

# QUARTERLY MONITORING REPORT

**DIRECTORATE:** Environment  
**SERVICE:** Major Projects  
**PERIOD:** Quarter 2 to period end 30th September 2009

## 1.0 INTRODUCTION

This monitoring report covers the Major Projects Department second quarter period up to period end 30<sup>th</sup> September 2009. It describes key developments and progress against all objectives and performance indicators for the service.

The way in which traffic lights symbols have been used to reflect progress to date is explained within Appendix 5.




## 2.0 KEY DEVELOPMENTS

1. The warehousing development at 3MG was completed on schedule.
2. Further meetings held with Defra and the Environment Agency regarding the application for remediation grant for St. Michael's Golf Course were fruitful, leading to an expectation of approval of the application in Q3.
3. Consultants Urbed appointed to produce a marketing strategy and Action Plan for Widnes Town Centre.

## 3.0 EMERGING ISSUES

The state of the financial and development markets continues to influence adversely the ability to deliver planned development in the Borough. Ongoing regular reviews are being undertaken in the cases of 3MG, Castlefields and the Canal Quarter to advise Members on the current state of the markets so as to inform actions in these areas.

## 4.0 PROGRESS AGAINST OBJECTIVES / MILESTONES

<b>Total</b>	<b>14</b>		<b>11</b>		<b>2</b>		<b>1</b>
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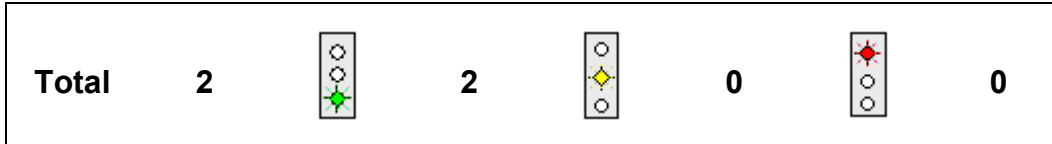
Good progress towards achieving milestones/objectives within set timescales. Delays encountered due to financial issues in respect of Venture Fields Leisure Development and in completing a development agreement for the delivery of the rail sidings. For further details, please

refer to Appendix 1.

## 5.0 SERVICE REVIEW

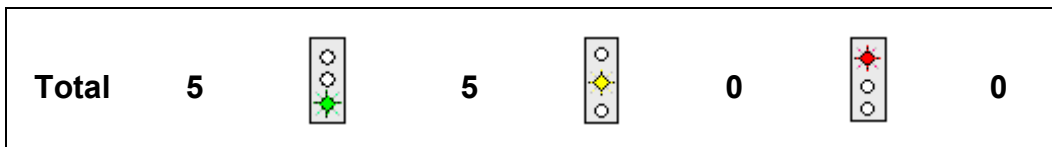
No issues to report.

## 6.0 PROGRESS AGAINST KEY PERFORMANCE INDICATORS



Good progress towards targets for both “Key” performance indicators. For further details, please refer to Appendix 2.

## 6.1 PROGRESS AGAINST OTHER PERFORMANCE INDICATORS



Good progress is being made towards the targets for all “Other” performance indicators. For further details, please refer to Appendix 3.

## 7.0 RISK CONTROL MEASURES

During the production of the 2008-09 Service Plan, the service was required to undertake a risk assessment of all Service Objectives.

Where a Service Objective has been assessed and found to have associated ‘High’ risk, progress against the application of risk treatment measures is to be monitored, and reported in the quarterly monitoring report in quarters 2 and 4.

No risks have been identified as High for the service.

## 8.0 PROGRESS AGAINST HIGH PRIORITY EQUALITY ACTIONS

During 2007/08 the service was required to undertake an Equality Impact Assessment. Progress against actions identified through that assessment, with associated High priority are to be reported in the quarterly monitoring report in quarters 2 and 4.

No actions have been identified as high priority for the service.






## **9.0 DATA QUALITY**




The author provides assurance that the information contained within this report is accurate and valid and that every effort has been made to avoid the omission of data. Where data has been estimated, has been sourced directly from partner or other agencies, or where there are any concerns regarding the limitations of its use this has been clearly annotated.


## **10.0 APPENDICES**



Appendix 1- Progress against Objectives/ Milestones  
Appendix 2- Progress against Key Performance Indicators  
Appendix 3- Progress against Other Performance Indicators  
Appendix 4- Financial Statement  
Appendix 5- Explanation of traffic light symbols

Service Plan Ref.	Objective	2009/10 Milestone	Progress to date	Commentary
MP 1	To implement a regeneration plan for the Widnes Waterfront in accordance with the Widnes Waterfront Team Plan and Widnes Waterfront Regeneration Masterplan 2 resulting in 44 ha. of regenerated land on the Widnes Waterfront	Implementation proceeding according to NWDA Performance Plan 09/10: This will set out the commitment of Halton's Urban Renewal Partnership to deliver a set of projects funded by the NWDA in the financial year 2009-10. <b>Mar 2010</b>		The Draft Performance Plan is awaiting approval by the North West Development Agency.  Urban Renewal SSP approval given to the Arts and Bridge Replacement projects; North West Development Agency confirmation is awaited.  Highway and investigation studies have been commissioned for the former Bayer site.
		Completion of phase 1 Venture Fields Leisure Development. <b>Mar 2010</b>		Finance issues are yet to be resolved with the North West Development Agency; start of the project delayed.
MP 2	To implement a regeneration plan for Castlefields according to the Castlefields Team Plan and Regeneration Masterplan resulting in the delivery of The Masterplan's Vision of an holistically improved estate	Implementation according to Masterplan Phase 2: Commence construction of local centre <b>Mar 2010.</b>		The PCT has submitted a planning application for the proposed new Health Centre. This is currently being considered by HBC
		Market Lakeside Development Site subject to market review <b>Mar 2010</b>		A Market Evaluation exercise is currently being undertaken by Property Services.
MP 3	To implement a regeneration plan for 3MG (formerly known as Ditton Strategic Rail Freight Park) resulting in the creation of a regionally-	Complete a development agreement for the delivery of the rail sidings <b>Jun 2009</b>		Negotiations with end-user on-going; grant funding from ERDF, Freight Facilities Grant and NWDA being sought.

Service Plan Ref.	Objective	2009/10 Milestone	Progress to date	Commentary
	significant rail freight park	Complete the first phase of warehouse development and the remediation of Marsh Brook and 50 acres of contaminated land <b>Oct 2009</b>		Completed as scheduled.
		Provide bespoke skills and recruitment package to end user and secure employment for local people <b>Oct 2009</b>		Package in place. Currently awaiting end users and timescales.
		Have the first phase of sidings infrastructure completed <b>Mar 2010</b>		Design complete and priced. Delivery mechanisms being explored.
		Complete 12 acres of parkland and open to the community <b>Mar 2010.</b>		Completed
MP 4	Monitor investment levels in the 3 town centres in order to comply with Community Plan objectives (See Team Plan) and ensure a continued improvement in the quality of Halton's Town Centres	Ensure continued investment in town centres of at least £1 million per annum. <b>Mar 2010</b>		Phase 1 of the Widnes Shopping Park is on target for completion and opening late March 2010. This is a £20 million investment spread over four years. £100,000 WNF funding secured for a town centre promotional initiative. Consultants Urbed appointed to produce a marketing strategy and Action Plan for Widnes Town Centre. The consultancy exercise to bring forward a Masterplan for Victoria Road has been completed. The final report is due in Q3.

Service Plan Ref.	Objective	2009/10 Milestone	Progress to date	Commentary
		Co-ordinate the commencement on site of Phase 1 of the Canal Quarter development with residential and civic developments. <b>Mar 2010</b>		Negotiations are still ongoing with Urban Splash and other developers regarding developments in Runcorn Town Centre, including the Scala building. Architects AHMM have been commissioned to undertake a further small study to demonstrate options for part of the CQ site. The site investigations and drainage strategy have been completed. Since the HCA (Homes and Community Agency) have withdrawn their financial commitment, as reported in Q1, an assessment is being made as to how best to secure activity on site in the current economic climate.
MP 5	Reclamation of contaminated and derelict land including 48 ha. at St Michael's Golf Course to produce a safe and attractive replacement course	Phase 2, the physical reclamation of the Golf Course, funded by approximately £4 million grant from DEFRA, started <b>Mar 2010</b>		The application for a DEFRA grant was submitted in December 2008. Following the submission there has been several calls for further information from DEFRA. These requests culminated in a meeting between DEFRA and HBC officers on the 7 <sup>th</sup> September. The DEFRA decision is expected in Q3.
MP 6	To implement the Urban Renewal Strategy and Action Plan	Three meetings of Urban Renewal SSP held. <b>Mar 2010</b>		Meetings re-scheduled and aligned with LSP Board meetings.

Service Plan Ref.	Objective	2009/10 Milestone	Progress to date	Commentary
		Urban Renewal allocation of WNF allocated and fully spent. <b>Mar 2010</b>		Action Plan on schedule to achieve targets.

Ref	Description	Actual 2008/9	Target 09/10	Quarter 2	Progress	Commentary
<b>Service Delivery</b>						
<b><u>MP</u></b> <b><u>LI13</u></b>	Urban Renewal: Outputs as set out in Succession Urban Renewal Strategy and Action Plan (% achieved)	100	100	100		Action Plan on schedule to achieve targets.
<b><u>MP</u></b> <b><u>LI14</u></b>	3MG: Outputs as set out in Masterplan (% achieved)	100	100	100		On schedule to achieve targets.



Ref	Description	Actual 2008/9	Target 09/10	Quarter 2	Progress	Commentary
<b>Service Delivery</b>						
MP LI4	Local business premises improved	13	3	0		See MP4 above
MP LI6	Land reclamation programme (acres)	120	10	0		See MP5 above
MP LI11	EDZ Programme: Outputs as set out in Succession Masterplan	100	100	n/a		Masterplan adopted by Executive Board on 16 <sup>th</sup> July 2009. Given the structure of the indicator it is not possible at this time to state a % of outputs completed, but, given progress to date, it is expected that the target will be met
MP LI15	EDZ Programme: Outputs as set out in the North West Development Agency Performance Plan	100	100	n/a		Although the Performance Plan has been agreed by the Approval Board, the Urban Renewal SSP, it has yet to be formally approved by the North West Development Agency. However, Halton Borough Council is on track to meet the outputs contained in the submitted Plan.
MP LI12	Castlefields Regeneration: Outputs as set out in Masterplan Phase 2 & SPD (% achieved)	N/a	100	100		Housing development proceeding as planned. Village Square due to commence December 2009

## MAJOR PROJECTS

### Revenue Budget as at 30<sup>th</sup> September 2009

	Annual Revised Budget £'000	Budget To Date £'000	Actual To Date £'000	Variance To Date (Overspend) £'000	Actual Including Committed Items £'000
<b>Expenditure</b>					
Employees	653	326	330	(4)	330
Premises Support	34	17	17	0	17
Supplies & Services	69	18	18	0	22
Transport	32	16	16	0	16
Central Support Services	353	156	156	0	156
Departmental Support Services	27	0	0	0	25
Asset Charges	335	0	0	0	0
<b>Total Expenditure</b>	<b>1,503</b>	<b>533</b>	<b>537</b>	<b>(4)</b>	<b>566</b>
<b>Income</b>					
Fees & Charges	-112	-11	-11	0	-11
Recharges to Capital	-746	0	0	0	0
<b>Total Income</b>	<b>-858</b>	<b>-11</b>	<b>-11</b>	<b>0</b>	<b>-11</b>
<b>Net Expenditure</b>	<b>645</b>	<b>522</b>	<b>526</b>	<b>(4)</b>	<b>555</b>

#### Comments on the above figures:

In overall terms spend to the end of quarter 2 is slightly over budget.

It is anticipated that spend on staffing will be over budget at year-end but this might be offset by an increase in fees & charges income.

## MAJOR PROJECTS

### Local Strategic Partnership Schemes as at 30<sup>th</sup> September 2009

	Annual Revised Budget	Budget To Date	Actual To Date	Variance To Date (Overspend)	Actual Including Committed Items
	£'000	£'000	£'000	£'000	£'000
Widnes Waterfront	220	110	113	(3)	113
Business Parks Improvement	15	7	6	1	6
Town Centre Improvements	130	65	10	55	35
Partnership Co-ordinator	20	10	-12	22	-12
Contaminated Land	100	50	35	15	35
<b>Total Expenditure</b>	<b>485</b>	<b>242</b>	<b>152</b>	<b>90</b>	<b>177</b>

#### Comments on the above figures:

Local Strategic Partnership (LSP) funding spending to the end of quarter one is below budget profile.

Regular monitoring reports are sent to the LSP in respect of all LSP projects and any areas of concern are dealt with throughout the year by the LSP support team and individual project managers. Some variances against the budget are expected, as the LSP have deliberately over-programmed in order to ensure that the full allocation of Working Neighbourhood Fund grant is spent during the year.

## **MAJOR PROJECTS**




### **Capital Projects as at 30<sup>th</sup> September 2009**

	2009-10 Capital Allocation £'000	Allocation To Date £'000	Actual Spend To Date £'000	Total Allocation Remaining £'000
<b><u>Multi-Funded Projects</u></b>				
Widnes Waterfront	2,342	103	2	2,340
Castlefields	3,138	86	116	3,022
3MG	715	371	168	547
<b><u>LSP (Urban Renewal) Projects</u></b>				
Sites Purchase	300	0	0	300
Widnes Waterfront	60	0	0	60
<b><u>HBC Projects</u></b>				
The Hive	2,000	0	0	2,000
<b>Total Capital</b>	<b>8,555</b>	<b>560</b>	<b>286</b>	<b>8,269</b>

#### **Comments on the above figures:**

With regard to the three programmes detailed under the Multi Funded Projects header, there is continued change to the programmes and the costings/funding allocations are being continually updated.

The traffic light symbols are used in the following manner:

	<b><u>Objective</u></b>	<b><u>Performance Indicator</u></b>
<b><u>Green</u></b>	 <p>Indicates that the <u>objective is on course to be achieved</u> within the appropriate timeframe.</p>	<p>Indicates that the <u>target is on course to be achieved</u>.</p>
<b><u>Amber</u></b>	 <p>Indicates that it is <u>unclear</u> at this stage, <u>whether the milestone/objective will be achieved</u> within the appropriate timeframe.</p>	<p>Indicates that it is either <u>unclear</u> at this stage or too early to state whether the target is on course to be achieved.</p>
<b><u>Red</u></b>	 <p>Indicates that it is <u>highly likely or certain that the objective</u> will not be achieved within the appropriate timeframe.</p>	<p>Indicates that the <u>target</u> will not be achieved unless there is an intervention or remedial action taken.</p>