



Greater Brighton Economic Board

**Investment Programme Update
Report**

26 January 2021

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Adur Civic Centre - Shoreham



Aims & Objectives

Adur District Council have led on the development of a two phase scheme for the former Council offices in Shoreham. Phase 1 involved the development of a 30,000 sqft (gross) office building which is now complete and let to local business Focus Group following £9.89m of Council investment.

For Phase 2 the Council have identified Hyde Housing as the preferred bidder for the site (Hyde Housing) and are working to finalise contracts. A planning application is anticipated in Spring 2020 for 173 homes (100% affordable in line with Hyde Housing's strategic partnership with Homes England) and ground floor commercial space.

Key Facts

Delivery Partners: Adur District Council. Willmott Dixon, Hyde Housing Group

Funding (all years)

| | |
|-----------------------|---------|
| Total LGF Funding | £1.71m |
| Total Public Funding | £0.0m |
| Total Private Funding | £9.89m |
| Total Other Funding | £0.00m |
| Total Funding | £11.60m |

Outputs

- Phase 1 North Site -30,000sqft of employment space
- Phase 2 South Site – 987sqm of employment space and 171 residential units

What happened in the last period?

Phase 2: Public consultation on proposed development by Hyde Housing took place on 20/02/2020 and detailed design work is underway with a view to the planning application being submitted in Summer 2020.

Issues have arisen from Hyde Housing due to Covid19 and will delay exchange and submission of the planning application.

Target Milestones (Phase 2)

- Planning Application:** Spring 2021
- Planning Determined:** Autumn 2021
- Start on site:** Spring 2022
- Completion:** by April 2024 (Homes England deadline)

Burgess Hill Strategic Growth Programme



Artist's impression

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 grant funding has been secured:

- **£17 million** from the Local Growth Fund (LGF) to support A2300 corridor improvements comprising an upgrade to a dual carriageway, junction improvements, and the provision of a footway and cycleway linking to the National Cycle Network.
- **£10.9 million** LGF funding for a Place and Connectivity package of sustainable transport schemes including improvements to Burgess Hill and Wivelsfield railway stations, public realm improvements, and an inter-urban cycle route between Haywards Heath and Burgess Hill.
- **£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 fund and **£2 million** LGF and **£1.6 million** retained business rates to support the implementation of new digital infrastructure for Burgess Hill which in turn will stimulate the market for internet service providers.
- **£165k** from One Public Estate for design and feasibility studies to redevelop 'The Brow' and land adjacent to Burgess Hill Station.
- **£1 million** Access for All funding to improve accessibility at Wivelsfield Station.

Key Facts

Delivery Partners: Mid Sussex District Council, Homes England, West Sussex CC, Burgess Hill Town Council, Coast to Capital, Department of Transport, and developers.

Funding (all years)

| | |
|---------------------------------|------------------|
| LGF Funding | £33.9m |
| Homes England funding | £370.5m |
| DCMS & other digital funding | £3.8m |
| OPE Funding | £165k |
| Access for All | £1.0m |
| WSCC Funding | £3.34m |
| MSDC Funding | £3.69m |
| Total Public Funding | £416.39m |
| Total Private Investment | £643.3m |
| Total Funding | £1,059.7m |



Following their acquisition of the Northern Arc land parcels, the Council has an approved Infrastructure Delivery Plan (IDP) with Homes England which confirms an investment of £162m in strategic infrastructure.

Outputs

5,000 new homes, a Science and Technology Park (up to 100,000m² employment space), two business parks, 15,000 new jobs (including construction jobs), a major town centre regeneration (offering retail space, commercial leisure space including a cinema and a bowling alley, a hotel as well as new homes), improvements to the A2300 corridor, a package of public realm and sustainable transport schemes, new schools, increased GP capacity, improved leisure facilities, full-fibre digital infrastructure.

What happened in the last period?

Northern Arc: Work is continuing on site with housebuilder Countryside Properties. Work on both the Eastern Bridge and Link Road and the Western Link Road is set to continue, with the whole on these links scheduled for completion by the end of 2021

Place and Connectivity: Work continues on delivery of the first of the phase 1 schemes including public art and other public realm improvements to the underpass at Wivelsfield Railway station. Detailed design work continues for highway improvements at Burgess Hill and Wivelsfield Stations, public realm improvements for Church Walk / Church Road, and access & connectivity improvements for Victoria Business Park. Site clearance activities are complete on all Town-wide and Green Circle routes.

A2300 corridor improvements: Construction began in spring 2020 and is ongoing. The project remains on schedule for completion by October 2021.

Employment space, The Hub: The second phase of development (a 5,000m² warehouse for Roche Diagnostics) was completed in early February. Outline planning permission for the remaining 40,000m² has been approved, and issued.

Digital Infrastructure: Works to implement the Digital Infrastructure across and around Burgess Hill, including a southern link to Brighton and a northern link via Horsham to Crawley, are well progressed despite Covid-19 challenges. A number of Dig-Once opportunities have been identified. Works have progressed at pace with over 12.2km of duct infrastructure installed across Burgess Hill. This includes 8.7km (83%) of the duct in the Local Full Fibre Network (LFFN) project and an additional 3.5km delivered through Dig Once on the A2300. The programme on plan to deliver completed network by 31st March 2021.

One public estate (OPE) 7: The Brow - redevelopment of an extended Brow site in Burgess Hill will provide enhanced accommodation for the emergency and primary care services and to create space for 440 new homes (led by WSCC). Consultants Faithful and Gould have completed a draft viability study which is currently being reviewed alongside engagement and discussion with other stakeholders.

Land adjacent to Burgess Hill station - The conceptual scheme covers a 2.3 hectare site and will provide 240 apartments, a 350 space multi-storey car park, 500m² of employment space and significant remodelling of the train station infrastructure. Consultants CBRE delivered a second-draft feasibility report in June. The next steps will be to agree an engagement strategy with the other key stakeholders, Network Rail and The Arch Company (the principal land-owner at the site). As the scheme is at the design stage Covid-19 has not had an impact at this time.

Goddards Green Waste Water Treatment Works: : Phase 1 of the project has been completed delivering most of the odour reduction benefits. All the £4m LGF-funding has been spent, and the project is now continuing at pace funded through the £6.54m HIF grant. Covid-19 caused a slight delay to the project, resulting from staff in Southern Water's supply chain being furloughed and from the overseas suppliers of some components temporarily closing their factories. Whilst this delay is anticipated, these issues have been resolved and mitigation measures are in place to ensure that all the odour reduction benefits are realised by December 2021.

Target Milestones — Various (project-specific).

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

The main office building will be a new centre for innovation and enterprise that will maximise the potential for linking the University’s research functions and private organisations that will cohabit in the building. This Innovation Hub will, in turn, create and support fledgling new business in the City and generate opportunities for students, graduates and university staff to work alongside SMEs and larger organisations.

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 sq ft. office building; 450 student accommodation bed spaces; “The Dance Space” (dance studios, offices, public performance space and HQ for South East Dance); start-up workshops, retail units and restaurant; public realm to include a square and landscaped courtyards.

What happened in the last period?

Practical completion and handover was achieved on the residential blocks. Work has progressed on the office the office block and- towards the end of the year - on The Dance Space.

Target Milestones

End Date: Spring 2021.

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 will boost employment opportunities and economic performance in the entire Coast to Capital LEP region.

Funding (all years)

| | |
|-----------------------|--------|
| Total LGF Funding | £4.84m |
| Total Public Funding | £4.84m |
| Total Private Funding | £15m |
| Total Funding | £25m |

Key Facts

Delivery Partners: Worthing Borough Council, West Sussex County

Council, Private Sector, Coast to Capital LEP



Outputs

- Phase 1: To remediate the 7ha former landfill site, unlocking it for commercial development.
- Phase 2: To deliver up to 13,536sqm of employment floorspace by developing new commercial units to meet existing and future industrial demand.

What happened in the last period?

- Award of the remediation contract to Keltbray. Pre-construction phase complete.
- Construction phase mobilisation, welfare/site set-up, environmental controls and waste treatment system in place.
- Translocation of reptiles, site-wide vegetation clearance and destructive survey complete except for exclusion zones.
- Excavation works have commenced at the north end of the site working south. Stockpiles of material are being formed in the southwest corner so the material can be processed.
- Budget management to ensure full use of LEP funds.

Disposal/Development Strategy:

- Development analysis report completed.
- Pre-application pack submitted and planning advice meeting held.

Target Milestones

- Autumn 2020 – remediation contract awarded.
- Winter 2020 – Contract underway to carry out the specified earthworks, ground excavation, processing of landfill wastes and ground reinstatement.
- Spring 2021 – remediation of the landfill complete.
- Summer 2020 - Commence on site remediation works

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 Digital Catapult Centre Brighton (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.

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?

Partners have been working to mitigate the effects of Covid-19 on DCCB activity. Within the Fusebox at New England House, we have relocated the 5G testbed to create a socially protected space for start-ups on the current Accelerator Programme. We have enabled remote access to the testbed for some others. However, we have still had 2 (of 8) companies drop out of the current Creative Industries 5G TAP due to Covid-related issues.

Support for immersive businesses continues, but necessarily at a much more limited scale than pre-Covid. We have delivered a short programme of activity for Legal & General’s R&D team around the value of emerging and immersive technologies.

Detailed planning continues with Brighton Dome and other DCCB partners around the delivery of the DCMS-funded, music-industry focussed 5G Festival project and the C2C LEP supported Ring and Testbed programmes. Both are due to commence in early 2021.

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 was completed in 2018, with two new occupiers operational by April 2019.

Work on Phase 2 commenced in April 2019 and demand has been strong for the new units. Almost all units now either occupied or under offer. All substantive works have now been completed on site.

Target Milestones

End Date: Late 2020.

Heritage Centre Stage - Brighton



Artist's impression

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

Funding (all years)

| | |
|-----------------------|----------------|
| Total LGF Funding | £3.00m |
| Total Public Funding | £19.24m |
| Total Private Funding | £5.70m |
| Total Other Funding | £0.00m |
| Total Funding | £27.94m |

Outputs

Employment: created and/or safeguarded - 337

Businesses assisted: financial and non-financial - 624

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

Carbon reduction of 39.961 tonnes of CO₂.

What happened in the last period?

The Council's appointed Management Contractor, Westridge Construction Limited, is progressing emergency and remedial works to achieve weatherproof buildings. Following the completion of all structural remedial works to the 200 year-old Corn Exchange timber frame, lead guttering and new slate roof are completed. While the direct impact of Covid-19 has reduced with no subcontractors leaving site during the second lockdown, further delays remain a risk and on site measures including physical distancing, track and trace venue check-in, increased cleaning regime and visitors asked to wear facemasks are in place. . Finishing and completion works have started with the installation of the Corn Exchange oak wall boarding. Practical Completion is now anticipated in December 2021.

Target Milestones

End Date: December 2021

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 | 11.1 million |
| Total Private Funding | n/a |
| Total Other Funding | n/a |
| Total Funding | n/a |

Outputs

Upgrade building, including providing a net additional 7,090m² of new employment floor-space. Following the land deal with Legal & General on the adjacent Longley Industrial Estate, some of this City Deal floorspace output will provided on the Longley site, with the remainder forming part of a proposed extension to New England House.

What happened in the last period?

Following costings of design options, the options closest to financial viability comprises a two- storey roof extension (+ replacement facade and some internal changes) yielding a net increase of 2,618m² lettable floorspace. In conjunction with the adjacent Longley House development, 5,888m² of new employment floorspace would be provided, close to the City Deal target of 7,090m². The revised design would result in considerably less disruption to existing business than alternative options explored. Recent feedback from tenants has been positive in this respect. In order to provide the project with momentum and put it in a good position for funding opportunities to cover the relatively low viability gap, the council's Policy & Resources Committee will be requested on 21 Jan to approve the preparation and submission of the above design option as a planning application.

Target Milestones

- Planning application: Summer 2021
- Commence works on site: Early 2023
- End Date: Mid 2024.

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?

ADC, WSCC, and developers finalised the S106 agreement and planning decision letter was issued on 06/02/2020

Works continue on site on flood drainage, remediation, and ground preparation works for the development.

Target Milestones

Commence On Site: Spring 2020

Delivery of New Junction to the A27: December 2022

Completion of Development: December 2028

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 (WSCC) and Adur District Council (ADC).

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 regeneration and development under the auspices of the Newhaven Enterprise Zone.

Key Facts

Delivery Partners: Environment Agency, Lewes DC, Coast to Capital LEP, South East 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 River Ouse comprising concrete walls, earth embankments, sheet steel piles, flood gates.

What happened in the last period?

The period January to June 2019 saw completion of all fixed flood defences under Newhaven FAS. The final element of the fixed defences, completed in mid-April, was a revised flood wall alignment in the Newhaven Port area of the scheme. This alignment was revised in part to (successfully) address significant expected cost overruns had the original alignment been followed and also responded to uncertainty about future land use in Newhaven Port. The revised alignment also provided the opportunity to trial the use of low-carbon ('Cemfree') cement with 88% less embodied carbon than traditional cement.

The demountable flood barrier over the A26 has now been successfully completed. Substantial progress on the rail flood barrier together with Network Rail has been made, with 90% of all works now completed. Rail possessions are in place during December to progress the rail flood barrier works.

Target Milestones

End Date: March 2021

Plus X - Brighton



Proposed scheme

Aims & Objectives

The 'Plus X' seven storey innovation hub 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 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 | £12m |
| Total Funding | £19.7m |

Outputs

Contractual outputs: 4,645m² of new employment space, 500m² 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?

The Plus X building is now fully operational. The management team continues to promote the facilities on offer and membership is increasing. Despite challenging conditions due to Covid-19, which resulted in a slower start than anticipated, the building has around 100 memberships on flexible plans. The management team is also hopeful of letting significant floorspace on levels 5 and 6. Plus X has also successfully launched its scale up innovation programme, the Brighton Research Innovation Technology Exchange (BRITE). BRITE is a business innovation programme for ambitious and established businesses primarily based in the Coast to Capital Local Enterprise Partnership region. Other elements of the wider development are progressing well. The student blocks on Preston Barracks are almost complete and the first tranche of students have moved in. Construction of the final residential blocks will commence shortly. The University of Brighton's adjacent development is also advancing well.

Target Milestones

End Date: December 2022

Port Access Road - Newhaven



Aims & Objectives

Construction of a new road into Newhaven Port.

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, unlocking new employment land at East Quay within Newhaven Port.

What happened in the last period?

Construction commenced early January 2019, with works now well underway. BAM Nuttall has been appointed as contractor. Construction is expected to take 19 months to complete. Substantive works are now complete, with some landscaping and remediation works being completed early next year. The next phase of development will be the construction of two short link roads to provide access to different areas of Newhaven Port. This work is likely to start during 2021 but is not funded through the Investment Programme.

Target Milestones

End Date: Mid 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, 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 | TBC |
| Total Private Funding | TBC |
| Total Other Funding | TBC |
| Total Funding | TBC |

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. LDC has secured £1.3m from the Getting Building Fund to convert the former UTC building into a maritime and sustainable technology hub, offering education / training space and commercial facilities for SME's. Discussions with DfE are ongoing around lease arrangements. This has been augmented by a commitment of £500k from LDC towards the estimated £1.8m project costs. Railway Quay is progressing, with £500k secured from Towns Fund Accelerated Project Funding to deliver new visitor, community and sustainability facilities, including a café and active travel hub. A planning application is due for determination in mid-December with an anticipated start on site in January 2021.

Target Milestones

End Date: TBC.

Springman House - Lewes



Aims & Objectives

The project involves the formation of new fire and ambulance station facilities. The project will deliver modern new premises for both services.

Key Facts

Delivery Partners: Lewes District Council are the lead delivery body in partnership with East Sussex Fire & Rescue Service (ESFRS), 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 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?

Following the purchase of the site by Lewes District Council, plans have been drawn up with the East Sussex Fire and Rescue Service Sussex Police and the South East Coast Ambulance Service.

NSQL, the majority landowner at the NSQ site, has confirmed that it will sell its land to a third-party developer – Human Nature. On 10th December 2020, the Council’s Cabinet agreed heads of terms for the sale of its land to this developer. The Council will now work with Human Nature to understand their plans and timescales for development of the NSQ site, including the fire station.

Target Milestones

End Date: Anticipated 2024, subject to Planning.

Teville Gate - Worthing



Teville Gate House Construction 12/12/2019

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 freeholders, Mosaic Global Investments (Mosaic) and Hanson Development to develop out the scheme for office, residential and commercial.

Key Facts

Delivery Partners: Worthing Borough Council, Mosaic Global Investments, Coast to Capital LEP, Hanson Developments & HMRC, Homes England

Funding (all years)

| | |
|-----------------------|---|
| Total LGF Funding | £2.09m |
| Total Public Funding | £2.0m |
| Total Private Funding | £79m (wider site) £32m (Teville Gate House) |
| Total Funding | £81.00m |

Outputs

(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). 70,000sqft office building at Teville Gate House for HMRC.

What happened in the last period?

- Construction commenced on new office building for Teville Gate House and topping-out took place on 01/04/2020.
- Mosaic Capital’s planning application was considered by planning committee on 04/03/2020 and resolution to grant permission subject to S106
- Homes England provided a letter committing to support the project with funding of £6m for affordable homes.

Target Milestones

Planning Application by Mosaic Determined: March 2020

Main Site Commencement: Spring/Summer 2020

HMRC Office Building Completed: December 2020

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 entered into a land pooling agreement for the site with partners London and Continental Railways (LCR). The partners have prepared a development strategy for the sites which has been approved at JSC. The development strategy could include direct delivery or selling the consented scheme to a developer.

Key Facts

Delivery Partners: Worthing Borough Council (WBC), London & Continental Railways, Coast to Capital LEP.

Funding

| | |
|-----------------------|--------|
| Total LGF Funding | £3.60m |
| Total Public Funding | £5m |
| Total Private Funding | £31.4m |
| Total Other Funding | TBC |
| Estimated GDV | £70m |

Outputs

- 169 - New Homes – 30% affordable
- 610sqm - Commercial Space
- 90 - Guest room Hotel
- 3 /4 Screen – Cinema
- 1072sqm- Flexible Cultural Space
- 245 – Parking spaces

What happened in the last period?

- Approval of Outline Planning Consent at Planning Committee 4th November
- Commencement of S106
- Preparation of marketing brief
- Workshop on Development Strategy with LCR

Target Milestones

- Refine & agree Development Strategy – Nov/December 2020
- Undertake market testing – Winter 2020
- Undertake Marketing of site – Feb 2021
- Review and shortlist developer options – Spring 2021
- Appoint preferred developer - Summer 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: C2C Local Enterprise Partnership

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 - 63,866m².

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 |

What happened in the last period?

The third public consultation exercise for Valley Gardens Phase 3 has completed in late 2020, which will inform the detailed design stage.

Following a tendering process that completed in late 2020 through the council's new Transport Professional Services Framework the next stage of the scheme design will commence in January 2021.

It is now planned for the detailed design of the scheme and construction contract procurement will be completed by end of this calendar year.

Target Milestones

End Date: Autumn 2022

Waterfront - Brighton



Aims & Objectives

The scope and outputs for the Waterfront project have been amended in consultation with the Local Enterprise Partnership and a revised funding agreement is in the process of being agreed. The overall aims and objectives of the project remain the same i.e. To deliver a brand new [10,000-seater] dual purpose conference and events venue as part of the "Brighton Waterfront" regeneration project. The feasibility of delivering this within the city centre on the Waterfront Central site is now being explored with ASI. The second aim of the project to regenerate the Black Rock site is now underway, with a package of improvement works which will both unlock the site for a future development (subject to final feasibility work) and will provide a much needed "uplift" for the area including a new access point for the Brighton Marina in the form of a future sustainable transport link. A newly aligned sea wall and improved connections for cyclists and pedestrians is also part of the proposals, including new crossing points for pedestrians and new beach boardwalk to increase access to the beach and the Black Rock site. Temporary events and a new temporary pump track will form part of the proposals until longer term development is secured. Long term development will be governed by a Development Brief which will be developed in consultation with key stakeholders.

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 |

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.

Outputs

Jobs directly connected to intervention - 1,832, Commercial floor space constructed - 27,800m², Safeguarded jobs - 518, Commercial floor space refurbished - 53,383m². 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?

Brighton & Hove City Council presented analysis to the Local Enterprise Partnership of the Black Rock Enabling Works project's future economic impact and Value for Money.

Partners began a series of workshops to establish their ambition for the central Waterfront site, discuss how to create a masterplan and develop a brief to market.

Target Milestones

- Planning was submitted in February 2020
- Planning Committee resolved to grant consent in June 2020
- Commencement of Main Construction Works March/April 2021
- Completion of Main Construction Works March/April 2022

Western Harbour Arm – Shoreham-By-Sea



Proposed scheme

Aims & Objectives

A new flood defence wall and cyclepath to be constructed in Shoreham adjacent to the A259 on Brighton Road where the flood defence is at its most vulnerable point for flooding. ADC purchased a 3.5m strip of land off Sussex Yacht Club through grant funding from Coast 2 Capital LEP. The sale of the land would enable the yacht club to build a new club house and allow the council to demolish the redundant club house where the new flood wall will be located.

Key Facts

Delivery Partners: Adur District Council (ADC), Environment Agency and Sussex Yacht Club, Shoreham Harbour Partnership.

Funding (all years)

| | |
|-----------------------|---------------|
| Total LGF Funding: | £3.50m |
| Total Public Funding: | £1.14m |
| Total Private Funding | £0.00m |
| Total Other Funding: | £0.00m |
| Total Funding: | £4.64m |

Outputs

- TFlood defence scheme to protect residents and businesses
- Cycle path
- New yacht club for Shoreham.

What happened in the last period?

- Established Design Team
- Preliminary survey programme
- Developed designs for flood wall to RIBA3/4
- Preparation of cost plans for delivery
- Early engagement with Volker Stevin through new EA Framework

Target Milestones

- New Sussex Yacht Club completed - January 2021
- Flood wall construction commencing – February 2021
- Completion – Autumn/Winter 2021