

# Crawley Borough Council

## Report to Overview and Scrutiny Commission 25 June 2018

### Report to Cabinet 27 June 2018

#### Crawley Growth Programme – Update

Report of the Head of Economic and Environmental Services, **PES/298**

---

#### **1. Purpose**

- 1.1. To provide a progress update to Cabinet on the Crawley Growth Programme, including further details on Programme governance, set out in sections 5 & 6 of this report.
- 1.2. To seek Cabinet approval to add the existing capital schemes for Three Bridges Station Improvement scheme and the Queensway – the Pavement scheme to the ‘Crawley Growth programme budget header’ as shown in section 7.2.
- 1.3. To seek Cabinet approval to increase the capital programme allocation to the Crawley Growth Programme by a further £587,595, of received S106 developer contributions. This will increase the budget to £7,381,354. The Table in section 7.6 below gives the breakdown of this overall budget.
- 1.4. To seek Cabinet approval to allocate £2.62m of capital monies from the existing Crawley Growth programme budget header in the capital programme to the individual Crawley Growth programme schemes set out in section 7.7 of this report.
- 1.5. To seek Cabinet approval to add the Station Gateway scheme to the capital programme under the Crawley Growth Programme budget header, as set out in section 7.3.

#### **2. Recommendations**

- 2.1. To the Overview and Scrutiny Commission:
  - 2.1.1. That the Commission consider the report and decide what comments, if any, it wishes to make to the Cabinet.
- 2.2. That Cabinet:
  - 2.2.1. Approve the addition of the existing Three Bridges station improvement scheme and the Queensway – the Pavement scheme to the ‘Crawley Growth programme’ budget header.
  - 2.2.2. Approve the allocation of £2,620,000 from the existing Crawley Growth programme capital programme monies to the individual schemes as outlined in section 7.7 of this report.
  - 2.2.3. Approve an increase to the overall Crawley Growth programme capital programme allocation of £587,595 of received S106 monies, as set out above and in section 7.5 of this report.
  - 2.2.4. Approve the addition of the Station Gateway scheme to the Crawley Growth Programme budget and an allocation of £100,000 to the scheme, as set out in section 7.3 of this report.

### 3. Reasons for Recommendations

- 3.1. The eight schemes listed below in the table in section 5.2 of this report are all part of the Crawley Growth programme of schemes, in accordance with the funding agreement between West Sussex County Council and the Coast to Capital Local Enterprise Partnership and the Partnership Agreement between West Sussex County Council and Crawley Borough Council. The purpose of the recommendations in 2.2.1, 2.2.2 and 2.2.4 above therefore is to ensure that these schemes are added to the Crawley Growth programme budget header within the CBC capital programme, each with their own capital funding allocation, further to Cabinet approval of the Crawley Growth programme on 4 October 2017.
- 3.2. In addition, the previous Cabinet report on the Crawley Growth programme informed Members that the Crawley Growth programme will be part financed by an allocation of £2,481,000 of S106 funding, as set out in the report to Cabinet of 4 October 2017. To date Crawley BC has received £1,814,389 in developer contributions, of which £393,759 has already been allocated to Three Bridges Railway Station Improvement (PES/280). £833,035 has been set aside for Crawley Growth Programme schemes where West Sussex CC are the project lead (subject to the standard S106 approval process) and a further £113,000 of S106 contributions has been paid direct to West Sussex CC in accordance with a specific clause in a S106 agreement. The purpose of the recommendation set out in 2.2.3 is therefore to allocate the remaining £587,595 S106 funds currently held by Crawley BC to the Crawley Growth programme budget header.

### 4. Background

- 4.1. At the meeting of Cabinet on 4 October 2017, Cabinet members were informed that the total cost of the Crawley Growth Programme is anticipated to be £60.4 million and that it will be funded from multiple sources including £29.081m to be funded from private sector external organisations including Metrobus, MRBID, GAL and developer contributions.
- 4.2. The remaining £31.592m for the overall investment package is to be provided as follows :

<b>Programme Funding</b>	<b>£m's</b>	<b>Comments</b>
LGF	14.640	
West Sussex CC	7.891	
CBC Capital (see section 6.2)	5.400	
S106 (CBC)	2.368	NB subject to normal S106 approval process
S106 (WSCC – for the Worth Park Avenue cycle way scheme)	0.113	
CBC CIL (for the Three Bridges station and London Rd/ Manor Royal junction Improvement)	1.180	
<b>TOTAL</b>	<b>31.592</b>	

### 5. Programme update

- 5.1. The current funds available to the Crawley Growth Programme budget header within the CBC capital programme stand at £7,381,354 subject to the approvals included within this report; with an additional £1,490,646 anticipated to be received from CIL (£1,000,000), S106 (£168,646) and West Sussex County Council (£322,000). Once received these funds will be added to the Crawley Growth programme budget header.
- 5.2. Subject to receipt of the above additional funds, Crawley Borough Council will be the lead organisation for the delivery of Crawley Growth programme schemes totalling £8.872m. Crawley Borough Council will deliver part of the Station Gateway project with West Sussex County Council remaining as the lead authority. The individual scheme budget allocations are as below:

<b>Scheme Costs</b>	<b>Lead Org</b>	<b>Contractual Budget (£m's)</b>
Manor Royal Cycle Imps	CBC	1.992
Manor Royal Superhubs	CBC	0.300
Queensway	CBC	2.200
Three Bridges Station	CBC	2.900
Town Centre Cycle Imps	CBC	1.100
Town Centre Signage	CBC	0.180
Town Centre Superhubs	CBC	0.100
Station Gateway	WSCC	0.100
	<b>Total</b>	<b>8.872</b>

5.3. Since the LEP Board granted funding for the Crawley Growth Programme in September 2017, significant progress has been made, both in terms of governance protocols and individual scheme delivery:

5.4. Key highlights include:

- **Queensway & The Pavement** – planning permission granted January 2018; currently seeking a construction contractor; works anticipated to start on site January 2019; completion October 2019.
- **Station Gateway and Eastern Gateway** public realm and highway improvements – preliminary designs complete; public information sessions to be held in June 2018. Anticipated construction period April 2020 to June 2021
- **Cycling & Walking Improvements** – priority schemes identified; initial design work commenced; design approach agreed with WSCC; process to recruit dedicated project manager complete. Project Manager starts Aug 18.
- **Haslett Avenue East / Three Bridges station- Traffic Signal Upgrades** - complete
- **Bus Shelter Real Time Passenger Information (RTPI) Installations** – completed with an additional 66 RTPI displays installed across the network
- **Worth Park Avenue Cycle Path to Three Bridges station**– complete
- **Manor Royal Junction Improvements** – progressing well with feasibility design work underway, work anticipated to be delivered in 2019 and 2020.
- **Gatwick Railway Station Improvements** – planning application submitted; decision due shortly
- **Three Bridges Station Improvements** – extensive public consultation completed Jan-Feb 2018; strategic partner commitment and funding secured; revised design proposals underway along with a programme of intensive traffic modelling.
- **Town Centre Commercial Space Growth** – consultants appointed to undertake town centre commercial space analysis, focused on key opportunity sites; final report due by end July 2018.
- **Town Centre Signage & Wayfinding** – 20 new fingerposts and monoliths installed across the town centre March 2018
- **Bandstand** relocation to Memorial Gardens complete; official opening 16 June 2018.

## 6. Crawley Growth Programme governance - update

6.1. West Sussex County Council has taken on the role of lead delivery body for the Crawley Growth Programme and a Funding Agreement between WSCC and the LEP has been signed to this effect. This sets out the obligations for overall delivery and financial management of the programme and provision of quarterly progress reports / financial claims to the Coast to Capital Local Enterprise Partnership in order to draw down LGF monies against agreed expenditure.

6.2. Crawley Borough Council has signed a partnership agreement with West Sussex County Council, which confirms the Crawley Growth programme governance, budget and delivery arrangements and the responsibilities of each authority for management of the programme.

The partnership agreement references the Funding Agreement between West Sussex C.C and the Coast to Capital Local Enterprise Partnership. On 4 October 2017 (PES/259), Cabinet authorised delegated authority to the Head of Economic and Environmental Services (in consultation with Head of Legal and Democratic Services) to sign an agreed partnership agreement with West Sussex C.C

- 6.3. The overall co-ordination and strategic management of the Crawley Growth Programme is undertaken by the Crawley Growth Board, chaired by the Chief Executive of Crawley Borough Council with the Executive Director for Economy, Infrastructure and Environment at WSCC and attended by senior representatives from Crawley BC, WSCC and project specific partner organisations.
- 6.4. The regular monitoring and oversight of the individual schemes within the Programme is undertaken by the Crawley Growth Programme Delivery Team, comprising officer representatives from Crawley BC, WSCC and scheme partners. The Delivery Team reviews project updates (including projection initiation documents, risk registers, communication plans) and compiles programme level reports and analysis for the Crawley Growth Board.
- 6.5. The Crawley Growth Programme includes the following key strategic partners and delivery bodies: Manor Royal BID, Gatwick Airport Ltd, Arora Group, Network Rail, Govia Thameslink Railway (GTR) Southern, Town Centre Partnership and town centre businesses.
- 6.6. Ongoing key decisions related to the delivery of the Crawley Growth programme will be taken by Cabinet in regard to Crawley BC led schemes and through the West Sussex CC decision making processes, in regard to WSCC led schemes.

**7. Proposals to add existing schemes to the Crawley Growth Programme budget header.**

7.1. On 4 October 2017, (minute 32 refers) Cabinet approved the allocation of £2.8 million of Crawley BC capital programme funding from the Town Centre Regeneration Fund to the Crawley Growth Programme, to help unlock £14.6m of Local Growth Funding (LGF) from the LEP.

7.2. It is proposed to add the existing Three Bridges Station improvement scheme and Queensway – The Pavement to the Crawley Growth Programme, as set out in the table below.

Current Budget	Crawley	WSCC (Phase 1)	S106	Currently in the capital programme	Cabinet report
<b>Crawley Growth</b>	<b>2,620,000</b>			<b>2,620,000</b>	<b>PES/259 - 04.10.17</b>
Town Centre signage	180,000			<b>180,000</b>	PES/252 - 29.11.17
<b>Sub total</b>	<b>2,800,000</b>			<b>2,800,000</b>	
Queensway	1,100,000	900,000		<b>2,000,000</b>	PES/230 - 22.03.17
Three Bridges Station	1,500,000		393,759	<b>1,893,759</b>	PES/280 - 21.03.18
<b>Combined total</b>	<b>5,400,000</b>	<b>900,000</b>	<b>393,759</b>	<b>6,693,759</b>	

## Proposals to add Station Gateway, to the Crawley Growth Programme Budget.

- 7.3. Crawley Borough Council will be responsible for delivering part of the Station Gateway project related to the preparation of scheme detailed designs. West Sussex County Council is the lead authority for the project and will pay Crawley Borough Council for our contribution to scheme delivery, which will enable a budget of up to £100k.
- 7.4. **Station Gateway** – A programme of public realm upgrades to transform the living environment, with the provision of increased bus bays and new bus shelters. The scheme will also see a number of highway changes to improve pedestrian space and crossings. All of this will help unlock the redevelopment of the Station Gateway site, which has outline planning permission for 308 high quality residential apartments and a new railway station.

## Proposals to add S106 funds to the Crawley Growth Programme Budget

- 7.5. The proposal is to increase the overall CBC capital programme allocation to the Crawley Growth Programme by a total of £587,595 of S106 developer contributions, which have already been paid to the Council. The S106 contributions will not be committed to specific projects until they have gone through the established Crawley Borough Council S106 approval process, subject to which S106 funds will then be requested to be added to individual Crawley Growth programme schemes through the Quarterly budget monitoring reports. Members will be kept informed as to the outcome of the approval process through the Members Information Bulletin.
- 7.6. The above additions to the 'Crawley Growth Programme mean that the total capital funding allocation to the Programme rises to £7,381,354 as shown in the table below.

<b>Crawley Growth Programme</b>	<b>Budget</b>
Current items in the capital programme	
Three Bridges Railway Station	£ 1,893,759
Queensway - The Pavement	£ 2,000,000
Unallocated Crawley Growth Programme monies	£ 2,620,000
Town Centre Signage & Wayfinding	£ 180,000
<b>Total within the existing capital programme</b>	<b>£6,693,759</b>
Station Gateway	£100,000
S106 allocation	£587,595
<b>Revised capital programme for the Crawley Growth programme</b>	<b>£7,381,354</b>

## Proposed Allocations to Individual CGP schemes

- 7.7. It is proposed to allocate the above £2,620,000 of capital monies from the overall Crawley Growth programme allocation to the following schemes:
- **Manor Royal cycle improvements (£1,662,000)** – A programme of cycle path upgrades and cycle route network development across Manor Royal, linking Manor Royal more effectively to Crawley Town Centre and Gatwick and Three Bridges station railway stations. This will improve greatly the ability to commute by bike into and out of Manor Royal.
  - **Town Centre cycle improvements (£954,000)** - A programme of cycle path improvements to improve significantly connectivity within the town centre, including a “ring” route around the town centre core, along the Boulevard, College Road and Station Way. This will greatly improve cycle connectivity between key town centre regeneration sites and the town centre core.

- **Super-hubs (£4,000)** - The provision of larger higher quality bus shelter facilities, such as WIFI and digital screens, at prominent locations in Manor Royal at Crawley bus station and at Three Bridges and Gatwick railway stations, so to boost bus patronage and increase volumes of sustainable commuting.

## 8. Financial Implication

- 8.1. These proposals require no direct additional financial revenue or capital funding commitment from Crawley Borough Council.
- 8.2. S106 resources proposed to be allocated to the Crawley Growth Programme through this report are already secured from site developers through the planning process.

## 9. Legal Implications

- 9.1. Crawley Borough Council has signed a partnership agreement with West Sussex County Council, which confirms the Crawley Growth programme governance, budget and delivery arrangements and the responsibilities of each authority for management of the programme.
- 9.2. The Coast to Capital Local Enterprise Partnership has drawn up a programme delivery contract for the Crawley Growth Programme, which it has signed off with West Sussex County Council, as lead delivery body. The County Council has in turn sought to confirm the participation and commitment of Crawley Borough Council to delivery of the Growth programme through a partnership agreement, as described above.

## 10. Background Information

Report to Cabinet 4 October 2017 - [Proposed Crawley Growth Programme 2017-21 \(PES/259\)](#)

Report to Cabinet 29 November 2017 - [Town Centre Signage & Wayfinding \(PES/252\)](#)

Report to Cabinet 27 March 2017 - [Town Centre Regeneration Programme \(Phase 2\) Queensway & The Pavement \(PES/230\)](#)

Report to Cabinet 21 March 2018 - [Three Bridges Station Improvement Scheme \(PES/280\)](#)

### Report author and contact officer:

**Mandy Smith, Regeneration Programme Officer.**

Tel: 01293 438285 Email: [mandy.smith@crawley.gov.uk](mailto:mandy.smith@crawley.gov.uk)