

QUARTERLY MONITORING REPORT

DIRECTORATE: Environment
SERVICE: Major Projects Department
PERIOD: Quarter 3 to period-end 31 December 2007.

1.0 INTRODUCTION

This quarterly monitoring report covers the Major Projects Department third quarter period up to 31 December 2007. It describes key developments and progress against key objectives and performance indicators for the service.

The way in which traffic light symbols have been used to reflect progress to date is explained in Appendix 4.

2.0 KEY DEVELOPMENTS




Removal of the Brindley Mound completed.

Planning permission secured for Venture Fields Leisure Development ('The Hive').

3.0 EMERGING ISSUES

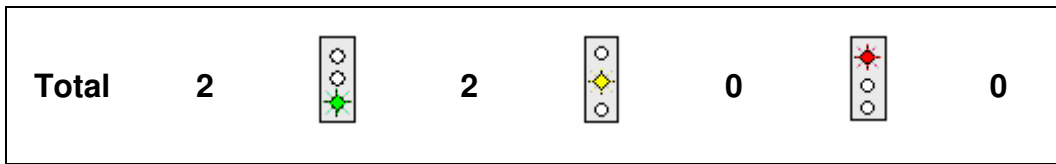
The adverse changes in the national and international property and finance markets are beginning to have an effect on the delivery of development opportunities in the Borough. Tougher financing conditions, increased numbers of company failures and higher construction costs are making developers increasingly risk averse – so making it increasingly difficult to attract investment into Halton as the market 'cools'.

4.0 PROGRESS AGAINST KEY OBJECTIVES / MILESTONES

Total	17		13		4		0
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Generally good progress towards achieving milestones for the year. For further details refer to Appendix 1.

4.1 PROGRESS AGAINST OTHER OBJECTIVES / MILESTONES



No "Other Objectives" have been reported by exception this quarter.

5.0 SERVICE REVIEW

Activities which have been recognised professionally during the quarter:

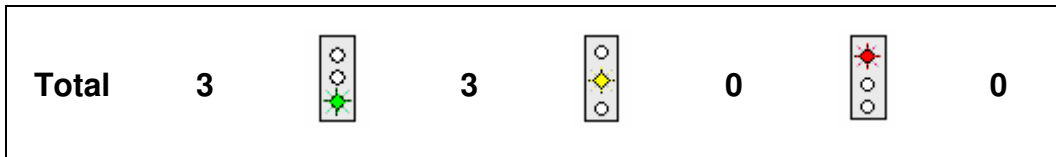
A Silver 'Green Apple' award for Environmental Sustainability for the Castlefields Regeneration Scheme

RTPI North West: Commendation for the Castlefields Regeneration Scheme

Regeneration and Renewal Magazine: Runner-up in the Best Local Authority Regeneration category

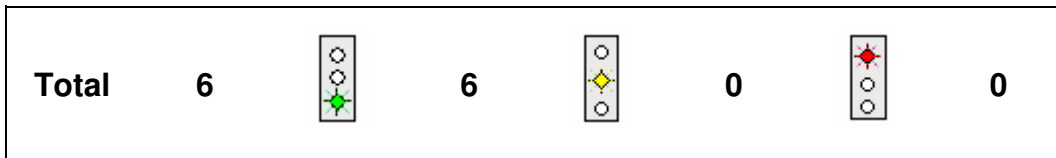
Regeneration Award: Runner-up in the Best Regeneration Partnership for the Castlefields Regeneration Partnership

6.0 PROGRESS AGAINST KEY PERFORMANCE INDICATORS



All 3 "Key Indicators" are on track to achieve their targets. For further details refer to Appendix 2.

6.1 PROGRESS AGAINST OTHER PERFORMANCE INDICATORS



No "Other Indicators" have been reported by exception this quarter.

7.0 PROGRESS AGAINST LPSA TARGETS

There are no LPSA targets for this service.

8.0 RISK CONTROL MEASURES

During the production of the 2007-08 Service Plan, the service was required to undertake a risk assessment of all Key Service Objectives.

Where a Key Service Objective has been assessed and found to have associated 'High' risk, progress against the application of risk treatment measures is to be monitored, and reported in the quarterly monitoring report in quarters 2 and 4.

There are no Key Service Objectives for this service that have been assessed and found to have associated 'High' risks. Therefore, there is no progress to report.





9.0 PROGRESS AGAINST HIGH PRIORITY EQUALITY ACTIONS






During 2006/07 the service was required to undertake an Equality Impact Assessment. Progress against actions identified through that assessment, with associated High priority are to be reported in the quarterly monitoring report in quarters 2 and 4.






There are no High priority actions for this service, therefore, there is no progress to report.




10.0 APPENDICES




Appendix 1- Progress against Key Objectives/ Milestones
Appendix 2- Progress against Key Performance Indicators
Appendix 3- Financial Statement
Appendix 4- Explanation of traffic light symbols

Service Plan Ref.	Objective	2007/08 Key Milestone	Progress to date	Commentary
MP 01	To implement a regeneration plan for the Widnes Waterfront EDZ in accordance with the EDZ Team Plan and Regeneration Masterplan (See Team Plan) resulting in 44 ha. of regenerated land on the Widnes waterfront	Implement North West Development Agency Performance Plan for 2007/8		On target to meet outputs as revised grant offers have been accepted by developers (Forward and Heron).
		Initiate CPO procedure to secure land required for implementation of the Masterplan		Remediation study initiated to determine viability of subsequent developments on Pilkington Sullivan site. This will determine whether it will be practicable to CPO/purchase the site and redevelop it.
		Oversee completion of Priority Sites, Langtree, Forward Group and Heron Business Park developments		Adverse changes in property market have led to re-evaluations by developers (Langtree and Forward in particular) which might impact on their ability to deliver their developments. This will become known in Q4. B&Q opened November 2007.
		Oversee Venture Fields Leisure development construction		Meeting the EA's Flood Risk criteria has been challenging and has caused a delay in delivering the project.

Service Plan Ref.	Objective	2007/08 Key Milestone	Progress to date	Commentary
MP 02	To implement a regeneration plan for Castlefields according to the Castlefields Team Plan and Regeneration Masterplan (See Team Plan) resulting in the achievement of The Masterplan's Vision of an improved estate	Acquire the existing local centre via CPO		CPO inquiry held in October 2007. Result due early 2008.
		Secure outline planning permission for HBC sites		Outline planning permission has been achieved.
		Dispose of 3 hectares of HBC land at Lakeside Castlefields		The agreement of a timetable to create a travellers' transit site has allowed a programme to be set for the removal of the constraint of a temporary travellers site currently located on the proposed housing site and allowed planning to begin for the marketing of the sites. A Development Brief is being prepared.
		Commence delivery of RSL phase two housing schemes		Commenced in November 2007.
		Continue to Implement public realm improvements in accordance with the proposals of the Masterplan		Ongoing.

Service Plan Ref.	Objective	2007/08 Key Milestone	Progress to date	Commentary
MP 03	To implement a regeneration plan for 3 MG (Ditton Strategic Rail Freight Park) (See Team Plan) resulting in the creation of a regionally-significant rail freight park	<p>Inauguration of CPO procedure to secure land required for implementation of the Masterplan</p> <p>Co-ordinate the construction of rail sidings</p> <p>Initiate arrangements for improved road access to Halton Borough Council Field</p> <p>Commence procedures for the disposal of Halton Borough Council Field in accordance with the Masterplan proposals</p>	   	<p>Preliminary land referencing complete. CPO will commence when private sector partner is on board to provide financially and human resources.</p> <p>Atkins Rail are undertaking the detailed design in consultation with Network Rail. GRIP stage 3 is now complete.</p> <p>Atkins Highways are preparing the detailed design. The planning application will be submitted Jan '08. A value engineering exercise will also take place Jan 2008.</p> <p>The Strategic Officers will be meeting at the end of Jan 2008 to agree disposal in Spring / Summer '08.</p>
MP 04	Monitor investment levels in the 3 town centres in order to comply with Community Plan objectives (See Team Plan) and ensure a continued improvement in the quality of Halton's	<p>Implement Shopfront Improvement Programme</p> <p>Oversee the initiation</p>		<p>Programme on target for achieving all targets</p> <p>Application made to English</p>

Service Plan Ref.	Objective	2007/08 Key Milestone	Progress to date	Commentary
	Town Centres	<p>of the Canal Quarter development</p> <p>Co-ordinate the implementation of the Windmill Centre redevelopment according to the appropriate planning permission</p>	 	<p>Partnerships for gap funding</p> <p>Work ongoing on the development</p>
MP 05	Reclamation of contaminated and derelict land including 48 ha. at St Michael's Golf Course to produce a safe and attractive replacement course	Phase 1 reclamation of 18 ha. of the Golf Course begun – Formal determination and funding application to DEFRA.		Decision on application to Defra for Phase 1 funding expected January 2008

Ref	Indicator	Actual 06 / 07	Target 07 / 08	Quarter 3	Progress	Commentary
Service Delivery Indicators.						
MPLPI 9	Castlefields Regeneration Outputs as set out in Masterplan (% achieved)	100%	100%	100%		Refer to commentary for Objective MP02 in Appendix 1.
MPLPI 10	Urban Renewal Outputs as set out in Urban Renewal Strategy and Action Plan (% achieved)	100%	100%	100%		Urban Renewal Strategy and Action Plan 2007-10 is approved.
MPLPI 14	3MG Outputs as set out in Masterplan (% achieved)	100%	100%	100%		Refer to commentary for Objective MP03 in Appendix 1.

MAJOR PROJECTS

Revenue Budget as at 31st December 2007

	Annual Revised Budget £'000	Budget To Date £'000	Actual To Date £'000	Variance To Date (Overspend) £'000	Actual Including Committed Items £'000
Expenditure					
Employees	716	474	462	12	462
Premises Support	25	0	0	0	0
Supplies & Services	66	37	33	4	135
Transport	39	24	22	2	22
Central Support Services	103	0	0	0	0
Departmental Support Services	26	0	0	0	0
Total Expenditure	975	535	517	18	619
Income					
Fees & Charges	-107	-80	-80	0	-80
Recharges to Capital	-473	-272	-272	0	-272
Total Income	-580	-352	-352	0	-352
Net Expenditure	395	183	165	18	267




Comments on the above figures:

In overall terms spend to the end of quarter 3 is slightly below budget.

The underspend against staffing relates to a vacant post that existed within the department.

It is anticipated that overall revenue spending will be in line with the departmental budget at year end.

The traffic light symbols are used in the following manner:

	<u>Objective</u>	<u>Performance Indicator</u>
<u>Green</u>	 <p>Indicates that the <u>objective is on course to be achieved</u> within the appropriate timeframe.</p>	<p>Indicates that the <u>target is on course to be achieved</u>.</p>
<u>Amber</u>	 <p>Indicates that it is <u>unclear</u> at this stage, due to a lack of information or a key milestone date being missed, <u>whether the objective will be achieved</u> within the appropriate timeframe.</p>	<p>Indicates that it is either <u>unclear</u> at this stage or too early to state whether the target is on course to be achieved.</p>
<u>Red</u>	 <p>Indicates that it is <u>highly likely or certain that the objective will not be achieved</u> within the appropriate timeframe.</p>	<p>Indicates that the <u>target will not be achieved</u> unless there is an intervention or remedial action taken.</p>