



Greater Brighton Economic Board

Investment Programme Update Report

16th October 2018

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Highlight Summary



PROJECT	DELIVERY PARTNERS	REPORT HIGHLIGHT
Burgess Hill Strategic Growth Programme	Mid Sussex District Council, Homes England, West Sussex County Council, Burgess Hill Town Council, Coast to Capital, DfT, DFID, developers (New River, Glenbeigh, Fairfax).	<ul style="list-style-type: none"> The Masterplan for the Northern Arc was completed at the beginning of September, and is due to be approved by the end of September. Public engagement began mid-September on the A2300 corridor improvements - the first major transport infrastructure project within the growth programme. Engagement will continue until the end of October. Employment space, The Hub: construction began in August on a 4,000 m2 DPD warehouse, the first of six phases of development to be delivered on the site. Goddard's Green Waste Water Treatment works: the business case for the £4million LGF funding was agreed with Coast to Capital's Investment Committee in July.
Telville Gate - Worthing	Worthing Borough Council and Mosaic Global Investments	<ul style="list-style-type: none"> Worthing Borough Council commissioned works to carry out early demolition of all buildings on the site and this was completed during Summer 2018. Planning Permission has been granted for a temporary surface car park which will be delivered in Autumn 2018.
Valley Gardens - Brighton	Brighton and Hove City Council, C2C Local Enterprise Partnership	<ul style="list-style-type: none"> The Construction Contract has been signed and initiated and Mobilisation activities have taken place, including the formal issue of the Construction Management Plan and Construction Environmental Management Plan. A Stakeholder Engagement Officer has been appointed along with sub -contractors for signals, traffic management and tree care. Newsletters have been circulated to over 3000 contacts and stakeholders providing details of an indicative timeline for highway construction works. The works Contract started on the 3rd September. Contractors have set up a temporary site compound on the gardens and have started laying the new car park at the back of St Peters Church. Works on the Highway commenced on the 17th September.
Port Access Road - Newhaven	East Sussex County Council	<ul style="list-style-type: none"> DfT sign-off for the business case was received on 20 August 2018. ESCC are finalising contractual arrangements with contractor – BAM Nuttall - and main construction is anticipated to start in late October 2018.
Newhaven Flood Alleviation Scheme	Environment Agency, Lewes DC, Coast to Capita LEP, SE LEP.	<ul style="list-style-type: none"> September 2018 will see the completion of the flood defence in North Quay, which is a significant achievement following the difficulties experienced working through several waste and recycling sites.

Burgess Hill Strategic Growth Programme



Proposed scheme

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 funding has been secured:

- £17 million from the Local Growth Fund (LGF) to support the A2300 corridor improvements which comprise an upgrade from single to dual carriageway, junction improvements, and the provision of a footway / cycleway linking to the National Cycle Network,
- £11 million LGF funding for a package of sustainable transport infrastructure schemes such as improvements to the Burgess Hill and Wivelsfield railway stations, town centre public realm improvements, and an inter-urban cycle route,
- £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 (LFFN) fund to support the implementation of new digital infrastructure for Burgess Hill which in turn will stimulate the market for internet service providers.

Key Facts

Delivery Partners: Mid Sussex District Council, Homes England, West Sussex County Council, Burgess Hill Town Council, Coast to Capital LEP, Department of Transport, Department of International Development, developers (New River, Glenbeigh, Fairfax).

Funding (all years)

Total LGF Funding	£34.20m
Total Public Funding	£59.90m
Total Private Funding	£993.30m
Total Funding	£1,053.2m

Following their acquisition of the Northern Arc land parcels, Homes England have confirmed there will be an investment of approximately £162m in strategic infrastructure supporting the development. Further detail on the Homes England investment will be featured in future reports as it becomes available.

Outputs

5,000 new homes, a Science and Technology Park offering up to 100,000 m² of employment space, two further business parks covering 25 hectares, together creating 10,000 new jobs, a major town centre recreational facility offering over 14,500 m² of retail space plus 142 new homes, a 63 bed hotel and cinema, major improvements to the A2300 corridor and a sustainable transport package, two new primary schools and one secondary school, increased capacity at GP practices, new and improved leisure facilities, and full-fibre digital infrastructure.

What happened in the last period?

- **Northern Arc:** at the beginning of July Homes England acquired all the land parcels that make up the Burgess Hill Northern Arc. This represents Homes England's biggest intervention anywhere in the county to accelerate housing delivery, bringing certainty and pace to the delivery of the Northern Arc's 3,500 homes. Since then Council officers have been working with Homes England's 60 strong dedicated Northern Arc team to develop the draft Masterplan. The Masterplan was completed at the beginning of September, and is due to be approved by the end of September.
- **Infrastructure:** public engagement began mid-September on the A2300 corridor improvements - the first major transport infrastructure project within the growth programme. Engagement will continue until the end of October. Thereafter contractor procurement will begin, with construction scheduled to complete in Summer 2021.
- **Employment space, The Hub:** construction began in August on a 4,000 m² DPD warehouse, the first of six phases of development to be delivered on the site.
- **Goddard's Green Waste Water Treatment works:** the business case for the £4million LGF funding was agreed with Coast to Capital's Investment Committee in July. Detailed design work is underway and construction is scheduled to complete in December 2019.

Central Research Laboratory - Brighton



Proposed scheme

Aims & Objectives

The CRL is a U+I Plc concept, a model they have delivered successfully elsewhere. As a key element of the comprehensive mixed-use redevelopment it will provide 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 will 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	£7.2m
Total Other Funding	£0.00m
Total Funding	£14.90m

Outputs

Contractual outputs: 4,645sqm of new employment space, 500sqm of high specification prototyping labs/workshops, 107 onsite jobs, £5.427m of match funding.

Non-contractual outputs: 300 other jobs, £250,000 follow-on investment, 99 businesses supported.

What happened in the last period?

There has been continued good progress with a range of site enablement works and these are due to be completed shortly. The Central Research Laboratory construction contract was placed with Graham Contractors in May 2018, and the S278 highway agreement was completed in July. The CRL building works commenced w/c 16th July, with piling being the first construction activity. Highways works to Lewes Road to provide the necessary road infrastructure also commenced. The development programme shows commencement of the student blocks later this year, with the first residential blocks starting mid-2019, completion of the CRL at the end of 2019, with completion of the full development at the end of 2022.

Target Milestones

End Date: 13/12/2022.

Circus Street - Brighton



Proposed scheme

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 will encourage student and new resident population spending in and around the site and should boost the local economy by more than £10m each year due to a multiplier effect.

The main office building will provide modern high quality floor-space, of which there is a known shortage in the city.

The Dance Space will house South East Dance and provide them with much-needed production space, a theatre and public space for community participation. 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)

Total LGF Funding	£2.70m
Total Public Funding	£0.40m
Total Private Funding	£106.57m
Total Other Funding	£0.00m
Total Funding	£109.67m

Outputs

142 new homes; 387 additional jobs and 232 net additional jobs after displacement and substitution; 30,000 sqft office building; 450 student accommodation bed spaces; Cultural building (The Dance Space) for South East Dance (SED); office floor-space providing opportunities for start-ups; retail units and restaurant; public realm to include a public square and landscaped courtyards.

What happened in the last period?

Construction work has progressed well and continued to be ahead of schedule. The student accommodation and residential blocks are at advanced stages, The Dance Space is now under construction and foundation works have been completed for the office block.

Target Milestones

End Date: 23/03/2020

Decoy Farm - Worthing



Aims & 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 would boost employment opportunities and economic performance in the entire Coast to Capital LEP region.

Key Facts

Delivery Partners: Worthing Borough Council

Funding (all years)

Total LGF Funding	£4.84m
Total Public Funding	£4.84m
Total Private Funding	£7m
Total Other Funding	TBC
Total Funding	TBC

Outputs

a) Unlocking up to 40,000sqm of employment space for development of mainly B1 and B2/B8 uses; b) Facilitating the redevelopment of a number of key sites within Worthing town centre, as envisioned in the Greater Brighton City Deal; and c) Supporting the development of Shoreham Harbour by providing suitable alternative accommodation to relocate existing harbour businesses.

What happened in the last period?

Council has led a mixed team of consultants to understand viability, contamination, access and market demand for B class units with a view to submitting a planning application.

Target Milestones

November 2018 – submission of business case to Coast 2 Capital

End Date: April 2021

Digital Catapult - Brighton



Aims & Objectives

To enable businesses to develop and exploit new products and services utilising emerging technologies (AA/VR, 5G, AI, etc), in order to improve productivity, develop better employment prospects and increase GVA in the region. The DCCB provides opportunities for start-ups and small businesses to connect with university research knowledge, work with large corporations, access innovation expertise and to engage with two core emerging technology platforms - the Immersive Lab and the 5G testbed. The 5G testbed received additional funding and the initial development and engagement activity is taking place at DCCB, hence the project date extension in 5 above.

Key Facts

Delivery Partners: Wired Sussex & University of Brighton, University of Sussex, BHCC, American Express

Funding (all years)

Total LGF Funding	£0.50m
Total Public Funding	£1.00m
Total Private Funding	£0.50m
Total Other Funding	£0.00m
Total Funding	£2.00m

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?

DCCB has primarily focussed on the installation and engagement around the 5G testbed during the last period. We have worked with a number of businesses, including Ricardo, Mnemoscene, VRCraftworks and Cyanapse, to develop their detailed understanding of 5G and examine ways that the testbed can support them. The phase-one testbed at the FuseBox is being configured to support these usecases, with a view to being launched in September. There have been detailed discussions with phase-two users, which has resulted in a shortlist of three organisations under consideration. Wednesday 26th September was the official launch event for the 5G testbed at the Digital Catapult Centre Brighton. 5G will allow Brighton's digital businesses to test out the latest ultra-fast internet technology.

We have supported a number of immersive tech businesses, and amongst others have seen Root Interactive develop a VR experience for an Austrian museum, a project on creating an immersive version of Alice-in-Wonderland get shortlisted for funding by Google, and Bluetag deliver an AR nature trail.

Target Milestones

End Date: March 2020

Investment Programme Update October 2018

Eastside South - 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 55,000m2 of new commercial floor-space will be created, 15,000m2 of existing commercial floor-space will be refurbished. This will create / sustain up to 2,000 FTE jobs.

Key Facts

Delivery Partners: Westcott Leach (landowner) in partnership with Lewes District Council & Coast to Capital LEP.

Funding (all years)

Total LGF Funding	£1.60m
Total Public Funding	£0.00m
Total Private Funding	£6.21m
Total Other Funding	£0.00m
Total Funding	£7.81m

Outputs

7,986m2 of new commercial floor-space, together with associated job creation.

What happened in the last period?

Work on Phase 1 has been completed, with one new occupier (ValetPro) now operational. Work on Phase 2 commenced in April and is expected to be finished on time.

Target Milestones

End Date: Early 2020

Heritage Centre Stage - Brighton



Funding (all years)

Total LGF Funding	£3.00m
Total Public Funding	£11.75m
Total Private Funding	£6.20m
Total Other Funding	£0.00m
Total Funding	£20.95m

Outputs

Employment: created and/or safeguarded - 337

Businesses assisted: financial and non-financial - 624

New floor space constructed/refurbished: learning - 157 m² new floor space constructed/refurbished, Commercial - 2,652 m²

Carbon reduction of 39.961 tonnes of CO₂.

What happened in the last period?

Since the last update work on site has included installation of the roof and glazing of the new public Gallery area, construction of the new boundary wall, partition walls in the basement and M&E first fix. The Corn Exchange wooden frame requires significant structural repairs beyond what was anticipated and these are on-going.

The Contract Administrator is considering additional claims for Extension of Time from the main contractor, which suggests that the expected completion date of works will be May 2019.

Target Milestones

End Date: May 2019.

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

New England House - Brighton



Aims & Objectives

Upgrade and expand New England House so that it becomes a credible and highly visible hub for greater Brighton's creative high-tech businesses.

Key Facts

Delivery Partners: Brighton & Hove City Council

Funding (all years)

Total LGF Funding	n/a
Total Public Funding	Under review
Total Private Funding	n/a
Total Other Funding	To be determined
Total Funding	To be determined

Outputs

Upgrade building, including providing a net additional 7,090sqm of new employment floor-space.

What happened in the last period?

Council as freeholder is working towards a land deal on the adjacent Longley Industrial Estate, with aim of securing a private sector mixed use redevelopment on Longley. This would include a significant element of new employment floor-space (that would count towards City Deal output) and a premium towards securing the remainder of the City floor-space output on the New England House site, along with the building's refurbishment. The deal is dependent on Legal & General receiving planning permission for its Longley proposal. L&G's planning application was submitted in August 2018 and is currently under consideration by the local planning authority.

Target Milestones

End Date: 31/03/2022.

New Monks Farm - Shoreham-By-Sea



Funding (all Years)

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

Outputs

- A £150 million capital investment;
- The delivery of 600 new homes, 30% of which will be affordable;
- 876 gross new jobs;
- £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?

Planning application submitted for development (600 hundred dwellings, Ikea and new roundabout onto the A27). Negotiations continue to address objections to the scheme.

Negotiations have continued to explore a number of planning issues and consideration for the scheme and to mitigate impacts identified by the consultation responses.

Target Milestones

Planning Committee Consideration: October 2018

Commence On Site: Spring 2019

Delivery of New Junction to the A27: December 2021

Completion of Development: December 2025

End Date: December 2025.

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 10,000m2 employment floor-space at New Monks Farm.

Key Facts

Delivery Partners: New Monks Farm Development Ltd, Highways England, West Sussex County Council and Adur District Council.

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 development under the auspices of the new Newhaven Enterprise Zone

Key Facts

Delivery Partners: Environment Agency, Lewes DC, Coast to Capita LEP, SE LEP.

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 Ouse, comprising concrete walls, earth embankments, sheet steel piles, flood gates.

What happened in the last period?

September 2018 will see the completion of the flood defence in North Quay, which is a significant achievement following the difficulties experienced working through several waste and recycling sites. In the Port area of Newhaven the project has revisited the flood defence alignment and agreed on a flood defence that will cause far less disruption to Port, rail and industrial operations and which can also be built at lower cost. This will be complete by early 2019. Following this, the only remaining section of the flood defence will be the rail gate north of Newhaven. This will be the only rail flood gate in the country on a busy commuter line and challenges continue in planning the design and construction of the gate, together with Network Rail. Progress is being made and the expectation is that this final element of the Newhaven FAS will be in place by summer 2019.

Target Milestones

End Date: November 2019.

Port Access Road - Newhaven



Aims & Objectives

Construction of a new road into Newhaven Port that will unlock significant new land to meet the economic needs of Newhaven through expansion of Port-related activities.

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

Outputs

Construction of the Newhaven Port Access Road from the Pargut roundabout to the Port roundabout.

What happened in the last period?

DfT sign-off for the business case was received on 20 August 2018. ESCC are finalising contractual arrangements with contractor – BAM Nuttall - and main construction is anticipated to start in late October 2018. Construction is expected to take 19 months to complete. In preparation for main construction, advance vegetation clearance works have been completed and the translocation of great crested newts is continuing.

Target Milestones

End Date: Spring 2020.

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 55,000m² of new commercial floor-space will be created and 15,000m² 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	£0.01m
Total Private Funding	TBC
Total Other Funding	TBC
Total Funding	£1.51m

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. However delays have been created by potential closure of adjacent UTC@harbourside in August 2019. No further decisions will be made until the future of the UTC has been finalised.

Target Milestones

End Date: TBC.

Springman House - Lewes



Aims & Objectives

The project involves the formation of new fire and ambulance station facilities with close adjacencies and shared facilities with the existing police station.

The proposed site is tight in terms of space and will contain a fully operational police station throughout the construction duration. The site will likely also house a commercial development to aid viability.

Key Facts

Delivery Partners: Lewes District Council are the lead delivery body in partnership with East Sussex Fire & Rescue Service, 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
Total Funding	£6.34m

Outputs

By enabling the development of a new multi blue light facility on the site of Springman House, this project will unlock the £180m 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 416 new homes and 13,000m² of commercial floor-space, through the £180 million North Street Quarter (NSQ) regeneration scheme, and enable Lewes' "blue light" services to be co-located.

What happened in the last period?

The Council completed the purchase of Springman House from the vendors in March 2017. In June 2017 the Council's Cabinet authorised the design and construction of the new blue light facility. In January 2018, architects were appointed to commence work on master-planning and design options. The architects have undertaken detailed consultation with the blue light end users in order to establish their operational requirements. Work on the site masterplan and building layout options is currently underway.

Target Milestones

End Date: 01/03/2020.

Sussex Bio Innovation Centre - Falmer



Proposed scheme

Aims & Objectives

The Sussex Bio-Innovation Centre will provide a much-needed new facility for entrepreneurs and businesses in the Coast to Capital region's developing Life Sciences sector providing an enabling infrastructure to test new ideas, share expertise and develop new commercial products within a first class university setting. The Centre will be a key element of Life Sciences development at the university, providing a research and development interface between academia and business to foster the next generation of pharma and biotech companies.

Key Facts

Delivery Partners: University of Sussex.

Funding (all years)

Total LGF Funding	£5.52m
Total Public Funding	£0.00m
Total Private Funding	£81.99m
Total Other Funding	£0.00m
Total Funding	£87.51m

Output

Local Growth Funding will deliver; 2,202sqm of dedicated specialist accommodation Support for 20 new life sciences business teams at a time, Over 60 specialist bio-science graduate-level jobs plus additional senior business staff, A further 20 specialist bio-science technician, business support and management positions.

What happened in the last period?

The University took a decision to stop the current New Life Sciences build project, and not pursue the design which provided accommodation and facilities for all practical teaching and research activities undertaken by the School of Life Sciences along with a Bio Innovation Centre. The revised project will look to design and build a research only facility for the School of Life Sciences but also incorporating a Bio innovation Centre. The University is currently engaging with the design team and preferred contractor to determine how we could take forward the revised project. We have also engaged with external procurement legal advisors in order to ensure we do not transgress any procurement rules/regulations linked to the OJEU process, and avoid potential challenges should we proceed with the preferred contractor.

Target Milestones

End Date: 2020/21.

Teville Gate - Worthing



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 freeholder, Mosaic Global Investments (Mosaic) to submit a viable planning application in order to deliver the scheme.

Key Facts

Delivery Partners: Worthing Borough Council and Mosaic Global Investments.

Funding (all years)

Total LGF Funding	£2.09m
Total Public Funding	£0.01m
Total Private Funding	£78.90m
Total Other Funding	£0.00m
Total Funding	£81.00m

Outputs

Following the demolition of all buildings this 1.4 ha site has the potential to deliver (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).

What happened in the last period?

Worthing Borough Council commissioned works to carry out early demolition of all buildings on the site was completed during Summer 2018.

Planning Permission has been granted for a temporary surface car park which will be delivered in Autumn 2018.

Mosaic Capital are expected to submit a planning application for their redevelopment in Autumn 2019

Target Milestones

Planning Application: Autumn 2019

End Date: Mar 2021.

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 used the LGF investment to acquire the site. Thereafter the Council will go through a procurement exercise to find a development partner to lever in an estimated £24.7m of private sector match funding to deliver a significant leisure redevelopment scheme. 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 freeholder, Mosaic Global Investments (Mosaic) to submit a viable planning application in order to deliver the scheme.

Key Facts

Delivery Partners: Worthing Borough Council

Funding

Total LGF Funding	£3.60m
Total Public Funding	£0.91m
Total Private Funding	£12.35m
Total Other Funding	£12.35m
Total Funding	£45m

Outputs

This site assembly has the potential to deliver: (a) 100 new homes (b) 2,390 sqm of commercial floorspace (restaurants) (c) 3,088 sqm of leisure floor-space (cinema) (d) 164 gross jobs (net jobs 89) (e) Modern parking infrastructure (up to 40 residential spaces) (f) New public realm (approx. 900 sqm).

What happened in the last period?

The site has been acquired by Worthing Borough Council using the Worthing Central LGF grant allocation. Plans for redevelopment are being worked up.

Land pooling partner selected and appointment of masterplanning architect, commercial advisers and cost consultancy advice is under way.

Land Pooling Agreement being prepared for conclusion by end of September 2018

Sale and leaseback of site C is proceeding

Target Milestones

End Date: Mar 2021.

Development Strategy: October 2018 JSC Committee

Further timescales will depend on the Development Strategy

End Date: Mar 2021

Valley Gardens - 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, connectivity, improve efficiency and upgrade signals at junctions. Reduce street clutter and provide enhanced greenspace for public enjoyment.

Key Facts

Delivery Partners: Brighton and Hove City Council, C2C Local Enterprise Partnership

Funding (all years)

Total LGF Funding	£8.00m
Total Public Funding	£1.71m
Total Private Funding	£0.41m
Total Other Funding	£0.00m
Total Funding	£10.13m

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 - 63,866 sqm.

What happened in the last period?

Since our last update the Construction Contract has been signed and initiated and Mobilisation activities have taken place, including the formal issue of the Construction Management Plan and Construction Environmental Management Plan. A Stakeholder Engagement Officer has been appointed along with sub -contractors for signals, traffic management and tree care.

Newsletters have been circulated to over 3000 contacts and stakeholders providing details of an indicative timeline for highway construction works. The works Contract started on the 3rd September. Contractors have set up a temporary site compound on the gardens and have started laying the new car park at the back of St Peters Church. Works on the Highway commenced on the 17th September.

Target Milestones

End Date: 2020/2021.

End Date: 2020/2021.

Waterfront - Brighton



Aims & Objectives

Firstly, to deliver a brand new 10,000 seater dual purpose conference and events venue at the vacant Black Rock site on Brighton seafront as part of a two site solution, labelled the "Brighton Waterfront" regeneration project. Secondly, the regeneration of a key strategic central city site to provide a new regional shopping destination for the city, in line with the approved City plan, utilising the newly vacated Brighton Conference centre site on Brighton's seafront. To ensure that the above timescale is met, the council will be proceeding with a package of works to de-risk and prepare the Black Rock site for the new venue which will utilise LEP funds as part of an "Early Works Package", the remainder of funding being allocated towards the construction of the new venue starting in 2021.

Key Facts

Delivery Partners: Brighton and Hove City Council will be leading the Enabling package of works. The remainder of the project will be led in partnership with Standard Life Aberdeen, who are funding the design and development stage.

Funding (all years)

Total LGF Funding	£12.11m
Total Public Funding	£120.60m
Total Private Funding	£0.00m
Total Other Funding	£0.00m
Total Funding	£132.71m

Outputs

Jobs directly connected to intervention - 1,832, Commercial floor space constructed - 27,800, Safeguarded jobs - 518, Commercial floor space refurbished - 53,383sqm. All outputs remain estimates as the project design and development stage has not completed at the time of the C2C LEP submission.

What happened in the last period?

Negotiations to finalise the Conditional Land Acquisition Agreement (CLAA) are expected to conclude with a report to the Policy Resources & Growth Committee in October. An enabling package of works is currently being put together to start in the next 12 months.

Target Milestones

End Date: 18/12/23.

Western Harbour Arm – Shoreham-By-Sea



Proposed scheme

Aims & Objectives

A sum of £3.5 million was identified for flood defences to unlock developments on Shoreham's Western Harbour Arm. This project will deliver a flood risk management scheme at Sussex Yacht Club on the Western Harbour Arm. The site is adjacent to the historic harbour town of Shoreham-by- Sea, West Sussex, and thus this scheme will safeguard existing town centre businesses as well as provide an unrestricted flow of traffic on the A259.

Key Facts

Delivery Partners: Adur District Council, Environment Agency and Sussex Yacht Club.

Funding (all years)

Total LGF Funding:	£3.50m
Environment Agency Funding:	£1.14m (up to)
Total Funding:	£4.64m (up to)

Outputs

The project is for the construction of a flood wall to the rear of the existing line of defence; protecting the A259 and communities behind but allowing some riverside inundation during flood events on the Sussex Yacht Club site. The proposed location of the setback flood wall would largely be along the rear (northern) side of the site adjacent to the A259. Based on the Environment Agency's Design Guidance a reinforced concrete core and foundation wall is considered to be the most technically viable solution.

What happened in the last period?

Negotiations continue with the Yacht Club to complete the land deal following agreement on Heads of Terms. A planning application has been submitted for the replacement Yacht Club facility which is being considered by Adur District Planning, and a separate planning application for the proposed flood defences along the A259 are expected in July 2019.

Adur District Council have commissioned Mott MacDonald to prepare detailed business case to justify the additional funding from the Environment Agency to enable the flood defence wall to be delivered. This is expected to report in September 2018.

Target Milestones

September 2018 Exchange of contracts

October 2018 Obtain all of necessary consents

Spring 2019 Commencement of the SYC construction Scheme

November/December 2020 ADC take possession of the Purchased Land by ADC following completion of the SYC Scheme

September 2020 Completion of ADC's flood prevention works