



Minutes of the Joint Town Deal Board for Mablethorpe and Skegness (Connected Coast Board) held on Thursday 4<sup>th</sup> November at Skegness Police Training and Conference Centre

Present:

Chris Baron CB	Chair
Councillor Adrian Benjamin AB	Mablethorpe & Sutton on Sea Town Council
Robert Caudwell RC	Association of Drainage Boards
Councillor Tony Tye TT	Skegness Town Council
Deborah Campbell DC	Environment Agency
Jacqui Bunce JBu	Lincolnshire Clinical Commissioning Group
William Price WP	CLA
Councillor Colin Davie CDa	Lincolnshire County Council
Clare Hughes CH	Greater Lincolnshire LEP
Ivan Annibal IA	Rose Regeneration
John Latham JL	Lincoln University
Councillor Helen Matthews HM	District Councillor for Sutton on Sea
Adrian Clarke AC	TEC Partnership
Janet Stubbs JS	British Garden Centres
Freddie Chambers FC	Lindum Group
Paula Finlayson PF	Sustainable Direction

## **ITEM 1 Welcome**

CB welcomed everyone to the meeting and opened by stating that the Board had lots to celebrate and that we should be sharing the successes that are happening – particularly the Police Conference Centre and Hardy's multi user trail that have progressed to near completion.

CB also advised that following the workshop with Kate Willard that Board Meetings will now take place every eight weeks.

CB Welcomed Julie Corden, the project manager for the Campus for Future Living. Julie is employed by the University of Lincoln and is supporting the commission with Lindum to progress the Campus to RIBA Stage 4. Julie has previously worked on the University of Lincoln's Medical School Campus and her new role has already ensured positive engagement with a number of key stakeholders on the Campus for Future Living project.

## **ITEM 2 Apologies**

Lydia Rusling, Sarah Louise Fairburn, Justin Brown, Gill Alton, Mike Shields (Distract), Cllr Craig Leyland, Cllr Steve Kirk, Robert Barlow, Claire Draper (Vice Chair), John Henry, James Brindle, Caroline Killevey, Robert Parker and Louise Ransberry

Officers in attendance

Michelle Sacks MS, Martin Kay MK, Jon Burgess JBur, Tim Sampson TS, and Julie Corden JC.

## **ITEM 3 Minutes of the last meeting**

Minutes of last meeting held 1<sup>st</sup> July.

Approved without division.

*Matters Arising.*

CB acknowledged the potential extra funding that may become available for the Skegness Interchange if bus and train operators could come together.

CB also touched on the success of the Technical Sub groups and their importance between meetings.

## **ITEM 4 Work programme**

IA stated that the Board had now moved from the 'bid' stage to the 'delivery' stage which would inevitably change the focus of future meetings to target monitoring of agreed activity.

IA added that the delivery team had submitted revised financial profiles on the 27<sup>th</sup> September 2021.

Tim Sampson was introduced to the Board as a new member of the ELDC delivery team. Tim will have responsibility for monitoring and reporting on finance matters related to the Towns Fund Investment Plans.

The Board was reminded that all Final Business Cases had to be submitted to HM Government by the end of March 2022 representing one year from the original the heads of terms offer for each Investment Plan. The delivery team are currently working with all project sponsors to schedule the formal submission. It is anticipated that some will come forward for January for Connected Coast Board sign off, with the remainder approved at the local level in March.

*Early 5% release;*

It was confirmed with DLUHC that the 5% total funding received equates to £1,194,990 for Mablethorpe and £1,225,000 for Skegness. This has been received by East Lindsey District Council via a Remittance advice confirmed in September 2021. It was confirmed that the 5% allocation was intended to cover additional technical works required to complete the respective business cases.

IA asked if the Chair and Vice Chair could have delegated powers to apportion the funding to speed up the process.

**This decision was made and the request was agreed.**

### *Inflation*

Board Members noted concerns about the current rates of inflation within the construction industry based on Government intelligence and real-life local examples. It was noted that projects are aware of the need to consider inflation within the respective risk registers. At this time the delivery team was not aware of any projects that could not be delivered with increased inflationary pressures. The intention with all schemes at this stage is to value engineer design works, if necessary, to meet available cost envelopes.

IA advised that we continue to negotiate with project sponsors on the impact increased inflation may have on the delivery of the proposed outputs for each scheme, but it was unlikely that additional funding would be released through Government to offset the risk.

### *Project contracts*

When the Full Business Case is agreed by HM Government the funding can be released accordingly. The Section 151 Officer has to agree with the release of funding and a funding agreement between the projects and the District Council, as the accountable body, has to be signed off.

## **ITEM 5 Project Status Report**

### **Mablethorpe**

*Healing the High Street* has a draft Full Business case that will be presented to the relevant sub group when fixed.

*National Trust*. A professional contracts team are in place and we expect their Full Business Case in January.

*Colonnade*. Positive progress has been made with the revised planning application understood to have addressed all technical issues around flood risk. A further mechanism is required with ELDC to enter into a Section 30 Agreement with the Environment Agency to cover the additional cost of any future sea defence enhancements as a direct result if the new Colonnade scheme being developed. A template agreement has been provided by EA colleagues and Council officers are working internally to progress this for sign off. Timescales – Full business case to be available in March.

*Campus for Future Living*. Lindum are currently working towards taking the project to RIBA stage 4. Julie Corden to present the progress made at the next full meeting of the Board.

*Mobi Hub*. Preferred site now identified. There has been two good meetings with the site owners and the potential terms of a relocation to a new facility to free up the town centre site for redevelopment. Architect and QS support has been commissioned to consider this next stage

further. Board Members were asked to note the confidentiality of the site (and owners) under negotiation.

### *Leisure and Learning Hub*

A further workshop has been held with Alliance Leisure to help inform the design of the scheme. An updated fee proposal has been provided by Alliance Leisure to progress the scheme to RIBA Stage 4 (Technical Design). If agreed this will help populate the Full Business Case with full cost and design certainty.

Timing for Full Business case is March 2022.

### **Skegness**

*Healing the High Street.* Similar stage as Mablethorpe. Lead is Greg Pickup, Project Officer is Alice Ullerthorne and they have two support staff helping them deliver the project.

*Cultural Skegness.* Architects appointed to see project through to RIBA stage 4. Project appears to be moving through well. JB to be asked to present progress at the next Board Meeting in December.

*Skegness Interchange.* A professional project team is moving the project through and the delivery team sit on the project group. Lots of effort from the EMR group as they see their Full Business Case being with us in January. A meeting with Stagecoach had taken place with the hope of both organisation being aware of each other's plans and ambitions. It is hoped that both will continue to work together.

*Skegness Foreshore.* A professionally produced development prospectus is shortly to be used to open dialogue with potential investors on the foreshore, via Pygott and Crone. JBur to share the development prospectus with the Board following the meeting. CB raised the question of what would be plan B if investors into the foreshore were not found. MS confirmed this would underline the case for continued public sector investment into the sites if it was demonstrated via a commercial marketing exercise that the private sector could not bring them forward for development.

*FE Campus.* AC gave a brief presentation outlining the projects ambitions. MK added that a draft Full Business Case had landed for consideration and feedback, he added that it was a very detailed piece of work. PS commented on how Plymouth University was the benchmark for Carbon Neutral Projects in this area. It was noted that there is expected to be a lot of Government focus and expectation on reducing carbon on all construction schemes towards low, zero or negative levels.

*Hardy's Multi User Trail and Police Training and Conference Centre.* CB thanked Lincolnshire Police for allowing us to host the meeting in the newly completed Training and Conference Centre. He also added that the Hardy's Multi User Trail was also nearing completion and that we should be celebrating the success of the projects. MK to ask Distract to attend to some celebratory communication surrounding the projects.

## **ITEM 6 VISITOR ECONOMY**

CB commented that the workshop shows the potential that all four Town Boards could work together.

CB identified that the workshop unpicked;

- Product Development
- Place Marketing
- Business Development
- Skills (and getting the business sector involved)
- Accessibility (which is important for every project)
- Data (Is King!)

MS Commented that the four town Boards forum is a forum that could translate to different themes.

Cllr Da commented that the Visitor Economy is a key sector and as so should sit within the LEP.

PD added that he thought Grimsby and Scunthorpe Towns Fund from the north LEP area could also be brought into the circle.

## **ITEM 7 Levelling Up**

MS outlined that East Lindsey, Boston, Grimsby and Scunthorpe bids all failed and we were yet to receive feedback. Only three towns fund areas were successful with their Levelling Up Fund bids.

It was noted that Levelling Up Round Two was due in the spring and we could submit again.

MS added that the delivery team were tracking other potential for funding such as shared prosperity and were looking to maximise the opportunities for funding. MS highlighted the importance to have 'oven ready' schemes and the importance of people bringing schemes forward.

The three priorities for Levelling Up 2 were core infrastructure and skills.

## **ITEM 8 Town Board Governance Workshop and Terms of Reference (ToR)**

IA presented a number of slides referring to the ToR and a new ToR going forward acknowledging that our current ToR was out dated.

ToR to go out in draft within the next two weeks and agreed within the following week

IA also presented the plan on a page GANTT for both Mablethorpe and Skegness.

### *Skills Audit*

To be circulated with the minutes following the meeting.

### *Risk Register*

CB added that the risk register would be available from the end of November

PD outlined how well the Technical Sub Groups had worked but asked that these could remain as zoom meetings – this was agreed.

JBu asked if we could agree five key messages from each meeting – she added that this would help all articulate quickly the key principals from the meeting when asked and potentially before the minutes were available.

These are;

- Nearly finished projects;
- Communications particularly using Board LinkedIn contacts;
- Create awareness about the Foreshore opportunity;
- Carbon neutral projects;
- Accessibility to be considered for all projects;

### **ITEM 9 Communications Strategy**

It was announced that Distract had been appointed to help with the Communications Strategy and that they were going to ‘front’ a communications workshop requested by CD.

A bi weekly Board Update was to be shared going forward.

### **ITEM 10 Lincolnshire County Council Consultation on Transport Plan**

It was highlighted that the County Council Transport Plan was out for consultation and all members were asked to share the link as wide as possible.

ITEM 10 Any Other Business

**It was agreed that the next meeting will be held on Friday 10<sup>th</sup> December 10am until 12 noon at Mablethorpe and Sutton Town Council Meeting Chamber, Stanley Avenue (above the library) Mablethorpe LN12 1DP car parking is on site.**