



## Report of the Director of Environment and Neighbourhoods

To: Inner North West Area Committee

Date: 2nd July 2009

Subject: Area Manager's Report

### Electoral Wards Affected:

Hyde Park & Woodhouse  
Headingley  
Kirkstall  
Weetwood

Ward Members consulted  
(referred to in report)

### Specific Implications For:

Equality and Diversity

Community Cohesion

Narrowing the Gap

Council Function

Delegated Executive Function available for Call In

Delegated Executive Function not available for Call In Details set out in the report

## Executive Summary

The purpose of this report is to inform members of progress on a number of projects in the Inner North West Area as determined by the Area Delivery Plan 2008-11. The Area Delivery Plan is the key strategic document produced by Area Committees and the local expression of the Leeds Strategic Plan.

### 1.0 Purpose Of This Report

- 1.1 This report informs Members of the progress against the Area Delivery Plan 2008-11 as agreed by Executive Board in July 2008. The report is structured around the Leeds Strategic Plan themes.

### 2.0 Background Information

- 2.1 The Area Delivery Plan 2008-11 is the local expression of the Leeds Strategic Plan. The Area Delivery Plan for this Area Committee was agreed by Executive Board in July 2008 together with the Area Committee functions and enhanced roles.

### 2.0 Main Issues

#### Culture

### **3.1 HEART Centre Development**

Area Management Team have held a series of meetings with Headingley Development Trust to drive forward the development of the HEART centre. As part of the scheme Headingley Community Centre users will be accommodated in the new HEART Centre. Community Centre users will be consulted on their requirements for meeting room space in the coming months.

## **ENTERPRISE AND ECONOMY**

### **3.2 Recession in the Inner North West**

The impact of the recession is now starting to feed through to unemployment levels. In Leeds as a whole the Job Seekers allowance register increased by 23,281 in April 2009 up by 10,806 on April 2008. The top 10 occupations involved in people losing jobs are

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|----------------------|------------------------------|
| 1. Warehousing       | 6. Labourers                 |
| 2. Retail            | 7. Joiners                   |
| 3. Office assistants | 8. Process and plant workers |
| 4. Van drivers       | 9. Cleaners                  |
| 5. Customer care     | 10. Packers                  |

In April 2009 3693 vacancies were notified in Leeds, a decrease of 45% on April 2008.

The top ten vacancies in Leeds currently are in

- |                            |                      |
|----------------------------|----------------------|
| 1. Care assistants         | 6. Security          |
| 2. Sales reps              | 7. Call centres      |
| 3. Telephone sales         | 8. Customer care     |
| 4. Cleaners                | 9. Office assistants |
| 5. Other sales occupations | 10. Retail           |

In Inner North West Leeds the number of unemployed job seekers allowance claimants has doubled between May 2008 and April 2009 from 1760 to 2923. For Headingley Ward the figure was still only 2.2%, but for Hyde Park & Woodhouse it was 4.0%, Kirkstall 4.6% and Weetwood 4.1% as against a Leeds figure of 4.3% (source Leeds Economy Bulletin Spring 2009).

The number of investment enquiries coming to the Council has also fallen sharply in Inner North West over the last five quarters, from 98 industrial enquires to 44, from 56 office enquiries to 40, from 69 retail enquiries to 44 and 42 land enquiries to 15.

A number of local companies have announced redundancies for example Schawk on Kirkstall Road with the loss of 56 jobs, 192 jobs to go at Yorkshire Television, Coors Brewery Telesales moving out of the area and the Media Buzz losing 20 jobs in Headingley . On the positive side there have been examples of new jobs at SFS on Kirkstall Road who have completed a £6million redevelopment to provide a modern production & logistics facilities, Surgical Innovations in Weetwood (10 new jobs, the

development of the refurbished Arndale centre in Headingley (£2.5 million), construction being started on £21million Carnegie Pavilion development and Weetwood Hall becoming first venue in North of England to be awarded Gold accreditation by Meetings Industry Association.

With increased numbers of people looking for work however Job Centre + have introduced additional support when people first become unemployed. This includes

- One to one coaching
- 1 day provider led seminars
- Access to discretionary funds for “one off” cash help to improve an individual’s immediate job prospects
- Three Week work trials

For those unemployed for 6 months additional help is also now available

- £1000 recruitment subsidy for employers to employ someone from the JSA register and access to in work training up to £1500 through Train to Gain funding
- Work focussed training
- Work focused volunteering
- Help for customers starting in self employment £50 per week for individuals over 25)

Within Inner North West Leeds the recently awarded A2E worklessness programme is now operational through advisors based in Little London (Space@) Burley Lodge and the Cardigan Centre to help those furthest from employment get opportunities to get into the jobs market.

## **LEARNING AND CHILDREN AND YOUNG PEOPLE**

### **3.3**

#### Children and Young Peoples Champion for Area Committees

A report to the Council's Executive Board in July 2008 detailed the proposed role of Children and Young Peoples Champion for Area Committees. It was recommended that area committees nominate an Elected Member -where they had not done so already - to work with the Locality Enabler to take forward the developments outlined in these papers. The 10 Area Committees nominated one Children's Champion for each area. The Inner North West Children and Young Peoples Champion is **Cllr Penny Ewens**.

The purpose of the Children and Young Peoples Champion is:

- To promote commitment to the wider children and young people's agenda through the active engagement of elected members, local authority children's services, and local partners.
- To increase understanding of the needs of children and young people and the issues and barriers they encounter in their daily lives
- To help change attitudes and behaviors to address the stigma and exclusion that children and young people can experience
- To contribute to the raising of standards and ensuring that we are ambitious for our children and young people

## **TRANSPORT**

### **3.4 Quality Bus Initiative (A65)**

The business case for the Quality Bus Initiative (A65) is being submitted to the Department for Transport this year with a proposed start of work to begin in quarter 4 this financial year.

### **3.5 New Generation Transport (A660)**

A series of consultation activates are being undertaken to raise the profile of the proposed route for the New Generation Transport Initiative (A660) which will inform a business case submission to the Department of Transport. Work is due to begin along the A660 in 2013 for the service to become operational in 2015.

## **ENVIRONMENT**

### **3.6 BMX Dirt Bike Jump Track**

A site visit to the proposed dirt bike jump track location of Dobby Row was undertaken by Cllr Illingworth and Area Management staff in early April. A group of cyclists called dig2ride is currently being developed to lead on the formation of the facility and following a meeting with residents and dirt bike riders on Tuesday 26 May, a company registration for "dig2ride" was secured making the group a legally constituted company limited by guarantee. The group hope to make a Well-being small grant application to support their efforts in the future.

### **3.7 Little London Recycling**

The Little London community centre is vested with the Inner North West Area Committee. Through the Intensive Neighbourhood Management Programme, funding has been allocated to improving recycling facilities in the Oatlands area. After considering several possible sites, it is proposed to improve the existing recycling facilities on the car park at the community centre.

The works will involve removing three large bottle banks and replacing them with a low level fenced area with three general (paper, plastic, aluminium) 1100 litre recycling bins and one 1100 litre mixed glass bin. The Oatlands Residents' Association have been consulted on the proposal which was supported at their meeting on 27th May 2009.

### **3.8 Groundwork Leeds Update**

Groundwork were invited to provide the Area Committee with an update on their current project activity in the inner North West. The following is a summary of their work in the area.

Groundwork are currently undergoing a project to improve play provision on Sandford Road. The community was consulted with regards to the Sandford Recreation area, aiming to gain ideas first hand from those living in the area. The consultation was funded jointly by West North West Homes and the Area Committee. A masterplan

has been developed and a meeting is to be held on the 12th June with all the relevant partners to decide what is to be implemented in this scheme.

On the 18th May Groundwork ran a Worker of the Week Project at Hawksworth Wood Primary School. 24 year 6 pupils were given the opportunity to plant herbs in the schools herb garden, grow a seed to take home, and learn about how they could use the herbs when cooking. This was part of a project West North West Homes is running with Groundwork, Connaught and Kiers.

On the 29th May we attended Hawksworth Wood Estates Community Fun Day at Hawksworth Wood Children's centre. In partnership with West North West Homes we consulted with residents of the estate to find out what they felt was needed. What came out of the consultation was that residents felt there was very little for young people, particularly in the 8-14 age group, to do. As a result of this we are going to look into the possibility of setting up a Junior Wardens Scheme on the estate, and seek potential funding to enable this.

A masterplan has been developed for the Woodhouse area and we will be meeting with Leeds Fed, West North West Homes and Parks and Countryside to discuss the priorities for this plan. As part of the masterplan we initiated an 'Environment week' where we worked with Leeds Fed and other partners on activities including litter picking, fence painting and hedge trimming. This involved the local school, Quarry Mount Primary, who took part in local food and climate change activities. To engage with local residents we ran a hanging baskets workshop where residents planted and took home a hanging basket to brighten up the street of Woodhouse. This was run in conjunction with volunteers from Oblong Resource Centre and Vision volunteering.

A Groundwork volunteer is currently running a project around the Burley park train station in association with Northern Rail. We will also be working with Youth Point, Oblong and students from both Universities. In the short-term we will be undertaking a clean-up of the area surrounding the station which will include a litter pick, hedge trimming and painting. Longer term the project will develop into a collective of community organisations who will get involved in regenerating the area around the station.

On the 19th May Groundwork ran an herb workshop with an Asian Womens group at the Burley Lodge centre, in association with West North West Homes.

Through the Community Spaces Fund Groundwork has developed a project on the Burley Willows estate. Working with local residents we are improving the spaces on the estate. In May we held two workshops for residents, mosaic and metalwork, where residents were able to input into the designs for the scheme.

### **3.9 Student Changeover**

The Students in the Community sub group commissioned a 'Student Changeover' action plan to address the environmental and community safety issues associated with the period when leases end on the majority of privately rented student

accommodation. In the past, this has led to fly tipping, waste in gardens, anti-social behaviour and increased criminal activity.

This year, the Area Committee has supported Leeds University Students Unions' Leave Leeds Tidy Campaign by providing funding for the Green Streets scheme. This scheme will employ students as community wardens, who will publicise the additional services around changeover time and ask students to think in advance about disposing of their household waste. The wardens will also assist with waste collection by supplying and collecting bags for re-useable goods, and reporting fly tipping.

Streetscene, supported again by the Area Committee, will commission additional waste collection teams seven days a week working across the changover area, which covers parts of Headingley, Hyde Park, Woodhouse, Burley and Kirkstall.

The Environmental Action Team will prioritise the area for the duration of the changeover period. Environmental Enforcement Officers will patrol the streets and take action against anyone found going through bin liners left for collection.

Other actions in the Changeover Action Plan include, free shops and a table top sale, increased police presence, noise nuisance patrols, CCTV van patrols, additional recycling collections and an amnesty for accredited landlords

## THRIVING PLACES

### **3.10 Little London PFI**

As part of the PFI housing regeneration of Little London the Council is now in detailed competitive dialogue with the two remaining bidders for the contract to build new council housing and to refurbish existing council housing, with associated environmental improvements,

Regenter and Sustainable Communities for Leeds (SC4L) are refining their proposals that were originally submitted in October 2008, in readiness for an interim submission of final proposals in August and an anticipated final tender submission in October 2009. Planning approvals will be required for a range of the proposed work, following which a financial close to the procurement exercise is expected by April 2010.

The current phase of procurement, with a manageable number of consortia involved, has a requirement for community and stakeholder engagement in the development of the project. Consultation is an essential part of appropriate proposals being brought forward, drawing on local knowledge and responding to local concerns and is also a means through which planning applications for development and improvement of land can be fully justified.

The consortia have been provided with comprehensive briefings regarding key stakeholders, other ongoing projects and service issues in the project area and have been invited to follow these up with their own enquiries, managed by the Council's PFI Communications Manager with the North West Management Team. These discussions with stakeholders will be within the confidential and commercial context of

bidders' emerging proposals for the overall PFI contract, but it is the expectation that each consortia will consider how the project can be delivered in complement to other Council and stakeholder activities and wider regeneration aspirations. In May both bidders presented their design and refurbishment proposals to Hyde Park and Woodhouse Ward Members for input and feedback.

The Community Advisory Group (CAG) which was established to provide a specific and focused means of engagement for bidders with local community representatives is also undertaking Design Workshops with each bidder. A workshop on external works and environmental design was held in May and a new build design workshop was held on 1 June. These are opportunities for CAG and Ward Members to feed back their views directly to the bidding consortia, which will be required to demonstrate how these have been taken into account in their proposals.

The bidders will also be presenting their proposals to the wider community at a series of consultation events throughout July. This is a relatively short window for consultation, reflecting the constraints of the PFI process, but will cover a range of venues, times and days of the week to ensure maximum potential for local people to attend. Dates and venues are currently being confirmed but Ward Members will be notified when these are finalised. A newsletter giving an update on the PFI project, revisions to its scope and wider regeneration and community news has been distributed throughout Little London.

### **3.11 Audit of Area Committee Controls**

An internal audit undertaken by Leeds City Council has recently reviewed Area Committee controls. The subsequent report and action plan published in January 2009 makes a number of recommendations relating to governance arrangements, partnership working, risk management and Well-being procedures.

A citywide task group, (with officers from the three Area Management Teams and Regeneration Resources), have addressed the recommendations relating to the Well-being Fund in order to streamline processes and improve accountability and transparency. Consequently a new range of standardised application forms, guidance for applicants and funding agreements have been produced for small grants, large projects and commissioned activity. In addition monitoring expenditure and payment of funding are now more compliant with LCC's financial regulations. Should Members wish to see the new forms and guidance etc, the Area Management team can make these available.

Further work will be undertaken to develop a shared risk register and area profiles to help inform local priorities and needs which will support the move towards a commissioning framework for local resources; and ensure that local governance arrangements for partnership work are consistent.

### **3.12 Area Delivery Plan Consultation**

Following a series of community engagement events which took place during 2008/9, a further series of events was undertaken in March and April 2009 under the banner 'Your Communities – Your Priorities'. The Inner North West dates were as follows:

- Hyde Park and Woodhouse- 16<sup>th</sup> March
- Headingley 6<sup>th</sup> April
- Kirkstall 23<sup>rd</sup> March
- Weetwood 30<sup>th</sup> April

**3.13** These events involved a wide range of partners and focused on the Leeds Strategic Plan themes (contained in the Area Delivery Plan - ADP) to ask people about their priorities for their area for 2009/10 e.g. Police, Parks and Countryside, Extended Schools etc. Analysis of participation and findings of these events will form a wider review of community engagement. However, the feedback gained from these events will be summarised and assessed against partner's priorities to develop the ADP for the year ahead. A Draft ADP for 2009/10 is presented elsewhere on this agenda.

## HARMONIOUS COMMUNITIES

**3.13** Park Life Festival

A festival was held on the 2<sup>nd</sup> May on Woodhouse Moor with the aim of bringing the resident and student population together in celebration of their community. The event provided a range of food, drink and entertainment including acoustic bands and a football competition for as many as 2000 people who attended on the day. Organised by a core group of University of Leeds students, this family-friendly occasion was supported by 25 staff and over 200 volunteers.

**3.14** Hyde Park and Woodhouse Inter-Faith Lunch

On the 11<sup>th</sup> of June an Inter-faith lunch for the Hyde Park and Woodhouse Ward was held in the Civic Hall. Facilitated by Together for Peace, the meeting offered an opportunity to begin a process of dialogue between faith leaders to share experiences and make links that will help improve community cohesion in the area. Following the successes of this first meeting, further such events are planned for the Autumn and Winter.

**3.15** Beckett Park Community Centre- Kirkstall

In 1960, Beckett Park Community Association (BPCA) leased a plot of land from Leeds City Council on a peppercorn rent, and secured grant funding to build a community centre on it which opened in 1964. The original lease for the land was 15 years, which expired in 1975. The BPCA have continued to pay a peppercorn rent on the same terms and conditions since 1975.

In January 2009, lease negotiations recommenced with the BPCA to renew the lease on standard terms, i.e. 6 year Full Repair and Insurance Lease at market rent.

As the building was constructed in 1963 and as such can be taken into account when assessing a market rent for the negotiation of a lease renewal. Tenant's improvements have to be ignored for a period of 21 years after they have been done; in this case it has been 46 years since the building was constructed. Legislation to support this approach is held in the Landlord and Tenant Act 1954 Part II.

The market rent was assessed at £6,120.

On 13th May 2009, the Regeneration Management Team agreed to support a proposal to complete a six year (with a mutual three year break clause) full repairs and insurance lease with the BPCA to lease the community centre at a peppercorn rent of £1 per annum on demand. Kirkstall Ward Members were consulted and supported this proposal.

To support this decision it was demonstrated that the members of the BPCA are volunteers with an average age of 82. The centre users are also mainly older people with limited incomes. The BPCA has a small working surplus and a number of repairs to the community centre are planned for the coming year.

#### **4.0 Implications for Council Policy and Governance**

- 4.1 The Area Delivery Plan for Inner North West is administered through the West North West Leeds area management team.
- 4.2 Well being projects develop from Inner North West's Leeds Area Delivery Plan and through consultation with Area Committee members. The plan helps to fulfill the Council's Corporate Plan objectives by aiming to create better neighbourhoods and confident communities.

#### **5.0 Legal and Resource Implications**

- 5.1 In order to meet the Area Committee's functions, funding is supplied via Well Being budgets and the Community Centres Budget.
- 5.2 In order to meet the Area Committee's roles, funding is in the main supplied by other Leeds City Council Departments mainstream budgets, and external partner agencies e.g. the Police and Primary Care Trust, which is in turn reflected by the fact that the Area Committee's role here is to influence, develop and consult. However, wellbeing funding has resourced some projects here e.g. area based regeneration schemes and conservation area reviews.

#### **6.0 Conclusions**

- 6.1 The functions and roles of the Area Committee aim to:

- Improve the quality and value for money of Council service delivery
- Improve the quality of democracy and find new ways to facilitate citizen participation in local government through the development of links between Ward Members and their communities.
- To co-ordinate policy and service delivery between the local service providers.

#### **7.0 Recommendations**

- 7.1 Outer North West Area Committee members are invited to:

- note the contents of the report and comment on any aspect of the matters raised
- suggest items for inclusion on future agendas

**Documents referred to in this report:**

Executive Board Report July 2008.