sites.
  - Negotiations completed with Buckingham on cost certainty.
- **Cabinet & reporting**
  - FPR7 & Business plans prepared for cabinet on 21<sup>st</sup> November.
  - Entering building contract will be conditional on Cabinet approval and all pre conditions being met.

### ▪ **Hotel:**

- Interviews of shortlisted parties held. Final award report awaited.

### **Residential/ MSCP/ Commercial (North):**

- Agreement with POBL finalised. documents have been circulated for completion of legal documentation.
- **Arena:** Final stage 4 design signed off by ATG
- **Marketing** Strategy being **prepared**
- **Digital:** Meetings taken place with university to discuss digital test bed and collaborative working. (initial ideas to be shared at meeting) Negotiations for day one connectivity continue for CCTV and Wi-Fi.
- Further work being undertaken to consider city wide upgrade of CCTV –discussed further in digital dashboard.
- **Church Hall Relocation:** Design instructed.

## Actions to be completed for next CRPB

- Complete reporting of FPR7 and business plan
- Ongoing review of maintenance, running costs, events and lifecycle costs and management plan.
- Ongoing discussions with Church, LC & Waterfront Museum
- Progress negotiations on digital and CCTV connectivity for day 1 and wider connectivity.

## Risks

- Insufficient grant/gap funding for the Hotel.
- Tesco agreement for access works.
- Brexit - workshops have considered BREXIT agreed way forward with Buckingham which will be captured in final FPR7 report

Swansea Central – Phase 2		Timescales	Budget	Resource
Stage 0 Strategic Definition, Scheme Update and Feasibility		Green	Amber	Amber
Progress highlights		Actions to be completed		
<b>1. Masterplan</b> <ul style="list-style-type: none"> <li>Capita Landscape have produced high level landscape and SUDs design,</li> <li>ACME revising masterplan to accommodate potential for significant increase in office space requirement.</li> </ul> <b>2. Public Sector Office Hub</b> <ul style="list-style-type: none"> <li>Design and viability work for 1st hub building progressed – c. 8,000 sq m</li> <li>Significant public sector requirement for 15,000-20,000 sq m. Block to be considered.</li> </ul> <b>3. Delivery Model</b> In development		<b>1. Masterplan</b> <ul style="list-style-type: none"> <li>Draft phasing, programme and cost plan to be delivered.</li> <li>Residential, F&amp;B and leisure elements to be developed further.</li> <li>Definition of components to be delivered in initial tranche – currently identified as SC/WG office hub, landscape and SUDs, and potential F&amp;B units.</li> </ul> <b>2. Public Sector Office Hub</b> <ul style="list-style-type: none"> <li>Ongoing design, viability, and programme work.</li> </ul> <b>3. Delivery Model</b> <ul style="list-style-type: none"> <li>Decision on Strategic Private Sector Development Partner Joint Venture procurement. Report to Cabinet</li> </ul>		
Key Risks				
<b>1. Delivery funding</b> – aside from work up costs, no capital funding is currently allocated for delivery of the programme.				
<b>2. NO CHANGE. Mitigation:</b> Funding and delivery options to be explored.				
<b>City Centre Transport</b> – To be considered as part of delivery strategy.				

# Kingsway – Infrastructure & Public Realm

## Phase 2: Main Contract Works

Timescales

Budget

Resource

Amber

Amber

Amber

### Progress highlights

- Stakeholder meeting held on 18/09/19/19.
- Working to open up Kingsway fully by mid-Nov for Christmas Parade.
- Latest programme still showing completion Spring 2020 (with Christmas shutdown),

### Actions to be completed

- Complete contract signing.
- Next meeting of stakeholder group planned for Wed 16/10/19.

### Key Risks

- Any change in the design of The Kingsway Infrastructure Project will have implications on programme
- Limited compound areas available in proximity to city centre, which needs addressing – Clarence Terrace has now become fully available and Oceana and St Thomas available for new contractor.
- The agreed budget contingency must be protected during the project lifetime to guard against unforeseen costs. **Currently within budget.**

# Kingsway – Strategy & Digital Village

Timescales

Budget

Resource

Green

Green

Amber

## Progress highlights

## Actions to be completed for next CRPB

### Kingsway Strategy

- WSP to confirm capacity for major development
- This enables strategy to be progressed/completed.

- Agree way forward for strategy.

### Digital Village

- Public consultation (soft testing) completed at end of September just under 70% supportive. Design team considering comments in their design revisions.
- Report received from DCfW (held on 24/09/19) positive with recommendations being addressed by Design Team prior to further meeting in November.
- Site visit held and programing and costings being developed for 69 The Kingsway

- Progress discussions with target list for potential occupiers to inform pre-let strategy.
- Receive costs and programme for 69 The Kingsway (Former Barclays).

### 232/233 Oxford Street Demolitions

- Complete.

### Key Risks

### Digital Village

- Implementation strategy for branding & identity development, and letting strategy to be agreed.
- Outcome of parking strategy and implications for development not yet known. The Parking model has been progressed and awaiting final reports.
- Meetings with potential occupiers commenced.

PCA for planning submitted

### 232/233 Oxford Street

- Complete.

None.

# City Centre Marketing of Strategic Sites JV

RAG Status

Timescales

Budget

Resource

Green

Red

Green

## Progress highlights

- Report prepared for November cabinet.
- DIT agreed to propote the opportunity
- Ongoing collation of data relating to sites and legal titles.
- Liaison with Swansea Council Office Hub and Swansea Central Phase 2 teams to ensure cohesive approach
- Ongoing discussion with WG regarding Financial support to allow delivery of projects

## Actions to be completed for next CRPB

- Dialogue with DIT/WG discussing marketing and launch.
- Ongoing – Complete collating data and add to Share Point
- Ongoing - Discussions with Legal colleagues regarding joint venture documents and vehicle
- Report from Cushman and Wakefield on Marketing material.

## Risks

- If we don't have a clear strategy for procuring a partner and a full suite of information then discussions with potential partners could break down
- Needs to be of a suitable scale and duration or bidders will lose interest – no change

## Financial

- Budget to move forward to be considered as part of the FRP7 – NO CHANGE.

## Decisions



# City Deal

RAG  
Status

Timescales

Budget

Resource

Green

Amber

Amber

## Progress highlights

- Formal announcement for first two projects made Swansea Waterfront Digital District and Yr Egin.
- Urgent need for T&C's to be confirmed.

## Actions to be completed for next CRPB

- T&C's to be received.

## Key Risk

- T&C's for funding unknown.
- If the city deal final sign off is delayed then the start on site for Digital Square will be delayed and costs will increase on a monthly basis.
- Timing of funding unknown. Regional discussions continue.

## Decisions required

None

## Strategic Sites and Projects Overview

Project	Update	Timescale	Budget	Resource
<b>Castle Square</b>	<ul style="list-style-type: none"> <li>Further design refinement and outline costing of 3 preferred options being undertaken following officer workshop 06.09.19. Internal consultation and targeted stakeholder consultation proposed in the next few weeks with a high level market and commercial appraisal.</li> <li>RPB consultation proposed January.</li> <li>Close coordination with ongoing public realm design options under consideration for Swansea Central phase 2.</li> </ul>	G	G	G
<b>Felindre</b>	<ul style="list-style-type: none"> <li>DPD distribution centre on target to open end of October 2019.</li> </ul>	G	G	G
<b>City C. Green Infrastructure Strategy</b>	<ul style="list-style-type: none"> <li>Second officer meeting proposed on the preparation of the County wide GI Strategy 21.10.19</li> <li>Principles being factored into emerging guidance for strategic sites, and toolkit being used on schemes at design stage such as Castle Square, Digital Village and Swansea central phase 2</li> </ul>	G	G	G
<b>Mariner Street</b>	<ul style="list-style-type: none"> <li>Works on site progressing in line with programme. Practical completion on track for start of term September 2021.</li> <li>Ongoing discussions between developer/architect team and Planning to approve revised detailed design proposals and sample materials to discharge conditions.</li> </ul>	G	G	G
<b>Swansea Vale</b>	<ul style="list-style-type: none"> <li>First meeting of Sub group held to discuss Residential land at Tregof and options for disposal.</li> <li>Ecology team have instructed for a species survey, once received ecological management plan to be developed &amp; identify the wildlife mitigation areas, land required for SUDS etc</li> <li>The J.V. is to seek consent for S.C.O.S. to appoint a consultant at an agreed fee &amp; will provide a brief to appoint consultants.</li> <li>Resource currently under review.</li> <li>Park and Ride proposal- being progressed by Corp Property, initial scoping undertaken.</li> </ul>	G	G	G
<b>Swansea Bay Regeneration</b>	<ul style="list-style-type: none"> <li>Mumbles Waterfront working group met on 13.09.19, to discuss draft Mumbles Urban Design Strategy (Arup) prepared to ensure an integrated approach with regard to the proposed flood risk scheme and adjacent public realm, and consider priorities for a co-ordinated approach/actions.</li> <li>Verbal report to last RPB highlighted the future use of the tennis courts- which will be an essential requirement as temp construction storage compound for the proposed Mumbles seafront flood risk scheme, and also has the potential to provide a high quality seafront public space in combination with car parking which needs to be further explored. Report to be prepared for November CRPB.</li> </ul>	G	G	G
<b>Wind Street</b>	<ul style="list-style-type: none"> <li>Project team taking shape with allocation of a resource from Highways confirmed.</li> <li>External funding bid drafted and Town Centre Grant application progressing with Swansea BID.</li> </ul>	A	G	G

# Tawe Riverside Corridor

Programme/ Project	Update	Actions to be completed by next CRPB	Timescale	Budget	Resource
<b>Tawe Riverside Strategy/ Masterplan</b>	<ul style="list-style-type: none"> <li>Review and re scoping of work undertaken in the light of the Copperworks Leisure Destination Plan produced by C&amp;W consultants which takes in new areas outside of the Tawe Riverside SDA (Alamein Road). Technical, policy and infrastructure considerations are now being further explored.</li> <li>Economy and Infrastructure PDC -Member drop in session held on Tawe Riverside Strategy draft 19.09.19. Further informal consultation planned.</li> <li>Developer interest from further Brewery-pub type use and Indoor Adrenaline leisure use, <b>will require action/resources to relocate the Landore Park and Ride</b>- including formal decision, consultation, feasibility/network implications and delivery funding.</li> </ul>	<p>To scope the next stage of work for Alamein Road-consider land use form constraints and requirement for tech studies.</p> <p>To establish resources to progress P&amp;R relocation.</p>	G	G	R
<b>Skyline Kilvey Hill</b>	<ul style="list-style-type: none"> <li>Skyline Board have agreed in principle to progress a funding application to Welsh Government and to refine their business plan. Decision anticipated December 2019</li> <li>The development of a critical mass of appropriate leisure uses at HMCW (and Alamein Road-as suggested in the Leisure Destination plan) will be essential to complement the Skyline proposals.</li> <li>Elevations and plans for the proposals for the Kilvey summit have enabled the relationship with mast signals to be better understood, and minor refinements should resolve.</li> <li>Further detail required from Skyline to enable further engagement with Arqiva.</li> </ul>	Update of current position with regard to funding and programme requested from Skyline, along with request for further detail on proposals.	G	G	G
<b>Landore Park and Ride Relocation</b>	<ul style="list-style-type: none"> <li>Cabinet report for new Swansea Vale Park and Ride circulated, and Corporate Property will be progressing delivery of DVLA/business community facility.</li> <li>SV site will need to be extended to accommodate a relocated Park and Ride.</li> <li>Landore Park and Ride will need to be relocated to enable redevelopment to progress.</li> </ul>	Resource needs to be identified to progress work on the Swansea Vale Park and Ride.	G	G	G
<b>Key Risks</b>			<b>Decisions</b>		
			<ul style="list-style-type: none"> <li>None</li> </ul>		

# External Funding Overview

Programme/Project	Update	Timescale	Budget	Resource
<b>01. Welsh Government external funding sources</b>				
<b>Targeted Regeneration and Investment Programme 2018 – 2021</b>	<ul style="list-style-type: none"> <li>Regional SLA for grant schemes circulated to other LAs.</li> <li>Copperopolis Year 2 application to be progressed for October 2019, which may see the financial profile needing to be adjusted to allow for all the schemes that require investment.</li> <li>Review of budget allocation for TRI Copperopolis across projects required to provide resource where needed for key and existing schemes.</li> <li>Morrison Regeneration discussions ongoing.</li> </ul>	G	A	G
<b>Town Centre Loan Fund</b>	Due diligence reviews underway for several applications	G	G	G
<b>02. ERDF Priority 4</b>				
<b>Building for the Future</b>	BHS, Orchard House, Albert Hall, Palace all close to approval by WEFO and Welsh Government Panel.	A	G	G
<b>Kingsway Infrastructure</b>	Regular monitoring ongoing. Re-profile of expenditure forecast to be agreed with WEFO	G	G	G
<b>City Centre additional ERDF 4:4</b>	Info on Central Phase 1 scheme submitted	A	A	A
<b>03. Heritage Lottery Fund/Cadw</b>				
<b>Morrison Townscape Heritage Initiative (HLF)</b>	Early planning for wider scheme.	G	G	G

# External Funding: Tawe Riverside Corridor (Hafod Copperworks)

Programme/ Project	Update	Timescale	Budget	Resource
<b>01. Targeted Regeneration Investment Programme</b>				
<b>Musgrave Engine House</b>	<ul style="list-style-type: none"> <li>Works for this phase of restoration are effectively complete.</li> <li>Following Cadw's final site inspection, the grant claim to Cadw is being prepared for submission.</li> </ul>	G	G	G
<b>Weighbridge Office &amp; Porters Lodge</b>	<ul style="list-style-type: none"> <li>Programme will run concurrently with the Powerhouse Redevelopment Project.</li> <li>Budget remains Amber for cost certainty until tender clarifications completed.</li> </ul>	G	A	G
<b>Vivian Engine House</b>	<ul style="list-style-type: none"> <li>LBC submitted 3<sup>rd</sup> July. Additional method statements to progress the reinstatement work tasks have been issued for Cadw review.</li> <li>Site visit with Cadw held in early September to review works progress, Cadw satisfied with progress to date.</li> <li>The current work programme continues until the end of February 2020.</li> </ul>	G	G	G
<b>Bascule Bridge</b>	<ul style="list-style-type: none"> <li>Final methodology of restoration works required for Cadw's review prior to commencing.</li> <li>Timescales to remain amber until the restoration and reinstatement programme has been developed</li> <li>Budget to remain Amber until full review and conclusion of costs has been undertaken.</li> </ul>	A	A	G
<b>White Rock Site</b>	<ul style="list-style-type: none"> <li>Smith's Canal – south of the tunnel: Black Mountain Archaeology have completed trench works to identify canal location and to record structure detail. Report expected.</li> <li>Site wide study needed for the White Rock site to establish condition, options and feasibility study that will require consultation as part of the masterplan development.</li> </ul>	G	A	G
<b>Powerhouse Re-development</b> Penderyn/HLF/ SU	<ul style="list-style-type: none"> <li>Agreement to lease awaited following WG decision on Penderyn Grant application.</li> <li>Tender of Principal Contractor has now closed. Evaluation process underway.</li> <li>Budget remains Amber for cost certainty until tender clarifications completed.</li> <li>Aim to be on site start before the end of the year.</li> </ul>	A	A	G
<b>Laboratory Building</b>	<ul style="list-style-type: none"> <li>Mann Williams have completed a high level assessment/inspection.</li> <li>Further works to restrict access to the building has been undertaken.</li> <li>There is no current allocated budget to address these surveys and issues.</li> </ul>	A	R	A
<b>Hafod/ Morfa canal bridges</b>	<ul style="list-style-type: none"> <li>Black Mountain Archaeology have completed excavation of the Silverstack bridge, report expected.</li> </ul>	A	A	A

# Digital Strategy & Scheme Progression

Timescales

Budget

Resource

## Progress highlights

- Procurement continuing to explore routes to engage strategic partner
- Digital Strategy for City Centre easy read version in progress and scheduled to be completed by end of October.
- Meeting to discuss City Deal digital infrastructure business case being arranged..
- Meeting with Spectrum Internet who have won the M4 corridor fibre infrastructure contract with Welsh Government.

## Actions to be completed

- Digital Strategy for City Centre
- Procurement route and budget to be identified / finalised for strategic partner

## Key Risks

- Capacity in Digital Services as key staff leaving in November

Culture & Tourism Strategy/ City Art Strategy & Scheme Progression		Timescales	Budget	Resource
		G	A	A
Progress highlights		Actions to be completed		
<ul style="list-style-type: none"> <li>Contract submitted to artist Marc Rees for bridge design</li> <li>Briefs translated and published for Stages 1-4</li> <li>Expressions of interest for Stage 1 hoardings have been received</li> </ul>		<ul style="list-style-type: none"> <li>Artists to be appointed for phase 1 hoarding by mid October in response to revised timeline for installation of hoardings</li> <li>Design, fabrication and installation of artworks</li> <li>Review of Expressions of Interest for Stages 2-4</li> </ul>		
Key Risks				
<ul style="list-style-type: none"> <li>Failure to recruit artists with appropriate expertise</li> </ul>				

# Agenda Item 7



## Report of the Convener for the Development and Regeneration Scrutiny Performance Panel

Development and Regeneration Scrutiny Performance Panel – 18<sup>th</sup>  
November 2019

### Swansea Central Phase 1 – Final Delivery Report Cover Report

<b>Purpose:</b>	To undertake pre-decision scrutiny on Swansea Central Phase 1 – Final Delivery Report, before it goes to Cabinet on 21 November 2019.
<b>Councillors are being asked to:</b>	<p>The Panel are asked to review the report and ask questions which they may have on the information provided, as part of the pre-decision process.</p> <p>The Convener of the Panel will attend Cabinet on 21 November 2019 and a letter will be sent to the Cabinet Member outlining the Panels views.</p>
<b>Lead Councillor:</b>	Councillor Jeff Jones Convener of the Development and Regeneration Performance Panel
<b>Lead Officer &amp; Report Author:</b>	Tel: 01792 636292 E-mail: Liz.jordan@swansea.gov.uk



# Agenda Item 8



## Report of the Chief Legal Officer Development and Regeneration Performance Panel – 18<sup>th</sup> November 2019 **Exclusion of the Public**

<b>Purpose:</b>		To consider whether the Public should be excluded from the following item of business.
<b>Policy Framework:</b>		None.
<b>Consultation:</b>		Legal.
<b>Recommendation(s):</b>		It is recommended that:
1)	The public be excluded from the meeting during consideration of the following item of business on the grounds that it involves the likely disclosure of exempt information as set out in the Paragraphs listed below of Schedule 12A of the Local Government Act 1972 as amended by the Local Government (Access to Information) (Variation) (Wales) Order 2007 subject to the Public Interest Test (where appropriate) being applied.	
	<b>Item No.</b>	<b>Relevant Paragraphs in Schedule 12A</b>
	9	14
<b>Report Author:</b>		Scrutiny
<b>Finance Officer:</b>		Not Applicable
<b>Legal Officer:</b>		Tracey Meredith – Chief Legal Officer (Monitoring Officer)

### 1. Introduction

- 1.1 Section 100A (4) of the Local Government Act 1972 as amended by the Local Government (Access to Information) (Variation) (Wales) Order 2007, allows a Principal Council to pass a resolution excluding the public from a meeting during an item of business.
- 1.2 Such a resolution is dependent on whether it is likely, in view of the nature of the business to be transacted or the nature of the proceedings that if members of the public were present during that item there would be disclosure to them of exempt information, as defined in section 100I of the Local Government Act 1972.

### 2. Exclusion of the Public / Public Interest Test

- 2.1 In order to comply with the above mentioned legislation, the Panel will be requested to exclude the public from the meeting during consideration of the

item of business identified in the recommendation to the report on the grounds that it involves the likely disclosure of exempt information as set out in the Exclusion Paragraphs of Schedule 12A of the Local Government Act 1972 as amended by the Local Government (Access to Information) (Variation) (Wales) Order 2007.

- 2.2 Information which falls within paragraphs 12 to 15, 17 and 18 of Schedule 12A of the Local Government Act 1972 as amended is exempt information if and so long as in all the circumstances of the case, the public interest in maintaining the exemption outweighs the public interest in disclosing the information.
- 2.3 The specific Exclusion Paragraphs and the Public Interest Tests to be applied are listed in **Appendix A**.
- 2.4 Where paragraph 16 of the Schedule 12A applies there is no public interest test. Councillors are able to consider whether they wish to waive their legal privilege in the information, however, given that this may place the Council in a position of risk, it is not something that should be done as a matter of routine.

### **3. Financial Implications**

- 3.1 There are no financial implications associated with this report.

### **4. Legal Implications**

- 4.1 The legislative provisions are set out in the report.
- 4.2 Councillors must consider with regard to each item of business set out in paragraph 2 of this report the following matters:
  - 4.2.1 Whether in relation to that item of business the information is capable of being exempt information, because it falls into one of the paragraphs set out in Schedule 12A of the Local Government Act 1972 as amended and reproduced in Appendix A to this report.
  - 4.2.2 If the information does fall within one or more of paragraphs 12 to 15, 17 and 18 of Schedule 12A of the Local Government Act 1972 as amended, the public interest test as set out in paragraph 2.2 of this report.
  - 4.2.3 If the information falls within paragraph 16 of Schedule 12A of the Local Government Act 1972 in considering whether to exclude the public members are not required to apply the public interest test but must consider whether they wish to waive their privilege in relation to that item for any reason.

**Background Papers:** None.

**Appendices:** Appendix A – Public Interest Test.

## Public Interest Test

No.	Relevant Paragraphs in Schedule 12A
<b>12</b>	<b>Information relating to a particular individual.</b>
	<p>The Proper Officer (Monitoring Officer) has determined in preparing this report that paragraph 12 should apply. His view on the public interest test was that to make this information public would disclose personal data relating to an individual in contravention of the principles of the Data Protection Act. Because of this and since there did not appear to be an overwhelming public interest in requiring the disclosure of personal data he felt that the public interest in maintaining the exemption outweighs the public interest in disclosing the information. Members are asked to consider this factor when determining the public interest test, which they must decide when considering excluding the public from this part of the meeting.</p>
<b>13</b>	<b>Information which is likely to reveal the identity of an individual.</b>
	<p>The Proper Officer (Monitoring Officer) has determined in preparing this report that paragraph 13 should apply. His view on the public interest test was that the individual involved was entitled to privacy and that there was no overriding public interest which required the disclosure of the individual's identity. On that basis he felt that the public interest in maintaining the exemption outweighs the public interest in disclosing the information. Members are asked to consider this factor when determining the public interest test, which they must decide when considering excluding the public from this part of the meeting.</p>
<b>14</b>	<b>Information relating to the financial or business affairs of any particular person (including the authority holding that information).</b>
	<p>The Proper Officer (Monitoring Officer) has determined in preparing this report that paragraph 14 should apply. His view on the public interest test was that:</p> <p><b>a)</b> Whilst he was mindful of the need to ensure the transparency and accountability of public authority for decisions taken by them in relation to the spending of public money, the right of a third party to the privacy of their financial / business affairs outweighed the need for that information to be made public; or</p> <p><b>b)</b> Disclosure of the information would give an unfair advantage to tenderers for commercial contracts.</p> <p>This information is not affected by any other statutory provision which requires the information to be publicly registered.</p> <p>On that basis he felt that the public interest in maintaining the exemption outweighs the public interest in disclosing the information. Members are asked to consider this factor when determining the public interest test, which they must decide when considering excluding the public from this part of the meeting.</p>

No.	Relevant Paragraphs in Schedule 12A
15	<b>Information relating to any consultations or negotiations, or contemplated consultations or negotiations, in connection with any labour relations matter arising between the authority or a Minister of the Crown and employees of, or office holders under, the authority.</b>
	The Proper Officer (Monitoring Officer) has determined in preparing this report that paragraph 15 should apply. His view on the public interest test was that whilst he is mindful of the need to ensure that transparency and accountability of public authority for decisions taken by them he was satisfied that in this case disclosure of the information would prejudice the discussion in relation to labour relations to the disadvantage of the authority and inhabitants of its area. On that basis he felt that the public interest in maintaining the exemption outweighs the public interest in disclosing the information. Members are asked to consider this factor when determining the public interest test, which they must decide when considering excluding the public from this part of the meeting.
16	<b>Information in respect of which a claim to legal professional privilege could be maintained in legal proceedings.</b>
	No public interest test.
17	<b>Information which reveals that the authority proposes:</b> <b>(a) To give under any enactment a notice under or by virtue of which requirements are imposed on a person; or</b> <b>(b) To make an order or direction under any enactment.</b>
	The Proper Officer (Monitoring Officer) has determined in preparing this report that paragraph 17 should apply. His view on the public interest test was that the authority's statutory powers could be rendered ineffective or less effective were there to be advanced knowledge of its intention/the proper exercise of the Council's statutory power could be prejudiced by the public discussion or speculation on the matter to the detriment of the authority and the inhabitants of its area. On that basis he felt that the public interest in maintaining the exemption outweighs the public interest in disclosing the information. Members are asked to consider this factor when determining the public interest test, which they must decide when considering excluding the public from this part of the meeting.
18	<b>Information relating to any action taken or to be taken in connection with the prevention, investigation or prosecution of crime</b>
	The Proper Officer (Monitoring Officer) has determined in preparing this report that paragraph 18 should apply. His view on the public interest test was that the authority's statutory powers could be rendered ineffective or less effective were there to be advanced knowledge of its intention/the proper exercise of the Council's statutory power could be prejudiced by public discussion or speculation on the matter to the detriment of the authority and the inhabitants of its area. On that basis he felt that the public interest in maintaining the exemption outweighs the public interest in disclosing the information. Members are asked to consider this factor when determining the public interest test, which they must decide when considering excluding the public from this part of the meeting.