

EXECUTIVE BOARD MEMBER LEADER

19TH FEBRUARY 2019

Executive Board Member:	Portfolio:
Cllr Emlyn Dole	Leader

TARGETED REGENERATION INVESTMENT (TRI) PROGRAMME 2018 - 2021

Recommendations / key decisions required:

- To support the above proposals for the Regional Delivery of the Targeted Regeneration Investment Programme 2018-2021
- To support the commitment of £1.5m capital match funding for the overall programme delivery of Carmarthenshire projects
- The legal department recommend to delegate the finalisation of the documentation to the Director of Regeneration and Policy along with the Economic Development Manager

Reasons:

- To bring back vacant commercial space to the market
- To create jobs within the target areas
- To provide homes above commercial space within the target areas

Directorate	Designation	E Mail Address:
Name of Head of Service:	Director of Regeneration & Policy	WSWalters@carmarthenshire.gov.uk
Wendy Walters		
Report Author:	Economic Development Area Manager / Economic Development Co-ordinator	SHGJenkins@carmarthenshire.gov.uk / TPeregrine@carmarthenshire.gov.uk
Steffan HG Jenkins / Tessa Peregrine		

Declaration of Personal Interest (if any):

Dispensation Granted to Make Decision (if any):

DECISION MADE:

Signed:

DATE: _____

EXECUTIVE BOARD MEMBER

The following section will be completed by the Democratic Services Officer in attendance at the meeting

Recommendation of Officer adopted	YES / NO
Recommendation of the Officer was adopted subject to the amendment(s) and reason(s) specified:	
Reason(s) why the Officer's recommendation was not adopted:	

EXECUTIVE SUMMARY
EXECUTIVE BOARD MEMBER LEADER
19TH FEBRUARY 2019

TARGETED REGENERATION INVESTMENT (TRI) PROGRAMME 2018 - 2021

Background

The Targeted Regeneration Investment (TRI) Programme 2018-2021 is a follow on from the Vibrant and Viable Places programme, which Carmarthenshire County Council successfully delivered within Llanelli town centre through the Opportunity Street project 2014-2017.

The TRI programme proposes to support area based regeneration projects that promote economic regeneration- creating jobs, enhancing skills and employability and creating the right environment for businesses to grow and thrive – with a focus on individuals and areas most in need to ensure prosperity is spread to all parts of Wales.

The following thematic areas for investment have been identified to deliver the aims and objectives of the regional plan for regeneration:

- **Property Enhancement Development Grant (PEDG)** – enhancing building frontages and bringing back commercial floor space into beneficial business use, to support start-ups and growing businesses within the target areas.
- **Sustainable Living Grant (SLG)** – supporting the conversion of commercial floor space into new homes, bringing new tenants into target areas to support the economy and create a safer, more sustainable environment.
- **Strategic Projects** – A fluid portfolio of projects that contribute to the economic regeneration of target areas and support future regeneration opportunities e.g. project of strategic importance within the target areas, community hubs, transport hubs, enabling infrastructure

Officers within Carmarthenshire have been working with partners on a regional application which has been successfully endorsed by Welsh Government. As such it is confirmed that of the £27m regional funding allocation Carmarthenshire will look to attract £6.75m across the three thematic areas by end of the programme March 2021. Swansea is the lead authority, they will manage the PEDG and SLG project management process whereby claims will be drawn down from Swansea retrospectively following payment to third parties. For strategic projects and those of larger values (over £250k) CCC and third party applicants will be engaging directly with Welsh Government.

Target areas: In light of the project aims as described above, proposals are focused upon the two key areas of Llanelli (Town Centre & Station Road area) & Ammanford (Town Centre).

DETAILED REPORT ATTACHED?

No

IMPLICATIONS

I confirm that other than those implications which have been agreed with the appropriate Directors / Heads of Service and are referred to in detail below, there are no other implications associated with this report :

Signed: Wendy Walters

Director of Regeneration and Policy

Policy and Crime & Disorder	Legal	Finance	ICT	Risk Management Issues	Organisational Development	Physical Assets
NONE	YES	YES	NONE	NONE	NONE	NONE

1. Legal

- As a condition of grant Legal charges will need to be registered with the land registry on all buildings that are supported under the programme
- Officers associated with the TRI programme are liaising with the legal team in order to tailor documentation from WG / Swansea Council to suit the needs of Carmarthenshire County Council. This will include the terms and conditions of grant & legal agreements that will be issued to applicants.
- The legal department suggest expressed recommendation to delegate the finalisation of the documentation to the Director of Regeneration and Policy along with the Economic Development Manager

2. Finance

- Circa £28m has been allocated regionally with an intervention rate of 70% total project cost. Carmarthenshire's submission has requested £6.75m with the additional 30% of match funding to be sourced by an anticipated private sector investment.
- Allocation of £1.5m has been made within Carmarthenshire County Council's capital programme.
- It should be noted that CCC will be required to claim funding back from Swansea retrospectively following payments made to third parties.

CONSULTATIONS

I confirm that the appropriate consultations have taken in place and the outcomes are as detailed below

Signed: Wendy Walters

Director of Regeneration & Policy

1.Scrutiny Committee N/A

2.Local Member(s) N/A

3.Community / Town Council N/A

4.Relevant Partners N/A

5.Staff Side Representatives and other Organisations N/A

Section 100D Local Government Act, 1972 – Access to Information

List of Background Papers used in the preparation of this report:

THESE ARE DETAILED BELOW

Title of Document	File Ref No.	Locations that the papers are available for public inspection
Regional approval letter – issued by WG	No ref	The Beacon, Dafen, Llanelli, SA14 8LQ (electronic)