

Town Hall  
Lord Street  
Southport  
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To: Members of the Council

Date: 2 September 2010

Our Ref:

Your Ref:

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Dear Councillor

**COUNCIL - THURSDAY 2ND SEPTEMBER, 2010**

I refer to the agenda for the above meeting and now enclose the following report(s) which were unavailable when the agenda was printed.

<b>Agenda No.</b>	<b>Item</b>
6.	<b>Questions Raised by Members of the Council</b> Schedule attached
8.	<b>Capital Programme Review</b> Copy of the recommendation submitted by the Cabinet

Yours sincerely,

M. CARNEY

Chief Executive

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## COUNCIL – 2 SEPTEMBER 2010

### QUESTIONS RAISED BY MEMBERS OF THE COUNCIL

#### QUESTION SUBMITTED BY COUNCILLOR SHAW TO THE CABINET MEMBER – HEALTH AND SOCIAL CARE (COUNCILLOR PORTER)

"In her capacity as the Cabinet Member "overseeing" the Southport Market redevelopment project, I wish to ask the Cabinet Member the following:

1. What costs have been incurred to date on the project, split between (a) works and (b) consultants' fees?
2. In relation to (b) consultants' fees, how much has been charged by individual consultants?"

#### RESPONSE BY THE CABINET MEMBER – HEALTH AND SOCIAL CARE

Costs incurred in the delivery of the project up to 31/08/10 total £278,674.

These are split as follows between works and fees as follows;

Works	- £ 15,237
Fees	- £ 263,438

Of the above, £254,419 have been paid to external consultants. The areas of work covered by these fees are as follows;

- Design and Contract Administration
- Specialist Design Input
- Study into temporary trading location
- Liaison with Market Traders re Vacant Possession
- Serving of formal S25 Notices to traders
- Independent assessment of Business Plan
- Development of a Cost Plan and Business Case
- Development of Trader Equipment Fit Out
- Assisting the Council in Trader Debt recovery
- Marketing and Letting

The Consultants used were Capita Symonds, Quarterbridge and Fittons.

Much of the fee expended has been associated with the detailed design work and surveys undertaken by Capita Symonds, as the Council's consultant partner, to take the project from inception to the completion of tender stage. Fees have also been paid to Quarterbridge as the Council's appointed specialist market advisor. Their commission has been to assist the Council

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and Capita design team in the detailed design element of the market, the completion of a study into temporary trading locations (when this was explored as an option), the completion of a business case to ensure, as far as possible, that the refurbished market is viable and detailed negotiations with the traders over new and existing leases. A commercial agent was also engaged to carry out an independent assessment of the Business Plan

The project team considered that it was essential to engage specialist consultant support to ensure that the design of the new facility and the rental levels and associated terms of new agreements with traders were realistic.

The engagement of Consultants to assist in the delivery of major Capital schemes has been Council Policy, particularly when Consultants bring specialist knowledge or skills.

Recent examples include the engagement of Levitt Bernstein, as heritage architects, to undertake the feasibility study associated with the Southport Cultural Centre project, and, as sub consultants to Capita, to complete the architectural design. DBA, specialist cultural consultants, were also appointed to assist the Council in the development of the Business Plan.

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### EXTRACT FROM MINUTES OF THE CABINET MEETING HELD ON 2 SEPTEMBER 2010

#### 92. CAPITAL PROGRAMME REVIEW

Further to Minute No. 81 of the meeting held on 5 August 2010, the Cabinet considered the report of the Strategic Director - Communities which provided further details of uncommitted capital schemes which do not have ring-fenced grant monies.

**RESOLVED: That the Council be recommended to give approval to the following action on the uncommitted capital schemes:**

<u>Scheme Name</u>	<u>Recommended Action</u>
1. Primary Capital Strategy External Consultancy	Release uncommitted resources
2. Framework Contracting – External Consulting	Release uncommitted resources
3. Fair Play Playbuilder Programme	Deferred pending clarification from the Department for Education
4. Extended Schools	Approved for completion
5. CS IT (Single Child Record)	Approved for completion and a report providing further details of the Scheme be submitted to the Cabinet Member - Children's Services
6. Children's Services Modernisation Schemes	Approved for completion
7. Schools Access Initiative Schemes	Approved for completion
8. New Pupil Places Schemes	Approved for completion
9. DDA - Disabled Adaptations to Council premises	Reduce budget provision to £30k for emergency use and the remaining uncommitted resources be released
10. Corporate Services Health and Safety Programme	Approved for completion
11. Energy Efficiency Measures	Approved for completion

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12. Legal Department ICT Programme	Release uncommitted resources and Officers be requested to look at viable alternative options
13. IT Equipment Server Replacement	Deferred pending the details of the Government Connect requirements
14. E Govt Geographical Info Service	Release uncommitted resources
15. IT Members ICT and Mobile Technology	Deferred pending the views of the Members ICT Steering Group on the specification for the equipment and the appropriate budgetary amount required
16. Pathfinder Fund Programme	Approval to the expenditure of £10k for the completion of the project at Lifeboat Road, Formby and the remaining uncommitted resources be released
17. Public Conveniences	Release uncommitted resources
18. Gypsy and Traveller Site	Release uncommitted resources
19. Waste Infrastructure Grant	Approved for completion
20. Health and Social Care IT Strategy	Deferred pending further report. No contractual commitment to be entered into
21. Mental Health SCE (C) 2008/2011	Release uncommitted resources
22. Social Care SCE (C) (2008/2011)	Release uncommitted resources
23. Adult Social Care IT Infrastructure 2008/2011	Deferred pending further report. No contractual commitment to be entered into
24. Capital Investment for Transformation on Adult Social Care	Deferred pending further report. No contractual commitment to be entered into
25. Derby Park Refurbishment	Deferred to ascertain if alternative external funding can be provided
26. Repairs to Park Lodges	Reduce provision to £18k for decent homes provision and a further report be submitted on other aspects of the scheme

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27. Hesketh Park Office/Visitor Centre	Deferred
28. Southport Sports Park Contribution	Deferred pending the outcome of the funding bids to the Football Foundation and KGV College
29. Botanic Gardens Museum roof/lift	Reduce budget provision to £25k for mothballing works to the building. Release remaining uncommitted resources
30. Kings Gardens, Southport	Approved for completion
31. Southport Tourist Information Centre Relocation	Approved for completion
32. Leeds Liverpool Canal	Release uncommitted resources
33. Southport Commerce Park 3rd Phase Development	Deferred pending the outcome of external funding bids
34. Home Improvement Grants 2010/11 Approvals	Approved for completion
35. Landlord Accreditation/HMO's	Approved for completion
36. Housing Act Works in Default	Approved for completion
37. Older Person's Housing Strategy - extra care provision	Deferred pending further details of a scheme and the funding proposals
38. Contribution to HMRI	Approved for completion
39. Gypsy and Traveller Accommodation	Deferred pending further details of Government funding proposals
40. Safer Stronger Communities Fund	Approved for completion
41. Thornton Switch Island Link Road	Approved for completion
42. Local Safety Schemes	Approved for completion
43. Cycling Programme	Approved for completion
44. Carriageway Maintenance	Approved for completion

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45. Ledson's Canal Bridge

Approved for completion

46. Millers Bridge

Approved for completion