



## CABINET - 24<sup>TH</sup> JULY 2024

**SUBJECT: MOBILISING TEAM CAERPHILLY – PLACE SHAPING**

**REPORT BY: CORPORATE DIRECTOR FOR EDUCATION AND CORPORATE SERVICES**

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### 1. PURPOSE OF REPORT

- 1.1 The purpose of the report is to update Members on the current Place Shaping Programme and to seek approval on the recommendations regarding the allocation of funding to individual projects.

### 2. SUMMARY

- 2.1 Mobilising Team Caerphilly is the Council's Transformation Portfolio. It consists of two component programmes: Service Transformation and Place Shaping.
- 2.2 The Place Shaping Programme is the Council's strategy for delivering capital projects such as the building of new schools, housing developments, sports facilities, delivering building improvements and infrastructure maintenance.
- 2.3 The Place Shaping Programme contains a range of workstreams and projects which collectively aim to create Communities that are great places to live now, as well as having the potential to thrive in the future.
- 2.4 A full review of the Capital programme, projects requiring additional funding and new capital bids has been undertaken. The Place Shaping Board has subsequently prioritised all known works with a view to maximising the use of available funding.
- 2.5 As at the 1<sup>st</sup> June 2024 Caerphilly Council has £16.413m of unallocated capital funding. Approval is sought to utilise £7.202m, circa 5% of the approved Capital programme, to manage any unexpected in year priorities or unmanageable cost escalations within the programme. This leaves a balance of £9.211m to be used to support the delivery of the projects set out in 5.5.8.

### 3. RECOMMENDATIONS

3.1 Cabinet Members are asked to:

- a) Note the information contained in the report
- b) Approve the recommendation, via vote, to utilise £9.211m of unallocated capital funding to support the progression of the projects set out in 5.5.8
- c) Agree that £7.202m of the unallocated capital be set aside as contingency for the overall Capital Programme

### 4. REASONS FOR THE RECOMMENDATIONS

4.1 To allocate capital funding to a number of prioritised projects in order to maximise the investment opportunities and ensure the Place Shaping programme can continue to be delivered.

### 5. THE REPORT

5.1 The Place Shaping Programme is the Council's strategy for delivering capital spend projects. This can include the build of new schools, housing developments, sports facilities, building improvements and infrastructure maintenance. It contains a range of workstreams and projects which aim to create Communities that are great places to live now, as well as having the potential to thrive in the future.

Place Shaping Workstreams			
Sustainable Communities for Learning	New Build Housing and Social Care	Sport and Active Recreation	Physical Regeneration and Infrastructure

5.2 In an effort to draw all of the projects together as part of the MTC Programme a set of objectives were agreed to ensure consistency and to create a single view of capital spend investment. These are:

- Understanding priorities and building an evidence base for future ambitions
- Shared programme delivery through visioning, collaboration and innovation
- Coordinating controlled and sustainable growth by investing in our infrastructure
- Improving the viability and vitality of our communities
- Maximising the Caerphilly pound and ensuring value for money
- Understanding local needs and preferences and making sure the right services are provided
- Delivering forward thinking solution that have sustainable benefits and deliver on the Council' key priorities
- Creating and maintaining quality places within our Borough through a place-based approach to our communities

5.3 The Mobilising Team Caerphilly Place Shaping Programme is overseen by a Portfolio Board which meets monthly. The Portfolio Board meets to consider, by exception,

any aspects of Programme Delivery that requires unblocking as well as to ensure appropriate management of programme risks, benefits and resources.

- 5.4 Programme decision-making is made in accordance with the existing decision-making arrangements set out within the Council's Constitution. Any change recommended by the Board that requires a Cabinet decision will be discussed informally at a Policy Development Meeting then, where necessary with the relevant Scrutiny Committee, prior to being submitted to Cabinet for consideration.
- 5.5 A full review of the Capital programme, projects requiring additional funding and new capital bids was undertaken at the Board's request. The Place Shaping Board has subsequently prioritised all known works with a view to maximising the use of available funding – specifically prioritising bids that attract match funding.
- 5.6 As at the 1<sup>st</sup> June 2024 Caerphilly Council has £16.413m of unallocated capital funding. This report seeks to use £9.211m of that to support the delivery of the projects set out in 5.8. Approval is also sought to utilise the remaining £7.202m, circa 5% of the approved Capital programme, to manage any unexpected in year priorities or unmanageable cost escalations within the programme.
- 5.7 The projects set out below are in addition to the full list of Place Shaping projects already agreed in the Capital Strategy Report 2024/2025 by Council on the 27<sup>th</sup> February 2024 (Appendix 1).
- 5.8 These additional projects totalling a capital requirement of £9.211m are the priority projects recommended to Cabinet to attract Capital funding while maximising investment through the attraction of significant third party match funding. These projects bring in an additional £27.830m third party funding and, in some cases, build on a number of prior funding allocations.

Capital Bid	Total Project Budget £m	Approved		Additional Ask	
		Caerphilly Budget £m	3 <sup>rd</sup> Party Match £m	Caerphilly Budget £m	3 <sup>rd</sup> Party Match £m
Plasyfelin Primary School	20.483	3.150	5.850	2.580	8.903
Ysgol Y Lawnt and Upper Rhymney Primary School	21.713	6.052	11.553	1.232	2.876
Llancaeath Junior School / Llanfabon Infant School	13.245	1.400	2.600	2.674	6.571
Caerphilly 2035 Multi Disc Support	1.580	0.000	0.000	0.480	1.100
Bargoed Placemaking Plan	0.900	0.000	0.000	0.450	0.450
Blackwood Placemaking Plan	0.900	0.000	0.000	0.450	0.450
Caerphilly 2035 – Hotel & Leisure Quarter Workstream	6.250	0.575	5.175	0.150	0.350
Edward St, Y. Mynach Flooding alleviation	1.577	0.000	0.251	0.177	1.149
Van Road, Flood alleviation	2.740	0.000	0.120	0.375	2.245
Local Flood Risk Management Strategy	4.380	0.000	0.000	0.644	3.737

<b>Total</b>	<b>73.768</b>	<b>11.297</b>	<b>25.429</b>	<b>9.211</b>	<b>27.830</b>
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- ***Plasyfelin Primary School***

A new fit for purpose, state of the art replacement Plasyfelin primary school on the grounds of the existing site offer facilities for wider community use. This will be the Authority's first Net Zero Carbon school. The additional funding requested will enable completion of the construction phase of the project.

- ***Ysgol Y Lawnt and Upper Rhymney Primary School***

Creation of new Net Zero Carbon school buildings with shared facilities to accommodate both Ysgol Y Lawnt and Upper Rhymney Primary School, Nursery, Childcare and Special Resource Base. Both schools would remain independent entities, delivering education through their respective language mediums, with shared communal facilities. The proposal does not seek to change the current arrangements in relation to Head Teachers or Governing bodies. The additional funding requested will enable completion of the construction phase of the project.

- ***Llancaeach Junior School and Llanfabon Infants School***

Creation of a new primary school provision, through amalgamation of both existing schools, accommodating pupils between the ages of 3-11 years within the catchment area through a new fit for purpose, state of the art extension and refurbishment to the existing Llanfabon Infants School. The additional funding requested will enable completion of the construction phase of the project.

- ***Caerphilly 2035 Multi Disciplinary Support***

Continuation of funding to support the strategic planning and delivery of the Caerphilly Town 2035 programme through the continued employment of the multi-disciplinary team of specialist advisers.

- ***Bargoed Placemaking Plan***

The funding requested will support further development of the Placemaking Plan for Bargoed to enhance the town centre, help to attract investment to the area and to assist in the regeneration of the locale. The Placemaking Plan consists of a spatial plan with supporting report of analysis, precedents and design information.

- ***Blackwood Placemaking Plan***

The funding requested will support further development of the Placemaking Plan for Blackwood to enhance the town centre, help to attract investment to the area and to assist in the regeneration of the locale. The Placemaking Plan consists of a spatial plan with supporting report of analysis, precedents and design information.

- ***Caerphilly 2035 – Hotel and Leisure Quarter Workstream***

An 80 Bed Hotel, fronting Cardiff Road combined with the redevelopment of this area of Cardiff Road to facilitate a new leisure and hospitality quarter. The funding requested will facilitate further feasibility reports and studies along with design progression to procure a private sector development partner to deliver the development in partnership with the Council.

- ***Edward Street, Ystrad Mynach, Flooding Alleviation***

The Edward Street area, including properties at Edward Street and Ynys Glyd Street, is known to experience regular flooding, along with the adjacent Centre of Sporting Excellence. The scheme is currently in detailed design, which is fully funded by Welsh Government. The additional 15% match funding request is to take the project to full construction.

- ***Van Road, Flooding Alleviation***

The proposed scheme aims to increase the capacity of the watercourses, improve drainage systems, and provide flood protection to residential and commercial properties in the area. The scheme is currently at outline business case stage, which is fully funded by Welsh Government. The funding has been identified as 15% match for the cost of the delivery stage in the process.

- ***Local Flood Risk Management Strategy***

This 6-year plan, supported by Welsh Government Flood and Coastal Erosion Risk Management Grant funding aims to reduce flood risk to people and property, with a target to remove at least 200 properties from our “at risk” register. The funding has been identified as 15% match for the cost of the delivery stage in the process.

## 5.9 Conclusion

The Council's Place Shaping programme is an ambitious capital investment programme that seeks to enable the development of new schools, housing and sports facilities. As our capital budgets reduce, a number of competing priorities have emerged such as flood alleviation works. All such work needs to be considered in the round and, wherever possible, should seek to maximise the potential return on investment as the projects set out in 5.7 do. While the Council may not be able to deliver everything it wishes to at present, the approach set out within this report certainly stretches the Caerphilly investment the furthest and provides the biggest 'bang for our buck'

## 6. ASSUMPTIONS

6.1 No assumptions have been made in relation to this report.

## 7. SUMMARY OF INTEGRATED IMPACT ASSESSMENT

- 7.1 There is no requirement to undertake an Integrated Impact Assessment at Programme Level. These will be undertaken at the relevant point at which individual projects are progressed.

## 8. FINANCIAL IMPLICATIONS

- 8.1 As at the 1<sup>st</sup> June 2024 Caerphilly Council has £16.413m of unallocated capital funding.

- 8.2 The projects set out in the table below require a total additional capital allocation of £9.211m and bring in an additional £27.830m of third party funding. The overall project budget for these programmes is £73.768m and the previously approved capital allocations are shown in the table under 5.7

Capital Bid	Caerphilly Budget £m	Funding			3 <sup>rd</sup> Party Match £m
		Core Grant £m	Capital Reserves £m	Capital Receipt £m	
Plasfelin Primary School	2.580			2.580	8.903
Ysgol Y Lawnt and Upper Rhymney Primary School	1.232	0.872		0.360	2.876
Llancaeath Junior School / Llanfabon Infant School	2.674	2.674			6.571
Caerphilly 2035 Multi Disc Support	0.480		0.480		1.100
Bargoed Placemaking Plan	0.450		0.450		0.450
Blackwood Placemaking Plan	0.450		0.450		0.450
Caerphilly 2035 – Hotel & Leisure Quarter Workstream	0.150		0.150		0.350
Edward St, Y.Mynach Flooding alleviation	0.177	0.177			1.149
Van Road, Flood alleviation	0.375	0.375			2.245
Local Flood Risk Management Strategy	0.644	0.644			3.737
<b>Total</b>	<b>9.211</b>	<b>4.741</b>	<b>1.530</b>	<b>2.940</b>	<b>27.830</b>

- 8.3 It is proposed that the remaining funding of £7.202m, circa 5% of the approved Capital programme, is prudently retained as unallocated contingency to manage any unexpected in year priorities or unmanageable cost escalations in the programme.

- 8.4 When new projects are prioritised through the Place Shaping Board governance process, they will be listed in priority order and brought through the process for future recommendations to Joint Scrutiny and Cabinet to allocate any future Capital funding.

8.5 Future Capital funding will come from capital receipts from the disposal of land or building assets, future grant or third-party contributions, CIL, S106 and the re-purposing of capital or revenue reserves. A forecast for future capital funding is being developed as part of Mobilising Team Caerphilly Transformation programme to inform the Capital Strategy.

## **9. PERSONNEL IMPLICATIONS**

9.1 This will be dependent on specific proposals that will be taken forward

## **10. CONSULTATIONS**

10.1 This proposal will be presented to the Education and Social Services Scrutiny Committee on 18<sup>th</sup> July 2024. Comments and responses from the Scrutiny meeting will be verbally presented to Cabinet members.

## **11. STATUTORY POWER**

11.1 This will be dependent on each the statutory requirements of each individual projects.

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Appendix:  
Capital Strategy Report 2024/2025 – [Appendix 1 \(agreed at Council 27<sup>th</sup> February 2024\)](#)