

**CABINET MEMBER DECISIONS MEETING FOR REGENERATION,
LEISURE, CULTURE AND TOURISM
DATE 12.02.2024**

Cabinet Member:		Portfolio:	
Cllr. Hazel Evans		Cabinet Member Decisions Meeting for Regeneration, Leisure, Culture and Tourism	
Ten Towns Programme (Capital fund)			
Purpose: To consider an application seeking financial assistance from the Ten Towns Capital Fund			
Recommendations / key decisions required: To approve 1 application submitted as part of the Ten Towns Capital Growth Fund			
Applicant Name	St Clears Town Council		
Project Name	Y Gat and Gateway Project, St Clears		
Grant Request	£33,697		
Reasons: To support the economic opportunities identified as part of extensive community consultation and discussion with key stakeholders that will provide economic and social benefit to the County's rural market towns.			
Directorate Name of Head of Service: Jason Jones	Designations Head of Regeneration, Policy and Digital	Jason Jones Tel: 01267 242 336 JaJones@carmarthenshire.gov.uk	
Report Author: Rhian Phillips	Economic Development Manager – Funding	Rhian Phillips Tel: 07812475386 MRPhillips@carmarthenshire.gov.uk	

Declaration of Personal Interest (if any):

None

Dispensation Granted to Make Decision (if any):

N/A

DECISION MADE:

Signed:

DATE: _____

CABINET 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
CABINET MEMBER DECISIONS MEETING FOR REGNERATION, LEISURE,
CULTURE AND TOURISM
DATE 12.02.2024

Ten Towns Programme (Capital Fund)

Purpose:

To consider an application submitted as part of the Ten Towns capital fund.

Background

The aim of the Ten Towns Programme is to increase the resilience and future growth of Carmarthenshire's rural market towns and their surrounding areas.

The Authority has committed £1m capital funding to support the respective towns to take forward some of the capital aspirations identified within their economic growth plans. To ensure that the ambitions of each town are realised, and that prioritised projects are developed, Carmarthenshire County Council have secured further funding from the UK Government's Shared Prosperity Fund.

Application for consideration:

Applicant: St Clears Town Council
Title: Y Gat and St Clears Gateway project, St Clears
Grant Requested: £33,697

The application for funding by St Clears Town Council focuses on two projects which have been identified by the town's economic growth plan team to support the development of the town:

Redevelopment of Y Gat

Recognised as an anchor building for the town, Y Gat has recently been transferred from the Authority to the Town Council. Following several engagement exercises with stakeholders, established groups and local business, St Clears Town Council is seeking funding to undertake modest reconfiguration works to the building to create a multipurpose space for both business and community use which will include:

- A designated shared working space on the second floor for local businesses. The space will also be used to hold community workshops e.g. digital classes. The library service will continue to operate from the premises as well as meeting rooms being available for hire for both business and community use.
- The reconfiguration work will enable a separate access to the café area which is currently being advertised as a business let
- The third floor will remain a space for local micro businesses to rent. The focus will be on the creative industries to tie in with the previous use of the building. The administration of the lettings will be undertaken by a local estate agent. There have been an encouraging number of enquires for the units available.

To support activity and encourage visitors to the town, the Town Council has appointed a centre co-ordinator whose primary role will be to facilitate events and administer bookings for Y Gat.

As the redevelopment of the building begins, a rebranding exercise will be undertaken by a suitably qualified organisation, to ensure the newly redeveloped space is carefully marketed and promoted to attract both business and community.

Gateway project

A small proportion of the budget will be used to fund the development of a gateway art project in a prime location in the town near the car park entrance. A local artist will be appointed to illustrate the history of the town, creating a vibrant gateway to the town centre. This aspect of the project aligns with wider investments which are being undertaken in the town as part of the Tackling Towns programme. It will also complement the Revitalising Rural Town Centre grant. To date, several premises in the town have been successful in their applications to revitalise their shop frontages.

Project Delivery timeline

The project will begin as soon possible. Project must be completed by end of December 2024 in line with the Shared Prosperity funding period.

Outputs to be achieved

M2 of new/upgraded commercial space created	200m2
Number of vacant units/buildings brought back into commercial use	2
No of facilities/services created or improved	1
No of businesses directly/indirectly supported	5
No of jobs created	2
No of business accommodated	7
Increase in visitor numbers	5000
Increase in visitor spend	£70,000

Recommendation

To approve a grant request of **£33,697** from the Ten Towns Capital fund.

OTHER OPTIONS AVAILABLE AND THEIR PROS AND CONS

The option of not approving this project in whole or part is open to Cabinet Member. However non approval will mean that the local community will lose out from the economic and social benefits of the project.

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: **Jason Jones** Head of Regeneration, Policy and Digital

Policy and Crime & Disorder	Legal	Finance	ICT	Risk Management Issues	Organisational Development	Physical Assets	Bio-diversity & Climate Change
YES	YES	YES	NO	YES	NO	YES	YES

Policy, Crime and Disorder

The 10 towns programme provides an opportunity for rural market towns to create new economic benefit and opportunities developed as a recommendation from the Moving Rural Carmarthenshire Forward Plan.

The above is aligned with the county's existing strategies and plans including the Local Investment Plan for Carmarthenshire, Economic Recovery Plan, Local Innovation Strategy, Wellbeing Assessment, and the South-West Wales Regional Economic Delivery Plan and Corporate Strategy.

The project will also deliver against the Authority's Vision Statement which identifies the Ten Towns initiative as a key priority in 'Making our communities and environment, healthy, safe and prosperous' places to live.

The Programme will support the objectives of the Wellbeing & Future Generations Act by targeting interventions which aim to ensure that the Welsh speaking communities of the County remain vibrant and sustainable communities.

Legal

Terms and Conditions will be issued to the applicant which have been verified by CCC legal department and will be executed as a deed.

Finance

Funding has been secured from the UK Government Shared Prosperity Fund as part of the Rural Anchor.

Risk Management Issues

A programme level risk management process will be followed to ensure that risk is assessed and managed at all levels.

A key risk is the short delivery timeframe of SPF with all 3rd party grants required to be financially completed by the end of December 2024.

At a project level, a risk register will be maintained together with appropriate mitigation measures. The Rural Anchor Team who are responsible for administering both funds will closely monitor progress of the project individual awards. Where a lack of progress is being made, applicants will need to provide clarification as to how they will be able to deliver against the original approved amount. As a last resort this may mean suspension of a project mid delivery.

Physical Assets

St Clears Town council have entered in a lease agreement with Carmarthenshire County Council as part of an asset transfer programme. The designs for the work have been shared with corporate property who have agreed the proposed works subject to compliance with building regulations.

Bio- diversity & Climate Change

The project will ensure sustainable practices are adopted when carrying out the works and in the administration of the building.

CONSULTATIONS

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

Signed: Jason Jones

Designation: Head of Regeneration, Policy and Digital

1.Local Member(s) –Cllr Phillip Hughes, has been consulted on an on-going basis as part of the growth plan team meetings and is supportive of the project. Cllr Hughes is the Chair of the 10 towns growth team.

2.Community / Town Council - On-going consultation with the relevant Community Council in the development of the proposals.

3.Relevant Partners - Members of the established growth plan team prioritised the project which consists of key stakeholders from public, private and third sector. Further community consultation undertaken with both businesses and local organisations highlighted support for the proposals.

4.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
10 Towns St Clears CAPTIAL application		Held electronically