



## Greater Brighton Economic Board

Agenda for the **Greater Brighton Economic Board** which will be held **virtually - Zoom**, on **20 July 2021** at **10.00 am**

The agenda and reports have been published on the Brighton and Hove City Council website.

1. **Agenda Pack for the Meeting Being Held on 20 July 2021**  
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# **GREATER BRIGHTON ECONOMIC BOARD**

**20 JULY 2021  
10.00AM**

**VIRTUAL MEETING**

## **AGENDA**

# Agenda Item 1



ADUR & WORTHING  
COUNCILS



Brighton & Hove  
City Council



Lewes District Council



MID SUSSEX  
DISTRICT COUNCIL



ARUN  
DISTRICT COUNCIL

Title:	<b>Greater Brighton Economic Board</b>
Date:	<b>20 July 2021</b>
Time:	<b>10.00am</b>
Venue	<b>Virtual Meeting</b>
Members:	<b>Councillors:</b> , Allcock, Ash-Edwards, Humphreys, Gunner, Lamb, Nicholson, Mac Cafferty and Parkin  <b>Business Partners:</b> Trevor Beattie, Andrew Green, Prof. Debra Humphris, Claire Mason, Dean Orgill, James Dempster, Andrew Swayne and Prof. Adam Tickell
Contact:	<b>John Peel</b> Democratic Services Officer 01273 291058 john.peel@brighton-hove.gov.uk



Coast to  
Capital

US  
University of Sussex



University of Brighton



# Agenda Item 1

## AGENDA

## PART ONE

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## 1 RATIFICATION OF CHAIR

## 2 PROCEDURAL BUSINESS

**(a) Declaration of Substitutes:** Where Members of the Board are unable to attend a meeting, a designated substitute for that Member may attend, speak and vote in their place for that meeting.

**(b) Declarations of Interest:**

- (a) Disclosable pecuniary interests not registered on the register of interests;
- (b) Any other interests required to be registered under the local code;
- (c) Any other general interest as a result of which a decision on the matter might reasonably be regarded as affecting you or a partner more than a majority of other people or businesses in the ward/s affected by the decision.

In each case, you need to declare

- (i) the item on the agenda the interest relates to;
- (ii) the nature of the interest; and
- (iii) whether it is a disclosable pecuniary interest or some other interest.

If unsure, Members should seek advice from the committee lawyer or administrator preferably before the meeting.

**(c) Exclusion of Press and Public:** To consider whether, in view of the nature of the business to be transacted, or the nature of the proceedings, the press and public should be excluded from the meeting when any of the following items are under consideration.

**NOTE:** Any item appearing in Part Two of the Agenda states in its heading the category under which the information disclosed in the report is exempt from disclosure and therefore not available to the public.

*A list and description of the exempt categories is available from the Secretary to the Board.*

## 3 MINUTES OF THE PREVIOUS MEETING

9 - 14

To consider the minutes of the previous meeting held on 27 April 2021

## 4 CHAIR'S COMMUNICATIONS

**5 CRAWLEY RECOVERY FOCUS**

Presentation

**6 GREATER BRIGHTON RECOVERY: WHERE NEXT?****15 - 18**

Report of the Chair, Greater Brighton Officer Programme Board

**7 COAST TO CAPITAL UPDATE**

Presentation

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**11 GREATER BRIGHTON INVESTMENT PROGRAMME****55 - 84**

Report of the Chair, Greater Brighton Officer Programme Board

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For further details and general enquiries about this meeting contact John Peel (01273 291058,



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Date of Publication - Monday, 12 July 2021

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**The Date of the next meeting is 19 October 2021**

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## GREATER BRIGHTON ECONOMIC BOARD

10.00am 27 APRIL 2021

### DRAFT MINUTES

**Present:** Councillor Humphreys (Chair) Allcock, Ash-Edwards, Lamb, Mac Cafferty, Parkin

**Business Partners:** Sue Baxter, Trevor Beattie, Andrew Green, Prof Humphris, Dean Orgill, Henry Powell, Andrew Swayne

### PART ONE

#### **27 PROCEDURAL BUSINESS**

##### **27a Declarations of substitutes**

27.1 Councillor Allcock was present as substitute for Councillor Platts.

27.2 Sue Baxter was present as substitute for Prof Tickell

##### **27b Declarations of interests**

27.3 Andrew Swayne declared a non-pecuniary interest as Chairman as Ricardo as one of their workstreams was referenced on the agenda.

##### **27c Exclusion of the press and public**

27.4 In accordance with Section 100A of the Local Government Act 1972 ("the Act"), the Board considered whether the public should be excluded from the meeting during consideration of any item of business on the grounds that it is likely in view of the business to be transacted or the nature of the proceedings, that if members of the public were present during it, there would be disclosure to them of confidential information as defined in Section 100A (3) of the Act.

27.5 **RESOLVED-** That the press and public not be excluded.

#### **28 MINUTES OF THE PREVIOUS MEETING**

28.1 **RESOLVED-** That the minutes of the previous meeting held on 26 January 2021 be approved as the correct record.

#### **29 CHAIR'S COMMUNICATIONS**

29.1 The Chair provided the following communications:

Last month Cllr Nancy Platts announced that she will be shortly standing down as leader of the Labour Group at Brighton & Hove City Council. Cllr Platts cannot be here today but she has served this Board, both as Leader of Brighton & Hove City Council and Leader of the Opposition, and the Board thanks her for her contribution over the last few years. In her place today we have Cllr John Allock.

Earlier in the spring Coast to Capital invited partners across the LEP region so prepare and submit expressions of interest regarding projects that needed financial support to get off of the ground. A number of projects were put forward from the Greater Brighton region including a proposal for the emerging inward investment desk, a hydrogen bus conversion scheme and a Healthy Futures Accelerator. These projects are all aimed at supporting the region grow back stronger from the Covid pandemic, and many are strongly linked into green recovery. The variety in these projects shows what a diverse and ambitious region Greater Brighton is, and we look forward to seeing how these bids progress over the coming months. A full list of the projects will be outlined in the Recovery item later in the agenda

Work on projects within the Greater Brighton Investment Programme has continued at pace as demonstrated in the quarterly updates on each Board agenda. I am pleased to report that the Eastside South in Newhaven has recently completed. Eastside South is one of the eight key strategic sites within the Newhaven Enterprise Zone. The completed project provides just under 8,000 square metres of new commercial floor-space and all of the units within the site are now let.

- 29.2 On behalf of the Board, Councillor Mac Cafferty expressed thanks to the Chair stating that in his years term, he had acted fairly with a focus on the entire Greater Brighton region.

### **30 HYDROGEN SUSSEX UPDATE**

- 30.1 The Board considered a report of the Chair, Greater Brighton Officer Programme Board that updated on developing a hydrogen economy locally in the previous 6 months, especially through the work of the Hydrogen Sussex group. The report also reaffirmed the governance of Hydrogen Sussex, through the Greater Brighton Infrastructure Panel, and sought sign up of the Greater Brighton Economic Board to a proposed Hydrogen Strategy.
- 30.2 The Chair stated that whilst he believed some of the terminology used required additional thought, the update provided was genuinely exciting.
- 30.3 Councillor Walsh commented that the update was exciting however, it was important going forward that all partners be involved.
- 30.4 Prof Humphris welcomed the report and stressed the importance of investment in research and development locally as the science behind hydrogen energy would continue to evolve.
- 30.5 Councillor Mac Cafferty suggested that an approach be made to present at COP26.
- 30.6 **RESOLVED-**

- 1) That the Board notes the progress of and wide interest in Hydrogen Sussex, and its launch event in February 2021.
- 2) That the Board notes and supports the proposal to develop a hydrogen strategy for Greater Brighton and the wider Sussex region.
- 3) That the Board provides funding of £13,696 for core activities of Hydrogen Sussex, using existing Board core funding.
- 4) That the Board agrees the proposed Governance arrangements and agrees that Hydrogen Sussex report back progress every 6 months.

### **31 GREATER BRIGHTON SUSTAINABLE RECOVERY PLAN UPDATE**

31.1 The Board considered a report of the Chair, Greater Brighton Officer Programme Board that provided a progress update on the Board's Covid-19 Recovery Sustainable Recovery Plan.

#### **31.2 RESOLVED-**

- 1) That the Board note the information in the report, including the update on the pandemic, and progress made against the plan agreed in October 2020.
- 2) That the Board agrees that going forward recovery actions form part of business as usual, with recovery outcomes included in all workstreams, especially the actions linked to the Greater Brighton Digital Action Plan.

### **32 GREATER BRIGHTON DIGITAL ACTION PLAN**

- 32.1 The Board considered a report of the Chair, Greater Brighton Officer Programme Board that presented an update on the Greater Brighton Digital Action Plan.
- 32.2 Councillor Allcock stated that the pandemic had presented critical challenges for access to digital services particularly for disadvantaged people. Councillor Allcock stated that he was pleased the Board was taking a lead and enquired whether progress could be sped up.
- 32.3 Simon Hughes replied that discussions were underway with key partners on that and it was important to diversify the market and not allow monopolisation.
- 32.4 Councillor Ash-Edwards stated that he endorsed the proposal to speed up progress as full fibre rollout was economically highly impactful. Councillor Ash-Edwards noted the importance of funding full fibre rollout in rural areas that business would not prioritise.
- 32.5 Simon Hughes noted that DCMS were interested in alternative funding methods for rural areas and there were market providers that specialised in the area that were already funded.

- 32.6 **RESOLVED-** That the Board agrees to the revised key priorities and projects outlined in this paper and the Action Plan at Appendix 1.

### 33 SUSSEX TOURISM AND CULTURE RECOVERY GROUP

- 33.1 The Board received a presentation from Donna Chisholm on the work and priorities of the Sussex Tourism and Culture Recovery Group.
- 33.2 Prof Humphris noted that the University of Brighton had a good educational offer in short course tasters, amongst others.
- 33.3 Donna Chisholm replied that there was an emerging cultural tourism sector and work was ongoing to understand the motivations behind that and improve the region's messaging.
- 33.4 Councillor Mac Cafferty highlighted the importance of the tourism offer in the 'off-season' and part of that might include connecting the growth of digital industry in the region and the potential growth in tourism.

### 34 GB10 PLEDGES: KELP - SUSSEX BAY

- 34.1 The Board received a presentation on the Kelp at Sussex Bay, a project they intended to boost biodiversity while sequestering carbon emissions and one of the GB10 Pledges.

### 35 GREATER BRIGHTON OPERATIONAL ARRANGEMENTS 2021/22 AND ANNUAL REPORT 2020/21

- 35.1 The Board considered a report of the Chair, Greater Brighton Officer Programme Board that that set out its Operational Arrangements for 2021/22 and the Annual Report for 2020/21.
- 35.2 **RESOLVED-** That the Board:
- 1) Agree and secure the budgetary contributions sought to fund the cost of running the Board and delivering its workplan in 2021/22.
  - 2) Note that Brighton & Hove City Council shall continue to act as Lead Authority for the Board in 2021/22.
  - 3) Agree the process set out at sections 3.13 to 3.15 by which the Chair of the Board shall be nominated for 2021/22.
  - 4) Approves the 2020/21 Annual Report and Board members submit the report to their respective organisations.
  - 5) Note the date by which the Lead Authority must be notified of all named substitutes and instruct any necessary actions within their respective organisations.
  - 6) Note the date by which the Lead Authority must be notified of all nominations to the Greater Brighton Call-In Panel and instruct any necessary actions within their respective organisations.

- 7) Agree to extend the current communications contract with the Adur & Worthing Communications Team by another year.

**36 GREATER BRIGHTON INVESTMENT PROGRAMME UPDATE**

- 36.1 **RESOLVED-** That the Board note the report and the Investment Programme Update at Appendix 1.

The meeting concluded at 12.10pm

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<b>Subject:</b>	<b>Greater Brighton Recovery: Where Next?</b>
<b>Date of Meeting:</b>	<b>20 July 2021</b>
<b>Report of:</b>	<b>Chair, Greater Brighton Officer Programme Board</b>
<b>Contact Officer:</b>	<b>Name: Claudia Raistrick</b>
	<b>Email: claudia.raistrick@brighton-hove.gov.uk</b>
<b>LA(s) affected:</b>	<b>All</b>

### FOR GENERAL RELEASE

#### 1. PURPOSE OF REPORT AND POLICY CONTEXT

- 1.1 The Greater Brighton Economic Board ('the Board') is ready to play a leading role in economic recovery in the region post-pandemic. However, since devising its Five Year Priorities in 2019, it is arguable that the economic situation has changed so drastically that a refresh might be in order. Efforts to achieve carbon neutrality among a host of private and public sector organisations have made a step change forward, issues and opportunities surrounding Britain's exit from the European Union are becoming clearer, and the COVID-19 pandemic has seen public spending to support businesses and jobs soar. Amid this combination of events new opportunities are rapidly emerging to show leadership in our Region, to forge more collaborative working and to promote initiatives to mitigate threats in the post-pandemic economy.

#### 2. RECOMMENDATIONS:

- 2.1 That the Board commissions updated and rapid, research by consultants as a snapshot of the City Region economy as it emerges from the pandemic, to outline the shape of recovery and identify stress points.
- 2.2 That the Board agrees for the Greater Brighton Programme Board to lead on the work of re-focussing the purpose and ambition of the partnership using the findings of the updated report.
- 2.3 That a report outlining how partners can pool resources and work collectively to deliver outcomes that benefit all members goes to the 1<sup>st</sup> February 2022 Economic Board meeting.

#### 3. CONTEXT/ BACKGROUND INFORMATION

- 3.1 So far in 2021 there has been strong GDP growth in the UK, of 7.2%. Growth of 5.5% in 2022 is projected as the vaccinations are widely rolled out, and restrictions to economic activity are progressively eased. However, increased border costs and bureaucracy following Britain's exit from the European Union will continue to weigh on foreign trade. UK unemployment is expected to peak at the end of 2021 as the Furlough Scheme is withdrawn. (source – OECD May 2021)

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- 3.2 In the UK there are currently more than four million people on furlough (source - [www.gov.uk](http://www.gov.uk)). Aviation-reliant towns and tourist hotspots continue to see the highest take-up of the furlough scheme, which is set to end in September 2021. In the Greater Brighton region Crawley has the highest furlough scheme take-up rate in the country at 16.3% as of April 2021 (Centre for Cities). Brighton is ranked 5th.
- 3.3 The Board's current strategic vision is for the Greater Brighton region to have a growing, modern economy that is international, creative, connected, talented and resilient and the Board's Five Year priorities were agreed to deliver this vision. However, a brief period for reflection and discussion time is perhaps called for in order to consider whether the current vision and priorities remain relevant. Since the priorities were devised, much has changed and the region faces unprecedented challenges. Therein lies an opportunity, led by the new incoming chair, to evaluate the progress so far, to de-prioritise where needed and to include new opportunities and scope based on the Board's refreshed vision.
- 3.4 Based on recent agendas for Board meetings, the GB10 Pledges which were agreed during the pandemic (October 2020) remain relevant and critical to deliver our net zero targets. Developing a Hydrogen economy and driving the decarbonisation of homes have emerged as leading new areas of focus for the Board. Although further scoping work is needed, the Digital Action Plan was refreshed at the last Board meeting and there are plenty of opportunities in the digital sector to aid recovery. To successfully deliver these projects, the Local Authorities, Business Partners, Universities, South Downs National Park and the Local Enterprise Partnership are having to work closely together, adding the kind of value that is not achievable when working alone.
- 3.5 The national context is that the government continues to focus on 'levelling up'. Despite much public debate and media speculation, little is concretely known about how this agenda will translates into policy and funding streams. However, there is an assumption that the money will flow northwards. There is an opportunity for the Board to reposition itself in a refreshed way to address shifting government priorities so that lobbying and funding bid efforts are better targeted. The ability to make the case effectively will depend to a large extent on deep understanding of the difference between the Region's pre and post pandemic local economies. In order for recovery to be weaved into work planning going forward, in rapidly changing times, the Board need to be armed with updated research on our economic outlook and shifts in trends in employment and sector activity.
- 3.6 Last summer the Board commissioned Hatch Regeneris (an economic and social development consultancy) to carry out a COVID-19 impact assessment and the findings were presented to the Board in July 2020. The report highlighted the main impacts of the pandemic including a rise in unemployment and closure of local businesses. There are significant challenges in four main sectors; Creative, Arts and Culture, Education, the Visitor Economy and Transport. A Sustainable Recovery plan was subsequently signed off by the Board in October 2020 and at the April 2021 Board meeting it was agreed that, while the work continued, reporting on progress made against the actions did not need to continue.

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- 3.7 Looking ahead, in order to decide how to distinguish and lead the region in a post COVID-19 climate of levelling up, Brexit, skills gaps resulting in labour shortages and high unemployment, revised carbon targets, increased home working and less travel, it could be argued we need a pause point to understand the current state of the regional economy. If we commission an updated report on how the sectors are recovering this enables us to revisit the Five Year Priorities and reconfigure into a revigorated action plan, more pertinent to the changed circumstances.

3.8 **Consultancy Brief: areas of focus for the second report**

The key objective will be for an analysis of the work independently done by board partners and examining data available at a Greater Brighton regional level as well as an application of the national data to the City Region's economy. Specifically, areas of focus could include:

**Overall impacts/ changes / emerging trends in the economy** such as economic business activity, changes to working practices, the impact of the pandemic on staffing, skills shortages, over supply. Equality of access to the economy, such as unemployment, financial exclusion, homelessness, travel modes.

**Sector analysis:** what are the opportunities and challenges in the Greater Brighton priority sectors: creative and digital, retail, cultural and tourism, manufacturing and construction, transport; horticulture and viticulture, education and skills. What the growth sectors are and how resilient the supply chains are.

## 4. ANALYSIS & CONSIDERATION OF ANY ALTERNATIVE OPTIONS

- 4.1 The economic impact of COVID-19 is beginning to emerge and will undoubtedly be costly to both urban and rural areas in the city region. Whilst there are some signs of an economic bounce prompted by consumer spending the wider picture, particularly when the government's furlough scheme ends will soon begin to emerge. The Board must be ready with a rapid response. To continue working on the Five Year Priorities without examining their relevance and order of importance in the changed world we will be living in could be counter productive in supporting economic recovery.

## 6. CONCLUSION

- 6.1 The Greater Brighton region continues to be significantly impacted by Covid-19. Whilst we know there are both opportunities and success stories to be celebrated, there remains a gap in our understanding of how deep and wide the impacts have been. A year has passed since Hatch reported their findings and the country has since been in varying states of lockdown. Commissioning a second report a year on will give us the data needed to decide the next steps to build back an international, creative, connected, talented, and resilient economy.
- 6.2 As a result of the report, a workshop of the Officer Programme Board and other interested partners could be facilitated to discuss findings and to decide the areas of focus going forward. These findings will feed into a newly created action

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plan with short, medium, and long term goals with clear deliverables. In this way the Board will lead the City Region to continue to recover whilst attracting investment and funding.

- 6.3 If agreed, revised priorities and an action plan with clear outputs would go to the February Board meeting for sign off. This process would give the Board a meaningful opportunity to reflect and show clear leadership in these unprecedented times. This action plan will map the path towards social and economic renewal, to build back greener and smarter and to shape a more productive, innovative and carbon neutral economy. This timetable acknowledges that development time is needed for Economic Development Officers and other relevant officers and business representatives to learn from other areas about how they added value by working together and attracting funding, and to devise clear and deliverable objectives.

## 7. FINANCIAL & OTHER IMPLICATIONS:

### Financial Implications:

- 7.1 The proposed updated recovery report and workshop delivery will cost in the region of £9,000. It is proposed that the cost comes out of the 2021/22 Greater Brighton Economic Board operational budget and will not require additional partner contributions.

*Finance Officer Consulted: Rob Allen, Principal Accountant Date: 05/07/21*

### Legal Implications:

- 7.2 There are no legal implications arising directly from this report.

*Lawyer Consulted: Joanne Dunyaglo Date: 05/07/21*

<b>Subject:</b>	<b>Greater Brighton Low Carbon Economy Blue/Green Print</b>
<b>Date of Meeting:</b>	<b>20 July 2021</b>
<b>Report of:</b>	<b>Chair, Greater Brighton Officer Programme Board</b>
<b>Contact Officer:</b>	<b>Name: Claudia Raistrick</b>
	<b>Email: Claudia.Raistrick@brighton-hove.gov.uk</b>
<b>LA(s) affected:</b>	<b>All</b>

### FOR GENERAL RELEASE

#### 1. PURPOSE OF REPORT AND POLICY CONTEXT

- 1.1 The Greater Brighton Economic Board ('the Board') is in a good position to help with the national roadmap to the United Nations Climate Change Conference (COP26) taking place in Glasgow in November this year. The Board has strategic commitment and allegiance with the GB10 Pledges and recognises that transitioning to a net zero carbon region is vital to sustaining and optimising the economic engine of the south east.
- 1.2 The Board is ideally placed to create a regionalised Investment Plan for transition and investment on land and coastal communities. This will have the ability to strengthen and align public investment, with business investment and could improve consumer confidence. The Board is working with the Greater Brighton Infrastructure Panel on developing a clear narrative that sets out how the wider city region is developing leadership in developing a low-carbon economy.
- 1.3 This narrative, both demonstrates and will show that the Greater Brighton area can be an exemplar to government about how to decarbonise a small city, rural communities and coastal areas. This undertaking will assist the Coast to Capital Local Enterprise Partnership and the Greater Brighton Economic Board in future discussions with government and with negotiations on funding.

#### 2. RECOMMENDATIONS:

- 2.1 That the Board agree to the development and production of a net-zero innovation led economy Investment Plan (Blue/Green Print) to use as a lobbying tool. This investment plan will outline the region's investment requirements to be leaders in the UK's green industrial revolution and transition to net zero.
- 2.2 That the Board attend, support and promote the events taking place across the region in the lead up to COP26 this November in Glasgow.
- 2.3 That the Board tasks officers to look at working with other regional partners to host a Greater Brighton led Climate Summit in October 2021 to showcase the work and current aspirations happening within the region as part of the preparation for the road to Cop26. This showcase could demonstrate the benefits

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of partner collaboration enhancing our collective action to address the climate crisis whilst promoting economic recovery.

## 3. CONTEXT/ BACKGROUND INFORMATION

- 3.1 The UK government's intention is to enshrine into law the world's most ambitious climate change target to cut emissions by 78% by 2035, which has accelerated and re-focussed the efforts that need to be made. Many policy announcements have been made to support the effort, with more expected:
- The Build Back Better: our plan for growth (Mar 21) focuses on investment in infrastructure, skills, innovation and transition to net zero.
  - The Ten Point Plan for a Green Industrial Revolution (Nov 2020) is about building back better, supporting green jobs, and accelerating the path to net zero.
  - The Energy White Paper - Powering our Net Zero Future (Dec 2020) sets out the government's policies and commitments that will put us on course to net zero.
  - Industrial Decarbonisation Strategy (Mar 2021) sets out how industry can decarbonise whilst remaining competitive and without pushing emissions abroad.
  - The development of green skills. Creating opportunities to develop skills centres under alternative funding structures, by universities and FE colleges working together in partnership. There is the aim to provide a progression pathway for acquiring new skills, retraining, reskilling, upskilling, as part of the preparation for developing new jobs to support the new technologies required to build back, greener.
- 3.2 In order to make a case for green investment in the region, a digital document could be commissioned (a 'Blue/Green Print') to be launched in the run up to COP26. It would serve to showcase the Greater Brighton region as a home to pioneering businesses, new technologies and green innovation as we make progress to net zero emissions, laying the foundations for economic growth in a way that creates thousands of jobs. This will in turn make the case for attracting investment in the region. This Blue/Green Print would take the form of a 'Pitch Document' that would be owned by the city region as a whole, including the Local Enterprise Partnership (LEP), and form the basis of future negotiations with government about the areas that government could leverage national benefits by investing in. This piece of work can be naturally entwined to support other strands of development, demonstrating a cultural engagement with the green agenda, as it connects threads through other investment opportunities.
- 3.3 A Climate Summit could aim to underscore the urgency and the economic benefits of stronger climate action and could be a key milestone for Greater Brighton on the road to COP 26.
- 3.4 The Greater Brighton Economic Board and the Greater Brighton Infrastructure Panel are well established and regionally recognised bodies which offer local leadership on a number of work strands that are pushing the city region towards a low carbon/post carbon economy. The overarching partnerships with local

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authorities, further and higher education partners, business, economic partnerships provide an effective showcase with insight into a variety of issues.

- 3.5 The Infrastructure Panel brings together technical experts and infrastructure providers and there has been some substantive background work that is already underway, and this could be showcased in the Blue/Green Print, including:

**The Greater Brighton Energy and Water Plans** were developed by the Infrastructure Panel with the aim of unlocking sustainable growth.

- The Energy Plan identifies proposals to accelerate the delivery of energy projects that will boost resilience and security and at the same time help reduce carbon emissions to zero.
- The Water Plan builds on work around the water environment that's already in progress across a number of organisations to set out a range of opportunities to address ongoing challenges in new, innovative ways, yielding much increased benefits for the local area, compared to current, 'conventional' approaches. The intention is to move new development towards 'water neutrality.'

## **The GB10 Pledges:**

- The Economic Board has overseen development of GB10 Pledges that sit above the Energy and Water plans. These 10 environmental pledges are approved actions agreed and ratified by the Board in October 2020. The Pledges, in addition aid as a promotional tool which is used to push the work the city region is doing to move towards a post carbon economy through a variety of channels.
- To accompany the pledges a video has been produced to help bring the pledges and plans to life.
- Green recovery from the Covid-19 pandemic is high on Government's priority list and these ambitious environmental pledges are very much in-line with this thinking, as they clearly demonstrate to Government and regional stakeholders the Board's aspiration for the City Region to grow back in a sustainable and responsible way.
- The 10 pledges and the underlying Energy and Water Plans are very much linked to the economic recovery and future prosperity of the City Region.

Examples of the strategic/practical actions as a result of the pledges are:

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## **Kelp Forests**

One project championed by the GB10 Pledges is the restoration of the **kelp forests** off the West Sussex coastline being sponsored by the Help Our Kelp partnership. Sussex Inshore Fisheries & Conservation Authority have obtained approval for a new Nearshore Trawling Byelaw. The byelaw creates a trawling prohibition area along the coastline of Sussex to protect important habitats. The kelp forests will be regenerated and act as a carbon sink, as well as improving marine biodiversity. The city region is looking at options for how the kelp can be actively restored as part of a carbon offsetting proposition for businesses in the area. Adur & Worthing Councils are set to become the first local authorities in the UK to lease the seabed off their coast from the Crown Estate and could pave the way to create a Sussex Bay marine park along the entire county coast, east and west.

## **Hydrogen Sussex**

There is great potential and ambition for the development of a hydrogen economy and projects in the region. **Hydrogen Sussex** emerged from the Greater Brighton Energy Plan work and is the body supporting and facilitating the hydrogen economy across Sussex. The city region is well placed to lead on the delivery of a new hydrogen economy because of:

- Natural resources (huge potential for wind and solar)
- Infrastructure (Gatwick & Brighton City Airports / Shoreham & Newhaven Ports and close to London)
- Engineering advantage (Ricardo, Ceres Power, Steamology, Supercritical Solutions)
- Intellectual capital with the research excellence of the universities of Sussex and Brighton.
- Partnership (exceptional public / private sector partnership)

## **Low Carbon heating**

Decarbonisation of housing stock is a priority as it is a key factor in meeting the Government target of reaching net zero carbon emissions by 2050. The Board is supporting the roll-out of planned heat networks in Crawley, Shoreham, and Worthing. In rural villages it will work with the Community Energy sector on replacing outdated and polluting oil heating with electric heating and other low-carbon fuels. Lewes District Council and The University of Brighton have put together a proposal which seeks to set up a retrofit task force that will short-list practically focussed zero-carbon solutions suitable for decarbonising housing stock. It will put the Greater Brighton Economic Board in a good position to maximise any additional funding streams and fast track the green revolution, future proofing local supply chains and built environment.

- 3.6 The output from this project would be the Blue/Green Print pitch document, which would include with it a co-ordinated pipeline of investment projects that would support transitioning the city region to a net zero economy. The Blue/Green Print would be the strategic narrative and overall strategy and each of the projects in the pipeline would have an outline business case in readiness to pitch for investment.



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- 3.7 The main benefit from this work will be to shape the thinking of local government, business partners and the LEP into how they approach a post-carbon economy for the area. Once shaped amongst the partners, it will result in a pitch or proposition that can be communicated to government to drive government interest in the activities of the region and then investment – potentially through deals with government departments rather than relying on the Levelling Up Fund.

## 4. ANALYSIS & CONSIDERATION OF ANY ALTERNATIVE OPTIONS

- 4.1 There is a timely and unique opportunity to link with the objectives of COP26, and the ambition, achievement and action of Greater Brighton, which is already underway.
- 4.2 The preliminary showcase for us, prior to COP26, linking the work to the aims of the COP 26, may encourage and permit, thought leaders from the Universities, Innovation Businesses, local government, MPs and possibly Ministers to engage with the summit and lift our National and International positioning, as a place that is proactive in formulating a cultural shift aligned to development and practical actions.

## 5. CONCLUSION

- 6.1 The project will start by bringing the key stakeholders together in the run up to COP26 to affirm what the ambition and 'Blue/Green Print' plan is for the city region going forward. It should include aligning local authority leaders and MPs in order that any potential pitch and proposition to government around COP26 and regional decarbonisation is understood and signed up for
- 6.2 The output from this project would be the Blue/Green Print pitch document, which would include with it a co-ordinated pipeline of investment projects that would support transitioning the city region to a net zero economy. The Blue/Green Print would be the strategic narrative and overall strategy and each of the projects in the pipeline would have an outline business case in readiness to pitch for investment.

## 6. FINANCIAL & OTHER IMPLICATIONS:

### Financial Implications:

- 7.1 Any cost in relation to the Greater Brighton led, SE7 wide Climate Summit in October 2021 and the development and production of a SE7 net-zero innovation Investment Plan will be met from the Greater Brighton Economic Board operation budget for the current year.

*Finance Officer Consulted: Rob Allen, Principal Accountant Date: 05/07/21*

### Legal Implications:

- 7.2 At this stage, there are no legal implications arising directly from this report.

Lawyer Consulted:

Joanne Dunyaglo

Date: 05/07/2021

# Agenda Item 1

<b>Subject:</b>	<b>Creation of a Greater Brighton Retrofit Task Force</b>
<b>Date of Meeting:</b>	<b>20<sup>th</sup> July 2021</b>
<b>Report of:</b>	<b>Chair, Greater Brighton Officer Programme Board</b>
<b>Contact Officer:</b>	<b>Name: Nick Adlam</b>
	<b>Email: Nick.Adlam@lewes-eastbourne.gov.uk</b>
<b>LA(s) affected:</b>	<b>All</b>

### FOR GENERAL RELEASE

#### 1. PURPOSE OF REPORT AND POLICY CONTEXT

- 1.1 The purpose of this report is to establish a Greater Brighton City Region Retrofit Task Force to ensure the city-region's homes and buildings are fit for a zero-carbon future. This work will be overseen by Lewes District Council, and led by the University of Brighton.
- 1.2 The proposed Task Force not only builds on the region's strength in terms of ability to support immediate challenges, it helps to develop solutions that takes us beyond the 2030 plan for decarbonisation and identifies whole life cycle decarbonisation approaches.
- 1.3 The Task Force has three main objectives. One immediate challenge, and two longer terms objectives:
  - Outline how public sector home and building improvements can take place on a mass scale across the region, while identifying opportunities to boost new skills, create good jobs, and drive investment in low-carbon industries.
  - Identify and promote long-term changes to energy usage, increase private sector engagement with the whole-life cycle decarbonisation agenda.
  - Future proofing our private and public buildings within the region.

These goals are designed to meet Greater Brighton's carbon reduction targets by 2030 and to support a sustainable economic recovery from the pandemic by creating the conditions and supply chain to support the wider decarbonisation agenda.

#### 2. RECOMMENDATIONS:

- 2.1 That the Board expresses support of working together on a city region wide project, led by Lewes District Council and the University of Brighton, to find the best solutions in the decarbonisation of council owned housing stock. The board acknowledges that this agreement is in principle whilst some of the detail continues to be worked through noting that local authority members will need to approve to proceed through their own processes.

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- 2.2 The Board agrees for the regional Task Force to be established at speed and delegates the authority for this group to lead on the work.
- 2.3 The Board agrees that the governance arrangements for the Task Force are that it reports back on emerging findings to the Greater Brighton Economic Board in April 2022, with the completed Asset Management Plan and Roadmap in October 2022.

## 3. **CONTEXT/ BACKGROUND INFORMATION**

- 3.1 Most local authorities across Sussex have declared a climate emergency and set targets to become carbon neutral. The Task Force would provide evidence not just for work around decarbonising homes but also enable us to better understand the much wider climate friendly economic recovery and regeneration implications of retrofitting. For example, more efficiently heated homes should in turn also help address fuel poverty and address skills gaps.
- 3.2 Approximately 20% of the UK's current carbon emissions result from the energy used to heat and power our homes, making the need to decarbonise local authorities' housing stocks more urgent if targets are to be met. With approximately 28,000 council houses in our locality (35,000 including Wealden and Eastbourne), this will be a significant challenge.
- 3.3 The proposed Task Force is set against existing commitments to decarbonise housing: a combination of local commitments to achieve net zero carbon and the GB10 Pledge to decarbonise homes. The Task Force would provide evidence not just for work around decarbonising homes but also enable us to better understand the much wider climate friendly economic recovery and regeneration implications of retrofitting for whole life-cycle decarbonisation i.e. not just addressing the immediate needs.
- 3.4 The Task Force could include representatives from local and regional agencies, social landlords, building authorities, research expertise, education and skills providers, energy suppliers and industry experts. Collaboration would generate economies of scale as well as provide significant combined purchasing and political power. This would create a unique opportunity to influence and shape education, training, supply chains and the wider future landscape in a hitherto relatively undeveloped market. We would generate much wider economic benefits for our communities as we build back our economies following the pandemic.
- 3.5 This project would not entail new financial commitments and could be initially funded through existing Housing Revenue Account (HRA) budgets. The total cost of the entire project £307,300. It is proposed that councils make a financial contribution proportionate to their stock holding (appendix A). Furthermore, we would work with Greater Brighton partners to seek additional external funding to support the Task Force Challenges.
- 3.6 There is an existing committed HRA spend of approximately £1 billion on maintenance and repairs of council owned homes over the next 9 years to 2030 in the Sussex area. This is roughly £28,000 per home. This compares with the

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current approximate £40,000 - £60,000 cost of a whole house deep retrofit. Although this can vary significantly depending on the existing condition, there is potential for retrofit measures to be implemented as part of planned maintenance works. This in turn, if done well, may offset a proportion of future maintenance costs.

- 3.7 It is recognised that this is not just a public housing sector challenge. Analysis has been undertaken on all the published Energy Performance Certificates, showing the range of energy ratings from D to G and estimating the number of retrofit measures recommended to improve those ratings. Out of the 508,447 homes in the region, 262,015 have had an EPC issued, with 74,846 falling within A-C and 187,169 D-G. 246,432 do not have an EPC (48.4%). If we carried over the D-G split and assume the same for the un-surveyed properties, we can assume there are upwards of 490,000 homes that need to have some form of retrofit intervention to raise their EPC to C and above over the next decade.
- 3.8 In addition, we can demonstrate that mains gas is the current dominant heating fuel (est. 85% in Brighton and 93% in Crawley) with the remainder on electric heating i.e. storage heaters. Boiler sales nationally hit an all-time record high last year with 1.75 million installed, that's a rate of 6,318 per working day. Adjusted for the share of UK housing in Crawley and Brighton, that's 15,215 gas boilers installed per year at a rate of 55 boilers installed per working day.
- 3.9 There have been past programmes of decarbonising which have had varied degrees of success, with national initiatives starting and stopping. However, there appears to be a new national impetus to decarbonise homes, with some new funds to support it, including:
- The Green Homes Grant a £2 billion programme of grants to homeowners to support implementation of retrofit measures between now and March 2022.
  - Green Homes Grants skills training competition
  - The Social Housing Decarbonisation Fund
  - Ten Point Plan for a Green Industrial Revolution

## **Supply chain and skills**

- 3.10 The ability of local supply chains to deliver and service these grants and accompanying increased demand is a real concern but helping to develop and shape them does provide us with an opportunity for wider economic benefits. Working across authorities with a shared approach has the potential to generate sufficient demand and certainty so that a healthier local retrofit supply chain is developed. This can support the de-carbonisation of local authority housing, and of housing in other tenures, including housing association properties.
- 3.11 Retrofit takes place in homes situated within a particular locality, and is therefore reliant on local labour, skills, and material supply chains for its implementation. Lewes District Council commissioned a report into the local supply chain which confirmed that there was a shortage of appropriately qualified contractors. It concluded that existing companies need to develop skills and scale up, and that new entrants to the industry should be found.
- 3.12 By supporting research to provide an evidence base for a clear and well understood policy environment, local authorities can demonstrate commitment

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and provide certainty to supply chain companies and building owners considering investment in retrofit.

- 3.13 A further important consideration is that this work will dovetail and seek to integrate with the Decarbonisation Academy work being undertaken by Coast to Capital and can be expanded. Ultimately, through analysing our spending and stock requirements, the overall objective of this collaboration is through engaging experts, understand how we can better maximise the longer term positive wider economic and societal benefits through Initiatives which will create local jobs, benefit local businesses.

## **Economic Analysis**

- 3.14 Providing detailed analysis of the potential economic impact of the retrofit measures described is somewhat complicated. This is because each EPC certificate would need to be assessed to understand the measures required on a case-by-case basis to provide accurate estimates. As such, below we present some very initial indicative analysis that merely seeks to highlight the scale of opportunity that may be available for the City Region by focusing on the immediate objective (1) of the Task Force.

### Potential Job Creation

- 3.15 The Institute for Public Policy Research (IPPR) produced a key document<sup>1</sup> in July 2020 which sets out that, by 2035, up to 275,000 jobs could be created in England by decarbonising social housing stock.
- 3.16 To highlight the potential scale of opportunity locally, the Greater Brighton City Region has an estimated 1.34% of all construction jobs in England<sup>2</sup>. If we apply that proportion to the IPPR's analysis, then it suggests that up to 3,678 additional direct jobs could be created in Greater Brighton by 2035.

### Potential GVA Uplift from Employment

- 3.17 Based on further analysis by IPPR North<sup>3</sup>, an average annual GVA uplift per direct job created has been calculated. Applied to the 3,678 additional direct jobs that could be created in Greater Brighton, this suggests GVA uplift from new employment of more than £183.9 million per year in the City Region. It should be noted that this is initial indicative analysis that has not accounted for additionality or other external factors. For example, it is highly likely that some of the jobs will be taken by people living outside of the City Region and so earnings will leak from the local economic area. Equally, some jobs may displace existing activity and so not represent a net gain. The decarbonisation of social housing stock will also help reduce the energy bills of our communities. The New Economics Foundation<sup>4</sup> estimates that there would be an average annual bill saving of £418 per home retrofitted. If we apply that estimate to all 28,797 local authority-owned

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<sup>1</sup> All Hands to the Pump: A Home Improvement Plan for England, July 2020; IPPR

<sup>2</sup> ONS Business Register and Employment Survey (2019 data) – accessed 05/03/21

<sup>3</sup> Northern Powerhomes: A Green Recovery Plan to Decarbonise Homes in the North, November 2020; IPPR North

<sup>4</sup> A Green Stimulus for Housing: The Macroeconomic Effects of a UK Whole House Retrofit Programme, July 2020; NEF

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homes<sup>5</sup> in Greater Brighton, then this suggests overall savings of over £12 million per year across the City Region that would directly benefit our residents.

## Fuel Poverty

- 3.18 Fuel poverty also remains a significant issue. An estimated 13.4% of all households in England are classed as being in fuel poverty<sup>6</sup> with an average gap of £216 per year to get those households out of fuel poverty.

Local Authority	No. Households <sup>7</sup>	No. in Fuel Poverty (at 13.4% of all Households)	Av. Gap in Fuel Poverty (£ per year)	Annual Fuel Poverty Cost (£)
Adur	28,320	3,795	£216	£819,694
Arun	73,188	9,807		£2,118,353
Brighton & Hove	126,757	16,985		£3,668,855
Crawley	45,489	6,096		£1,316,634
Lewes	45,415	6,086		£1,314,492
Mid Sussex	62,890	8,427		£1,820,288
Worthing	50,619	6,783		£1,465,116
<b>Greater Brighton</b>	<b>432,678</b>	<b>57,979</b>		<b>£12,523,432</b>

As shown, this suggests that there is currently a fuel poverty gap of over £12.5 million in the City Region. This would also be at least partly addressed by decarbonising and retrofitting social housing stock in Greater Brighton, although it is recognised that private sector housing would also need to be considered to ensure fuel poverty issues are eradicated in the years ahead.

## 4. ANALYSIS & CONSIDERATION OF ANY ALTERNATIVE OPTIONS

- 4.1 The Climate Change Emergency is too big for organisations to address individually. Collaboration and the development of a Task Force pools resources and addresses the urgency of the challenges in head. Individual members are not able to make changes on such a large scale, creating such significant decarbonisation rates within our current funding levels.
- 4.2 Demolishing existing and building new homes, is not feasible due to financial, political and logistical challenges. Construction activity also results in carbon emissions - with approximately 11% of global carbon emissions being created from the manufacture and installation of the materials used to create our buildings. Therefore, a programme of retrofitting housing stocks is required.

<sup>5</sup> MHCLG Local Authority housing data 2019/20 – accessed 05/03/21

<sup>6</sup> Annual Fuel Poverty Statistics in England 2019, published 04/03/21; BEIS

<sup>7</sup> ONS 2018-based Household Projections by Local Authority (data shown is projection for 2021)

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- 4.3 Private homes, commercial property all have their part to play in the decarbonisation agenda. This has not been addressed by The Greater Brighton Economic Board at present and is a gap which isn't easily addressed.
- 4.4 The Task Force will develop a well-planned programme, at scale with clear and consistent spending plans and performance targets, would provide certainty and confidence to the local supply chain. It would enable suppliers and installers to invest in development of skills and capacity, avoid the stop-start nature of past programmes and create a local industry better equipped to serve the owner-occupier and private-rented markets. If individual authorities were to commission research and evidence gathering, this may result in more bespoke and targeted information but could result in the duplication of resources, particularly financial.

## 5. COMMUNITY ENGAGEMENT & CONSULTATION

- 5.1 An informal discussion with leaders was held on January 26 2021 where there was willingness to look further into collaboration. The South East Energy Hub have also expressed interest and support for wider collaboration. If agreed, both the project and working group would conduct relevant and appropriate stakeholder engagement to inform this work as it moves forward, including liaising with tenants.

## 6. CONCLUSION

- 6.1 Greater Brighton has always been in the vanguard of developing cross-authority initiatives. The above proposal would put the region ahead of the game both in terms of maximising economic benefits from early development of the decarbonisation market and in contributing to the Government's wider green agenda.
- 6.2 Collaboration across authorities, academic institutions and other bodies would facilitate a holistic approach. Management of this through a working group, established with appropriate terms of reference, and following established project management principles would ensure the most efficient use of resources.
- 6.3 In summary, local authorities are facing a range of practical and political challenges which on their own they cannot fix: the need to deliver a zero carbon agenda in a short period of time, limited funds which will only get smaller, limited staff, and all within an economy that has been fractured and needs to be repaired. This proposal meets these challenges head on. It will allow us to collaboratively harness some of the UK's best resources and develop innovative and disruptive solutions to what we need. If we succeed, we will kick start the green revolution, create a new local economy, accelerate the transformation to zero carbon and create better communities. It will be difficult but we think the close partnership approach with local authorities, academia, and business will be put us in a much stronger position instead of trying to work it out in isolation.

## 6. FINANCIAL & OTHER IMPLICATIONS:

Financial Implications:



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- 6.1 There are no direct financial consequences associated with the establishment of the Greater Brighton City Region Retrofit Task Force. This Task Force Challenges would not entail new financial commitments and potentially could be met from existing Housing Revenue Account (HRA) budgets subject to approval for each partner. The total cost of the entire project £307,300 and it is proposed that councils make a financial contribution proportionate to their stock holding as detailed in appendix A of this report.

*Finance Officer Consulted: Rob Allen, Principal Accountant Date: 05/07/21*

Legal Implications:

- 6.2 With reference to the recommendations in this report, the board has the power to appoint task and finish working groups which are time-limited (six months, with the option to extend for a further six months) in order to carry out the type of work proposed by this report.

Lawyer Consulted:

Joanne Dunyaglo

Date: 05/07/2021

## **SUPPORTING DOCUMENTATION**

### **Appendices:**

1. Project Proposal: Creation of a Greater Brighton Retrofit Task Force

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## CREATING A RETROFIT TASK FORCE TO DELIVER ZERO CARBON SOLUTIONS

**Project Proposal**

**University of Brighton & Lewes District Council**



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## 1. Proposal Summary

The zero-carbon retrofit challenge is immense and before we each commit to an asset management investment plan to tackle this, we need to have better certainty on how well our HRA resources will be used, ensuring that whatever we spend over the next 8 years actually makes the impact we want. There have been past programmes of decarbonising which have had varied degrees of success, with national initiatives starting and stopping. However, building on local commitments to be zero-carbon, there appears to be a new national impetus to decarbonise homes, with some new funds to support it

This proposal seeks to set up a task force that will short-list practically focussed zero-carbon solutions that will be suitable for our housing – doing what is right for our stock and what is affordable. It will also put GBEB in a good position to maximise any additional funding streams and fast track the green revolution, future proofing our local supply chains and built environment.

Greater Brighton has always been a leader in developing cross-authority initiatives and this proposal would put the region ahead of other public-sector consortia both in terms of maximising economic benefits from early development of the decarbonisation market and in contributing to the Government's wider green agenda.

Collaboration across authorities, academic institutions and other bodies would also facilitate a holistic approach. Management of this through a working group, established with appropriate terms of reference, and following established project management principles would ensure the most efficient use of resources.

The key questions that will be asked by the task force in developing the short list of asset solutions are:

- 1) What can we use from the current menu of solutions and research?
- 2) If we were to use these off the shelf solutions, can we afford it, do they promote zero-embedded carbon, and will the supply chain be able to meet the 2030 target?
- 3) If we can't afford it, or the supply chain has capacity or carbon issues, what alternative, innovative and more cost-effective solutions can we develop?
- 4) What support will the Government offer to reduce the burden, either through grants or taking responsibility for developing regional infrastructure (either heat or hydrogen networks)
- 5) Whatever the final outcomes are for our housing stock, how can they contribute to mass scale decarbonisation across our region, including private sector housing and commercial buildings, and how does it support the long term transition to green-jobs and low-carbon industries<sup>1</sup>

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<sup>1</sup> The Institute for Public Policy Research (IPPR) produced a key document in July 2020 which sets out that, by 2035, up to 275,000 jobs could be created in England by decarbonising social housing stock.

To highlight the potential scale of opportunity locally, the Greater Brighton City Region has an estimated 1.34% of all construction jobs in England. If we apply that proportion to the IPPR's analysis, then it suggests that up to 3,678 additional direct jobs could be created in Greater Brighton by 2035

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Bringing the work into a single place and partnering with the University of Brighton, instead of each council contracting it out individually to other consultants, puts it on an impartial footing seeking out objective, collective, evidence-based solutions.

This work will last 12 months, although we expect to see tangible outcomes that will shape the future asset plans within the first 6 months.

## **Outputs:**

An underlying key assumption is that the case for decarbonising housing has already been made, with partners committed to following this path and is one of the initial GBEB 10 pledges. Therefore, this project focuses on the how and **what** rather than the **why**. This is a project focussed on practical solutions which will also consider the local supply chain and suggest how to address current local limitations as well as what skills and training are needed through engaging strategically with key stakeholders. Depending on the outcome of the evidence-based options analysis, possible practical suggestions could be:

- Double up fabric renovations and space improvements with thermal efficiency improvements e.g. wrapping flats with a new glazing layer to trap heat and provide additional covered balcony space.
- Challenge the pricing of Air Source Heat Pumps with the size of our combined stock – seeing it drop to a level that makes them an affordable solution for much of estate.
- Challenge the need to invest in local authority led green heat if a regional investment in hydrogen will be more cost effective.
- Change the way we re-wire our lighting, going from a double switch to a single switch. It's a small change for the tenant but a significant change for us and could halve the amount of copper we use, saving on costs and environmental impacts.

Some of the key outputs are listed below and with a full list provided in Section 8. The final result will be a Zero Carbon Asset Management Plan (tool-kit) which will be a practical guide for each Local Authority on how to deliver a retrofit programme tailored to their own stock.

- Identify what could be the range of fabric improvements for building stock of the local councils, based on archetypes and best practice.<sup>2</sup>
- Identify all technically possible heating and power configurations and solutions, based on archetypes and best practice. This will include local energy systems.
- Provide detailed working method statements/ performance benchmarks/ ways of doing for contractors based on above best practice and optimum solutions from the modelling.
- Suggest future construction method statements that can be improved to save costs and wastage – for greatest impact there could be agreed common methods across the GBEB local authorities.
- Provide an assessment of installing solar PV to meet power and/or heating demands as a possible 'offset' solution.

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<sup>2</sup> Demolishing existing and building new homes, is not feasible due to financial, political and logistical challenges. Construction activity also results in carbon emissions - with approximately 11% of global carbon emissions being created from the manufacture and installation of the materials used to create our buildings. Therefore a programme of retrofitting housing stocks is required.

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- Provide an assessment of upgrading infrastructure to enable hydrogen to be used for heating – to enable cost benefit analysis of central Government intervention v local government intervention.
- Define objectives for new green skills training, apprenticeships, undergraduate & post-graduate learning across the region.
- Suggest benchmarks for low carbon performance of retrofitted housing stock.
- Define requirements for green, Climate Literate industry and supply chain.
- Review of best practice including literature review for best practice and cost of retrofit in UK and Europe including levels of thermal insulation upgrade, fabric air tightness, renewable technologies, and internal air quality.
- Summary and analysis of Government policy on zero-carbon retrofit and hydrogen and how this will affect any Local Authority roll-out.
- Tenant surveys

## Overview of programme elements:

1	Mobilisation, contracts and appointment
2	Knowledge transfer and best practice review
3	Define fabric and energy options for onsite, local and regional needs
4	Define construction method statements and options for efficiencies
5	Cost benefit analysis of 2 to 4
6	Investment readiness of tenants, Councils and supply chain (inc OEMs)
7	Ability of regional supply chain and training sector to contribute to low carbon solution
8	Define training and supply chain needs to gear up
9	Zero Carbon Asset Management Plan

The programme would start in June 2021 (to start some of the mobilisation work) with an estimated total GBEB budget of £304k.

The work is essentially built around a core team of two posts that will do most of the programme's heavy-lifting – one from the University of Brighton and the other from the Lewes District Council. This will be supported by officers from each of the Council's asset management teams and other specialists – this reflects the practical nature of the research and that the outputs are directly transferable to each Council's asset management plans

Lewes District Council is providing project, administrative, and legal support at no cost to GBEB partners.

This work will also compliment, promote, and accelerate any research work that is currently being carried out by GBEB local authorities e.g. Net Zero Collective, Solarise, Clean Growth UK, Carbon Hub.

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Changes made since the March submissions are summarised in Annex 4.

## 2. Why collaborate?

To do this research properly requires a significant investment and it will be difficult for any authority to do it on its own. Also by working as collaborative block we can:

- better exchange of knowledge and expertise
- not duplicate effort
- make better use of our limited HRA resources
- have a greater influence the supply chain, industry, and Government policy
- potentially increase our purchasing power
- maximise any grant funding opportunities
- create the opportunity to provide solutions for the rest of the UK

## 3. Why the University of Brighton?

Whilst the University of Brighton is not alone in developing solutions for the zero carbon retrofit market, it is one the UK's leading establishments in this sector and has a proven track record in delivering commercial ready solutions through its Clean Growth UK.

The University of Brighton has knowledge of the latest retrofit research, working methods, training & best practice, and it is also central to the GBEB area.

One of the programme's core team is Duncan Baker Brown a leading UK sustainability architect based in the area and also a senior lecturer in the University's School of Architecture.

## 4. Who else will be involved?

This is very much a collaborative programme, bringing in leading people and organisations across the country to solve the fundamental issue of what is it we can do and what it will cost.

The programme will have two knowledge streams:

- 1) Core team of the two posts, Council staff and specialists, listed in Annex 1
- 2) Other specialists as part of a 'Knowledge Transfer Network' –listed in Annex 2 and will include could include representatives from local and regional agencies, national government, social landlords, building authorities, research expertise, education and skills providers, energy suppliers and industry experts.

The 'Knowledge Transfer Network' will be important as it will enable the sharing of detailed research that Local Authorities and other organisations are carrying out and no-cost data sharing agreements will be pursued as this will be mutually beneficial for all parties to get to zero carbon as quickly as possible. The mobilisation period will ensure the 'Knowledge Transfer Network' is properly defined and all parties are in agreement on expectations and consequences e.g. protection of any IP or commercially sensitive information.

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The number of supporting organisations may grow as a result of the initial best practice scoping in workstream 2.

The proposed research programme could still succeed with a small number of knowledge transfer partners.

## **5. What is being sought from GBEB partners?**

For each GBEB partner we are seeking a financial contribution relative to their housing stock and staff resource to attend officer technical groups over the next 12 months. This cost could be reduced if we were able to invite other local authorities from across Sussex.

It is proposed that Lewes District Council is the project administrator for GBEB and in addition to providing its financial contribution, it will be providing a dedicated staff resource of £61k (not being charged to GBEB partners).

This budget may not be called upon if project gateways do not recommend the programme continues.

## **6. What are the timings & cost?**

The table below summarises the works streams and costs, more detailed tables are given in Annex 3 including a breakdown by workstream, month, and organisation.

It is proposed that Lewes District Council hosts this work and is the project administrator for GBEB. With this arrangement Lewes District Council would provide project, meeting and legal support and all procurement would be covered by its Contract Procurement Rules.

Lewes District Council would seek to procure separately each of organisations that support this work. The majority would be subject to competitive tender however a few would be appointed directly as it is the individual's expertise that the project is seeking to acquire – a key direct appointment would be the University of Brighton who would be the lead research organisation for the project and be represented by Duncan Baker Brown.

### Breakdown of costs and workstreams



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Workstream		Cost
1	Mobilisation, contracts and appointment	13,140
2	Knowledge transfer and best practice review	46,100
3	Define fabric and energy options for onsite, local and regional needs	144,647
4	Define construction method statements and options for efficiencies	21,800
5	Cost benefit analysis of 2 to 4	22,750
6	Investment readiness of tenants, Councils and supply chain (inc OEMs)	23,700
7	Ability of regional supply chain and training sector to contribute to low carbon solution	10,950
8	Define training and supply chain needs to gear up	10,300
9	Zero Carbon Asset Management Plan	10,100
Project Management - included in above as sunk cost		0
Total		303,487
LDC costs		60,500
Excluding LDC costs		242,987

## Potential financial ontributions per LA based on 2019/20 housing stock

### GBEB Only

	Nr Homes	% of total	Project sliding scale contribution
Adur	2,542	8.8%	21,449
Arun	3,380	11.7%	28,520
BHCC	11,573	40.2%	97,652
Crawley	8,072	28.0%	68,111
Lewes	3,199	11.1%	26,993
Mid-Sussex	31	0.1%	262
Worthing	0	0.0%	0

28,797	100%	242,987
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Flat rate	34,712
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### Wider Sussex

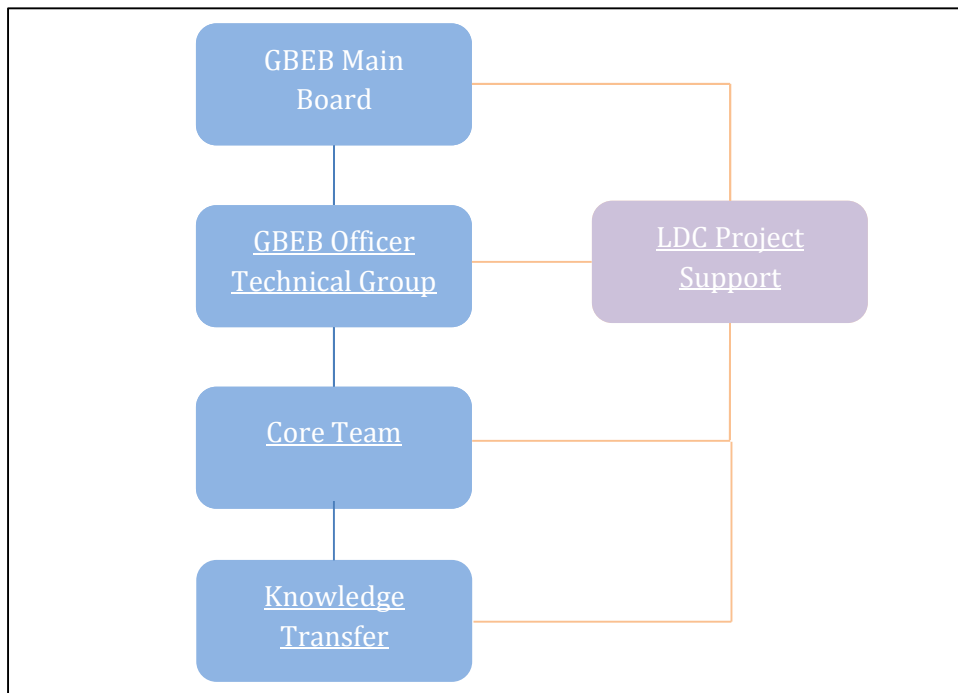
	Nr Homes	% of total	Project sliding scale contribution
Adur	2,542	7.2%	17,560
Arun	3,380	9.6%	23,349
BHCC	11,573	32.9%	79,946
Crawley	8,072	22.9%	55,761
Lewes	3,199	9.1%	22,099
Mid-Sussex	31	0.1%	214
Worthing	0	0.0%	0
Eastbourne	3,437	9.8%	23,743
Wealden	2,941	8.4%	20,316

35,175	100%	242,987
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Flat rate	26,999
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## 7. Governance



A new GEBB Officer Technical Group would be set up and have representatives from each participating Local Authority. This group would oversee the programme work and provide updates to the main GEBB board.

The programme would be led by the core team supported by the resources and specialists set out in Annexes 1 & 2.

Lewes District Council would provide administrative support for this work.

## 8. What are the key work packages and outputs?

There are nine work packages, listed below together with the expected outputs. Annex 3 identifies in more detail who will be involved in each work package, when it will be delivered and the costs.

1. Mobilisation, contracts and appointment
  - a. Draft the detailed specifications of works
  - b. Put in place contracts for all external appointments
  - c. Set up the programme Governance
  - d. Purchase any required software and licences
  - e. Initial knowledge transfer agreements
2. Knowledge transfer and best practice review
  - a. Undertake literature search for best practice and cost of retrofit in UK and Europe including levels of thermal insulation upgrade, fabric air tightness, renewable technologies and internal air quality.

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- b. Ascertain Government policy on zero-carbon retrofit and hydrogen and how this will affect any Local Authority roll-out
  - c. Undertake detailed research into relevant retrofit best practice projects
  - d. Undertake detailed research of low to zero embedded carbon materials
  - e. Understand current housing stock data tenant make-up
  - f. Identify a common set of architypes across the stock
  - g. Capture potential challenges associated with Planning Regulations, Building Regulations, Highways, Environment Agency, Ecology, Heritage and Conservation
  - h. Capture emerging TRL technologies that could accelerate zero carbon solutions
  - i. Capture procurement solutions for Local Authorities
  - j. Capture market solutions for stock energy assessments
  - k. Continue knowledge transfer agreements
3. Define energy options for onsite, local and regional needs
- a. Identify what could be the range of fabric improvements for our building stock, based on architypes and best practice
  - b. Identify all technically possible heating and power configurations and solutions, based on architypes and best practice. This will include local energy systems.
  - c. Carry out an energy modelling options analysis of above variations, using the dynamic energy modelling solutions found in 2.g and leading ones currently available including EnergyPlus, IES, & Poweriver. This will ascertain which software can be trusted as a benchmark and what solutions will be viable for future zero-carbon roll out
  - d. Benchmark modelling to SAP, Building Regulations, EPCs and w/m2
  - e. Benchmark private sector housing and commercial buildings and see how the conclusions from a-d can help private sector housing and commercial buildings with decarbonisation <sup>3</sup>
  - f. Assess cost of installing solar PV to meet power and/or heating demands as a possible 'offset' solution
  - g. Assess cost of upgrading infrastructure to enable hydrogen to be used for heating – to enable cost benefit analysis of central Government intervention v local government intervention
4. Define construction method statements and options for efficiencies
- a. Defines detailed working method statements/ performance benchmarks/ ways of doing based on above best practice and optimum solutions from the modelling
  - b. Identify future construction method statements that can be improved to save costs and wastage?
  - c. Cost out current and future retrofit solutions
5. Cost benefit analysis of 2 to 4
- a. Detailed cost benefit analysis of different retrofit solutions and associated costs, based on findings of work streams 2 to 4. To include capex and opex and utilise current asset management software e.g. Keystone.
  - b. Identify impact on carbon based on current budgets and any shortfalls on reaching zero-carbon

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<sup>3</sup> Private homes, commercial property all have their part to play in the decarbonisation agenda. This has not been addressed by GBEB at present. There is a gap which isn't easily addressed at this point in time.

# Agenda Item 1

- c. Comparison of local v national intervention e.g. development of hydrogen network which can spread costs up to 60 years.
  
- 6. Investment readiness of tenants, Councils and supply chain (inc OEMs)
  - a. Research what behavioural change is required in tenants, contractors & supply chain and 'clients' to enable successful future roll-out.
  - b. What are the regulatory issues and Government policies that could be a barrier or opportunity for any deployment of the solutions?
  - c. Tenant surveys of measures that have already been installed, what their benefits were and how this can be applied to future programmes
  - d. Tenant surveys of climate change and paying more towards building improvements to lower the bills
  - e. Tenant attitudes to other sustainability items such as cleaner transport, food growing and consumerism
  
- 7. Ability of regional supply chain and training sector to contribute to low carbon solution
  - a. What businesses are in Sussex that can practically be part of the supply chain – cross check above outputs to Sussex businesses?
  - b. Identify the gaps and the impact this could have on any roll-out
  - c. What are the best procurement options for GBEB (and wider Sussex LAs) and contractors
  
- 8. Define training and supply chain needs to gear up
  - a. Defines objectives for new green skills training, apprenticeships, undergraduate & post-graduate learning across the region
  - b. Defines benchmarks for low carbon performance of retrofitted housing stock
  - c. Defines requirements for green, Climate Literate industry and supply chain
  
- 9. Low Carbon Retrofit Roadmap
  - a. Report on how GBEB and other Sussex Local Authorities can practically take forward a zero-carbon roll out, identifying any gaps in how full zero-carbon can be achieved

# Agenda Item 1

## Annex 1 – Core Programme Group

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Organisation Key	
<b>A</b>	UoB, Duncan Baker Brown, Project partner
<b>B</b>	LDC, Nick Adlam, Project manager and researcher
<b>C</b>	University of Chester, John Counsell, Lead energy modeller and local energy systems
<b>D</b>	University of Brighton & Green Growth Platform, Marco Picco, Building and innovative fabric solutions
<b>E</b>	To be tendered, XXX, Quantity surveyor and building costs
<b>F</b>	University of Brighton, Jo Havers, Supply chain skills and circular economy development
<b>G</b>	LDC, Jo Wunch, Tenant and technology research own stock
<b>H</b>	LDC, Celia Cullen & James White, Procurement solutions
<b>I</b>	Other LA support, XXX, TBC

## **Annex 2- Stakeholders and Industry Experts**

- BEIS
- Community Energy South
- ESCC
- External consultants and businesses
- Green Growth Platform
- Innovate UK
- LEAP – home energy visits
- LEPs
- Liverpool John Moores University
- National Grid
- Net Zero Collective
- SGN
- South East Energy Hub
- UKPN
- University of Southampton
- University of Durham
- University of Portsmouth
- Warmer Sussex (Retrofit Works)

Annex 3- Detailed Costings & Timings

Workstream		May-21	Jun-21	Jul-21	Aug-21	Sep-21	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Cost	
1	Mobilisation, contracts and appointment		A,B,H																13,140	
2	Knowledge transfer and best practice review			A,B,C,D,E,F,G,H,I															46,100	
3	Define fabric and energy options for onsite, local and regional needs				A,B,C,D,E														144,647	
4	Define construction method statements and options for efficiencies					A, B, D, E, F													21,800	
5	Cost benefit analysis of 2 to 4							A,B,C,D, E											22,750	
6	Investment readiness of tenants, Councils and supply chain (inc OEMs)					A, B, F, G													23,700	
7	Ability of regional supply chain and training sector to contribute to low carbon solution									A, B, F H									10,950	
8	Define training and supply chain needs to gear up											A, B, F, H							10,300	
9	Zero Carbon Asset Management Plan													A, B					10,100	
														Total	303,487					
														LDC costs	60,500					
														Excluding LDC costs	242,987					

	Person	Organisation	Specialism	1 Mobilisation, contracts and appointment	2 Knowledge transfer and best practice review	3 Define fabric and energy options for onsite, local and regional needs	4 Define construction method statements and options for efficiencies	5 Cost benefit analysis of 2 to 4	6 Investment readiness of tenants, Councils and supply chain (inc OEMs)	7 Ability of regional supply chain and training sector to contribute to low carbon solution	8 Define training and supply chain needs to gear up	9 Zero Carbon Asset Management Plan
A	Duncan Baker Brown	UoB	Project partner	8	5	5	15	5	5	5	5	10
B	Nick Adlam	LDC	Project manager and researcher	15	25	25	15	15	10	15	20	15
C	John Counsell	University of Chester	Lead energy modeller and local energy systems		15	30		5				0
D	Marco Picco	University of Brighton & Green Growth Platform	Building and innovative fabric solutions		10	10	10	5				
E	XXX	To be tendered	Quantity surveyor and building costs		10	10	5	25				
F	Jo Havers	University of Brighton	Supply chain skills and circualr economy development		25		5		20	10	5	
G	Jo Wunch	LDC	Tenant and technology research own stock		30				90			
H	Celia Cullen & James White	LDC	Procurement solutions	16	20							
I	XXX	Other LA support	TBC									
			Sub-totals	13,140	44,600	33,350	20,300	21,250	22,200	9,450	8,800	8,600

Project management & support	Days	Unit Rate	Total
	63	530	33,390
	155	220	34,100
	50	530	26,500
	35	530	18,550
	50	400	20,000
	65	350	22,750
	120	115	13,800
	36	350	12,600
			181,690

Solar PV potential for buildings			28,797							
Contribution to SEEH for H2 assessent			50,000							
Software purchase and licensing			31,000							
Expenses		1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500	1,500
Workstream Totals	13,140	46,100	144,647	21,800	22,750	23,700	10,950	10,300	10,100	

	28,797
	50,000
	31,000
	12,000
0	303,487

LDC costs	60,500
Excluding LDC costs	242,987



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## Change tracker between original GBEB proposal and revised proposal

Original Item	Revised Item	Why
Research assistant to be recruited for the project	LDC to provide research assistant (Nick Adlam). Will also be project manager	Already in place and up to speed with requirements.
Assess cost for introducing hydrogen infrastructure	Deleted as programme item and asking BEIS/SEEH instead to assess this – budget still needed	Require wider analysis
University of Sussex Supply Chain Support	No longer appropriate. Will use existing network to host workshops and learning events.	Save budget and use front line practitioners
National policies, barriers and regulations	Absorbed by the main team	Save budget and use existing resources
N/A	Solar Energy assessment – Absolar	Cost-effective way of obtaining potential for roof solar
Innovative energy solutions	Absorbed by the main team	Save budget and use existing resources
GBEB project support	Deleted and absorbed by the main team	Save budget and use existing resources
Supply chain assessment	Now includes investigating potential for circular economy solutions and led by Jo Havers team at UoB. Will crossover with Fabric work carried out by UoB Marco Picco	Clarity of scope
Zero Carbon Roadmap	Changed name to Asset Management Delivery Plan	Clarity of scope
National policy and barriers	Absorbed into energy modelling (now includes local energy systems) and LDC post	Clarity of scope, making better use of resources

# Agenda Item 1

<b>Subject:</b>	<b>Greater Brighton Food Plan</b>
<b>Date of Meeting:</b>	<b>20 July 2021</b>
<b>Report of:</b>	<b>Chair, Greater Brighton Officer Programme Board</b>
<b>Contact Officer: Name:</b>	<b>Angela Blair, Food Policy Coordinator, BHCC</b>
<b>Email:</b>	<a href="mailto:Angela.Blair@brighton-hove.gov.uk">Angela.Blair@brighton-hove.gov.uk</a>
<b>LA(s) affected:</b>	<b>All</b>

### FOR GENERAL RELEASE

#### 1. PURPOSE OF REPORT AND POLICY CONTEXT

- 1.1 The UK's food system contributes to a large amount of economic activity and this paper seeks the Greater Brighton Economic Board ('the Board') to support work to proceed with scoping out a Greater Brighton Food Plan, which will enable multiple outcomes. These outcomes will support the delivery of the Greater Brighton strategic priorities.
- 1.2 The UK food and drink sector is valued at more than £100 billion and the food industry is the largest manufacturing sector in the country, employing 4 million people and generating around £121 billion annually. Coast to Capital is one of the largest horticulture areas in the UK, employing upwards of 9,000 FTE jobs providing in excess of £1 billion of production. A food plan for the city region provides an opportunity to plan, support and build a sustainable and climate resilient economy.
- 1.3 The proposed Plan will align with current UK government (National Food Strategy) and international work to develop sustainable, resilient, healthy and fair food systems.

#### 2. RECOMMENDATIONS:

- 2.1 That the Board agree to begin the scoping work for a Greater Brighton Food Plan focussed on building resilience and integrating innovations. This scoping work will involve time commitments from relevant officers and employees.
- 2.2 That the Board agree for the scoping work to commence and, subject to the findings being positive, that officers take forward the preparation of a food plan and present the plan for consideration and approval by the Board in April 2022.

#### 3. CONTEXT/ BACKGROUND INFORMATION

- 3.1 Building economic, environmental, and social resilience is a strategic priority for the Board and is captured within the GB10 environmental Pledges and food fits within these areas of focus. Food system vulnerabilities have been revealed during the covid-19 pandemic and opportunities now exist to rebuild local supply

# Agenda Item 1

chains and infrastructure. The Board is in a position to be proactive and to transform the local and regional food system.

- 3.2 Potential outputs include the exploration of employment in the food sector e.g. attracting and retaining talent in food retail, catering, production, manufacture and distribution of food; investigating resilience of food supply chain logistics and access to food in our region; highlighting routes to achieve carbon reduction targets across our food system; identifying land of value to food systems transformation; collaborating with higher education institutions and businesses to attract investment for sector innovation and infrastructure improvements.
- 3.3 An example of a regional success story is viticulture. The scale of growth in viticulture is impressive with a 90% increase in vineyard coverage in the South Downs National Park (SDNP) since 2016 with approximately five new vineyards planted every year. The scale of this recent growth is, however, dwarfed by potential future growth. Almost a third of farmland in the SDNP, covering almost 40,000 hectares of land, is considered suitable for viticulture if current trends of temperature increases caused by climate change are realised. A consideration going forward is how to support sector growth in a way that is sustainable.
- 3.4 Major transformations in the global food system are required in order to meet the 2030 Sustainable Development Goals (SDGs) to end hunger, achieve food security and improve nutrition. The SDGs were set up in 2015 by the United Nations General Assembly and are intended to be achieved by the year 2030. Nine of the Sustainable Development Goals require a redesign of the food system:  
  
SDG 1. No Poverty  
SDG 2. Zero Hunger  
SDG 3. Good Health and Wellbeing  
SDG 10. Reduced Inequalities  
SDG 11. Sustainable Cities And Communities  
SDG 12. Responsible Consumption And Production  
SDG 13. Climate Action  
SDG 14. Life Below Water  
SDG 15. Life On Land
- 3.5 There are inherent and systemic food system challenges that the UK faces. Over half of adults are overweight and obese - the UK has the 3rd highest rate of obesity in the EU and rates are still increasing, furthermore, 5% of the population have diabetes and one third of 5 year olds have tooth decay.
- 3.6 Despite the fact that the food industry in Britain is highly efficient 4.3 million tons of food is wasted in the supply chain. For example, families spend nearly a fifth (18%) of their budget on food but throw away the equivalent of 6 meals per week. The global food system is responsible for up to 30% of total greenhouse gas (GHG) emissions and if our diets met dietary standards the greenhouse gas emissions from our food would drop by 17%.
- 3.7 The scale at which the Board operates is the right scale to align food system assets, connect networks and plan infrastructure. The Greater Brighton City Region includes all links in the supply chain to work through from farm (and sea)

# Agenda Item 1

to fork. Understanding how to create food supply chain resilience and discovering where opportunities exist for businesses to shorten supply chains is now critical. Brexit related food resilience planning has revealed many supply chain issues. These present a pathway to learn how to adapt to shocks and develop resilience.

- 3.8 A cross-cutting collaborative approach across different sectors (e.g. health, trade, environment, education) and stakeholders (e.g. business, investors, young people, local and central governments) at different levels is essential.
- 3.9 Each Local Authority (LA) area has an understanding of need, formed during the Covid-19 pandemic, and existing intelligence about the local food supply chain. The scoping exercise will provide an overview for the region, with highlighted sub regional differences accounted for in the proposed action plan. Proposed actions will be aligned to support the implementation of the Greater Brighton Sustainable Recovery Plan to build back a more resilient economy, environment and society. Many local authorities and Board members (such as the South Downs National Park) are able to make influence the local agricultural economy in the area – as land owners and planning authorities with a view to develop strategies for local food growing.
- 3.10 There is also strength in the City Region around skills and education through organisation such as Plumpton Agricultural College. There is already some pioneering work taking place across the region through the Brighton & Hove Food Partnership, which has Gold status.
- 3.11 The focus of action will differ from place to place e.g. carbon reduction targets employment and skills in the food sector; health and wellbeing; food sector growth, social innovation; tourism; sustainable communities; food in a circular economy; food procurement.

## 3.12 **Next steps**

Each Greater Brighton Local Authority area can benefit from knowledge transfer during the scoping as it will identify key priorities, interests and ambitions for each LA area. The overall outcome of the scoping will be the basis of a food plan including case studies of food system innovation e.g. horticulture and viticulture, supply chain logistics and food poverty work that progresses the Greater Brighton Five Year Strategic Priorities. Development of the Food Plan will then rely upon the commitment and input from the Board and relevant regional partners.

## **4. ANALYSIS & CONSIDERATION OF ANY ALTERNATIVE OPTIONS**

- 4.1 Do nothing and wait for recommendations from National Food Strategy Part 2.
- 4.2 Local Authorities make food plans independently with no strategic leadership.

## **5. COMMUNITY ENGAGEMENT & CONSULTATION**

- 5.1 Community engagement and consultation will be through existing or new food partnerships and networks. The Food Partnership in Brighton & Hove is a key organisation that we will consult and work closely with, and we will also seek to

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build new relationships with organisations in the wider regional food network. This work contributes to building social resilience and offers a strategic approach to food.

## 6. CONCLUSION

- 6.1 The Board is asked to note the benefits a Food Plan would bring to the security and resilience of Greater Brighton and to approve the scoping work to proceed. A Greater Brighton Food Plan is a powerful way to reach multiple outcomes: Carbon reduction targets can be made throughout the food system; Employment in the food sector and food networks can become an attractive career choice: Businesses can get local, sustainable and healthy food on plates at home and out of home: Social innovation can inform and anchor economic developments and land use planning; Existing support and funding programmes can be targeted to enable a critical mass of activity that could attract inward investment.

## 7. FINANCIAL & OTHER IMPLICATIONS:

### Financial Implications:

- 7.1 There are no financial implications at this scoping stage. The work will be led by the Food Policy coordinator at Brighton & Hove City Council and the work will be in kind. Funding opportunities will be identified throughout the work and detailed in the final recommendations.

Finance Officer Consulted: Rob Allen  
Date: 05/07/21

### Legal Implications:

- 7.2 There are no legal implications directly arising from this paper.

Lawyer Consulted: Joanne Dunyaglo  
Date: 05/07/21

### Equalities Implications:

- 7.2 It is important to create equal opportunities to access affordable, healthy food. Barriers link to inequality and systematic biases embedded within our society.

### Sustainability Implications:

- 7.3 Major transformations in the global food system are required in order to meet the 2030 Sustainable Development Goals (SDGs) to end hunger, achieve food security and improve nutrition. The global food system currently contributes to the climate crisis by producing a third of global greenhouse gas (GHG) emissions.

## **SUPPORTING DOCUMENTATION**

### **Appendices:**

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None

## Background Documents

1. [Food Statistics in your pocket Summary](#) DEFRA (2020).
2. [National Food Strategy](#) DEFRA (Part 1. 2020, Part 2 due to be published 2021)
3. [Special Report on Climate change and Land. CH05 Food Security](#). IPPC (2019)

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<b>Subject:</b>	<b>Greater Brighton Investment Programme – Progress Update</b>		
<b>Date of Meeting:</b>	<b>20 July 2021</b>		
<b>Report of:</b>	<b>Chair, Greater Brighton Officer Programme Board</b>		
<b>Contact Officer:</b>	<b>Name:</b>	<b>Nick Hibberd</b>	<b>Tel: 01273 293756</b>
	<b>Email:</b>	<a href="mailto:Nick.Hibberd@brighton-hove.gov.uk">Nick.Hibberd@brighton-hove.gov.uk</a>	
<b>LA(s) affected:</b>	<b>All</b>		

### FOR GENERAL RELEASE

#### 1. PURPOSE OF REPORT AND POLICY CONTEXT

- 1.1 The purpose of the Investment Plan Update is to provide the Greater Brighton Economic Board (“the Board”) with an update on progress on the Greater Brighton Investment Programme (“the Investment Programme”) since the Board’s last meeting on 27 April 2021.
- 1.2 Updates are included on the Local Growth Fund (LGF) allocations made as part of the Growth Deal Rounds 1, 2 and 3. The period covered by this report is 1 April 2021 to 30 June 2021.
- 1.3 This cover report provides some context on the LGF Funding Rounds and narrative updates on the Investment Programme projects. Further details on the individual projects can be found in the Investment Programme Update report at Appendix 1.

#### 2. RECOMMENDATIONS:

- 2.1 That the Board note the report and the Investment Programme Update at Appendix 1.

#### 3. CONTEXT/BACKGROUND INFORMATION

##### LGF Growth Deal Rounds 1 & 2

- 3.1 A total of approximately £90m was allocated to projects across the City Region from LGF Growth Deal rounds 1 & 2. These projects will deliver a total investment of approximately £376m into the City Region, unlocking an estimated 14,000 jobs, 8,200 homes and 450,000m<sup>2</sup> of employment floor-space. Current active projects are listed below with a summary of progress since the last update.
- 3.1.1 Flood Alleviation Scheme (Newhaven) £7.5m

Works are now complete. A final rail possession took place on 20 June 2021, with works including installation and testing of new power cables and signalling

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tests to ensure the rail flood barrier is fully functional. A trial barrier deployment is scheduled for November to ensure no outstanding issues.

Minor snagging work is now being planned.

## 3.1.2 Port Access Road (Newhaven) £10.0m

Construction commenced early January 2019, with practical completion now achieved. The next phase of development will be the construction of two short link roads to provide access to different areas of Newhaven Port. This work has now started but is being funded through private sector match, not through the Investment Programme.

## 3.1.3 New England House Growth Centre (Brighton) - £4.9m

Design work continues to be on hold to allow for completion of all necessary survey work. Design work should recommence in September 2021 when this work has been completed.

A report has been received concerning the advised specification for the replacement façade. This will form the basis for façade designs.

## 3.1.4 Digital Catapult & 5G Testbed (Brighton) - £1.8m

The primary focus of activity for the last period and will be for the rest of 2021 is the 5G Festival - the DCMS-supported, Digital Catapult-led programme with the music industry, whose regional partners are Brighton Dome & Festival and Wired Sussex.

The world's first 5G-powered music festival is due to take place in March 2022. It will bring together virtually music venues in different cities including Brighton. Work is underway on the technical development of various aspects of the project including distributed live and as-live music concerts, virtual versions of music venues, and enhanced fan experiences. A series of workshops for the regional music industry will run alongside these technology programmes.

Aligned with that project is the Research and Innovation Fibre Ring (RIFR), which enables us to integrate Brighton Digital Exchange into the 5G Festival activity, and potentially connect up performance venues in the city.

## 3.1.5 Circus Street Innovation Centre & Regeneration (Brighton) - £2.7m

There has been no further update since last meeting and the last position is as follows:

Substantial progress has been made on both the office block and The Dance Space (the final 2 buildings to be completed) as well as offsite and onsite public realm works.

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## 3.1.6 Plus X (Brighton) - £7.7m

Plus X remained operational, promoting its many facilities and continuing to build up membership with a variety of packages available. The Brighton Research Innovation Technology Exchange (BRITE) programme continued and is taking members. BRITE is a business innovation programme for ambitious and established businesses primarily based in the Coast to Capital Local Enterprise Partnership region. Other elements of the comprehensive redevelopment reached an advanced stage. Construction of the residential buildings continued, with the cladding of some of the blocks and piling works for the final block completed. The University of Brighton's adjacent development also progressed well. The main structures of all five towers are complete and the new academic building is almost finished. Landscaping works including the construction of a new pedestrianised square, planting, and new staircase are ongoing. A lead contractor has been appointed to construct the accessible pedestrian bridge which will span the Lewes Road.

## 3.1.7 Valley Gardens – Phase 3 (Brighton) - £8.0m

There has been no further update since last meeting and the last position is as follows:

The third public consultation exercise for Valley Gardens Phase 3 has completed in late 2020, which will inform the detailed design stage.

Following a tendering process that completed in late 2020 through the council's new Transport Professional Services Framework the next stage of the scheme design commenced in January 2021.

It is now planned for the detailed design of the scheme and the construction contract procurement will be completed by end of this calendar year.

## 3.1.8 Adur Tidal Walls & Western Harbour Arm Flood Defences (Shoreham-By-Sea) – £10.5m

There has been no further update since last meeting and the last position is as follows:

- New Sussex Yacht Club building completed
- SYC served notice to vacate redundant Yacht Club in April
- Demolition contract being procured

## 3.1.9 A2300 Corridor Improvements (Burgess Hill) - £17.0m

See 4.13 below

### LGF Growth Deal Round 3

- 3.2 In February 2017 Coast to Capital announced that it has secured £66m through Round 3 of the Growth Deal. All six projects put forward by the Board were allocated funding - totalling £48.77m. The project updates are as follows:

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## Worthing Central Phase 1 (Worthing) - £5.6m

### 3.2.1 Teville Gate:

There has been no further update since last meeting and the last position is as follows:

- Construction commenced on new office building for Teville Gate House and topping-out took place on 01/04/2020.
- Mosaic Capital's planning application was considered by planning committee on 04/03/2020 and resolution to grant permission subject to S106
- Homes England provided a letter committing to support the project with funding of £6m for affordable homes.

### 3.2.2 Union Place:

There has been no further update since the last meeting and the last position is as follows:

S106 agreement drafted,

Appointment of Agent to market and dispose of site

Disposal strategy reaffirmed

### 3.2.3 Decoy Farm (Worthing) - £4.8m

Remediation of the landfill completed to programme and to budget.

Remediation works certified as complete as at 26 March 2021.

Remediation contractor demobilisation and handover of Decoy Farm back to Worthing Borough Council completed.

The Phase 1 output to remediate Decoy Farm and bring 7 hectares of land back into use has been achieved. Full use of Local Growth Funding has enabled the site to be unlocked, ready for commercial development.

### 3.2.4 New Monks Farm & Airport (Shoreham-By-Sea) - £5.7m

There has been no further update since the last meeting and the last position is as follows:

ADC, WSCC, and developers finalised the S106 agreement and planning decision letter was issued on 06/02/2020

Works continue on site on flood drainage, remediation, and ground preparation works for the development.

### 3.2.5 Growth Location (Burgess Hill) - £14.9m

**Town Centre Regeneration:** Completion of the S106 agreement is imminent which will allow the issuing of planning permission for the redevelopment of the Martlets Shopping Centre.

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**Northern Arc:** Work is continuing on site with housebuilder Countryside Properties. Work on both the Eastern Bridge and Link Road and the Western Link Road is set to continue, with the whole on these links scheduled for completion by the end of 2021. Homes England progressing the feasibility for the first primary school on the site. Planning application has now been received for the pedestrian and cycle bridge that will link Freeks Farm with the eastern neighbourhood centre

**Place and Connectivity:** Work continues delivery of the first of the phase 1 schemes including public art and other public realm improvements to the underpass at Wivelsfield Railway station. Detailed design work continues for highway improvements at Burgess Hill and Wivelsfield Stations, public realm improvements for Church Walk / Church Road, and access & connectivity improvements for Victoria Business Park. Delivery continues all Green Link (66% complete, 2.9km/4.35km) and Green Circle routes (50% complete, 3.4km/7km).

**A2300 corridor improvements:** Construction began in spring 2020 and is progressing to programme (Northern carriageway completion date anticipated for Summer 2021; both carriageways anticipated to be completed by Winter 2021).

**Employment space, The Hub:** The second phase of development (a 5,000m<sup>2</sup> warehouse for Roche Diagnostics) was completed in early February. Outline planning permission for the remaining 40,000m<sup>2</sup> has been approved, and issued.

**Digital Infrastructure:** Works to implement the Digital Infrastructure across and around Burgess Hill, including a southern link to Brighton and a northern link via Horsham to Crawley, are well progressed. The Local Full Fibre Network (LFFN) project has now been delivered totalling 15km of dark fibre and the Burgess Hill Fibre Exchange, with work on the Converged Fibre Connectivity Project continuing for completion in July 2021.

**One public estate (OPE) 7: The Brow** - redevelopment of an extended Brow site in Burgess Hill will provide enhanced accommodation for the emergency and primary care services and to create space for 440 new homes (led by WSCC). Consultants Faithful and Gould have completed a draft viability study which is currently being reviewed alongside engagement and discussion with other stakeholders.

**Land adjacent to Burgess Hill station** - Officers are progressing to agree an engagement strategy with the other key stakeholders, Network Rail and The Arch Company (the principal landowner at the site). Provisional approval of an initial OPE Phase 8 funding top up award of £50k has been given, split 50/50 between grant and loan funding. Network Rail have also committed an initial £25k funding to the next stage of the work programme.

**Goddards Green Waste-Water Treatment Works:** Phase 1 of the project has been completed delivering most of the odour reduction benefits. All the £4m LGF-funding has been spent, and the project is now continuing at pace funded through the £6.54m HIF grant.

## 3.2.6 Black Rock /Waterfront (Brighton) - £12.1m

Engagement with stakeholders continues and direct communications via Blackrockcommunity.com website is ongoing.

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The local wildlife site has now been relocated for the first phase of the new vegetated shingle programme. 2<sup>nd</sup> and 3<sup>rd</sup> phases in the Autumn will use seed plugs from Millenium Seed Bank and original sea kale growth from LWS.

A short film to describe this has been launched on the website.

A future support and maintenance plan has also been put in place to support growth of green wall adjacent to the main road to prevent growth into the carriageway. Revised S278 Drawings have been issued to Highways for a formal Approval and these have been approved. The amended location of the Classroom has also been approved via Non-material amendment, to avoid unresolvable issues with Southern Water's Easement. The tender for the link road (Package 3) is due back in mid-July. There have been some issues with regard to programme in relation to availability of materials (composite decking) and longer lead in times for steel and concrete. A final programme for all phases will be confirmed once final package is awarded in August 21. Current programme is working well with no major issues reported.

## LGF Growth Deal Unallocated Funds Rounds 1 & 2 – December 2016 Call

- 3.3 In December 2016 Coast to Capital announced that it had approximately £46.65m of unallocated funds available to support capital growth projects. The Greater Brighton Economic Board put forward eight bids, five of which received funding totalling approximately £9.9m. The project updates are as follows:

3.3.1 Adur Civic Centre (Shoreham-By-Sea) - £1.8m

There has been no further update since the last meeting and the last position is as follows:

Phase 2: Public consultation on proposed development by Hyde Housing took place on 20/02/2020 and detailed design work is underway with a view to the planning application being submitted in Summer 2020.

Issues have arisen from Hyde Housing due to Covid19 and will delay exchange and submission of the planning application.

3.3.2 Springman House (Lewes) – £2.0m

Following the purchase of the site by Lewes District Council, plans were drawn up with the East Sussex Fire and Rescue Service Sussex Police and the South East Coast Ambulance Service.

NSQL, the majority landowner at the NSQ site, has now sold its land to the developer – Human Nature. In December 2020, the Council's Cabinet agreed heads of terms for the sale of its own land to this same developer in order that it can comprehensively redevelop the site. Human Nature has confirmed that it will submit a new planning application for the NSQ and the Council is now liaising with the developer to understand its plans and timescales for the site, including the fire station.

# Agenda Item 1

## 3.3.3 Railway Quay (Newhaven) - £1.5m

Flood defence works on site now completed and negotiations underway with existing tenant re: relocation. Initial masterplan has been prepared and discussions undertaken with potential tenants. LDC has secured £1.3m from the Getting Building Fund to convert the former UTC building into a maritime and sustainable technology hub, offering education / training space and commercial facilities for SME's. Discussions with DfE are ongoing around lease arrangements. This has been augmented by a commitment of £500k from LDC towards the estimated £1.8m project costs.

Railway Quay is progressing, with £500k secured from Towns Fund Accelerated Project Funding to deliver The Sidings - offering new visitor, community and sustainability facilities, including a café and active travel hub. Planning consent has been granted and work commenced in early March 2021. First phase of development opened in early June 2021 and has been well received.

## 3.3.4 Heritage Centre Stage – Corn Exchange & Studio Theatre (Brighton) - £3.0m

The Council's appointed Management Contractor, Westridge Construction Limited, has completed remedial works to achieve weatherproof buildings. All structural remedial works to the 200-year old Corn Exchange timber frame and roofing works have been completed to secure the building envelope. Finishing and completion works are progressing with the installation of the Corn Exchange oak wall boarding substantially completed. Covid-19 and possibly Brexit appear to be impacting availability of materials with longer delivery times and further delays remain a risk. On site measures including physical distancing, track and trace venue check-in, increased cleaning regime and visitors asked to wear facemasks are in place. Practical Completion is now anticipated in April 2022.

## **4. ANALYSIS & CONSIDERATION OF ANY ALTERNATIVE OPTIONS**

4.1 None required.

## **5. COMMUNITY ENGAGEMENT & CONSULTATION**

5.1 None required.

## **6. CONCLUSION**

6.1 The Board is asked to note the contents of this report.

## **7. FINANCIAL & OTHER IMPLICATIONS:**

### Financial Implications:

7.1 There are no direct financial implications associated with this report regarding the progress made in the fourth quarter of this financial year on approved schemes within the Greater Brighton Investment Programme. Schemes already included within the Greater Brighton Investment Programme have approved business

# Agenda Item 1

cases in place with funding options identified and these have been reported to their respective bodies. The progress of each scheme is detailed within the Investment plan Update Report in appendix 1. Unallocated LGF Growth Deal Funds of £9.1m were available from June 2019 with 6 bids (totalling £6.248m) being awarded to schemes within the Greater Brighton region, these are shown at paragraph 3.6 above. Future or revised business plans will be reported accordingly within the timescales of the project timetables.

Finance Officer Consulted: Rob Allen, Principal Accountant  
Date: 07/07/2021

## Legal Implications:

None.

Lawyer Consulted: Joanne Dunyaglo, Senior Property Lawyer  
Date: 07/07/2021

## Equalities Implications:

- 7.2 None arising from this report. Equalities issues will be addressed on a project-by-project basis.

## Sustainability Implications:

- 7.3 None arising from this report. Sustainability issues will be addressed on a project-by-project basis.

## Any Other Significant Implications:

- 7.4 None.

## **SUPPORTING DOCUMENTATION**

### **Appendices:**

Greater Brighton Investment Update Report July 2021

### **Background Documents:**

None





## **Greater Brighton Economic Board**

### **Investment Programme Update Report**

**July 2021**

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# Adur Civic Centre – Shoreham



## Aims & Objectives

Adur District Council have led on the development of a two phase scheme for the former Council offices in Shoreham. Phase 1 involved the development of a 30,000 sqft (gross) office building which is now complete and let to local business Focus Group following £9.89m of Council investment.

For Phase 2 the Council have identified Hyde Housing as the preferred bidder for the site (Hyde Housing) and are working to finalise contracts. A planning application is anticipated in Spring 2020 for 173 homes (100% affordable in line with Hyde Housing's strategic partnership with Homes England) and ground floor commercial space.

## Key Facts

**Delivery Partners:** Adur District Council. Willmott Dixon, Hyde Housing Group

## Funding (all years)

<b>Total LGF Funding</b>	<b>£1.71m</b>
<b>Total Public Funding</b>	<b>£0.0m</b>
<b>Total Private Funding</b>	<b>£9.89m</b>
<b>Total Other Funding</b>	<b>£0.00m</b>
<b>Total Funding</b>	<b>£11.60m</b>

## Outputs

Phase 1 North Site -30,000sqft of employment space

Phase 2 South Site – 987sqm of employment space and 171 residential units

## What happened in the last period?

No update has been received in 2021. The last report is as follows:

Phase 2: Public consultation on proposed development by Hyde Housing took place on 20/02/2020 and detailed design work is underway with a view to the planning application being submitted in Summer 2020.

Issues have arisen from Hyde Housing due to Covid19 and will delay exchange and submission of the planning application.

## Target Milestones (Phase 2)

**Planning Application:** Spring 2021

**Planning Determined:** Autumn 2021

**Start on site:** Spring 2022

**Completion:** by April 2024 (Homes England deadline)

# Burgess Hill Strategic Growth Programme



Artist's impression

## Aims & Objectives

The programme will deliver transformative change to the town, secure major growth and significant improvements in housing, jobs, infrastructure, and social and community facilities. To support the programme the following grant funding has been secured:

- **£17 million** from the Local Growth Fund (LGF) to support A2300 corridor improvements comprising an upgrade to a dual carriageway, junction improvements, and the provision of a footway and cycleway linking to the National Cycle Network.
- **£10.9 million** LGF funding for a Place and Connectivity package of sustainable transport schemes including improvements to Burgess Hill and Wivelsfield railway stations, public realm improvements, and an inter-urban cycle route between Haywards Heath and Burgess Hill.
- **£4 million** LGF and a further **£6.5 million** Housing Infrastructure Fund (HIF) to improve the Goddard's Green Waste Water Treatment works, unlocking land to develop a further 256 homes.
- Up to **£2.2 million** from the Government's Local Full Fibre Network fund and **£2 million** LGF and **£1.6 million** retained business rates to support the implementation of new digital infrastructure for Burgess Hill which in turn will stimulate the market for internet service providers.
- **£165k** from One Public Estate for design and feasibility studies to redevelop 'The Brow' and land adjacent to Burgess Hill Station.
- **£1 million** Access for All funding to improve accessibility at Wivelsfield Station.

## Key Facts

**Delivery Partners:** Mid Sussex District Council, Homes England, West Sussex CC, Burgess Hill Town Council, Coast to Capital, Department of Transport, and developers.

## Funding (all years)

LGF Funding	£33.9m
Homes England funding	£370.5m
DCMS & other digital funding	£3.8m
OPE Funding	£165k
Access for All	£1.0m
WSCC Funding	£3.34m
MSDC Funding	£3.69m
<b>Total Public Funding</b>	<b>£416.39m</b>
<b>Total Private Investment</b>	<b>£643.3m</b>
<b>Total Funding</b>	<b>£1,059.7m</b>

Following their acquisition of the Northern Arc land parcels, the Council has an approved Infrastructure Delivery Plan (IDP) with Homes England which confirms an investment of £162m in strategic infrastructure.

## Outputs

5,000 new homes, a Science and Technology Park (up to 100,000m<sup>2</sup> employment space), two business parks, 15,000 new jobs (including construction jobs), a major town centre regeneration (offering retail space, commercial leisure space including a cinema and a bowling alley, a hotel as well as new homes), improvements to the A2300 corridor, a package of public realm and sustainable transport schemes, new schools, increased GP capacity, improved leisure facilities, full-fibre digital infrastructure.

## What happened in the last period?

**Town Centre Regeneration:** Completion of the S106 agreement is imminent which will allow the issuing of planning permission for the redevelopment of the Martlets Shopping Centre.

**Northern Arc:** Work is continuing on site with housebuilder Countryside Properties. Work on both the Eastern Bridge and Link Road and the Western Link Road is set to continue, with the whole on these links scheduled for completion by the end of 2021. Homes England progressing the feasibility for the first primary school on the site. Planning



application has now been received for the pedestrian and cycle bridge that will link Freeks Farm with the eastern neighbourhood centre

**Place and Connectivity:** Work continues delivery of the first of the phase 1 schemes including public art and other public realm improvements to the underpass at Wivelsfield Railway station. Detailed design work continues for highway improvements at Burgess Hill and Wivelsfield Stations, public realm improvements for Church Walk / Church Road, and access & connectivity improvements for Victoria Business Park. Delivery continues all Green Link (66% complete, 2.9km/4.35km) and Green Circle routes (50% complete, 3.4km/7km).

**A2300 corridor improvements:** Construction began in spring 2020 and is progressing to programme (Northern carriageway completion date anticipated for Summer 2021; both carriageways anticipated to be completed by Winter 2021).

**Employment space, The Hub:** The second phase of development (a 5,000m<sup>2</sup> warehouse for Roche Diagnostics) was completed in early February. Outline planning permission for the remaining 40,000m<sup>2</sup> has been approved, and issued.

**Digital Infrastructure:** Works to implement the Digital Infrastructure across and around Burgess Hill, including a southern link to Brighton and a northern link via Horsham to Crawley, are well progressed. The Local Full Fibre Network (LFFN) project has now been delivered totalling 15km of dark fibre and the Burgess Hill Fibre Exchange, with work on the Converged Fibre Connectivity Project continuing for completion in July 2021.

**One public estate (OPE) 7: The Brow** - redevelopment of an extended Brow site in Burgess Hill will provide enhanced accommodation for the emergency and primary care services and to create space for 440 new homes (led by WSCC). Consultants Faithful and Gould have completed a draft viability study which is currently being reviewed alongside engagement and discussion with other stakeholders.

**Land adjacent to Burgess Hill station** - Officers are progressing to agree an engagement strategy with the other key stakeholders, Network Rail and The Arch Company (the principal land-owner at the site). Provisional approval of an initial OPE Phase 8 funding top up award of £50k has been given, split 50/50 between grant and loan funding. Network Rail have also committed an initial £25k funding to the next stage of the work programme.

**Goddards Green Waste Water Treatment Works:** Phase 1 of the project has been completed delivering most of the odour reduction benefits. All the £4m LGF-funding has

been spent, and the project is now continuing at pace funded through the £6.54m HIF grant.

**Target Milestones** — Various (project-specific).



# Circus Street – Brighton



The Dance Space



Western edge of development and public realm works, Circus Street

## Aims & Objectives

The mix of residential, business, education and cultural occupiers on the site will bring a wide variety of people into the area, benefitting existing local businesses. Economic impact studies indicate that the development will create approximately 232 predominantly local jobs. It will generate £1 million in council tax, new business rates contributions and new homes bonuses. It would encourage student and new resident population spending in and around the site and would boost the local economy by more than £10m each year due to a multiplier effect.

The main office building will be a new centre for innovation and enterprise that will maximise the potential for linking the University’s research functions and private organisations that will cohabit in the building. This Innovation Hub will, in turn, create and support fledgling new business in the City and generate opportunities for students, graduates and university staff to work alongside SMEs and larger organisations.

The Dance Space provide a new HQ for South East Dance as well as 3 studios (one for public performances) and office space for other cultural industries. The growing artistic community in Brighton has no dedicated space for dance and it is estimated that 60,000 people will use the space every year. It will become a cultural and community hub, where people gather to collaborate, participate, watch and learn.

## Key Facts

**Delivery Partners:** U+I plc (Cathedral Brighton), Brighton & Hove City Council

## Funding (all years)

<b>Total LGF Funding</b>	<b>£2.70m</b>
<b>Total Public Funding</b>	<b>£0.40m</b>
<b>Total Private Funding</b>	<b>£106.57m</b>
<b>Total Other Funding</b>	<b>£0.00m</b>
<b>Total Funding</b>	<b>£109.67m</b>

## Outputs

142 new homes; 387 additional jobs and 232 net additional jobs after displacement and substitution; 30,000 sq ft. office building; 450 student accommodation bed spaces; “The Dance Space” (dance studios, offices, public performance space and HQ for South East Dance); start-up workshops, retail units and restaurant; public realm to include a square and landscaped courtyards.

## What happened in the last period?

Substantial progress has been made on both the office the office block and The Dance Space (the final 2 buildings to be completed) as well as offsite and onsite public realm works.

**Target Milestones End Date:** Summer 2021

# Decoy Farm - Worthing



## Aims and Objectives

An ambitious plan to upgrade an environmentally challenging but sizable plot of allocated employment land that has stood unused for over three decades. The completed project will boost employment opportunities and economic performance in the entire Coast to Capital LEP region.

## Funding (all years)

Total LGF Funding	£4.84m
Total Public Funding	£4.84m
Total Private Funding	£15m
Total Funding	£25m

## Key Facts

**Delivery Partners:** Worthing Borough Council, West Sussex County Council, Private Sector, Coast to Capital LEP.

## Outputs

- **Phase 1:** To remediate the 7 hectare former landfill site, unlocking it for commercial development.
- **Phase 2:** To deliver up to 13,536sqm of employment floorspace by developing new commercial units to meet existing and future industrial demand.

## What happened in the last period?

- Remediation of the landfill completed to programme and to budget.
- Remediation works certified as complete as at 26 March 2021.
- Remediation contractor demobilisation and handover of Decoy Farm back to Worthing Borough Council completed.
- The Phase 1 output to remediate Decoy Farm and bring 7 hectares of land back into use has been achieved. Full use of Local Growth Funding has enabled the site to be unlocked, ready for commercial development.

## Disposal/Development Strategy

- Phase 2 of the development and output to deliver employment floorspace is progressing well.
- A Strategic Outline Case for Decoy Farm is complete.
- A draft Outline Business Case has been prepared.
- Planning consultation events have been held and an outline planning application is in progress.

## Target Milestones

- Spring 2021: Phase 1 - remediation of the former landfill site complete.
- Full use of LEP funding achieved by the 31st March 2021 deadline.
- Summer 2021: Phase 2 – Strategic Outline Case and draft Outline Business Case to be completed and presented to the Councils Joint Strategic Committee meeting in July 2021.

## Funding (all years)

Total LGF Funding	£0.50m
Total Public Funding	£1.00m

<b>Total Private Funding</b>	<b>£0.50m</b>
<b>Total Other Funding</b>	<b>£0.00m</b>
<b>Total Funding</b>	<b>£2.00m</b>

## Outputs

10,000 businesses receiving information about emerging technology opportunities; 1,000 businesses receiving non-financial support; 250 businesses assisted to cooperate with universities and other research institutions; 100 businesses supported to introduce new products or services to the market or the firm; 30 hackathons, boot-camps or pit-stops; and 10 in-depth collaborative R+D projects.

## What happened in the last period?

The primary focus of activity for the last period, and will be for the rest of 2021 is the 5G Festival - the DCMS-supported, Digital Catapult-led programme with the music industry, whose regional partners are Brighton Dome & Festival and Wired Sussex.

The world's first 5G-powered music festival is due to take place in March 2022. It will bring together virtually music venues in different cities including Brighton.

Work is underway on the technical development of various aspects of the project including distributed live and as-live music concerts, virtual versions of music venues, and enhanced fan experiences. A series of workshops for the regional music industry will run alongside these technology programmes.

Aligned with that project is the Research and Innovation Fibre Ring (RIFR), which enables us to integrate Brighton Digital Exchange into the 5G Festival activity, and potentially connect up performance venues in the city.

## Target Milestones

5G festival programme confirmed – June 2021

5G Festival delivered – March 2022



## Black Rock - Brighton



### Aims & Objectives

The scope and outputs for the Waterfront project have now evolved into two projects, with the agreement of the Local Enterprise Partnership. A revised series of outputs has been agreed for the Black Rock project which focus upon two key phases of enabling (underway) and future permanent development (to be progressed with a target of 2026 for completion). See alternative for summary of Waterfront project (below).

The aim of the project to regenerate the Black Rock site is now underway, with a successful planning application achieved in June 2020 and 4 works packages at various stages of contractual commitment. The first two works packages, to deliver improvements to Dukes Mound junctions and begin work to the new beach boardwalk, have appointed contractors and are underway. The Sea Wall and Marina Link, followed by the works to existing heritage and Kemptown Gardens will begin in summer 2021.

Completion remains targeted for early summer 2022 when the new event space will open. The Development Brief for the Black Rock site will be developed over the coming 9 months to synchronise with work on the Eastern Seafront Masterplan.

The overall objective of the project is to regenerate the Black Rock site. A package of improvement works will unlock and de-risk the site for a future development but will

also provide a much needed “uplift” for the area in the interim. New infrastructure and a more developable site, will be accompanied by A temporary events space to support Covid recovery and a new temporary BMX pump track. A new play area and restored Reading room and Temple will also create more of a destination for visitors and residents. Long term development will be governed by a Development Brief which will be progressed during 2021/22.

### Key Facts

**Delivery Partners:** Brighton and Hove City Council Major Projects and Regeneration Team are leading the project..

### Funding (all years)

<b>Total LGF Funding</b>	<b>£12.11m - underway</b>
<b>Total Public Funding</b>	<b>£12.611</b>
<b>Total Private Funding</b>	<b>Subject to final Business Case</b>
<b>Total Other Funding</b>	<b>£600k S106</b>
<b>Total Funding</b>	<b>£12.611m</b>

### Outputs

A revised economic impact assessment is currently underway to assess final outputs for the redeveloped Black Rock Site under a range of future scenarios. These will be included in the next update.

### What happened in the last period?

Engagement with stakeholders continues and direct communications via Blackrockcommunity.com website is ongoing.

The local wildlife site has now been relocated for the first phase of the new vegetated shingle programme. 2<sup>nd</sup> and 3<sup>rd</sup> phases in the Autumn will use seed plugs from Millennium Seed Bank and original sea kale growth from LWS.

A short film to describe this has been launched on the website.



A future support and maintenance plan has also been put in place to support growth of green wall adjacent to the main road to prevent growth into the carriageway.

Revised S278 Drawings have been issued to Highways for a formal Approval and these have been approved.

The amended location of the Classroom has also been approved via Non-material amendment, to avoid unresolvable issues with Southern Water's Easement.

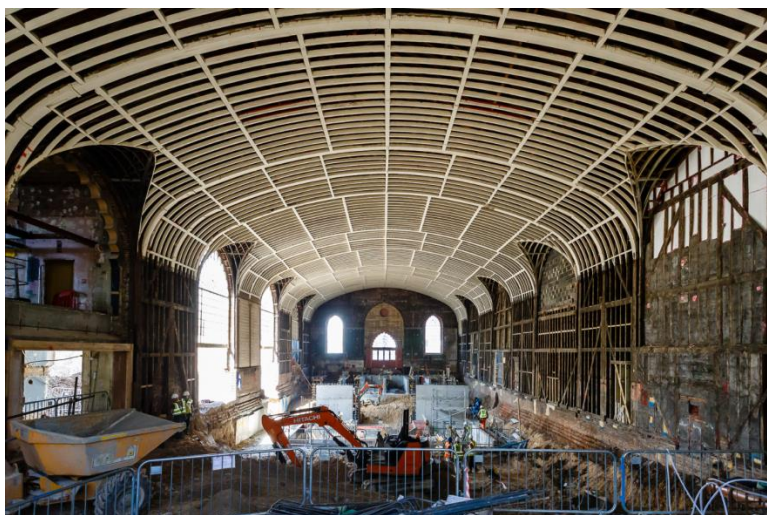
The tender for the link road (Package 3) is due back in mid July.

There have been some issues with regard to programme in relation to availability of materials (composite decking) and longer lead in times for steel and concrete. A final programme for all phases will be confirmed once final package is awarded in August 21. Current programme is working well with no major issues reported.

### Target Milestones

- Planning application submission – February 2020 Achieved
- Planning consent – June 2020 Achieved
- Commence start on site – Sept/Oct 2020 3 months behind but now achieved
- Phased Completion – November 2021 – May 2022

## Heritage Centre Stage - Brighton



### Aims & Objectives

New Business Model & Commercial Strategy that increases future resilience by improving commercial performance and reducing running costs;

- Enhanced contribution to Brighton's cultural tourism by a strengthened City Centre & Cultural Quarter offer
- Returning the Royal Pavilion Estate to a world class heritage destination & protecting the heritage
- Achieving the long-term vision for both organisations
- Evidence-based improved Visitor/ Audience experience, and improved learning, access & participation).

### Key Facts

**Delivery Partners:** Brighton & Hove City Council & Brighton Dome & Brighton Festival

### Funding (all years)

Total LGF Funding	£3.00m
Total Public Funding	£21.70m
Total Private Funding	£5.70m
Total Other Funding	£0.00m
<b>Total Funding</b>	<b>£30.40m</b>

### Outputs

Employment: created and/or safeguarded - 337

Businesses assisted: financial and non-financial - 624

New floor space constructed/refurbished: learning - 157 m<sup>2</sup> new floor space constructed/refurbished, Commercial - 2,652 m<sup>2</sup>

Carbon reduction 39.961 tonnes of CO<sub>2</sub>.

### What happened in the last period?

The Council's appointed Management Contractor, Westridge Construction Limited, has completed remedial works to achieve weatherproof buildings. All structural remedial works to the 200 year-old Corn Exchange timber frame and roofing works have been completed to secure the building envelope. Finishing and completion works are progressing with the installation of the Corn Exchange oak wall boarding substantially completed. Covid-19 and possibly Brexit appear to be impacting availability of materials with longer delivery times and further delays remain a risk. On site measures including physical distancing, track and trace venue check-in, increased cleaning regime and visitors asked to wear facemasks are in place. Practical Completion is now anticipated in April 2022.

### Target Milestones

**End Date:** April 2022

# New England House - Brighton



## Funding (all years)

Total LGF Funding	n/a
Total Public Funding	11.1 million
Total Private Funding	n/a
Total Other Funding	n/a
Total Funding	n/a

## Outputs

Upgrade building, including providing a net additional 7,090m<sup>2</sup> of new employment floor-space. Following the land deal with Legal & General on the adjacent Longley Industrial Estate, some of this City Deal floorspace output will provided on the Longley site, with the remainder forming part of a proposed extension to New England House.

## What happened in the last period?

Design work continues to be on hold to allow for completion of all necessary survey work. Design work should recommence in September when this work has been completed.

Areport has been received concerning the advised specification for the replacement façade. This will form the basis for façade designs.

## Target Milestones

- Planning application: May 2022
- Commence works on site: Start 2024
- End DateMid 2025.

## Aims & Objectives

Upgrade and expand New England House so that it becomes a credible and highly visible hub for Greater Brighton's streative, digital and IT (CDIT) businesses.

## Key Facts

New England House (NEH) is a business centre, built by the local authority in the early 1960s to provide workspace for industrial businesses. Over time, it has been subdivided ito around 120 units. It is actively marketed as a centre for CDIT businesses and is much in demand for its relatively affordable workspace.

The building is in urgent need of refurbishment – especially its exterior. Under the Greater Brighton City Deal, BHCC was awarded £4.9 million in 2014 towards the refurbishment and expansion of NEH to consolidate its role as a flagship for the city's CDIT sector.

**Delivery Partners:** Brighton & Hove City Council



# New Monks Farm - Shoreham-By-Sea



## Aims & Objectives

The project is to develop a strategic employment and housing growth centre in Shoreham. Its main components are: (a) The provision of a new and improved signalised 6-arm junction on the A27 which will unlock housing and employment space by allowing access to and from the wider area and the specific development sites; (b) The building of 600 new homes and 10,000m<sup>2</sup> employment floor-space at New Monks Farm.

## Key Facts

**Delivery Partners:** New Monks Farm Development Ltd, Highways England, West Sussex County Council (WSCC) and Adur District Council (ADC).

## Funding (all years)

Total LGF Funding	£5.70m
Total Public Funding	£5.7m
Total Private Funding	£144m
Total Funding	£150m

## Outputs

1. A £150 million capital investment;
2. The delivery of 600 new homes, 30% of which will be affordable;
3. 876 gross new jobs;
4. £2.8m in public sector receipts from council tax revenues, new homes bonus and new business rates; and £11.5m additional annual GVA to the Adur economy

## What happened in the last period?

There has been no update in 2021. The last report is as follows:

ADC, WSCC, and developers finalised the S106 agreement and planning decision letter was issued on 06/02/2020

Works continue on site on flood drainage, remediation, and ground preparation works for the development.

## Target Milestones

**Commence On Site:** Spring 2020

**Delivery of New Junction to the A27:** December 2022

**Completion of Development:** December 2028

## Plus X – Brighton



### Aims & Objectives

The 'Plus X' seven storey innovation hub is a U+I Plc concept, a model they have delivered successfully elsewhere. As a key element of the comprehensive mixed-use redevelopment it provides a unique, high quality workspace model, tailored to the unique needs of Brighton's creative and entrepreneurial businesses, particularly those designing and making physical products. It aims to be somewhere inspiring, functional, sustainable and flexible in its design. It is an innovative provision of shared workspaces and facilities that promote collaboration and facilitate serendipity. The shared spaces range from events spaces to prototyping labs, meeting rooms and cafe/break out spaces, something that will attract both small and larger tenants.

### Key Facts

**Delivery Partners:** Brighton & Hove City Council (Delivery Body), U+I Group Plc (Developer) and University of Brighton (together the partners in the overall mixed-use development across the combined sites).

### Funding (all years)

Total LGF Funding	£7.7m
Total Public Funding	£0.00m
Total Private Funding	£12m
Total Funding	£19.7m

### Outputs

Contractual outputs: 4,910m<sup>2</sup> of new employment space, 517m<sup>2</sup> of high specification prototyping labs/workshops, 100 onsite jobs, £5.427m of match funding.

Non-contractual outputs: 200 other jobs, £250,000 follow-on investment, 141 businesses supported.

### What happened in the last period?

Plus X remained operational, promoting its many facilities and continuing to build up membership with a variety of packages available. The Brighton Research Innovation Technology Exchange (BRITE) programme continued and is taking members. BRITE is a business innovation programme for ambitious and established businesses primarily based in the Coast to Capital Local Enterprise Partnership region. Other elements of the comprehensive redevelopment reached an advanced stage. Construction of the residential buildings continued, with the cladding of some of the blocks and piling works for the final block completed. The University of Brighton's adjacent development also progressed well. The main structures of all five towers are complete and the new academic building is almost finished. Landscaping works including the construction of a new pedestrianised square, planting, and new staircase are ongoing. A lead contractor has been appointed to construct the accessible pedestrian bridge which will span the Lewes Road.

**Target Milestones – Complete development End Date:** Dec. 2022.

# Railway Quay - Newhaven



## Aims & Objectives

The Newhaven Enterprise Zone (EZ) is a collaboration between Lewes District Council and Coast to Capital LEP that aims to shift the town towards a higher-value economy over the next 25 years. The EZ covers eight key strategic sites (79ha) in a mixture of public and private ownerships, offering a mix of greenfield sites and the opportunity to develop, refurbish and intensify economic activity across a number of brownfield sites formerly used by heavy industry. The focus of the EZ is on growing the emerging 'clean, green and marine' sectors in particular. Over the 25-year lifespan of the EZ, it is estimated that 55,000m<sup>2</sup> of new commercial floor-space will be created, 15,000m<sup>2</sup> of existing commercial floor-space will be refurbished. This will create / sustain up to 2,000 FTE jobs.

## Key Facts

**Delivery Partners:** Lewes District Council.

## Funding (all years)

Total LGF Funding	£1.5m
Total Public Funding	TBC
Total Private Funding	TBC
Total Other Funding	TBC
Total Funding	TBC

## Outputs

New commercial floor-space, job creation and land remediation. Details currently being finalised.

## What happened in the last period?

Flood defence works on site now completed and negotiations underway with existing tenant re: relocation. Initial masterplan has been prepared and discussions undertaken with potential tenants. LDC has secured £1.3m from the Getting Building Fund to convert the former UTC building into a maritime and sustainable technology hub, offering education / training space and commercial facilities for SME's. Discussions with DfE are ongoing around lease arrangements. This has been augmented by a commitment of £500k from LDC towards the estimated £1.8m project costs.

Railway Quay is progressing, with £500k secured from Towns Fund Accelerated Project Funding to deliver The Sidings - offering new visitor, community and sustainability facilities, including a café and active travel hub. Planning consent has been granted and work commenced in early March 2021. First phase of development opened in early June 2021 and has been well received.

## Target Milestones

**End Date:** TBC.



## Springman House - Lewes



### Aims & Objectives

The project involves the formation of new fire and ambulance station facilities. A key project aim is to deliver modern new premises for both services.

### Key Facts

**Delivery Partners:** Lewes District Council are the lead delivery body in partnership with East Sussex Fire & Rescue Service (ESFRS), Sussex Police and the South East Coast Ambulance Service.

### Funding (all years)

Total LGF Funding	£2.00m
Total Public Funding	£4.34m
Total Private Funding	£0.00m
Total Other Funding	£0.00m
<b>Total Funding</b>	<b>£6.34m</b>

### Outputs

By enabling the development of a new blue light facility on the site of Springman House, this project will unlock the North Street Quarter scheme - a major, strategic mixed-use development in Lewes. Relocating the Community Fire Station from its existing premises on North Street, Lewes will enable the delivery of new homes and commercial floor-space through the North Street Quarter (NSQ) regeneration scheme, and enable Lewes' "blue light" services to be co-located.

### What happened in the last period?

Following the purchase of the site by Lewes District Council, plans were drawn up with the East Sussex Fire and Rescue Service Sussex Police and the South East Coast Ambulance Service.

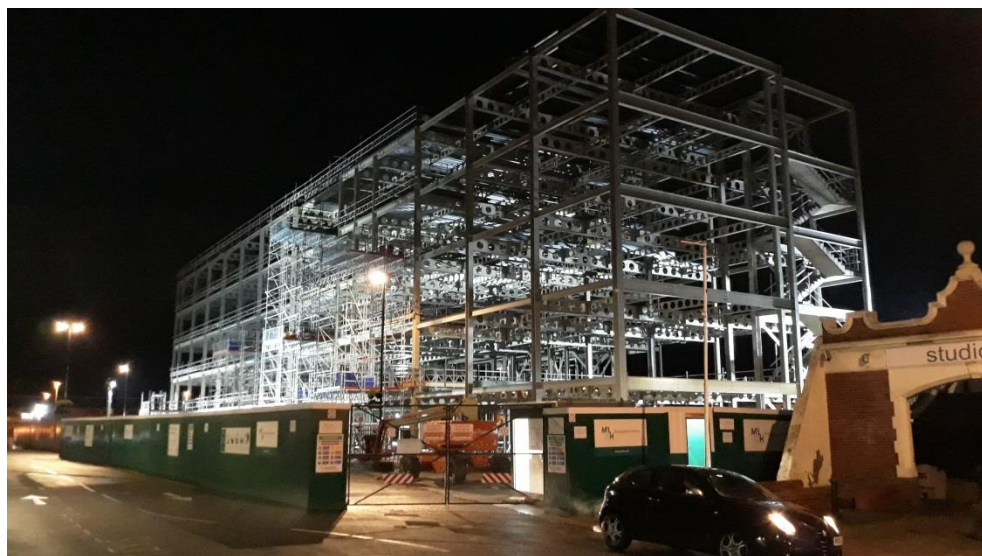
NSQL, the majority landowner at the NSQ site, has now sold its land to the developer – Human Nature. In December 2020, the Council's Cabinet agreed heads of terms for the sale of its own land to this same developer in order that it can comprehensively redevelop the site. Human Nature has confirmed that it will submit a new planning application for the NSQ and the Council is now liaising with the developer to understand its plans and timescales for the site, including the fire station.

### Target Milestones

**End Date:** To be confirmed, subject to Human Nature's programme including planning.



# Teville Gate – Worthing



Teville Gate House Construction 12/12/2019

## Aims & Objectives

Teville Gate (TG) forms part of the Worthing Central Programme (Phase 1) to transform key brownfield sites in Worthing town centre. This project will facilitate the redevelopment of the site by undertaking site preparation works, consisting of the demolition of all buildings within the redline and provision of a temporary surface car park. Thereafter the Council will continue to support the freeholders, Mosaic Global Investments (Mosaic) and Hanson Development to develop out the scheme for office, residential and commercial.

## Key Facts

**Delivery Partners:** Worthing Borough Council, Mosaic Global Investments, Coast to Capital LEP, Hanson Developments & HMRC, Homes England

## Funding (all years)

Total LGF Funding	£2.09m
Total Public Funding	£2.0m
Total Private Funding	£79m (wider site) £32m (Teville Gate House)
Total Funding	£81.00m

## Outputs

(a) 375 new homes (b) 3,410sqm of commercial floor-space (restaurants, cafes and on-site gym) (c) 6,740sqm of retail floor-space (state of the art supermarket) (d) 493 gross jobs (net jobs 314) (e) Modern car parking infrastructure (over 160 spaces for residents and visitor use) (f) New public realm (approx. 4,000sqm, creating an improved public corridor from Worthing station to the town centre). 70,000sqft office building at Teville Gate House for HMRC.

## What happened in the last period?

There has been no update in 2021. The last report is as follows:

1. Construction commenced on new office building for Teville Gate House and topping-out took place on 01/04/2020.
2. Mosaic Capital's planning application was considered by planning committee on 04/03/2020 and resolution to grant permission subject to S106
3. Homes England provided a letter committing to support the project with funding of £6m for affordable homes.

## Target Milestones

**Planning Application by Mosaic Determined:** March 2020

**Main Site Commencement:** Spring/Summer 2020

**HMRC Office Building Completed:** December 2020

# Union Place – Worthing



## Aims & Objectives

Union Place (UP) forms part of the Worthing Central Programme (Phase 1) to regenerate key brownfield sites in Worthing town centre. The Council has entered into a land pooling agreement for the site with partners London and Continental Railways (LCR). The partners have prepared a development strategy for the sites which has been approved at JSC. The development strategy could include direct delivery or selling the consented scheme to a developer.

## Key Facts

**Delivery Partners:** Worthing Borough Council (WBC), London & Continental Railways, Coast to Capital LEP.

## Funding

Total LGF Funding	£3.60m
Total Public Funding	£5m
Total Private Funding	£31.4m
Total Other Funding	TBC
Estimated GDV	£70m

## Outputs

- 169 - New Homes – 30% affordable
- 610sqm - Commercial Space
- 90 - Guest room Hotel
- 3 /4 Screen – Cinema
- 1072sqm- Flexible Cultural Space
- 245 – Parking spaces

## What happened in the last period?

There has been no update for the period May to July 2021. The previous update was as follows:

- S106 agreement drafted,
- Appointment of Agent to market and dispose of site
- Disposal strategy reaffirmed

## Target Milestones

- Undertaking Marketing of site – April 2021
- Review and shortlist developer options – Summer 2021
- Appoint preferred developer - Summer 2021
- Detailed planning application expected Autumn/Winter 2021

# Valley Gardens Phase 3 – Brighton



Proposed scheme

## Aims & Objectives

Simplification of traffic network, provision of 'public transport corridor' to the west with general traffic on the western corridor. Enhanced public realm, gardens and materials throughout. The scheme aims to contribute to improved air quality, safety, accessibility, connectivity, improve efficiency and upgrade signals at junctions. Reduce street clutter and provide enhanced greenspace for public enjoyment.

## Key Facts

**Delivery Partners:** C2C Local Enterprise Partnership

## Outputs

Match Funding (BHCC) £1.712m, Local Funding £0.414, Total resurfaced roads - 1,588m, Total length of cycle ways - 670m, Area of land experiencing flooding - 63,866m<sup>2</sup>.

## Funding (all years)

Total LGF Funding	£6.00m
Total Public Funding	£1.84m
Total Private Funding	£0.0m
Total Other Funding	£0.00m
Total Funding	£7.84m

## What happened in the last period?

There has been no update for the quarter May to July 2021. The previous update was as follows:

The third public consultation exercise for Valley Gardens Phase 3 has completed in late 2020, which will inform the detailed design stage.

Following a tendering process that completed in late 2020 through the council's new Transport Professional Services Framework the next stage of the scheme design commenced in January 2021.

It is now planned for the detailed design of the scheme and the construction contract procurement to be completed by end of this calendar year.

## Target Milestones

**End Date:** Autumn 2022



# Western Harbour Arm – Shoreham-By-Sea



Proposed scheme

## Aims & Objectives

A new flood defence wall and cyclepath to be constructed in Shoreham adjacent to the A259 on Brighton Road where the flood defence is at its most vulnerable point for flooding. ADC purchased a 3.5m strip of land off Sussex Yacht Club through grant funding from Coast 2 Capital LEP. The sale of the land would enable the yacht club to build a new club house and allow the council to demolish the redundant club house where the new flood wall will be located.

## Key Facts

**Delivery Partners:** Adur District Council (ADC), Environment Agency and Sussex Yacht Club, Shoreham Harbour Partnership.

## Funding (all years)

Total LGF Funding:	£3.50m
Total Public Funding:	£1.14m
Total Private Funding	£0.00m
Total Other Funding:	£0.00m
<b>Total Funding:</b>	<b>£4.64m</b>

## Outputs

- Flood defence scheme to protect residents and businesses
- Cycle path
- New yacht club for Shoreham.

## What happened in the last period?

There has been no update for the period May to July 2021. The previous update was as follows:

- New Sussex Yacht Club building completed
- SYC served notice to vacate redundant Yacht Club in April
- Demolition contract being procured

## Target Milestones

- Demolition of redundant Yacht Club June 2021
- Commencement of Flood Defence construction Summer 2021
- Completion Summer 2022

# Newhaven Flood Alleviation Scheme



## Aims & Objectives

Build physical infrastructure to provide protection from tidal flooding up to a 1 in 200 year event for 431 homes, 390 businesses, rail and road infrastructure and in addition facilitate regeneration and development under the auspices of the Newhaven Enterprise Zone

## Key Facts

**Delivery Partners:** Environment Agency, Lewes DC, Coast to Capital LEP, SELEP.

## Funding (all years)

Total LGF Funding	£3.00m
Total Public Funding	£14.50m
Total Private Funding	£0.00m
Total Other Funding	£0.00m
Total Funding	£17.50m

## Outputs

3km of flood defences on the east and west banks of the River Ouse comprising concrete walls, earth embankments, sheet steel piles, flood gates.

## What happened in the last period?

Works are now complete. A final rail possession took place on 20 June 2021, with works including installation and testing of new power cables and signalling tests to ensure the rail flood barrier is fully functional. A trial barrier deployment is scheduled for November to ensure no outstanding issues.

Minor snagging work is now being planned.

## Target Milestones

N/A.



## Port Access Road - Newhaven



### Outputs

Construction of the Newhaven Port Access Road from the Pargut roundabout to the Port roundabout, unlocking new employment land at East Quay within Newhaven Port.

### What happened in the last period?

Construction commenced early January 2019, with practical completion now achieved. The next phase of development will be the construction of two short link roads to provide access to different areas of Newhaven Port. This work has now started but is being funded through private sector match, not through the Investment Programme.

### Target Milestones

N/A – Project Complete.

### Aims & Objectives

Construction of a new road into Newhaven Port.

Comprising approx. 650m of new road, including a new 3 span bridge over the Newhaven to Seaford railway line and Mill Creek, and associated landscaping/environmental works.

### Key Facts

**Delivery Partners:** East Sussex County Council.

### Funding (all years)

Total LGF Funding	£10.00m
Total Public Funding	£13.27m
Total Private Funding	£0.00m
Total Other Funding	£0.00m
Total Funding	£23.27m