

**Meeting:** Sustainable Communities Overview and Scrutiny Committee  
**Date:** 12 December 2013  
**Subject:** Capital Programme Report for Regeneration and Business Support for the Quarter ended 30 September, 2013  
**Report of:** Cllr Nigel Young– Executive Member for Regeneration and Business Support  
**Summary:** Forecast capital expenditure and external funding for 2013/14 as at the end of September, 2013.

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Contact Officer: Sue Templeman, Senior Finance Manager  
Public/Exempt: Public  
Wards Affected: All  
Function of: Council

## **CORPORATE IMPLICATIONS**

### **Council Priorities:**

The capital programme provides the necessary infrastructure to support the Council. In particular the Regeneration and Business Support Directorate has direct impact on the stated Council priorities of:

- Enhancing your local community, and
- Better infrastructure

### **Financial:**

1. The financial implications are set out in the report.

### **Legal:**

2. All expenditure is in accordance with the Constitution of the Council and Public Procurement Regulations.

### **Risk Management:**

3. Outline and detailed business cases ensure that risks are addressed before schemes are accepted into the programme. Project Managers oversee delivery risks.

### **Staffing (including Trades Unions):**

4. Covered in business cases as relevant

### **Equalities/Human Rights:**

5. Covered in business cases as relevant

**Public Health**

6. Covered in business cases as relevant

**Community Safety:**

7. Covered in business cases as relevant

**Sustainability:**

8. Resource usage and project outcomes are assessed at business case stage.  
Not Applicable.

**Procurement:**

9. Not applicable.

**RECOMMENDATION(S):****The Executive is asked to:**

1. **Note forecast capital expenditure of £5,368k,**
2. **Note forecast external funding of £3,097k.**
3. **A full year variance of £3,768k on expenditure and of £2,507k on external income resulting in a net spend below budget of £1,261k .**

*Reason for Recommendation(s): To monitor capital expenditure and funding.*

**Executive Summary**

The directorate expects to spend £5,368k and receive external income of £3,097k, leaving net spend below budget in 2013/14 of £1,261k. The majority of this delay is due to external factors beyond the control of the Council. These include property negotiations with external interests and BDUK involvement in the Broadband project.

**Introduction**

10. The Regeneration and Business support capital programme in 2013/14 is made up of 22 schemes which include large groupings of projects that were the result of developer funds to deliver planning requirements, associated with new developments.

**Overall Position**

11. The directorate expects to spend £5,368k and receive external income of £3,097k, leaving net spend below budget in 2013/14 of £1,261k. The majority of this delay is due to external factors beyond the control of the Council. These include property negotiations with external interests and BDUK involvement in the Broadband project.

12. **Summary Table A**

Table A shows the Directorate's net budget and forecast for 2013/14.

**Table A – Capital budget by Category (£'000)**

Scheme Categories	Net Expenditure Budget	Net Expenditure Forecast	Net Expenditure Forecast Variance
	£'000	£'000	£'000
Regeneration	3,532	2,271	-1,261
<b>Total</b>	<b>3,532</b>	<b>2,271</b>	<b>-1,261</b>
<b>Percentage of budget</b>		<b>64.3%</b>	<b>-35.7%</b>

**Major Schemes/Achievements**

13. The Capital Programme is key to delivering the priorities set out in the Medium Term Plan. The regeneration schemes support the aim of keeping Central Bedfordshire as a great place to live and work.

14. **Regeneration**

- **Leighton Buzzard South of High St:** The terms are agreed (verbally) on the second Duncombe Drive property; completion is dependant on owners finding another property, with a longstop completion date proposed of 30 September 2014.
- **Dunstable TC Phase 2 (Dorchester Close):** A 6th property was acquired in May 2013, completion on 7th due in August was delayed until 13 September 2013. Negotiations continue with owner of 8th and final property.
- **Superfast Broadband:** Contract signed with BT in August and a further £604k secured from BDUK. Due to national requirement to spend BDUK funds first, CBC element of spend will be deferred to later financial years.

15. **Sustainable Transport**

Works have now commenced on site for the DfT cycling safety scheme to construct a cycle route between Cranfield village and Cranfield University following agreement with the internal drainage board and a permissive path agreement with the University.

Over the last 6 months LSTF funded schemes completed in Dunstable and Houghton Regis include:

- (a) Landscape, patching and route realignment works on NCN6,
- (b) Cycle route works and route to Sandringham Drive from Woodside industrial estate as part of the Poynters road works in Houghton Regis,

- (c) Cycling link between Meadway and High Street south via Cemetery Lane,
  - (d) Shared use path on Boscombe road
16. Consultation has taken place on the following with implementation due to take place later this year:
- Cycling contraflow lane on Easthill road, Houghton Regis
  - Traffic calming and zebra crossing in Parkside Drive, Houghton Regis
17. The following schemes are under construction:
- a) Improvements to footpaths on the Parkside estate leading to Kings Houghton middle school, Houghton Regis
  - b) Cycle link between Downs road and Apollo close, Dunstable
  - c) Improvements to provide a cycle link between Apollo Close and Brive road, Dunstable
  - d) School safety zone zone on Southwood road leading to the Downside pathway, Dunstable

### **S106 Schemes**

18. In granting planning permission for new development, legally binding Section 106 agreements are often made between the Council and the applicant. These agreements require the applicant to provide for or contribute to the costs of infrastructure, community facilities and other planning requirements which ensures that development which would otherwise be unacceptable due to its local impact is made acceptable. S106 agreements are legally tied to the delivery of specific planning obligations associated with the development permitted and cannot lawfully be used to deliver infrastructure requirements not listed in the legal agreement.
19. The Regeneration and Business Support directorate coordinates S106 requirements and spend for the Council. The S106 information in this report indicates the total value of contributions comprising a substantial number of schemes. For ease of reading the contributions are presented as running totals. The balances are made up of schemes that have different delivery schedules and the amounts do not all have to be spent in the current financial year.

(a) **Table B – S106 schemes by status (£'000)**

<b>SECTION 106 DEVELOPERS' CONTRIBUTIONS</b>				
<b>Purpose / Responsibility</b>	<b>FUNDING STATUS</b>			
	<b>Opening Balance</b>	<b>Contributions received up to September 2013</b>	<b>Expenditure up to September 2013</b>	<b>Closing Balance</b>
Childrens Services	6,383	619	-2,206	4,796
Regeneration	11,158	1,143	-1,154	11,147
Pratts Quarry	2,910	0	-12	2,898
<b>Sub-total</b>	<b>20,451</b>	<b>1,762</b>	<b>-3,372</b>	<b>18,841</b>
Revenue	64			64
<b>Total</b>	<b>20,515</b>	<b>1,762</b>	<b>-3,372</b>	<b>18,905</b>

**Appendices:**

Appendix A – Corporate Capital Summary 2013/14

Appendix B – Actuals as at September, 2013

**Background Papers: None**