



Bridgwater Town Deal Board

26th May 2022
12:00pm till 1:30pm

Teams Meeting

MINUTES

1) Introduction and Apologies

In attendance:

- Councillor Gill Slocombe,
- Doug Bamsey,
- Julie Wooler,
- Cllr Mick Lerry,
- Paul Edwards,
- Paul Moore

Supporting the board:

- Nathaniel Lucas,
- Keith Thomas,
- Katherine Schollar
- Erin Davey,
- Jaycee Ellis

Apologies:

- David Ralph,
- Haf E Morris,
- Jonica Walkinshaw,
- Ruth Lambert,
- Gavin Roberts,
- David Mears,

Welcome and Apologies given.

2) Matters Arising

- The revised version of the Celebration Mile Business Case has been circulated to board members – including the Equalities Impact Assessment from the Equalities and Risk Manager and details of the Social Value benefits agreed with design consultants.
- The Celebration Mile business case will proceed to go to the SDC Executive meeting on the 1st June 2022.

- Subject to the response from Executive, will then be able to formally submit to government after the 5-day 'cool-in' period.
- Government have given formal confirmation on the Project Adjustment Request that was submitted.
 - Sent in a Project Adjustment Request form to government to change the allocation made to Dunball – following the successful award from the LUF to the A38 improvements.
 - Original project allocation requests have been reinstated due to the LUF.
- Following the sign-off, Government will now assess the 3 projects that were submitted earlier this year.
- Subsequent to the Board meeting Government notified these projects were now agreed with funding being available from June 22. SDC will now notify project partners and provide update on delivery progress to the next Board meeting

3) Social Value Objectives and Potential Targets

- There will be further agreements on Social Value as the design work for projects progresses.
- In the last board meeting, there was a request from DR for board members to take a view on social value requirements and for the board to establish social value targets.

What is Social Value?

- Social Value requires individuals and organisations who commission public services to think how they can secure wider social, economic and environmental benefits.
- Social value follows a TOMs framework which was created as a solution to the Social Value Act.
- The TOMs framework is:
 - **T**hemes
 - **O**utcomes
 - **M**easures.

Themes:

- Themes within the framework include the following:
 - Jobs – employment and skills.
 - Growth – growth in businesses.
 - Social – improvements to health and wellbeing.
 - Environment – safeguarding the environment.
 - Innovation – innovative on how services are delivered.

Outcomes:

- SDC works on the following basis:
 - Hours spent on local school and college visits delivery career talks,
 - Provide work placements for students or pre-employment courses,
 - Provide business advice to VCSEs (Voluntary Community Social Enterprises) to achieve net zero by 2030,
 - Donate equipment and resources VCS,
 - Donations/in kind contributions to local community projects.
- The above is open to board members for discussion.
 - A note will be sent round to board members for discussion due to attendance numbers of the meeting. – NL to gather key points for this.
- Detail on how the board will measure the above will be addressed in future meetings.
 - Important to establish a direction first.
- These values will be built into the grant/funding agreements that will be put in place with project partners.

- In discussion it was noted that some of these elements can be easier to deliver from large firms compared with micro businesses and flexibility may be needed in the procurement to reflect this.

4) Bridgwater Step-Up Business Case Update/Progress

- Originally planned to bring the Step-Up Business Case to this board meeting.
 - A decision was made to hold off for the time-being due to continuing conversations with SCC and potential role in delivery.
 - Initially, Sedgemoor would be responsible for the Step-Up facility. Given the constraints on acquisition of new assets under Local Government Reorganisation it is considered it may be more appropriate for SCC to lead and incorporate the facility within their wider Enterprise portfolio.
 - The business case would then be ready for 15th June Board and to 6th July Executive for approval.
 - Cllr GS has concerns about the approach – would prefer that the facility is handed over from Sedgemoor to County in a gradual approach, following the recent elections, need to ensure it is a seamless transfer with the new councillors etc.
 - Due to the Section 24 that has been put in place for Unitary – if Sedgemoor were to lead on the facility, it would have to be taken through Section 24 as it's a large financial decision and this could add delays to the project. If County were to take lead on the facility, it would allow for the facility to get underway as soon as physically possible.
 - County Councillor/Portfolio Holder would be invited to board meetings to be introduced to this.
 - Any project funded through Towns Fund and is being lead externally; a grant/funding agreement will be put in place to manage expectations/delivery.
- The original property that we outlined in the Town Investment Plan was bought by the NHS who are turning it into a mental health facility. They are currently refurbishing the building – similar to the layout we intend to create with the Step-Up facility.
- Since then, have managed to locate a property – on Angel Crescent (details to remain confidential) – which was previously 2 offices with the opportunity to connect them.
 - It is a Grade 2 listed building.
 - Could remodel the ground floor to become more flexible.
 - The property is currently being redecorated/re-carpeted.
 - County have visited the property with SDC.
 - There isn't currently a lift within the building and will propose to be a challenge due to the building being listed.
 - the property provides good linkage with the Angel Place Pop-Up spaces, and Celebration Mile
 - It is 2'800 ft² over 3 floors.
 - The freehold value of the building is on the market for £425'000 – which is deemed affordable against the £500k Town Deal funding and the £200k SDC match funding.
 - Currently in conversation of the business plan/modelling operating costs with County – it will either operate as a serviced offices or mixed office with co-work/shared space with support.
 - A good opportunity for integration with the SCC Enterprise Network.
- County are responsible for a number of Enterprise Network Centres which are all outside the town centre.
 - This facility would be the first within a town centre.

- Current challenges the facility is facing is ensuring that the facility is accessible and ensuring the business space is affordable for local businesses.
- SDC are looking to have a meeting with County next week for further conversations on the facility.
 - A further site visit will be arranged following this meeting.
- Board concerns were raised about ensuring the longevity of the Step-Up facility continuing to maintain the Town Deal objectives and ambitions for the Enterprise Centre.
 - It was noted the funding agreement would confirm the Town Deal objectives and requirements as a condition of funding.

The business case will be presented to the Board in June

5) Forward Meeting Plan – Wider Progress

- River barrier, Dunball Junction and Town Wardens have been submitted and have now been approved by Government following the Board meeting
- Celebration Mile is about to be submitted, following Executive approval on the 1st June.
- Bridgwater Step-Up is being brought to the board next month – 15th June.
- The three cultural venues were clustered together for a single business case.
 - The Engine Room has their designs completed and a costed plan for the project.
 - The Town Hall are making progress on designs.
 - The Arts Centre has been delayed – A condition survey has been completed and results from that survey were not as severe as expected.
 - Repairs for the Arts Centre are underway.
 - Bridgwater Town Council Project Manager is familiarising with both projects in order to help bring the Town Hall and Arts Centre forward.
 - Should receive further information on the Arts Centre by 24th July.
 - This will allow the team to bring it forward as a single business case in August.
- Cycling originally planned to plug the gaps from EDF cycling plans – additional challenges have occurred since with the new design standard for walking and cycling and most being integrated within LUF delivery of the A38 improvement works.
 - Looking into the possibility of providing a different scheme and making a link with the Docks project.
 - There is a meeting on the 27th of May with the technical team on how to make progress on this concept and will report back to Board in June.
- Docks & Carnival were originally planned for an October deadline for business cases, further developments have been made in the design and feasibility and reflecting on this, SDC are now looking to seek to an extension of time from Government due to LGR timetables for approval/decisions become more difficult at the end of the year.
 - Currently in an open conversation with government regarding the request.
 - Looking to make an additional funding application to the Heritage Lottery Fund (HLF) – they have another window of applications open for August, for a decision in December.
 - The opportunity for additional funding for both the projects will allow them to be delivered all at once.
 - This does not affect the delivery of either project – it will allow for more time to get a strong business case together for each project.
 - A board member enquired if there would be any potential implications if the Docks has been moved back.
 - There will be no major implications on delivery if it is pushed back – if funding is received March 2023, project partners have till March 2026 to deliver the project.

- Costs for the Docks came back higher than anticipated – the team is currently going through the costs in detail and any additional funding can be used for heritage aspect costs.
- Have also raised with SDC that due to the difficulty of timetables later in the year for approval – may be able to seek delegated authority or for the possibility of special executive to be co-ordinated in order to take it through thorough governance.
 - The August board meeting is crucial for board members to attend in order to be quorate and make decisions on business cases.
 - Following the Board meeting agreement has been reached to allow delay to the Docks and Carnival Business Cases to January 2023 if necessary. Further details will be provided to Board in June.

6) AOB

No AOB was discussed.