

## Morley Town Deal: Greenspace improvements at Magpie Lane (33393/MGC/000)

Date: 15<sup>th</sup> March 2023

Report of: Head of Projects & Programmes

Report to: Chief Officer/Director of City Development

Will the decision be open for call in?  Yes  No

Does the report contain confidential or exempt information?  Yes  No

### Brief summary

This report is about proposals to deliver general improvements to the greenspace located between Magpie Lane and High Street in Morley (Magpie Lane Pocket Park). As part of the Morley Town Deal (MTD) Programme, this project forms part of the Greener and Connected Programme of improvements to existing greenspaces and parks in Morley. This site is the first pocket park to be brought forward for delivery under that programme. The approval of the Director of City Development/Chief Officer under delegated powers as agreed at Executive Board in December 2020 is required to give authority to spend £50k MTD funding to deliver the scheme.

### Recommendations

- a) For the Director of City Development to give authority to spend £50k on greenspace improvements at Magpie Lane Pocket Park in Morley, including the formalisation of a desire line (via the construction of a new footpath), seating and tree planting. All works will be fully funded from Morley Town Deal grant.

## What is this report about?

1. This report sets out the context in which authority to spend £50k on improvements to the land located between Magpie Lane and High Street in Morley, a well-used and popular local greenspace as part of the Morley Town Deal funding award.
2. Consultation and engagement on the Greener and Connected was carried out whilst developing the Morley Town Investment Plan. This was designed in two phases: the first around idea generation and a second phase seeking feedback on project ideas which directly informed the bid.
3. In Summer 2021 Groundwork Yorkshire (GY), through the SLA in place between LCC and GY were commissioned to complete a site analysis for each of the parks including Magpie Lane Pocket Park. Proposals were then developed based on feedback from previous consultation. The scheme has now been fully designed and costed, and early works on site have commenced in preparation for the main works which will be delivered by Groundwork Pride.
4. The area of land is in Leeds City Council ownership so there are no property implications.
5. No planning approvals are required for the proposed works.

## What impact will this proposal have?

6. Improvements to the greenspace at Magpie Lane will consist of formalising a desire line, (via the construction of a new footpath), introduction of new benches and tree planting. The proposals are shown on Appendix A.

## How does this proposal impact the three pillars of the Best City Ambition?

Health and Wellbeing       Inclusive Growth       Zero Carbon

7. Improving the greenspaces and connectivity in Morley will provide better opportunities to practice physically active lifestyles and active travel. This will reduce the health inequalities that are recognised in deprived areas and improve the health of the area.
8. The proposal aims to support climate emergency by investing in our public green spaces to enable a faster transition to a green economy whilst improving the quality of life for local residents.
9. By improving the public realm and connectivity of Morley there is greater incentive for businesses to move into and invest the area. This also supports the Leeds Inclusive Growth Strategy outcomes.

## What consultation and engagement has taken place?

Wards affected: Morley South

Have ward members been consulted?       Yes       No

10. In November 2021, Locality were commissioned to undertake an online community engagement exercise focussed upon obtaining the views of residents about the priorities under the Morley Town Investment Plan's Greener and Connected theme. The engagement exercise was live between November 2021 and early January 2022. An in-person event was also held in November 2022 at Morley Town Hall outlining all the Greener and Connected proposals.

11. Ward Councillors in Morley South have been consulted and the Executive Member for Public Health and Active Lifestyles has been briefed.

12. The Chief Officer for Climate, Energy and Greenspaces Service has approved the proposal.

### What are the resource implications?

13. The project will be delivered by Groundwork Pride via the existing Service Level Agreement. All materials and plant for the hard material works and earthworks will be procured consistent with the city council's financial procedures and the council's standing orders to ensure that the proposal delivers best value.

14. Projects and Programmes are providing overall programme and project management resource for the entirety of the Morley Town Deal timescales and significant resource has been applied to the Greener and Connected project.

15. The Department for Levelling Up, Housing and Communities (DLUHC) agreed to allocate funding of £24.3m across financial years 2021/22 to 2025/26 and the remaining balance of funding £20,550.0k was injected as part of the February 2022 capital programme. Leeds City Council, as lead council for the Town Deal are developing Full Business Cases (FBCs) for each of the five proposed projects and will assure these locally. Greenspace improvements at Magpie Lane will be the second scheme from the Greener and Connected project.

### Capital Funding and Cashflow

#### Morley Town Deal 33393/000/000

Current Injections into the capital Programme as at February 2023	TOTAL £000's	TO MARCH 2022 £000's	FORECAST			
			2022/23 £000's	2023/24 £000's	2024/25 £000s	2025/26 £000's
PROGRAMME MGT	800.0	211.6	188.4	200.0	200.0	0.0
CONSTRUCTION WORKS	20,952.7	0.0	522.2	7,593.2	9,736.9	3,100.4
FEES & OTHER	2,547.3	186.4	98.6	1,335.6	926.7	0.0
TOTALS	24,300.0	398.0	809.2	9,128.8	10,863.6	3,100.4
Authority to Spend to date as at February 2023	TOTAL £000's	TO MARCH 2022 £000's	FORECAST			
			2022/23 £000's	2023/24 £000's	2024/25 £000s	2024 & on £000's
DEVELOPMENT FUNDING	398.0	398.0	0.0	0.0	0.0	0.0
GREENER & CONNECTED	358.1	0.0	358.1	0.0	0.0	0.0
TOTALS	756.1	398.0	358.1	0.0	0.0	0.0
Authority to Spend required for this current approval	TOTAL	TO MARCH 2022	FORECAST			
			2022/23	2023/24	2024/25	2024 & on
MAGPIE LANE	50.0	0.0	50.0	0.0	0.0	0.0
TOTALS	50.0	0.0	50.0	0.0	0.0	0.0
Total overall Funding	TOTAL £000's	TO MARCH 2022 £000's	FORECAST			
			2022/23 £000's	2023/24 £000's	2024/25 £000s	2024 & on £000's
LCC BORROWING	0.0	0.0	0.0	0.0	0.0	0.0
MORLEY TOWN DEAL	24,300.0	398.0	809.2	9,128.8	10,863.6	3100.4
Total Confirmed Funding	24300.0	398.0	809.2	9128.8	10863.6	3100.4
<b>Total Funding Balance</b>	<b>23,493.9</b>	<b>0.0</b>	<b>401.1</b>	<b>9,128.8</b>	<b>10,863.6</b>	<b>3,100.4</b>

## **Revenue Effects**

16. The proposed improvements to the existing greenspace are primarily focussed on recreational development, therefore ongoing costs associated with the maintenance of the proposal will be included within existing LCC budgets.
17. Parks and Countryside have been consulted and are aware of ongoing maintenance requirements.

## **What are the key risks and how are they being managed?**

18. A comprehensive risk register has been produced for the Greener & Connected programme. A full risk assessment will be undertaken prior to commencement on site. Groundwork Pride will be responsible for all on-site Health and Safety.

## **What are the legal implications?**

19. Legal Services have been consulted on the approach and assessed the implications of this key decision and there is no further due diligence to be undertaken.

## **Options, timescales and measuring success**

### **What other options were considered?**

20. In line with LCC procurement regulations, Parks and Countryside were offered the opportunity to deliver this scheme. However, due to limited resources they don't have the capacity to complete the works by the required date.
21. An external procurement exercise was considered for the delivery of this scheme. However, using the existing Service Level Agreement between LCC and Groundwork Yorkshire will enable us to deliver within the timescale and budget.

### **How will success be measured?**

22. A robust programme of monitoring and evaluation will be put into place to ensure the outputs and outcomes can be assessed across the projects and provide assurance to the funding providers. The monitoring and evaluation framework will be maintained by the Project Managers. The Project Managers will be responsible for monitoring progress through regular site visits.

### **What is the timetable and who will be responsible for implementation?**

23. The works are scheduled to start March 2023 at Magpie Lane and expected to be completed by Spring 2023.

## **Appendices**

- Landscape proposals

## **Background papers**

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