

**Attendees**

Tom O'Donovan	South East Area Management
Andrew Langley	Planning
Adele Blacklock	City Projects

**1. Welcome and Introductions**

Everyone welcomed and round of introductions.

**2. Apologies**

Jim Wigginton	Enforcement
Lee Paton	Affordable Housing
Megan Godsell	Affordable Housing

**3. Minutes of 19<sup>th</sup> July 2010 meeting**

These were agreed as a correct record.

**4. Updates**

a) Pedestrian Trail

All work completed, War Memorial spotlight to be completed this week.

b) Empty Shops

One application approved, and work now completed.

2 approved in principle but, subject to receipt of additional information. No further information has been received. 2 further expressions of interest pending.

Present update to Morley Town Centre Management.

c) Affordable Housing Development

The Lettings Plan will be drafted

It was noted that the main building project was due for completion in April 2011.

d) Planning

No issues

e) Enforcement

No update. Some issues ongoing TPO to follow up with Jim Wigginton.

**5. AOB.**

None

**6. Date of Next Meeting**

The project was in the main an affordable project now, so no further meetings required of this Project Team required.

## **Morley Bottoms/Chapel Hill Update – 15<sup>th</sup> November**

### **Involvement**

- Client – Yorkshire Housing
- Employers Agent – Faithful and Gould (F&G are managing the project on behalf of Yorkshire Housing)
- Principal Contract – Mansell Construction Service Ltd (MCS)
- Partners – LCC Affordable Housing Team and Regeneration Service

### **Affordable Housing Development**

- 22 x 2 bed flats for general needs customers – all for social rent
- Start on site 22<sup>nd</sup> March 2010
- Estimated completion date 5<sup>th</sup> August 2011

### **Meetings**

- Next Project meeting scheduled for 18/11/2010, 10:00 AM – 12:00 PM on site. This will be inclusive of a site walkabout.
- The last project meeting was held between LCC Affordable Housing Service, Yorkshire Housing, Faithful & Gould, Mansell Construction Services (MCS) and Brewster Bye Architects on 11/10/2010.

### **Update**

- The project has been delayed by the unstable condition of the rock on which the apartment block will be constructed. There are also issues regarding the western steps and retaining wall as they are within a conservation area. A photographic survey has been supplied by MCS to the conservation officer and agreement is imminent in terms of design and material. Once this has formally been agreed, it is expected that the outstanding issues relating to the S278 will be quickly resolved. (The S278 enables the contractor to make the necessary alterations to the surrounding public highway)

### **Publicity**

- A coffee morning will be arranged for early to mid December at the project meeting later this week.
- Sod cutting ceremony held 30/07/2010 – was successful and well publicised within the local press.
- Further correspondence to local residents and businesses, relating to the delay on the scheme, will be requested at this week's project meeting. This is in response to letters that have recently been published in the Morley Observer, and will outline the reasons for the delay on the scheme.

### **Signage**

- The site signage was erected on the front boundary hoarding in early October.

### **Site Compound**

- Site compound erected and operational. The compound is located off site adjacent to Bank Avenue.