

CHIEF EXECUTIVE – EXECUTIVE DECISIONS MEETING

Minutes of the meeting held at 12.00 noon on Tuesday 30 October 2007 in the Cabinet Room, Level III, County Hall, Ruthin to discuss reports in accordance with Article 7.3.7 (a) of the Denbighshire County Council Constitution whereby the Chief Executive, in consultation with the Section 151 Officer and the Authority's Monitoring Officer, shall have delegated responsibility to make any necessary executive decisions which would have been taken by the Cabinet, a Cabinet Committee or a Cabinet Member, following the successful Notice of Motion on 22.10.2007 when the Leader and Cabinet were removed from office by resolution of Council.

PRESENT

I R Miller, Chief Executive; R Parry, Acting Section 151 Officer (and Financial Controller); I K Hearle, Monitoring Officer (and County Clerk), I Prys Jones, Corporate Director: Environment and S Ellis, Corporate Director: Social Services and Housing.

APOLOGIES

Deputy Chief Executive / Corporate Director: Resources.

1 MINUTES OF THE CABINET

The Minutes of the Cabinet meeting held on 29 September were submitted.

Amendment – to Also Present - the Chief Executive was not present at the meeting.

DECIDED that, subject to the above, the minutes of the meeting held on 29 September 2007 be approved as a correct record and signed by the Chief Executive.

2 ACTION PLAN FOR ESTYN REPORT

The report by the Acting Director of Education / Interim Head of School Improvement detailed the progress to date on the Action Plan and sought approval of the Action Plan for submission to the Welsh Assembly Government and Estyn by 5 November 2007, subject to any improvements and amendments identified as necessary before then.

All Elected Members had been invited to a meeting earlier in the day in County Hall, Ruthin to debate the report and Action Plan. Twenty two Members had attended the meeting and an extensive debate ensued on the Action Plan. The comments from that meeting would be considered in finalising the Action Plan to be submitted to the Welsh Assembly Government and Estyn.

DECIDED the Chief Executive notes the progress to date on the Action Plan and approves the Action Plan for submission to the Welsh Assembly Government and Estyn

by 5 November 2007, subject to the improvements and amendments identified as necessary before then.

3 RHYL POST 16 EDUCATION

The report by the Acting Director of Education / Interim Head of School Improvement sought a decision on the acceptability of the Cambridge Education proposal regarding changing 16-19 provision in Rhyl and agreement to instigate formal consultation.

It was agreed a comma be added to line 8, following the word 'proposal'.

The Chief Executive said it was important, if both the schools and college developed an alternative proposal, detailed costs would have to be provided. The current report sought agreement to start the consultation process, which would allow both options to be developed and costed before a final decision was taken.

DECIDED the Chief Executive agrees that:

- (1) *formal consultation on closing the 6th forms with effect from September 2009 should commence, **subject to***
 - (a) *the full Council agreeing on 20 November 2007 that it would be prepared in principle to amend the single education plan; **and***
 - (b) *the Welsh Assembly Government agreeing to delegate to the Council the Minister's powers to make a proposal in respect of the sixth form at Blessed Edward Jones High School.*
- (2) *a recommendation be submitted to full Council on 20 November 2007 that it should be prepared in principle to amend the single education plan accordingly.*
- (3) *the alternative model produced by the Schools and College be considered and that the costs of this approach and closure of the sixth forms be evaluated fully during formal consultation.*
- (4) *the Schools and College be requested to review the prospects for current Year 11 students in September 2008, including the transitional arrangements that might be necessary.*

4 RENEWAL AREA STATUS FOR WEST PARADE, RHYL

The report sought the support of the Chief Executive to declare Renewal Area status for West Parade Rhyl.

The Corporate Director: Social Services and Housing said Housing Services did not appear to have been consulted on the proposal. Any renewal area status could lead to properties being demolished with a consequent need for tenants to be rehoused, which would have revenue funding implications. Overall she supported the scheme but there

were some implications which she felt had not been fully explored nor revenue implications fully understood. Some items such as the community development work in the action plan attached to the report did not include any reference to revenue funding.

Following discussion, it was agreed that the report be supported subject to the confirmation and approval of revenue consequences.

DECIDED: *The Chief Executive supports the declaration of the West Parade Renewal Area prior to the submission of the NRA to the Welsh Assembly Government, subject to confirmation and approval of revenue consequences.*

5 SECTION 33 AGREEMENT – DENBIGHSHIRE COMMUNITY OCCUPATIONAL THERAPY SERVICE

The draft Section 33 Agreement for a Community Occupational Therapy Service within Denbighshire was presented for the Chief Executive's approval.

The Chief Executive reported he had received amendments which would need to be included in the Agreement.

DECIDED *that the Chief Executive approves the Section 33 Agreement for a Community Occupational Therapy Service within Denbighshire, subject to the amendments received by the Chief Executive.*

6 HOUSING REVENUE ACCOUNT BUDGET & CAPITAL PLAN REPORT 2007-2008

The latest financial forecast position of the Housing Revenue Account (H.R.A.) for the current financial year was presented in the report.

DECIDED *that the latest financial forecast position of the Housing Revenue Account (H.R.A.) for the current financial year be noted.*

7 REVENUE BUDGET PROJECTED OUTTURN 2007-2008 AND SUMMARY CAPITAL PLAN 2007-2008 TO 2009-2010

The budget performance figures for the 2007/08 financial year as detailed in Appendix 1 and the summary capital plan performance for 2007/08 financial year as detailed in Appendices 2 and 3 were presented in the report.

The Financial Controller referred to current further pressures within the Education Service, in particular the concern regarding the £300k deficit in the current year for Ysgol Plas Brondyffryn as the school would have fewer external placements than planned, which was due to the facility not being open for the start of the school year. The worst case scenario would be a deficit for the following year which would be a cost on the Authority. He confirmed that the deficit position was part of the non delegated education budget.

Further pressures were arising in Blessed Edward Jones High School, Rhyl and the clean-up costs for the mould in Archives Service would be included in the following month's report.

The Chief Executive said the projected overspend in Lifelong Learning had already caused him to limit recruitment apart from essential requirements such as the Estyn Action Plan, and in schools.

The Financial Controller said clarification of the Translation service position was awaited.

It was suggested that underspends by other Directorates could be used to offset the position. The Corporate Director: Environment stated that it was important that services understood they could not be 'bailed out' financially every year. The Financial Controller reminded colleagues that there was a need for continued growth in the Authority's balances to keep pace with the growth in the revenue budget, but in the present circumstances this would be difficult. Using underspends this year would avoid top slicing budgets for a contribution to balances in the next financial year.

DECIDED that the Chief Executive notes the budget performance figures for 2007/08 as detailed in Appendix 1 and the summary capital plan performance figures for 2007/08 financial year as detailed in Appendices 2 and 3. A meeting with Lifelong Learning Heads of Service be convened.

8 ROUTINE REPORTING ON PERSONNEL

The report detailed the latest position on the staff headcount.

Following discussion it was agreed future reports did not require figures for each service in respect of the sickness absence bar charts, only the Directorate figures to be included. One version only was required of the short term v long term absence for Directorate figures. It was agreed that the Percentage of Completed Performance Appraisals information be supplied every 6 months.

DECIDED that the information in the report be noted and future information be provided as above.

9 MONITORING THE ACTIONS AGREED BY CABINET

The report detailed the progress the Authority was making against the actions which had been agreed by Cabinet since the 12 September 2006 and the update on the actions agreed since 1 January 2006 (Appendix I refers).

DECIDED that the Chief Executive notes the progress the Authority is making against the actions which have been agreed by Cabinet since the 12 September 2006.

10 CABINET FORWARD WORK PROGRAMME

The report detailed the reports due to come before Cabinet in the coming months.

It was agreed that the Budget proposals be included in reports to Cabinet in November and December 2007 and January 2008.

Following discussion, it was agreed an additional Cabinet meeting be held on Tuesday 5 February 2008 to discuss and finalise the budget.

***DECIDED** to note the Cabinet Forward Work Programme. It was further agreed an additional Cabinet meeting be held on 05.02.2008.*

PART II

11 AWARD OF 2 CONTRACTS FOR WORK OPPORTUNITIES FOR PEOPLE WITH A LEARNING DISABILITY IN NORTH DENBIGHSHIRE

Approval was sought to award two contracts for the provision of work opportunity services for adults with a learning disability in north Denbighshire under a non-binding framework agreement after a formal tendering exercise was completed.

***DECIDED** that four year contracts are awarded to Co-Options Co-Operative Limited and Crest Co-Operative Limited under a non-binding framework agreement arrangement.*

12 SUPPORTING PEOPLE – DENBIGHSHIRE GIFT PROJECT – CONTRACT AWARD

Approval was sought to award of the Supporting People Contract for the 'Denbighshire GIFT Project' (GIFT – Generic Intensive Floating Support Team) to Denbighshire County Council Housing Partnership.

It was suggested that the partnership organisation be put on a firmer legal footing.

The Chief Executive asked that future reports on contracts include the number of people / organisations tendering.

***DECIDED** to award of the 'Denbighshire GIFT' contract to Denbighshire County Council Housing Partnership.*

13 CAPITAL PLAN

The report detailed the latest position on the 2007-2008 element of the Capital Plan.

The Financial Controller agreed to verify the Community Learning Centres and BREEAM conditions regarding grants.

In regard to Appendix 2.1, the Corporate Director: Environment said up to date figures for the transport and housing improvement figures were required. He would discuss with the Principal Management Accountant and the Head of Finance and Performance.

DECIDED that, subject to the above, the latest position on the 2007-2008 element of the Capital Plan be noted.

The meeting concluded at 12.45 p.m.

REPORT TO CABINET

CABINET MEMBER: CLLR PAUL MARFLEET, LEAD MEMBER FOR MODERNISATION AND IMPROVEMENT

DATE: 27 NOVEMBER 2007

SUBJECT: MONITORING PERFORMANCE AGAINST THE AUTHORITY'S KEY PERFORMANCE INDICATORS

1 DECISION SOUGHT

- 1.1 That Cabinet consider the attached Quarterly Performance Report against the Authority's key performance indicators for the second quarter of 2007/08 (July, August September 2007) (See Appendix 1);
- 1.2 That Cabinet consider any issue arising from the report in greater depth as deemed necessary and agree where action needs to be taken in response to slippage against targets.

2 REASON FOR SEEKING DECISION

- 2.1 The Authority's key indicators are those which are included in the Improvement Plan 2007-10. These indicators reflect the Vision, the Council's Priorities, Directorate Priorities and areas of risk. The indicators are grouped under the themes of the Community Strategy which are also used in the Improvement Plan. Regular monitoring of key performance indicators ensures that priorities are being progressed, areas of risk improved and that any issues and barriers to improvement are highlighted. It is important that where necessary, action is taken as a result of monitoring performance.
 - 2.2.1 Appendix 1 details performance in quarter 2 in comparison with the expected level of performance (the quarter 2 target). In most cases, the indicators are reported on a cumulative basis. This means that the performance shown in the Quarter 2 performance column is the combined performance of quarter 1 and quarter 2. Looking at performance in this way means that it is possible to monitor whether the Council is on track to meet the annual target.

Where the indicator was reported on a quarterly basis in 2006/07, performance this year has also been compared with performance in quarter 2 of the previous year. This figure is shown in brackets.







Where known, Denbighshire's performance and target for 2006/07 and the Welsh Median for 2006/07 are also included in Appendix 1 to provide further context around

current levels of performance. Commentary and explanations for performance are noted in the line below.

2.2.2 The key issues arising from Appendix 1 are noted below:-

Overall Performance against Key performance indicators (Appendix 1)

Is performance on target?

| Has performance improved? | | On target  | Slippage against the target but performance is within 10% of the target  | Slippage against the target and performance is more than 10% below target  |
|---------------------------|--|--|--|--|
| | Performance has improved since last year  | 17 indicators | 2 indicators | 2 indicators |
| | Performance is the same as last year  | 2 indicators | | 1 indicator |
| | Performance is worse than last year  | 2 indicators | | 2 indicators |
| | No information on last year's performance | 6 indicators | 1 indicator | 2 indicators |

This means that of those indicators that have been reported for quarter 2:

- 51.4% of indicators are on target and performance has either improved or stayed the same as last year.
- 5.4% of indicators are on target but performance is worse than last year.
- 10.8% of indicators are not on target but performance has improved when compared to last year.
- 8.1% of indicators are not on target and performance is either worse or the same as last year.

- 16.2% of indicators are on target and it is not possible to compare performance with last year.
- 8.1% are not on target and it is not possible to compare performance with last year.

Overall:

- 73% of indicators are currently on target
- 27% of indicators are currently below target

Of the indicators which are not currently on target:

- 70% are more than 10% below target

2.3.1 Education Performance Indicators

Appendix 2 details performance against National Strategic Performance Indicators for Education for the 2006/07 academic year where known and the performance against indicators for attendance and exclusions for the Summer term of the same academic year.

Performance against the National Strategic Indicators is collected by the Local Government Data Unit on behalf of the Welsh Assembly Government. The data is released when it has been validated and therefore we do receive it all at the same time. This quarter's report contains the data that is currently available. The remaining data will be reported in the Quarter 3 report.

Attendance and exclusions have been highlighted as key areas for improvement in the Estyn Action Plan. For this reason, and to reflect the amended priority of school and educational improvement, termly performance by school type will be reported to Cabinet in the quarterly performance report. It is not possible to report attainment performance indicators more often than annually as these are based on pupil assessment which only takes place once a year.

2.3.2 The key issues arising from Appendix 2 are noted below

- All three National Strategic indicators for which data is available have not achieved the target set.
- Of these three indicators, two (attendance and attainment at Key Stage 2), have improved when compared to performance last year.
- Performance against both attendance and attainment at Key Stage 2 is below the Welsh Average for 2006/07. Performance at Key Stage 3 is above the Welsh Average.

3 POWER TO MAKE A DECISION

Performance management and monitoring is a key element of the Wales Programme for Improvement which is underpinned by the statutory requirements of the Local Government Act 1999.

4 COST IMPLICATIONS

There may be cost implications to the achievement of some performance indicator targets. There are no staffing implications.

5 FINANCIAL CONTROLLER STATEMENT

Performance Management is a key element in ensuring quality services that are cost effective.

6 CONSULTATION CARRIED OUT

Progress against performance indicators should be discussed at Departmental Management Team meetings and team meetings. Quarterly performance reports which include performance indicators are prepared by the Scrutiny Officers and are distributed to the relevant Scrutiny Committees for review.

7 IMPLICATIONS ON OTHER POLICY AREAS INCLUDING CORPORATE

7.1 The Vision

The key indicators reflect the Vision and therefore performance in these indicators will affect the Authority's ability to achieve it.

7.2 Other Policy Areas Including Corporate











Performance indicators impact upon all policy areas including corporate and can provide information on the effectiveness of current policy.

8 ACTION

| Action | Responsibility | Deadline |
|--|---|--|
| To explore and address the reasons for below target performance in quarter 2 of 2007/08 at Departmental Team Meetings, Directorate Team meetings and CET | CET | 31 st December |
| To provide guidance and support to Lead Members on their role in driving performance improvement | Lead Member for Modernisation and Improvement / Corporate Policy Officers | Guidance provided by 7 th December. Support ongoing as required |









9 RECOMMENDATIONS

9.1 That Members consider the Quarterly Performance Report against the Improvement Plan and identify any issues which require further discussion and/or remedial action. It is recommended that particular attention is paid to those indicators that are not currently on target.

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? | | |
|--|---|---|------------------------------|--|-----------------------|---|-----------------------|--------------|-------------------------|---------------------------|---|---|---|--|
| PERFORMANCE KEY: Symbol denotes progress against 07/08 Targets |  | SLIPPAGE AGAINST THE TARGET AND PERFORMANCE IS MORE THAN 10% BELOW TARGET | | IMPROVEMENT KEY: Symbol shows if performance has improved since qtr 2 in 2006/07 | |  | | | | | | | | |
| |  | SLIPPAGE AGAINST THE TARGET BUT PERFORMANCE IS WITHIN 10% OF THE TARGET | | | | | | | | | | |  | PERFORMANCE IS SAME AS LAST YEAR |
| |  | ON TARGET | | | | | | | | | | |  | PERFORMANCE HAS IMPROVED SINCE LAST YEAR |
| NOTE: Where a figure has been entered in brackets this represents performance in the previous year, 2006/07 | | | | | | | | | | | | | | |
| CHILDREN AND YOUNG PEOPLE | | | | | | | | | | | | | | |
| SCC/S/001 | NATIONAL STRATEGIC INDICATOR | a) % of first placements of looked after children during the year that began with a care plan in place. | Cllr P Dobb, Nicola Francis | 93.7% | a) 90% | 88.89% | 95% | 73.46% (60%) | 84% (75%) | 95% |  |  | | |
| | | The annual target is 95%. As this was not achieved in quarter 1, 100% needs to be achieved in quarter 2, 3 and 4. Performance in quarter 2 was 100% but because of the performance in quarter 1, the cumulative performance is still under the target of 95%. | | | | | | | | | | | | |
| | | b) For those children looked after whose second review (due at 4 months) was due in the year, the percentage with a plan for permanence at the due date. | Cllr P Dobb, Nicola Francis | 96.60% | 100% | 100% | 100% | 100% | 100% | 100% (38.46%) | 100% |  |  | |







| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|---------------------|------------------------------|--|------------------------------|--------------------|-----------------------|--------------|-----------------------|---------------|-------------------------|---------------------------|-------------|----------------|
| SCC/S/002 | NATIONAL STRATEGIC INDICATOR | The percentage of children looked after at 31 March who have experienced one or more change of school, during a period or periods of being looked after, which were not due to transitional arrangements, in the 12 months to 31 March | Cllr P Dobb, Nicola Francis | 14.1% | 10.0% | 17.7% | <15% | 4.16% (1.9%) | 12.5% (5.32%) | <7.5% | ☹ | N/A - see note |
| | | This indicator counts all moves. It is the case that the majority of moves have taken place either as part of positive plans to achieve permanence for children or on the basis of assessed risk. It is our policy that any proposed school move must be discussed and agreed at a statutory review or as part of a planning meeting. The Assembly have given an undertaking that they will look into introducing codes to identify the reason for a move. This approach would help identify and disaggregate those that are for positive reasons. | | | | | | | | | | |
| SCC/C/004 | NATIONAL CORE SET INDICATOR | % of children looked after on 31 March who have had three or more placements during the year. | Cllr P Dobb, Nicola Francis | 10.1% | <17% | 7.1% | <10% | 0.71% (2.78%) | 1.57% (5.52%) | <10% | ☺ | ↑ |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? | | |
|---|------------------------------|---|------------------------------|--------------------|-----------------------|--------------|-----------------------|---------------|-------------------------|---------------------------|-------------|--------------|--|--|
| HEALTH, SOCIAL CARE AND WELL-BEING | | | | | | | | | | | | | | |
| SCA/S/001 | NATIONAL STRATEGIC INDICATOR | SCA/S/001 The rate of delayed transfers of care per 1000 population aged 75 or over | Cllr P A Dobb, Neil Ayling | 6.96 | <2.53 | 0.72 | <1.5% | 0 (0.41) | 0.41 (0.62) | <1.5% | 😊 | ↑ | | |
| Since the last quarterly performance report, social services have reviewed their targets in light of the all Wales PI data which was released in October. The target has been reduced from <2.53 to <1.5 with a view to ensuring that we remain at the top end of the upper quartile for this indicator. | | | | | | | | | | | | | | |
| SCA/S/002 | NATIONAL STRATEGIC INDICATOR | The rate of older people (aged 65 or over): a) Helped to live at home per 1,000 population aged 65 or over | Cllr P A Dobb, Neil Ayling | 85.72 | 65 | 77.42 | 85.00 | 73.48 (66.55) | 73.26 (72.73) | 75% | 😐 | ↑ | | |
| | | Since the last report to Cabinet updated population estimates have been received. These show an increase in the number of older people in Denbighshire. The increase in population means that the rate of people supported has decreased - despite the actual number of people being supported slightly increasing between Q1 and Q2 (9 people). We have also increased our target from a rate of 80 to a rate of 85. The revised target takes account of All Wales performance information recently issued by the LGDU. Our target has been increased to keep us in line with Welsh averages. The target of 85 is to be achieved by the end of the financial year which is the census date for the PI. Traditionally there is a seasonal increase in the number of people supported with a higher rate of people supported in quarters 3 and 4. We have set our quarterly targets at different levels to reflect this. Although the performance is currently under target there are a number of Telecare Services that will be recorded onto Care.comm in November which should help to bring us on track. | | | | | | | | | | | | |
| | | b) Whom the authority supports in care homes per 1,000 population aged 65 or over | Cllr P A Dobb, Neil Ayling | 26.45 | <41 | 31.17 | <31 | 29.79 (31.11) | 29.72 (29.72) | <31 | 😊 | ➡ | | |
| The target for this PI has been reduced from a rate of <35 to a rate of <31. The intention is to improve our comparative performance based on All Wales data. However, achieving significant improvement remains challenging as there are 63 people in Care Homes aged 65+ who are supported through Preserved Rights arrangements. There is also an impact of people aged 18-64 placed under Preserved Rights. This year 6 people have moved into the 65+ age group. There are currently 13 people in their 60's who are Preserved Rights cases. There are also 13 people in their 50's. Achieving a better balance between community and residential support is, nonetheless being, achieved within this context. | | | | | | | | | | | | | | |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|--|------------------------------|---|------------------------------|----------------------|-----------------------|--------------|-----------------------|----------------------|-------------------------------|---------------------------|---|---|
| HHA/S/001 | NATIONAL STRATEGIC INDICATOR | a) The number of homeless families with children who have used bed and breakfast accommodation during the year, except in emergencies | Cllr G Rowlands, Paul Quirk | 31 | 35 | 0 | 25 | 0 (0) | 0 (0) | 12.5 |  |  |
| | | b) The average number of days all homeless households spend in temporary accommodation | | 102 days | 120 days | 105 days | 120 days | 97 days (80 days) | 119 days (123 days) | 120 days |  |  |
| The Improvement column shows whether performance has improved when compared to performance in the previous year. Although performance has improved when compared to last year, performance in quarter 2 has slipped compared to quarter 1. | | | | | | | | | | | | |
| HHA/S/002 | NATIONAL STRATEGIC INDICATOR | The average number of working days between homeless presentation and discharge of duty for households found to be statutory homeless. | Cllr G Rowlands, Paul Quirk | 88 | 100 days | 138 days | 150 days | 107 days (118 days) | 133.19 days (174 days) | 150 days |  |  |
| LPI | LOCAL INDICATOR | Total number of Affordable Housing units provided within Denbighshire County Council | Cllr G Rowlands, Paul Quirk | N/A | 60 | 69 | 26 units | N/A Annual reporting | | | | |
| LPI | LOCAL INDICATOR | The number of formal homelessness decisions taken | Cllr G Rowlands, Paul Quirk | N/A | 500 | 311 | 450 | 70 | 133 | 225 |  | N/A - New indicator |
| HHA/C/013 | NATIONAL CORE SET INDICATOR | % of all potentially homeless households for whom homelessness was prevented for at least 6 months | Cllr G Rowlands, Paul Quirk | N/A - New PI 2007/08 | | | 65% | 98% | 98% | 65% |  | N/A - New indicator |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|--|---|--|-------------------------------|----------------------|-----------------------|--------------|-----------------------|---------------|-------------------------|---------------------------|-------------|---------------------|
| LPI | LOCAL INDICATOR | The number of affordable housing units granted planning permission as a percentage of all new housing units granted planning permission during the year | Cllr M German, Graham Boase | N/A - New PI 2007/08 | | | 18% | 3% | 27% | 18% | ☺ | N/A - New indicator |
| 12 planning applications granted for 35 standard units - none of which are affordable. 14 Section 106 agreements are impending | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | % of licensed HMOs which have received an initial inspection under the Housing Health Safety rating system | Cllr G Rowlands, Graham Boase | N/A - New PI 2007/08 | | | 50% | 25% | 44% | 25% | ☺ | N/A - New indicator |
| PPN/S/001bii | NATIONAL STRATEGIC INDICATOR | % of high risk businesses that were liable to a programmed inspection or alternative inspection activity that were inspected/subject to alternative enforcement activity for: Food Hygiene | Cllr E Edwards, Graham Boase | 100% | 70.0% | 78.0% | 85.0% | 21.52% (8.7%) | 27.6% (16.60%) | 42.00% | ☹ | ↑ |
| 36 inspections were Category A and B (high risk) premises. 25 of these premises have now reduced in risk category. Several premises no longer trading and therefore denominator for the indicator will be reduced and this will impact positively on the PI performance. | | | | | | | | | | | | |
| LCS/C/001 (NEW) | NATIONAL CORE SET INDICATOR | a) The number of visits to indoor sports facilities per 1,000 population | Cllr G Kensler, Tony Hughes | 7458 | 4550 | 7467 | 7500 | 1986 | 4435 (4657) | 3750 | ☺ | ↓ |
| | | b) The number of visits to outdoor sports facilities per 1,000 population | Cllr G Kensler, Tony Hughes | 671 | 1950 | 2287 | 2300 | 575 (127) | 1150 (975) | 1150 | ☺ | ↑ |
| | LOCAL INDICATOR - FORMER LOCAL POLICY AGREEMENT | Number participating in health walks | Cllr G Kensler, Tony Hughes | N/A | 5100 | 6397 | 5500 | 2200 (1183) | 3972 (2388) | 2750 | ☺ | ↑ |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|--|----------------------------|---|------------------------------|--------------------|-----------------------|------------------|-----------------------|------------------------|-------------------------|---------------------------|-------------|--------------|
| LIFELONG LEARNING | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR (PRIORITY) | % reduction in the use of temporary accommodation by schools | Cllr H Evans, Gay Brooks | N/A | N/A - New PI 2007/08 | 2% increase | 5% decrease | N/A - Annual reporting | | | | |
| A number of mobiles have been identified for removal in 2007/8. The first of these will be removed in November 2007. | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR (PRIORITY) | % and number of schools where capital expenditure in excess of 50K has been spent bringing the school building portfolio towards the Assembly's aspiration of "fit for purpose" by 2010 | Cllr H Evans, Gay Brooks | N/A | 33%/ 20 schools | 33% / 20 schools | 19%/ 12 schools | N/A - Annual reporting | | | | |
| As of 31/10/07, schemes have been completed at: Ysgol Penmorfa (car park), Ysgol Bryn Collen (DDA/internal refurbishment), Ysgol Glan Clwyd (internal refurbishment), Prestatyn High School (DDA) and Ysgol Brynhyfryd (DDA, new kitchen/dining room). Works are currently ongoing at: Prestatyn - new primary school, Ysgol Tir Morfa Phase 2, Rhyl High School (DDA), and Ysgol Dinas Bran (DDA, new kitchen/dining room). | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR (PRIORITY) | Maintenance carried out to school buildings on the school priority maintenance list. | Cllr H Evans, Gay Brooks | N/A | 27%/180 projects | 27%/180 projects | 25%/180 projects | N/A Annual reporting | | | | |
| Approximately 70% of schemes from the priority maintenance list have been completed. | | | | | | | | | | | | |






| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|--|------------------------------|---|------------------------------|---------------------------|-----------------------|--------------|-----------------------|----------------|-------------------------|---------------------------|---|---|
| ENVIRONMENT AND COUNTRYSIDE | | | | | | | | | | | | |
| WMT/S/001b | NATIONAL STRATEGIC INDICATOR | i) The percentage of municipal waste reused and/or recycled | Cllr M German, Steve Parker | 18.04% | 15% | 16.91% | 17.5% | 13.5% (12.4%) | 12.9% (13.73) | 17.50% |  |  |
| | | We are still awaiting some data for quarter 2 from contractors so it is likely that the actual percentage of waste recycled is slightly higher than this. | | | | | | | | | | |
| | | ii) The percentage of municipal waste composted or treated biologically | Cllr M German, Steve Parker | 8.48% | 10.00% | 9.20% | 12.50% | 12.5% (11.90%) | 13.3% (11.66%) | 12.5% |  |  |
| The percentage of waste composted falls in the autumn and winter, so although we are ahead of target at the end of quarter 2, it is likely we will be below target by the end of the year. | | | | | | | | | | | | |
| WMT/C/007 | NATIONAL CORE SET INDICATOR | % of municipal waste received at all household waste amenity sites that is reused, recycled or composted | Cllr M German, Steve Parker | 49.87% | N/A | 40.32% | 50.50% | 34.10% | 34.60% | 50.50% |  | N/A |
| | | This indicator was not previously calculated on a quarterly basis | | | | | | | | | | |
| STS/C/005 (NEW) | NATIONAL CORE SET INDICATOR | a) Cleanliness Index | Cllr M German, Steve Parker | N/A new indicator 2007/08 | | | Grade B | Grade B | Grade B | Grade B |  | N/A - New indicator |
| | | The cleanliness index denotes the overall standard of cleanliness of adopted highways and relevant land. The index is represented by a series of grades as defined in the Code of Practice on Litter and Refuse (2007), where: Grade A No litter or refuse Grade B+ No more than 3 small pieces of litter Grade B Predominately free of litter and refuse apart from some small items Grade C Widespread Distribution of litter and/or refuse with minor accumulations Grade D Heavily Affected by litter and/or refuse with significant accumulations The grade awarded is based on 6 bi-monthly surveys based on inspections of 2% of adopted highways and relevant land of an authority and one annual independent survey based on a 6% sample of the network undertaken by Keep Wales Tidy. | | | | | | | | | | |







| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|--|---|---|-------------------------------|--------------------|-----------------------|---|--|--------------------------------------|-------------------------|---------------------------|-------------|--------------|
| | | b) The percentage of highways and relevant land inspected of a high or acceptable standard of cleanliness | Cllr M German, Steve Parker | 95.20% | 93.00% | 93.20% | 93.00% | 93.00% | 93% (90.30%) | 93.00% | ☺ | ↑ |
| This is calculated using the same method as above. But where part a takes an average, part b defines how many of the roads assessed scored Grade B or above. | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | Number of enforcement actions taken for dog fouling/litter/fly tipping/abandoned cars, etc | Cllr E Edwards, Graham Boase | N/A | 150 | 239 | 200 | 49 (65) | 122 (95) | 100 | ☺ | ↑ |
| EEF/S/001 | NATIONAL STRATEGIC INDICATOR | a) Percentage change in carbon dioxide emissions in the non domestic public stock; | Cllr G Rowlands, Gareth Evans | 8.34% | 2% reduction | 16.97% (1.78 reduction from 2004/05) | Annual Reporting - figure available in Qtr 3 | | | | N/A | N/A |
| | | b) i) Percentage change in energy use in the housing stock | Cllr G Rowlands, Graham Boase | 7.80% | 12% reduction by 2007 | 7.85% | 2% reduction | 9.79% (1.94% reduction) | | ☹ | ↑ | |
| | | b) ii) Percentage change in carbon dioxide in the housing stock | | 6.36% | | 6.75% | | 8.17% (1.42% reduction) | | ☹ | ↔ | |
| The figures reported for 2007/08 actually relate to performance in 2006/07. The definition of the indicator says that performance should be reported against the baseline figure from 2004/05 and not on a year on year basis. Therefore the total reduction since 2004/05 is shown. The reduction for 2006/07 is shown in brackets. This indicator is complicated to calculate and is not considered an accurate measurement of our energy use. | | | | | | | | | | | | |
| THS/S/010 | NATIONAL STRATEGIC INDICATOR (PRIORITY) | a) Condition of: Principal (A) roads | Cllr M German, David Farquhar | 11.00% | 18.00% | 24.1% | 16.50% | Annual reporting - reported in qtr 4 | | | | |
| | | b) Condition of: Non-principal/classified roads | | 9.60% | 17.50% | 24.3% | 16% | Annual reporting - reported in qtr 4 | | | | |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|---|-------------------|--|--------------------------------|--------------------|--------------------------------|--------------------------------|--------------------------------|---------------------------------|--|---------------------------|-------------|--------------|
| COMMUNITY SAFETY | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | Levels of violent crime | Cllr E Edwards Graham Boase | N/A | 15% decrease | 18% increase | 5% decrease | 29% decrease | 32% decrease | 5% decrease | 😊 | ↑ |
| The 32% decrease is based on the average performance across 2006/07. | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | Levels of crime linked to licensed premises | Cllr E Edwards Graham Boase | N/A | 20% decrease | 14% decrease (547 incidents) | 5% decrease (520 incidents) | 37% decrease | 26% reduction - 223 incidents to date | 5% reduction | 😊 | ↑ |
| The 27.8% decrease is based on performance compared with that in quarter 1 and 2 in 2006/07. | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | The failure rate of test purchases to on and off licensed premises | Cllr E Edwards Graham Boase | N/A | 5% decrease (44% failure rate) | 7% decrease (42% failure rate) | 5% decrease (35% failure rate) | 0 no test purchases carried out | 28% failure rate (75% failure rate) | 35% failure rate | 😊 | ↑ |
| The 28% failure rate is based on 12 sales. We are currently targeting those premises where intelligence suggests sales to minors are taking place | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | Levels of criminal damage | Cllr E Edwards Graham Boase | N/A | N/A new indicator 2006/07 | 2020 incidents | 5% decrease | 25% decrease (374 incidents) | 27.8% reduction - 841 incidents to date | 5% decrease | 😊 | ↑ |
| The 27.8% decrease is based on performance compared with that in quarter 1 and 2 in 2006/07. | | | | | | | | | | | | |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|--|-------------------|--|--------------------------------|--------------------|-----------------------|--------------|-----------------------|--------------|-------------------------|---------------------------|-------------|--------------|
| LPI | LOCAL INDICATOR | % increase in the number of positive actions taken by the Council relating to environmental issues | Cllr E Edwards Graham Boase | N/A | N/A | 239 | 10% increase | 32% increase | 17% increase | 10% increase | ☺ | ↑ |
| The 17% increase refers to the increase in the number of actions taken in quarters 1 and 2 compared to the number taken in 2006/07 divided by two. | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | Number of young people taking Pass Plus driver training for new drivers | Cllr E Edwards Graham Boase | N/A | 130 | 116 | 122 | 62 | 113 | 61 | ☺ | ↑ |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|----------------------------|-----------------------------|--|-------------------------------|--------------------|-----------------------|---------------------|----------------------------|------------------------|-------------------------|---------------------------|-------------|--------------|
| ECONOMIC PROSPERITY | | | | | | | | | | | | |
| LPI | LOCAL INDICATOR | Rhyl Going forward targets: No of hectares developed | Cllr G Rowlands, Gareth Evans | N/A | N/A | N/A | 3.23 by the end of 2007/08 | 1.28 | 3.23 | 1.95 | ☺ | N/A |
| | | Number of large sites developed | Cllr G Rowlands, Gareth Evans | N/A | N/A | N/A | 2 by the end of 2007/08 | 1 | 2 | 2 | | |
| | | Number of jobs accommodated | Cllr G Rowlands, Gareth Evans | N/A | N/A | N/A | 10 by the end of 2007/08 | 5 | 5 | 5 | | |
| | | The remaining five jobs are expected to be created following the completion of the Foryd Harbour in December 2007 | | | | | | | | | | |
| LPI | Local Performance Indicator | Number of (under 25s) young people to have taken up the scheme for improving recruitment and retention in Denbighshire | Cllr J Smith, Linda Atkin | N/A | 35 | 49 | 50 | 49 (34) | 54 (46) | 50 | ☺ | ↑ |
| LPI (NEW) | Local Performance Indicator | % of modern apprentices who go on to secure permanent employment with the Council | Cllr J Smith, Linda Atkin | N/A | N/A | N/A - New indicator | 60% | N/A - Annual reporting | | | | |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data | 2007/08 Annual Target | Qtr 1 data | Qtr 2 data (cumulative) | Qtr 2 target (cumulative) | Performance | Improvement? |
|--------------------------|-----------------------------|--|-----------------------------------|--------------------|-----------------------|-----------------------|-----------------------|--------------------------------------|------------------------------|---------------------------|---|---|
| A DYNAMIC COUNCIL | | | | | | | | | | | | |
| CHR/C/002 | NATIONAL CORE SET INDICATOR | The number of working days/shifts per full time equivalent (FTE) local authority employees lost due to sickness absence (cumulative) | Cllr J Smith, Linda Atkin | 10.6 days | 10.0 days | 10 days | 9 days | 2.8 days (2.55 days) | 5.10 days (4.49 days) | 4.5 days |  |  |
| LPI | LOCAL INDICATOR | The percentage of staff who have had a performance appraisal in the last year. | Cllr J Smith, Linda Atkin | N/A | New indicator 2006/07 | New indicator 2006/07 | 100% | 49.50% | 61.42% | 100% |  | N/A - not collected till Qtr 4 2006/07 |
| LPI | LOCAL INDICATOR | The percentage of senior management positions filled by women - PO3 and above. | Cllr J Smith, Linda Atkin | N/A | 40% | 42.60% | 43.00% | 42.02% (43.9%) | 44.02% (46.50%) | 43.00% |  |  |
| LPI | LOCAL INDICATOR | Level of procurement savings achieved in 2006/07 | Cllr J Thompson-Hill, Roger Parry | N/A | £90,000 | £1.4 million | £451,000 | Annual reporting - reported in qtr 4 | | | | |

| PERFORMANCE KEY: Symbol denotes progress against 07/08 Targets |  | TARGET MISSED AND PERFORMANCE IS MORE THAN 10% BELOW TARGET | | IMPROVEMENT KEY: Symbol shows if performance has improved since qtr 2 in 2006/07 |  | PERFORMANCE IS WORSE THAN LAST YEAR | | | | |
|---|---|---|------------------------------|--|---|---|--|--|-------------|--------------|
| |  | TARGET MISSED BUT PERFORMANCE IS WITHIN 10% OF THE TARGET | | |  | PERFORMANCE IS SAME AS LAST YEAR | | | | |
| |  | TARGET ACHIEVED | | |  | PERFORMANCE HAS IMPROVED SINCE LAST YEAR | | | | |
| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data (relates to the 2005/06 academic year) | 2007/08 Annual Target (relates to the 2006/07 academic year) | 2007/08 data (relates to the 2006/07 academic year) | Performance | Improvement? |
| Education National Strategic Performance Indicators - Annual reporting | | | | | | | | | | |
| CHILDREN AND YOUNG PEOPLE | | | | | | | | | | |
| EDU/S/002bii | NATIONAL STRATEGIC INDICATOR | iib) % of pupils in local authority care, in any local authority maintained learning setting, who attain the age of 16 during the school year and leave full-time education, training or work based learning without an approved external qualification | Cllr H Evans, Tony Byrne | 16.67% | 15.00% | 20.00% | 18.00% | Not applicable - annual reporting, will be available in December | | |







| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data (relates to the 2005/06 academic year) | 2007/08 Annual Target (relates to the 2006/07 academic year) | 2007/08 data (relates to the 2006/07 academic year) | Performance | Improvement? |
|---|------------------------------|---|------------------------------|--------------------|-----------------------|---|--|--|-------------|--------------|
| LIFELONG LEARNING | | | | | | | | | | |
| EDU/S/001 | NATIONAL STRATEGIC INDICATOR | Percentage of pupil attendance in secondary schools | Cllr H Evans, Tony Byrne | 90.08% | 91.50% | 89.37% | 91.20% | 89.90% | ☹ | ↑ |
| Performance has improved when compared to last year, but was still below the target set. The Welsh average for 2006/07 is 90.7%, therefore our performance is below the Welsh average. | | | | | | | | | | |
| EDU/S/002 | NATIONAL STRATEGIC INDICATOR | ib) % of all pupils in any local authority maintained learning setting, who attain the age of 16 during the school year and leave full-time education, training or work based learning without an approved external qualification | Cllr H Evans, Tony Byrne | 1.93% | 2% | 2.64% | 2.20% | Not applicable - annual reporting, will be available in December | | |
| EDU/S/003 | NATIONAL STRATEGIC INDICATOR | % of pupils eligible for assessment at the end of Key Stage 2, in schools maintained by the local authority, achieving the Core Subject Indicator, as determined by Teacher Assessment | Cllr H Evans, Tony Byrne | 74.15% | 72% | 71.27% | 74.00% | 73.20% | ☹ | ↑ |
| Performance has improved when compared to last year, but was still below the target set. The Welsh average for 2006/07 is 74.1%, therefore our performance is below the Welsh Average. | | | | | | | | | | |
| EDU/S/004 | NATIONAL STRATEGIC INDICATOR | % of pupils eligible for assessment at the end of KS3, in schools maintained by the local authority, achieving the Core Subject Indicator, as determined by Teacher Assessment | Cllr H Evans, Tony Byrne | 58.61% | 60.0% | 58.67% | 60.00% | 57.40% | ☹ | ↓ |
| Performance at Key Stage 3 has gotten worse when compared to last year. Performance remains below the Welsh median for last year. Performance is higher than the Welsh average of 56.7% | | | | | | | | | | |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data (relates to the 2005/06 academic year) | 2007/08 Annual Target (relates to the 2006/07 academic year) | 2007/08 data (relates to the 2006/07 academic year) | Performance | Improvement? |
|---|------------------------------|--|------------------------------|--------------------|-----------------------|---|--|--|-------------|--------------|
| EDU/S/011 (New indicator - similar to EDU/S/05) | NATIONAL STRATEGIC INDICATOR | The average external qualification point score for 16 year olds, in learning settings maintained by the local authority. | Cllr H Evans, Tony Byrne | 334 | None set | 313 | 324 | Not applicable - annual reporting, will be available in December | | |

Education Local Performance Indicators - Termly reporting

Note: Performance is judged against the annual target because termly targets have not been set.

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median academic year 2005/06 | 2005/06 Academic Year Annual Target | 2005/06 Academic Year data | 2006/07 Academic Year Annual Target | Summer term 2006/07 data | Performance | Improvement? |
|---------------------|---|--|------------------------------|------------------------------------|-------------------------------------|----------------------------|-------------------------------------|--------------------------|---------------------|--------------|
| | Local Indicator (based on national indicator EDU/001) | % of attendance, those present on approved educational activities in secondary schools by term | Cllr H Evans, Tony Byrne | 90.08% | 91.50% | 89.37% | 91.20% | 90.60% | ☹ | N/A |
| | | The annual data for attendance is based on the Autumn and Spring terms only. Termly attendance figures for last year are not available. Attendance in the summer term tends to be lower than the other terms, however performance was better than the Autumn and Spring terms. | | | | | | | | |
| | Local Indicator (based on national indicator EDU/007) | % of attendance, those present on approved educational activities in primary schools by term | Cllr H Evans, Tony Byrne | 92.70% | 93.00% | 92.30% | 94.00% | 93.60% | ☹ | N/A |
| | Local Indicator | % of attendance, those present on approved educational activities in special schools by term | Cllr H Evans, Tony Byrne | N/A | None set | Not collected | None set | 93.40% | N/A - no target set | N/A |

| Indicator Reference | Type of Indicator | Description | Responsible Member & Officer | Welsh Median 06/07 | 2006/07 Annual Target | 2006/07 Data (relates to the 2005/06 academic year) | 2007/08 Annual Target (relates to the 2006/07 academic year) | 2007/08 data (relates to the 2006/07 academic year) | Performance | Improvement? |
|---|---|---|------------------------------|--------------------|-----------------------|---|--|---|---|---|
| | Local Indicator(based on national indicator EDU008) | Number of pupils permanently excluded from secondary schools during the year per 1,000 population | Cllr H Evans, Tony Byrne | 1.87 | 1.8 | 2.51 | 1 | 0.59 (4 pupils) |  |  |
| In the Summer term in 2005/06 academic year 7 pupils were excluded, performance has therefore improved when compared to last year. However based on an annual target of 1 for all three terms, performance this term was below target | | | | | | | | | | |
| | Local Indicator(based on national indicator EDU008) | Number of pupils permanently excluded from primary schools during the year per 1,000 population | Cllr H Evans, Tony Byrne | 0.16 | 0.1 | 0.46 | 0.1 | 0.15 (1 pupil) |  |  |
| Last year there was no children excluded from primary school in the Summer term of the 2005/06 academic year | | | | | | | | | | |
| | Local Indicator | Number of pupils permanently excluded from special schools during the year per 1,000 population | Cllr H Evans, Tony Byrne | N/A | None set | N/A | None set | 0 |  |  |
| No targets have been set against this indicator, but it is very rare for a pupil to be excluded from a special school | | | | | | | | | | |

REPORT TO CABINET

**CABINET MEMBER: COUNCILLOR G O ROWLANDS
LEAD MEMBER FOR REGENERATION AND HOUSING**

DATE: 27TH NOVEMBER 2007

**SUBJECT: PROJECTS PROPOSED FOR SUPPORT THROUGH THE
RURAL DEVELOPMENT PLAN FOR WALES**

1 DECISION SOUGHT

To approve the inclusion of Council projects in the business plan for rural Denbighshire to be submitted for financial support through the Rural Development Plan for Wales

2 REASON FOR SEEKING DECISION

Cabinet approved arrangements for the delivery of Axes 3 and 4 of the Rural Development Plan for Wales in rural Denbighshire on 31st October 2006. A partnership was then established and a local development strategy was submitted to the Welsh Assembly Government in March 2007 which was subsequently approved. The next stage in the application process involves the preparation of a business plan including project details for submission to the Assembly Government by 30th November. Details of the Council projects which are being proposed for inclusion in Axis 3 of the business plan (rural diversification) are set out in the Annex to the report. The Council may also benefit from projects being submitted through Axis 4 of the business plan (innovative projects using the "LEADER" approach) which have to be delivered through Cadwyn Clwyd Cyfyngedig which is the LEADER local action group for rural Denbighshire and Flintshire.

Depending upon the date of approval of the Rural Development Plan for Wales by the European Commission, it is currently anticipated that partnerships will learn whether or not their business plans have been approved by 31st March 2008.

3 POWER TO MAKE THE DECISION

Section 2 of the Local Government Act 2000 confers upon a local authority the power to do anything which they consider is likely to promote or improve the economic well-being of the area.

4 COST IMPLICATIONS

At least 20% match funding is required for projects. For those projects which involve the provision of match funding by the County Council, this will be sourced either from existing revenue budgets or, in the case of capital projects, by taking into account the value of the assets involved and from the match funding block allocation in the capital plan.

5 FINANCIAL CONTROLLER STATEMENT

A full business case for the projects included in the list that have a capital element will need to be considered through the Council's Capital Projects review process.

6 CONSULTATION CARRIED OUT

The submission of project ideas was invited in an advertisement in the October edition of "County Voice". A workshop took place on 11th October to enable stakeholders to participate in the development of the business plan.

7 IMPLICATIONS ON OTHER POLICY AREAS:

7.1 THE VISION

Contributes towards the achievement of "A Vision for Denbighshire 2025" by supporting rural communities to be economically, socially and culturally active whilst maintaining the beautiful natural and historic environment

7.2 OTHER POLICY AREAS INCLUDING CORPORATE

Contributes towards the achievement of the Council's corporate objective:

"By 2007, we aim to make sure that no area in the county is within the top fifty most deprived Wales by 2007 (with none in the top one hundred by 2012) by achieving the targets set out in our Economic Growth Strategy"

8 ACTION PLAN

| Action | Officer | Deadline |
|--|--------------------------------|--------------------------------|
| Submit a business plan for support through the Rural Development Plan for Wales to the Welsh Assembly Government | Principal Regeneration Manager | 30 th November 2007 |

9 RECOMMENDATIONS

To approve the inclusion of the Council projects listed in the annex to the report in the business plan for rural Denbighshire to be submitted for financial support through the Rural Development Plan for Wales

| PROPOSER | PROJECT | RDP FUNDING BEING SOUGHT IN £000's |
|--|--|------------------------------------|
| County Council with Denbighshire Enterprise | Grants for micro-business | 239 |
| County Council | West Denbighshire long distance walking route and promotion | 129 |
| | Marketing with town business sector groups | 188 |
| | Visitor infrastructure - Nantclwyd y Dre west wing, Vale of Clwyd brown signs, and holiday accommodation at Pant y Ffynnon farm, Glyndyfrdwy | 510 |
| County Council | New buses for the Rhyl-Wrexham route | 235 |
| | Kickstart funding for the Rhyl-Wrexham route | 254 |
| | Rhyl-Wrexham Sunday service | 138 |
| | New buses, and kickstart funding for increased frequency on the Ruthin-Mold route | 187 |
| County Council with Voluntary Services Council | Key Fund grants for community groups | 440 |
| County Council with Denbighshire Enterprise | Rural business centres at the former education centre in Rhualt and at the former magistrates' courts in St Asaph | 720 |
| County Council | Grants for heritage buildings to complement the Denbigh THI scheme | 320 |
| | Heather & Hillforts Interpretation | 30 |
| | Small scale public realm improvements | 135 |
| County Council | Heather & Hillforts heritage hosts | 3 |
| Total | | 3528 |

REPORT TO CABINET

**CABINET MEMBER: COUNCILLOR G O ROWLANDS
LEAD MEMBER FOR REGENERATION AND HOUSING**

DATE: 27th NOVEMBER 2007

**SUBJECT: DEVELOPMENT BRIEFS FOR SITES IN THE WEST RHYL
REGENERATION STRATEGY**

1 DECISION SOUGHT

To approve the development briefs for sites in the West Rhyl Regeneration Strategy

2 REASON FOR SEEKING DECISION

Cabinet agreed at its meeting on 24th May 2005 to support the implementation of the West Rhyl Regeneration Strategy master plan including the redevelopment of 85-90 West Parade (part of site C) and 91 West Parade-Sydenham Avenue (site D), and the provision of a town centre retail development in the block bounded by Queen Street, West Parade, High Street and Sussex Street (site O). Cabinet further agreed at its meeting on 26th June this year that the development of the sites in the master plan should be in accordance with site development briefs. The Welsh Assembly Government has prepared draft briefs which would be used in the selection of developers for these sites for the Council's approval and these are shown as annexes to the report.

3 POWER TO MAKE THE DECISION

Section 2 of the Local Government Act 2000 confers upon a local authority the power to do anything which they consider is likely to promote or improve the economic well-being of the area.

4 COST IMPLICATIONS

There are no cost implications for the Council arising from this decision.

5 FINANCIAL CONTROLLER STATEMENT

No obvious cost implications for the Council.

6 CONSULTATION CARRIED OUT

The comprehensive redevelopment of the town centre site to provide improved retail facilities is included as policy RET8 in the Denbighshire Unitary Development Plan 1996-2011 which was the subject of public consultation and an inquiry. Discussions have also taken place between the Welsh Assembly Government and land owners affected by the proposals.

7 IMPLICATIONS ON OTHER POLICY AREAS:

7.1 THE VISION

Contributes towards the achievement of “A Vision for Denbighshire 2025” by supporting the development of a vibrant retail sector in Rhyl

7.2 OTHER POLICY AREAS INCLUDING CORPORATE

Contributes towards the achievement of the Council’s corporate objective:

“By 2007, we aim to make sure that no area in the county is within the top fifty most deprived Wales by 2007 (with none in the top one hundred by 2012) by achieving the targets set out in our Economic Growth Strategy”

8 ACTION PLAN

| Action | Officer | Deadline |
|--|--------------------------------|--------------------------------|
| Inform the Welsh Assembly Government of the Cabinet’s decision | Principal Regeneration Manager | 31 st December 2007 |

9 RECOMMENDATIONS

To approve the development briefs for part of site C (85-90 West Parade), site D (91 West Parade-Sydenham Avenue) and site O (the town centre retail site) in the West Rhyl Regeneration Strategy

A Retail Redevelopment Opportunity Rhyl, Denbighshire

DEVELOPMENT BRIEF

November 2007



Llywodraeth Cynulliad Cymru
Welsh Assembly Government



1. INTRODUCTION
2. PURPOSE OF BRIEF
3. THE SITE
4. OWNERSHIP
5. PLANNING POLICY & GUIDANCE
6. DEVELOPMENT GUIDELINES
7. TERMS FOR DEVELOPMENT
8. SELECTION PROCESS
9. BASIS OF DISPOSAL
10. DISCLAIMER

DRAFT

1. INTRODUCTION

The 2004 Rhyl Going Forward strategy is the adopted¹ framework for the regeneration of Rhyl. One of the strategy's first projects to get underway is *Space for Living* and the commissioning of the *West Rhyl Regeneration Area* (WRRRA) strategy and masterplan was one of the first actions under this project heading. The masterplan for the WRRRA was developed by Nathaniel Lichfield to guide the revitalisation of the town's physical environment leading to clear regenerative benefits.

More recently, King Sturge has worked with the Welsh Assembly Government (WAG) and Denbighshire County Council (DCC) to produce the *Rhyl Town Centre Retail Redevelopment Scheme* which outlines a masterplan for the site identified as *Area O* in the WRRRA strategy. The masterplan was approved by DCC Cabinet on March 27th 2007.

2. PURPOSE OF BRIEF

This Development Brief has been produced, to provide detailed guidance on this retail redevelopment site in Rhyl. It identifies the key opportunities and main issues that any developer aspiring to acquire and redevelop the site must address. The brief also sets out the process for selecting a development partner.

3. THE SITE

The 1.2 ha development site is located within the prime retail core of the town centre, bordered on four sides by the High Street to the East, the West Parade fronting the seafront to the North, Queen Street to the West, and Sussex Street to the South. The West Parade site frontage is c. 130m long while the High Street is c. 90m long and comprises a number of buildings that are 3 storeys high. Attached at **Appendix 1** is a plan that identifies the location of the site. **Appendix 2** comprises a site plan with the boundaries of

¹ Adopted by the Rhyl *Pact* – a public sector group which includes the Welsh Assembly Government (DE&T & DCELLs), Denbighshire County Council, Rhyl Town Council, Coleg Llandrillo,, Job Centre Plus, Working Links, Careers Wales, North Wales Police, Pennaf (Clwyd Alyn Housing Association), Conwy and Denbighshire NHS Trust and Denbighshire Local Health Board.

the site edged red. An aerial photograph of the site and the surrounding area is attached as **Appendix 3**.

Rhyl is a town with character and much of the town still has a distinctive historical street pattern and historical buildings. Situated within the development site are the George Hotel on Queen Street, and the Baptist Chapel on Sussex Street, which is a designated Grade II Listed Building. Both of these properties are to be retained within any new development plan.

With a major frontage to High Street and adjoining the principal shopping area, the site also benefits from panoramic views over the Irish Sea from West Parade. The site is also easily accessible from Rhyl railway station and bus terminus and main roads. With a central position, the site is within walking distance to the shopping, tourist and leisure facilities along West Parade. The development site presently accommodates various two and three storey buildings, which are used primarily for retail purposes. These include an indoor market, and a number of amusement arcades which front onto West Parade. In general the buildings are low grade in appearance, repair, and general architectural quality, and their removal should not present an obstacle to any new development.

4. OWNERSHIP

The Welsh Assembly Government has acquired properties on the east side of Queen Street (nos. 49–59) but the balance of the site is in a multiplicity of third party ownerships. A full schedule of the freehold and leasehold ownerships is supplied in **Appendix 4**.

5. PLANNING POLICY AND DESIGN GUIDANCE

The requirements of this brief are founded in the aims and objectives of planning policy and design guidance. This includes both the strategic and local planning context – the strategic context being Planning Policy Wales (PPW) and the adopted Denbighshire UDP (July 2002) along with various supplementary planning guidance. The main points from these documents including relevant design guidance are summarised in **Appendix 5**.

The local context governing this site is planning policy **Policy RET 8 – Town Centre Redevelopment : Rhyl** which aims *‘to sustain and improve the position of Rhyl Town Centre as a sub-regional centre and enhance its viability and*

vitality. The local planning authority is committed to improving its overall attraction and retail offer by providing, inter alia, improved facilities by way of a large variety store and/or an indoor shopping precinct'.

Subject to other planning policies, proposals for the comprehensive redevelopment of part of the core of the town centre, as identified on the proposals map, will be approved. Proposals comprising premature or piecemeal development and which would, or are deemed likely, to prejudice the long term potential of the site, will be refused.

The Council wishes to sustain and enhance the viability and vitality of the retail offer and generally improve the relative position of Rhyl as a sub-regional centre, in particular. Therefore, a parcel of land and property is identified for a comprehensive redevelopment, as a large variety or department store and/or indoor shopping precinct. The 2003 Roger Tym Study identified a future 10 year requirement/demand up to 7,500 m² (81,000 ft²) of comparison town centre floorspace (i.e. Consumer durables, clothes, footwear etc) for Denbighshire. Any proposal for this site which would jeopardise the implementation of the desired retail scheme will not be permitted.

The Council has requested Welsh Assembly Government, to assist in the objective of achieving a comprehensive redevelopment of the site by acquiring the relevant interests and to consider using its compulsory purchase powers where necessary to ensure that the project will be achieved in a timely manner.

This policy should be considered along with the Supplementary Planning Guidance 'Town Centre Redevelopment: Rhyl', which comprises a Site Planning Brief. This explains the need for the redevelopment and outlines guidance for uses considered acceptable, along with materials design and other aspects of the redevelopment which the Council considers important. Following the Council's resolution and public consultation, the Brief has the status of supplementary planning guidance. It can therefore be used as a material consideration when deciding any planning application.

6. DEVELOPMENT GUIDELINES

Supplementary Planning Guidance (SPG) for this site was produced by Denbighshire County Council in May 1999. This Development Brief updates the guidance as set out in the SPG, in accordance with the WRRRA Strategy and the *Rhyl Town Centre Retail Redevelopment Scheme* report.

The retail analysis of Rhyl Town Centre, prepared by King Sturge suggests a demand for a variety of retail space users including a department store in the order of 30,000 to 40,000 ft², supported by a mix of medium and smaller retail units. In general the principal use for the site would be retail led, with the incorporation of some commercial space, and the possibility of other leisure uses in the form of cafes, restaurants and bars. The incorporation of residential uses would not be precluded and may be suitable as an above ground floor use in some areas of the development, subject to adequate access, car parking requirements etc., being met.

The developer should aim to make maximum use of the land available, for the uses identified, but aligned with this is the need to provide a sense of space. The development should incorporate civic open spaces for public use located to take advantage of sunny aspects and wherever possible, the introduction of appropriate soft landscaping. The creation of new vistas within the development should focus on providing direction and visual stimulation. Aspects of the development should ideally take advantage of Rhyl's natural seafront position.

Any design proposal should give consideration to the existing street pattern within Rhyl Town Centre, and should aim to support and strengthen the current pedestrian movement in and around the town centre providing linkage to other retail and commercial districts within the town.

Developers should develop a servicing strategy for the site which maximises the use of on site servicing facilities to avoid unnecessary congestion and delays on the surrounding road network that would be caused by servicing from on street.

Whilst surrounding car parks will provide for some of the parking demand generated by the development proposal, developers should also consider

how a suitable level of on site car parking can be incorporated into the scheme proposals for use by potential retailers and how this car park could be managed so that the car parking provided is primarily for the use of shoppers at the development. There is also an existing car park situated beneath the Children's Village located on the west side of West Parade that is underutilised. Developers are invited to consider viable options including improvement to pedestrian linkages to this car park from the subject development site in order to maximise its accessibility and usage.

Developers should consider how best to accommodate access to both the on site car parking and servicing facilities through preparation of an access strategy.

Developers are required to incorporate provision of access for the mobility impaired to the development and to satisfy DDA requirements.

Queen Street is important in terms of the town's architectural heritage and forms part of the conservation area. It is also the principal vehicular route to the development site providing access for service and emergency vehicles. New building in proximity to Queen Street should be sensitive to the quality of the existing buildings in terms of both character and scale and should resist creating blank inactive frontages such as those that are borne out of service yards and the like. Consideration should also be given to vehicular movement within Queen Street itself to provide a safe and environmentally attractive solution, particularly if access to the site from this point is considered to be appropriate.

New buildings within the development site should, wherever possible encourage active frontages onto streets and public open spaces which in turn should present sunny aspects and be visually attractive through good quality design. The development should strive to provide a safe and vibrant environment that encourages usage of the open spaces consistently throughout the year. High quality external treatments and high levels of illumination should contribute to this and help provide a user-friendly environment. It should be remembered that this is principally an exercise in Urban Regeneration, albeit on a moderate scale, and this, together with

creating a sustainable development should be the driving force in any proposals for the site.

The approach required will aim to achieve high quality redevelopment that successfully addresses the negative perceptions of West Rhyl. Accordingly, the design standard of the proposed development should meet the aspirations of the community and other stakeholders and respond to the strategic importance of the West Rhyl area within the context of the Rhyl Going Forward strategy. To this end the approach required shall comply fully with the suite of Welsh Assembly Government Sustainable Buildings and Sustainable Development policies. Specifically

- a) the proposed approach must demonstrate compliance with the 'Creating Sustainable Places' and 'Working Differently' policies that define the WAG's requirements in relation to Design and sustainability.
- b) The proposed approach must comply fully with WAG sustainable buildings policy that was announced in February 2007 i.e. that
 - WAG aspire that **all new** buildings constructed in Wales from 2011 onwards will be zero carbon.
 - BREEAM 'Excellent' or equivalent and the need for at least 10% by value of materials used to be recycled/ reused are to be made a condition of all new buildings supported by Assembly Government funding/investment/land disposal, This has been implemented with immediate effect.

These policies will dictate the approach required as well as the key considerations at the project progresses.

By encouraging high quality design, West Rhyl will become a more distinctive, successful and sustainable location in which to live and work. New development should be influenced by the local context in its legibility, character and diversity and should introduce new elements of innovative design throughout. Poor quality 'pastiche' styles and ill-considered design will be rejected.

In summary, the development design should be bold and imaginative and should contribute towards the aim of making Rhyl a place where people want to both work and live. It should incorporate high quality contemporary architecture that is capable of being endorsed by the Design Commission for Wales and all design aspects of the development should address the WAG's policies relating to sustainable building (as referenced in *Creating Sustainable Places*).

7. TERMS FOR DEVELOPMENT

The Preferred Developer and Welsh Assembly Government will enter into a CPO Indemnity Agreement to regularise the following:

- Preferred Developer's negotiations to acquire the relevant interests by agreement.
- Welsh Assembly Government to consider the use of its CPO powers.
- Preferred Developer to indemnify Welsh Assembly Government against CPO compensation and associated costs and fees including the costs of any Public Inquiry.
- The vesting of the relevant interests in Welsh Assembly Government, in the event that the CPO is made and the subsequent transfer of the same to the Preferred Developer. Concurrently, Welsh Assembly Government will transfer its existing properties in Queen Street at the purchase price determined by the District Valuer.

The Preferred Developer will be required to enter into a Development agreement with Welsh Assembly Government to carry out the development works on terms to be agreed.

8. SELECTION PROCESS

The selection of a development partner will be subject to a two stage bidding process. The eventual Preferred Developer will be selected on the following basis.

STAGE 1: RESPONSE TO THE BRIEF.

Interested parties are invited to submit an expression of interest to redevelop the site to Wyn Roberts, Senior Regeneration Manager, Department of Economy and Transport, Welsh Assembly Government, Llys Llywelyn, St Asaph Business Park, LL17 0LJ in accordance with the timetable indicated in the attached letter. For Stage 1 WAG expect developers to demonstrate a clear understanding of the sites development potential and its importance as a catalyst for the future development of the town centre.

The expression of interest will need to include the following:

- A clear design statement defining how the proposals shall meet WAG's sustainable development and sustainable buildings policies. This statement shall include:
 - Understanding of the key sustainability issues for the site (*i.e. economic, social and environmental issues*).
 - Definition of a vision and preliminary suite of objectives for the proposed development of the site.
- Company Details, including CVs of personnel working on the project;
- Information on the applicant's main business activities;
- Full financial and legal information. All interested parties must pass WAG's financial vetting procedure;
- Details of the applicant's Health & Safety at Work Policy;
- Details of how the applicant intends to fund the project;
- Description of similar projects that have been previously undertaken, particularly those projects undertaken in the last three years;
- Details of the proposed professional team; including architects/designers, engineering, environmental, construction cost property, and sustainability advisers.
- Proposed delivery structure and programme.

A copy of the pre-qualification Questionnaire is attached at **Appendix 6**. This must be completed and returned by interested parties together with **eight** paper copies of their expression of interest together with a CD Rom version.

STAGE 2: DETAILED DESIGN SUBMISSION

Only those developers short listed from Stage 1 are required to submit a detailed design proposal. Shortlisting at Stage 1 will be based on the following criteria:

- The ability to deliver a sustainable, viable, exciting redevelopment scheme in the context of the brief;
- Track record and experience of delivering projects of this nature;
- Technical capability and resources of the proposed team;
- Indicative proposals that help to significantly improve the Rhyl retail offer;
- Financial and legal standing.

Each of the first three criteria will be given equal weight, no bids will be accepted unless the party passes WAG's financial and legal standing requirements. It is anticipated that no more than four parties will be invited to submit Stage 2 proposals. For Stage 2, a more detailed context and site analysis of the site will need to be prepared by the selected design teams very early on in the project to understand how the area developed over time and how the site can contribute to raising the design standards in this key location. The analysis should address:

- the pattern of growth and history of the area;
- topography, landscape and visual context;
- biodiversity of site and context;
- micro climate characteristics such as solar access,
- wind speed and direction, rainfall and temperature;
- the social and economic profile of the surrounding area;
- patterns of movement and use in the surrounding area;
- site constraints and advantages;
- existing buildings.

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We have outlined the general principles from which the masterplan for Rhyl Town Centre Development Site can then develop. It is informed by the most up to date guidance from the Welsh Assembly Government and sets a high standard for the future regeneration of the area. The guidance is generic but it sets out the key objectives to inform the individual site master plans.

The main design considerations are as follows, and we require that development plans and detailed design considerations be accompanied by a design statement setting out how these will be addressed:

- Vision
- Economic viability
- Consultation and engagement
- Site context and character
- Continuity and enclosure
- Compactness and efficiency
- Public realm
- Accessibility and ease of movement
- Legibility
- Adaptability
- Variety and diversity
- Environmental capital
- Resource use, energy efficiency, and BREEAM standards.

More detail on each of the design criteria will be provided to the developers shortlisted to Stage 2.

Developers shortlisted to Stage 2 will be required to submit the following information:

- Definition of key sustainability issues for the site
- Definition of the vision and sustainability objectives for the site
- Presentation of options to deliver the vision and objectives
- Presentation of the preferred option. The preferred option to include Detailed designs, including floor plans of all the units to be contained within the development and to include a design statement supporting the proposals;
- Elevations and visualisations showing how the various buildings integrate with their surroundings;
- A schedule of accommodation and breakdown of uses;
- The proposed funding structure for the project including a letter of 'in principle' support from the company's bankers, if appropriate;

- An implementation strategy demonstrating the preferred approach and a detailed programme of activities and/or delivery timetable;
- A clear statement of any conditions attached to the proposal;
- A statement of key assumptions, supported by a development appraisal, to demonstrate the viability of the proposals;
- A statement that expands on:-
 - how to ensure appropriate car parking;
 - the provision of access for the mobility impaired;
- Identify a marketing strategy demonstrating how occupiers/users will be targeted to ensure the success of the scheme; and
- A strategy for the long term estate management of the proposed development.

Eight paper copies and a CD Rom version are to be submitted. Parties shortlisted to Stage 2 are advised that they may be required to present their proposals to project sponsors following submission of their proposals.

9. SELECTION CRITERIA

The Preferred Developer will be selected primarily on the basis of how the proposals conform to the brief. Consideration will also be given to the employment generation of any proposed scheme, as well as its contribution to the Rhyl Going Forward strategy, the WRRRA strategy and Denbighshire's UDP. The Preferred Developer will be expected to take their proposals to the Design Commission for Wales for scrutiny and comment at an early post selection stage.

The successful developer will have the full co-operation of WAG to undertake the necessary land assembly.

No public sector funding is available to support development proposals for the site.

Please note however, that the Assembly is not obliged to accept the lowest or any of the funding proposals received as part of this process.

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10. DISCLAIMER

Information contained within this brief is to the best of WAG and DCC's knowledge correct at the time of writing. Interested parties are advised to check all aspects appertaining to any proposal (site conditions, availability of services and the like) prior to entering into any negotiations.

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Any views expressed by the Local Planning Authority represent current policy at the time of publishing this document and may be varied by the Local Planning Authority as a result of any reassessment of appropriate planning policies for the area at the time.

Misrepresentation Act: The particulars in this brief have been produced in good faith, are set out as a general guide and do not constitute the whole or part of any contract. All liability, in negligence or otherwise, arising from the use of the particulars is hereby excluded.

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SUBJECT TO CONTRACT

November 2007

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APPENDIX 1

Location Plan

APPENDIX 2

Site Plan

APPENDIX 3

Aerial Photograph of Site

(TO BE PROVIDED BY KING STURGE /
WAG)

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APPENDIX4

SCHEDULE OF LAND REGISTRY SEARCHES AT MARCH 2007

| Plan Ref | Title Number | Address | Tenure | Parties | Owner | Properties Registered Address | Lease Terms | Comments |
|----------|--------------|---|-----------|--|------------------------|---|---|--|
| 1 | WA819371 | Club Discotheque and Nightclub, Queens Building, West Parade Rhyl. LL18 1HB | Leasehold | (1) Parker Leisure (Holdings) Limited (2) Standard Court Limited. | Honeycombe Leisure PLC | 50 Water Lane, Ashton, Preston, PR2 2NL | 25 Years from 15 November 1996. Lease date: 6 December 1996 Rent £15,000 subject to review. | Land tinted pink: Only the first floor is included in the title. Land tinted blue: Only the ground floor is included in the title. Land tinted yellow only the ground floor is included in the title. Land tinted brown: Only the entrance lobbies and staircases lending to the first floor are included in the title. |

| Plan Ref | Title Number | Address | Tenure | Parties | Owner | Properties Registered Address | Lease Terms | Comments |
|----------|--------------|--|-----------|--|--|---|--|---|
| 2 | WA724853 | 16 High Street, Rhyl. LL18 1ES | Freehold | | Kenneth Richard Hartley and David Marshall | 83 Wilkinson Street, Sheffield, S10 2GJ | | The price paid on 7 May 2004 was £315,000. |
| 4 | CYM81954 | 14 High Street, Rhyl, LL18 1ES | Freehold | | Rockcliffe Glasgow Limited | 36 Lattimore Road, St Albans, Hertfordshire AL1 3XP | | The price paid on 1 October 2003 was £320,000 Lease: 10 years from 2.8.1004 see CYM222850. |
| 3 | WA413391 | Parts of the Queens Hotel West Parade Rhyl | Leasehold | (1) Rhyl Entertainments Limited (2) Burtonwood Brewery Company Limited. | Parkers Leisure (Holdings) Limited. | Queens Chambers, Sussex Street, Rhyl, Clwyd | 999 Years from 12 June 1944 Rent: Peppercorn Parts: 1, 2 and 3 (all first floor only), 4 (first and second floors only) and 8 (second and third floors only) Lease date: | Parts numbered 1,2 and 3: Only the first floor is included in the title. Parts numbered 4,5 and 6: Only the first and second floors are included in the title. Parts numbered 7 and 8: Only the first second and third floors are included in this title. |

| Plan Ref | Title Number | Address | Tenure | Parties | Owner | Properties Registered Address | Lease Terms | Comments |
|----------|--------------|----------------------------------|----------|--|-----------------------|----------------------------------|--|---|
| | | | | (1) Rhyl Entertainments Limited (2) Burtonwood Brewery Company Limited. | | | 15 February 1945 999 Years from 12 June 1944 Rent: Peppercorn Parts 5 and 8 (first floor only) and 6 (first and second floors only) Lease date: 10 June 1961 | Same term with two separate lease dates. |
| 5 | WA981510 | 43 Queen Street, Rhyl. LL18 1SD. | Freehold | | Kareem Mohammed Ghani | 27 Brighton Road, Rhyl, LL18 3HL | | The price paid on 23 December 2004 for the land in this title and WA581079 was £180,000 |
| 6 | WA581079 | 45 and 47 | Freehold | | Kareem | 27 Brighton | | The price paid |

| Plan Ref | Title Number | Address | Tenure | Parties | Owner | Properties Registered Address | Lease Terms | Comments |
|----------|--------------|--|-----------|---|--|--|-----------------------------|---|
| | | Queen Street, Rhyl, LL18 1SD | | | Mohammed Ghani | Road, Rhyl, LL18 3HL | | on 23 December 2004 for the land in this title and WA981510 was £180,000. |
| 7 | WA460283 | The George Hotel, and 17 and 19 Sussex Street Rhyl | Freehold | | Gary Melvin Wright | George Hotel, Queen Street, Rhyl | | |
| 8 | WA368586 | 18 and 20 High Street Rhyl | Freehold | | McDonald Real Estate Limited Liability Partnership | 11-59 High Road, East Finchley, London, N2 8AW | | The transfer of this title is dated at 2 February 1987. |
| | | | | | | | | Lease: 20 Years from 17 August 1993 |
| 9 | CYM18527 | 39/41 Queen Street, Rhyl. LL18 1SD | Freehold | | Gary Melvin Wright | George Hotel, Queen Street, Rhyl, LL18 2SD | | The price paid on 9 March 2001 was £50,000 |
| 10 | CYM222850 | 14 High Street, Rhyl, LL18 1ES | Leasehold | Rockcliffe Glasgow Limited. Subway Realty Limited. | Subway Realty Limited | 7 Pilgrim Street, London, EC4V 6LB | 10 years from 2 August 2004 | Sub lease: 10 years from 2.8.2004 (less 5 days see CYM224202) |

| Plan Ref | Title Number | Address | Tenure | Parties | Owner | Properties Registered Address | Lease Terms | Comments |
|----------|--------------|--|-----------|--|------------------------------------|---|---|---|
| | | | | | | | | |
| 11 | WA793207 | 49,51,53 and 55 Queen Street, Rhyl. | Freehold | | Land Authority for Wales. | Custom House, Custom House Street, Cardiff, CF1 5AP | | |
| 12 | WA816791 | Scruples Café Bar, Queens Buildings, West Parade Rhyl. | Leasehold | (1) Parker's Leisure (Holdings) Limited (2) Standard Court Limited. | Honeycombe Leisure PLC. | 50 Water Lane, Ashton, Preston, PR2 2NL | 25 Years from 14 September 1995. £30,000 subject to review and insurance rent. | Only the Ground floor is included in the title. Relates to WA362018 See below |
| 13 | WA362018 | Queens Hotel West Parade Rhyl. | Freehold | | Parkers Leisure (Holdings) Limited | Queens Chambers, Sussex Street, Rhyl, Clwyd | | Lease: edged and numbered 2 in brown (part of) ground floor. 25 years from 14 September 1996. See above WA816791 |

| Plan Ref | Title Number | Address | Tenure | Parties | Owner | Properties Registered Address | Lease Terms | Comments |
|----------|--------------|--------------------------------|------------|---|----------------------|---|---|--------------|
| 14 | CYM224202 | 14 High Street, Rhyl. LL18 1ES | Leasehold. | (1) Subway Realty Limited (2) Michael Stuart Kaye. | Michael Stuart Kaye. | 12 Spring Gardens, Rhosddu, Wrexham, LL11 2NX | 10 Years from 2 August 2004 (less 5 days) | See WA724853 |

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APPENDIX 5

Planning Policy Wales

Planning Policy Wales (PP Wales) sets out the planning and land use policies of the Welsh Assembly Government. Its central objective is to provide an appropriate framework for sustainable development within Wales.

PP Wales outlines the importance of design as a means by which the environment can be protected, social inclusion promoted and the quality of life enhanced and states that this should be the aim of all those involved in the development process.

In terms of new residential developments, PP Wales encourages the creation of sustainable residential environments, which include:-

- Easily accessible and mixed use developments;
- An emphasis on quality and design
- Clear, well integrated settlements with connections to the existing pattern of settlements.

PP Wales states that the best locations for retail provision are town and district centres which are both close to other services and easily accessible by a range of transport means. It continues by stating that in existing centres, the restoration of redundant buildings worthy of retention can make them suitable for re-use for a variety of retailing, commercial or residential purposes.

PP Wales notes that open spaces within urban areas fulfil multiple purposes which enhance the quality of life and contribute to biodiversity, the conservation of nature and air quality.

Technical Advice Note (Wales) 12: Design

PP Wales is supplemented by a series of Technical Advice Notes (TANs). TAN12 (October 1997) considers design issues and sets out the Assembly's objectives for new development.

TAN12 notes that the appearance of development and its relationship to its surroundings are material considerations which should be taken into account when determining planning applications. For this reason, developers should pay particular attention to a wide range of design considerations including:

- The relationship between buildings and the streets and other spaces that make up the public domain;
- The nature and quality of the public realm;
- The relationship between different parts of a settlement;
- The relationship between buildings and their landscape setting; and
- The patterns of movement that are established.

TAN12 highlights the importance of ensuring that new developments are sensitive to the local context and shows how it is not appropriate to apply general standards or design solutions. Rather, it requires the design and layout of new developments to reinforce the distinctiveness of the local area. In assessing the appropriateness of a new development, factors such as scale, density, height, massing, layout, landscape and access should all be taken into consideration.

Denbighshire Unitary Development Plan

The Unitary Development Plan (UDP) provides certainty and confidence regarding future development proposals in providing a sound framework for land use planning decision making.

Part 1 of the UDP includes Policy STRAT 5 on design, which states that:

‘New Development will be required to:–

- be of a high standard of design, form, scale, materials and siting of new buildings and structures;
- be of a high standard of design, layout and landscaping of spaces;
- protect the character and amenity of the locality and provide adequate amenity standards itself;
- respect local styles; and
- provide a safe and secure environment for people and property.’

Other relevant UDP policies in Part 2 include Policy CPZ 3, which encourages new development and facilities on the seafront.

Policy RET8 endorses the redevelopment of the ‘Piazza’ shopping centre. An entertainment zone is designated under Policy TSM 17, located along West Parade between Abbey Street and Queen Street, where amusement arcades and A3 uses are permitted.

Supplementary Planning Guidance

The Council has also adopted three supplementary planning guidance (SPG) notes that affect this part of Rhyl:-

- a conservation-focused SPG for the Queen Street/Crescent Road area ;
- a retail-focussed SPG for this site earmarking it for new retail development. This sets out the basic guidelines and preferred uses for this site. This Development Brief updates the SPG in accordance with the Regeneration Strategy;
- the *West Rhyl Regeneration Area* strategy document which outlines in more detail what is and what is not acceptable in terms of redevelopment proposals along West Parade within West Rhyl.

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APPENDIX 6

PRE QUALIFICATION QUESTIONNAIRE

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Appendix 7

Guidance Documents

Planning Policy Wales TAN 12: Design.

Design

Creating Sustainable Places, WDA 2006
Urban Design Compendium, English Partnerships, 2000
By Design, DETR 2000
Better Places to Live, DTLR/CABE, 2001
Sustainable Settlements, UWE/LGMB, 1995
Shaping Neighbourhoods, UWE 2003
Places Streets and Movement, DETR 1998
Model Design Guide for Wales, Planning Officers Society Wales 2005
Creating Successful Masterplans, CABE/DCfW
Creating Excellent Buildings, CABE/DCfW 2004
'Improving the Quality of Design in Wales', WDA 2004

Sustainable Development

Biodiversity by Design – A Guide for Sustainable Communities, TCPA 2004
Learning to Work Differently – WDA policy for sustainable development, 2001
Working Differently – A Guide to Integrating Sustainable Development and Design quality into Regeneration and Development, WDA 2005
Landscapes Working for Wales, WDA 1995
Biodiversity Guidelines, WDA 2003
Local Biodiversity Action Plans, (Local Authorities)
Biodiversity by Design – A Guide for Sustainable Communities, TCPA 2004
Property Sustainability Matters – Caveat Emptor, King Sturge 2004
Starting to Live Differently, National Assembly for Wales 2004
Sustainable Development Action Plan, Welsh Assembly Government 2004
Mainstreaming Sustainable Development through Modernisation, IDeA Knowledge and WWF (website)

91 westparade-sydenhamavenue-developmentbrief

prepared by Nathaniel Lichfield and Partners on behalf of the
Welsh Assembly Government and Denbighshire County Council

november
2007



introduction and purpose of development brief



This development brief has been prepared by Nathaniel Lichfield and Partners on behalf of the Welsh Assembly Government and Denbighshire County Council. The purpose of the development brief is to provide developers with detailed guidance in relation to the potential redevelopment of 91 West Parade to Sydenham Avenue (“the site”).

Tourism, once Rhyl’s main source of income, has declined consistently over recent years, leaving the town with a legacy of outdated attractions and underused boarding houses and hotels along the seafront.





The proposed redevelopment of this site forms part of the wider West Rhyl Regeneration Strategy. The site presents a significant and exciting redevelopment opportunity that can act as a catalyst for further redevelopment in the area. This development brief sets out detailed site guidance that should facilitate a sustainable, viable and successful development that can fulfil the true potential of the site.



The key opportunities and constraints presented by the site, and the main issues that a potential developer would need to address are set out on pages 10 and 11. In addition the broad parameters that a potential redevelopment scheme would need to adhere to are set out on pages 12 to 16.

It is advised that this development brief is read in conjunction with the West Rhyl Regeneration Strategy to appreciate the full context for the site’s redevelopment.



KEY

- Site Boundary 
- Rhyl Amusements Ltd. 
- Not registered 
- Clwy Alyn Housing Assoc. Ltd 

- M. Morris 
- Clwy Alyn Housing Assoc. Ltd 



Project 91 West Parade - Sydenham Avenue

Title **Site Plan & Ownership**

Client Department for the Environment & Transport
Welsh Assembly Government & DCC

Date July 2007

Scale 1:1000 @ A4

Drawn by IJ

Drg. No IL1240-11-11



IL1240/11-011

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Fig 1: Site Plan and Ownership

the site



Fig 2: Site set within wider context



Fig 3: The Site

This 0.5ha (1.23 acre) site occupies a seafront location on the south-western end of Rhyll's West Parade. The site includes all properties lying between Sydenham Avenue, Sandringham Avenue and the access lane to the rear of Marlborough Grove, see Figure 1.

Site currently accommodates;

- 91-92 West Parade – 2 storey former retail use with covered walkway to ground floor which wraps around into Sandringham Avenue
- 1a & 1b Sandringham Avenue - 2 residential dwellings
- The adjacent site appears derelict, although it is temporarily being used as a builders yard with hoardings currently running the length of its frontage
- The remainder of the block is taken up with a series of businesses including a sports bar and snooker lounge, tourist type gift shop, and the Ocean Beach Family Fun Centre. One of the units appears to be empty. A two storey façade runs the length of this block, providing an unattractive frontage which is set back some 7.5m from the back of pavement.

context

Rhyl was a traditional Victorian seaside resort, whose proximity to the major conurbations of north west England led it to become the premier resort in the area. Its layout is typified by a simple grid structure with tightly packed urban block infill. Whilst the occasional diagonal axis cuts across this grid pattern of streets, the seafront consists of a series of relatively uniform lengths of frontage punctuated by avenues stretching back into the heart of the town. These long streets afford views into the residential areas to the rear of the promenade and serve as a visual link to the seafront.

Generally buildings along the seafront sit to the back of pavement or have minimal set-backs, resulting in a strong physical and visual relationship to activity on West Parade. The narrow depth of private space to the front of some buildings was traditionally delineated by low brick walls, however many of these have been lost. The majority of residential development along West Parade is characterised by 4-5 storey terraces, finished in a mix of yellow brick with terracotta detailing, and render, see Figure 4. Projecting bays are commonplace and large gable walls, punctuated by various amounts of glazing provide return into the streets behind.

Over the years the characteristic long, narrow plots of West Parade have been degraded, being replaced by wide development parcels which, whilst maximising floor area, have had a tendency to minimise the character of the resultant development. Due to the nature of the occupiers; amusement arcades, bars etc.. occupiers have had little need for significant accommodation above ground floor level. The resultant limited storey height detracts from the sense of 'grandeur' provided by the more traditionally proportioned 4 and 5 storey facades.



Fig 4: Terraced Properties



Fig 5: The Palace



Fig 6: Streetscape

There has been a significant negative impact upon the townscape resulting from additions and alterations being made utilising inappropriate detailing and/or poor quality materials. A lack of continuity in building maintenance resulting from the propensity for more recent conversions to multiple occupancy has supplemented the reduced quality of the seafront's townscape.

Some buildings of fine architectural quality do remain. They are, however, in the minority. The former Palace Hotel (see Figure 7) has recently been converted into apartments, and is one of the few detached properties along the seafront. It has been one of the town's key landmarks since its construction, with its turret, gabled dormers, finials and plethora of chimneys providing a varied and interesting skyline. Movement is articulated along its façade through the use of set-backs which provide attractive entrance areas with balconies above.

The Council has resolved to grant permission for the development of Foryd Harbour and the adjacent Ocean Beach Site. The proposals seek the development a mixed use scheme comprising 230 residential apartments, a hotel, a superstore, leisure and business uses, including cafes, restaurants and public houses. In addition, the proposals include the creation of a new public realm and ancillary uses together with ten 6kw wind turbines.

The site marks the western extent of the historical residential development of Rhyl's seafront, thus the site is a key redevelopment opportunity which should deliver an architectural uplift to the area, with a view to signalling a change in West Parade's image.

The streets to the rear of West Parade present a solid, traditional townscape of terraced 2-3 storey properties with gabled bays and small front gardens bounded by low brick walls. There is a mix of traditional slate and red tile roof finishes, with some evidence of mock half timbering to gables and decorative finials to the apex of some roofs. Whilst the majority of this predominantly residential area is typified by yellow brickwork with detailing picked out in red, some properties have more recently been rendered and/or painted (see Figure 6).



Fig 7: The Site

planning policy and guidance

The requirements of this brief are founded in the aims and objectives of planning policy and design guidance. The statutory development plan for the site comprises the Denbighshire Unitary Development Plan (July 2002).

Unitary Development Plan

Policy HSG 15 advises that there are heavy concentrations of homes in multiple occupation (HMO) and severe pockets of social, environmental and economic deprivation in West Rhyl. A general presumption in favour of proposals for conversion into self-contained apartments or flats is therefore set out in the UDP

Policy HSG15 reflects the general acceptance that there is a need to change the balance of tenure within west Rhyl as the existing stock is orientated towards HMOs, single person flats and guesthouses catering for long stays. The low rents charged by private HMOs attract those on low incomes, leading to a concentration of the most deprived within the area, high crime rates, poor educational attainment, creating unemployment and rising numbers of economically inactive individuals.

Visible physical changes and with improving local housing market conditions, it is envisaged that emerging trends of conversions from HMOs and shared-facility flats to self-contained flats and houses will continue and accelerate, bringing more families and more stable population into the area.

Policy HSG10 of the UDP requires the provision of affordable housing as part of new residential developments where there is a demonstrable need. Moreover, supplementary planning guidance on affordable housing adopted in 2005 seeks to negotiate a 30% affordable housing requirement on all housing developments of 3 dwellings or more or on sites of 0.1 hectare (whichever is the smaller).

Supplementary Planning Guidance Note No.21 – Parking Requirements in New Developments

Supplementary Planning Guidance (SPG) Note 21 was approved by Denbighshire County Council in September 2004. The SPG sets out maximum parking standards for new residential development:

C3 Dwellings Standard

1 bedroom 1.5 car spaces per unit

2 bedroom 2 car spaces per unit

3&4 bedroom 3 car spaces per unit

5 bedroom 4 car spaces per unit

Whilst there is no prescribed standard for the provision of bicycle spaces for residential use, secure and convenient communal bicycle parking areas may be required where higher density development is proposed with limited parking provision.

Wales Spatial Plan

The WSP strategy for North East Wales advises that some of the communities, including Rhyl have high levels of deprivation and are in need of urban regeneration. The WSP proposes that coastal resorts such as Rhyl need to reposition themselves to adopt to changing tourism markets and to develop a broader economic and social base.

Indeed, the Wales Spatial Plan (North East) Interim Statement advises that Rhyl forms part of one of the two hubs within the sub-region. The aim within these hubs will be to foster economic and social inclusiveness - addressing socio-economic deprivation and access to services and employment land.

The West Rhyl Regeneration Strategy identifies the introduction of new market housing as the principal approach in developing a broader economic and social base. It is envisaged that physical regeneration will act as a catalyst whereby the conditions that would encourage developers to build are secured.

Planning Policy Wales (PPW) & PPW Companion Guide (June 2006)

PPW as updated by MIPPS 01/2006 sets out the land use planning policies of the Welsh Assembly Government and is supplemented by a series of Technical Advice Notes (TANs).

When assessing residential development, PPW favours residential development that provides:

- Mixed tenure communities;
- Easy access to public transport, cycling and walking;
- Mixed use development;
- Attractive landscapes around dwellings and usable open spaces that have regard for biodiversity, nature conservation and flood risk;
- Quality, good design to create safe and attractive places;
- Efficient use of land;
- Well designed living densities at increased densities, where appropriate;
- Low environmental impact homes that maximise energy efficiency, using renewable energy technology where appropriate; and
- Barrier-free housing (e.g. housing built to 'Lifetime Homes' standards).

PPW also recognises the need for residential developments to provide affordable housing. A specific affordable housing requirement is not stated, however, applicants for planning permission "should demonstrate and justify how they have arrived at a particular mix of housing having regard to development plan policies" (Paragraph 9.2.14). The types of dwellings in terms of size and tenure should also be considered in new residential development proposals. Likewise, a specific affordable housing target is not set out in the UDP, but the need for affordable housing is.

In terms of flood risk, Paragraph 13.2.1 of PPW advises that flood risk, whether inland or from the sea, is a material consideration in the determination of planning applications. Paragraph 13.4.1 states that development proposals in areas defined as being of high flood hazard should only be considered:

- *"where new development could be justified in that location, even though it is likely to be at risk from flooding; and*
- *where any development proposal would not result in the intensification of existing development which may itself be at risk or would increase the potential adverse impacts of a flood event".*

Indeed, Paragraph 13.4.2 states that surface water run-off must be controlled as near to the source as possible using sustainable urban drainage systems (SUDS) and development must not:

- *"increase the risk of flooding elsewhere by loss of flood storage or flood flow route; or*
- *increase the problem of surface water run-off".*

Technical Advice Note 12: Design (TAN12)

TAN 12 provides advice as to what comprises good design and how this can be achieved. Emphasis is placed on the role that design plays in the relationship between all elements of the built environment and in achieving wide ranging goals, such as regeneration. A holistic approach to design is taken, rather than setting prescriptive standards.

Whilst elements such as the character of an area should be considered, TAN 12 also recognises the ability for innovative design to be good design. Other key elements of design include local distinctiveness, appreciation of local context, access for all, adaptability and diversity, legibility, public safety and resource efficiency; along with traditional physical design considerations such as scale, appearance and materials.

Development Briefs are recognised as site-specific guidance that can direct the way in which a particular site should be developed. They can also inform the characteristics of the site and prescribe certain site requirements.

Technical Advice Note 15: Development and Flood Risk

TAN 15 is a material consideration in the determination of planning applications. It contains guidance on flooding in terms of development control decisions, run-off and increasing the risk of flooding on or off site, coastal protection works and flood defence works.

TAN 15 is accompanied by a series of flood maps that identify the flood risk level of sites across the whole of Wales. The site is located within 'Zone C1', which is identified as a high flood risk area. Within such locations, development must be justified on the basis of the tests outlined in Sections 6 and 7 of TAN 15.

Section 6 states that development will only be justified if it can be demonstrated that:

- *"Its location in zone C is necessary to assist, or be part of, a local authority regeneration initiative or a local authority initiative or a local authority strategy required to sustain an existing settlement; or*
- *Its location in zone C is necessary to contribute to key employment objectives supported by the local authority, and other key partners, to sustain an existing settlement or region;*

and,

- *It concurs with the aims of PPW and meets the definition of previously developed land; and*
- *The potential consequences of a flooding event for the particular type of development have been considered, and in terms of the criteria contained in Sections 5 and 7 and Appendix 1 found to be acceptable."*

As the site is located within zone C1, the development must be justified in the knowledge that the development will flood. This must be planned for accordingly and development will only be allowed to proceed if the consequences of flooding events can be managed to a level "*which is acceptable for the nature/type of development being proposed, including its effects on existing development*" (Paragraph 7.2).

Where development in flood risk areas are justified and suitable mitigation measures can be incorporated into the design of the development, it will be judged against the following requirements as set out in Paragraph 7.3:

- *“minimal risk to life;*
- *minimal potential damage to property;*
- *minimal impact of the proposed development on flood risk generally; and*
- *minimal disruption to natural heritage.”*

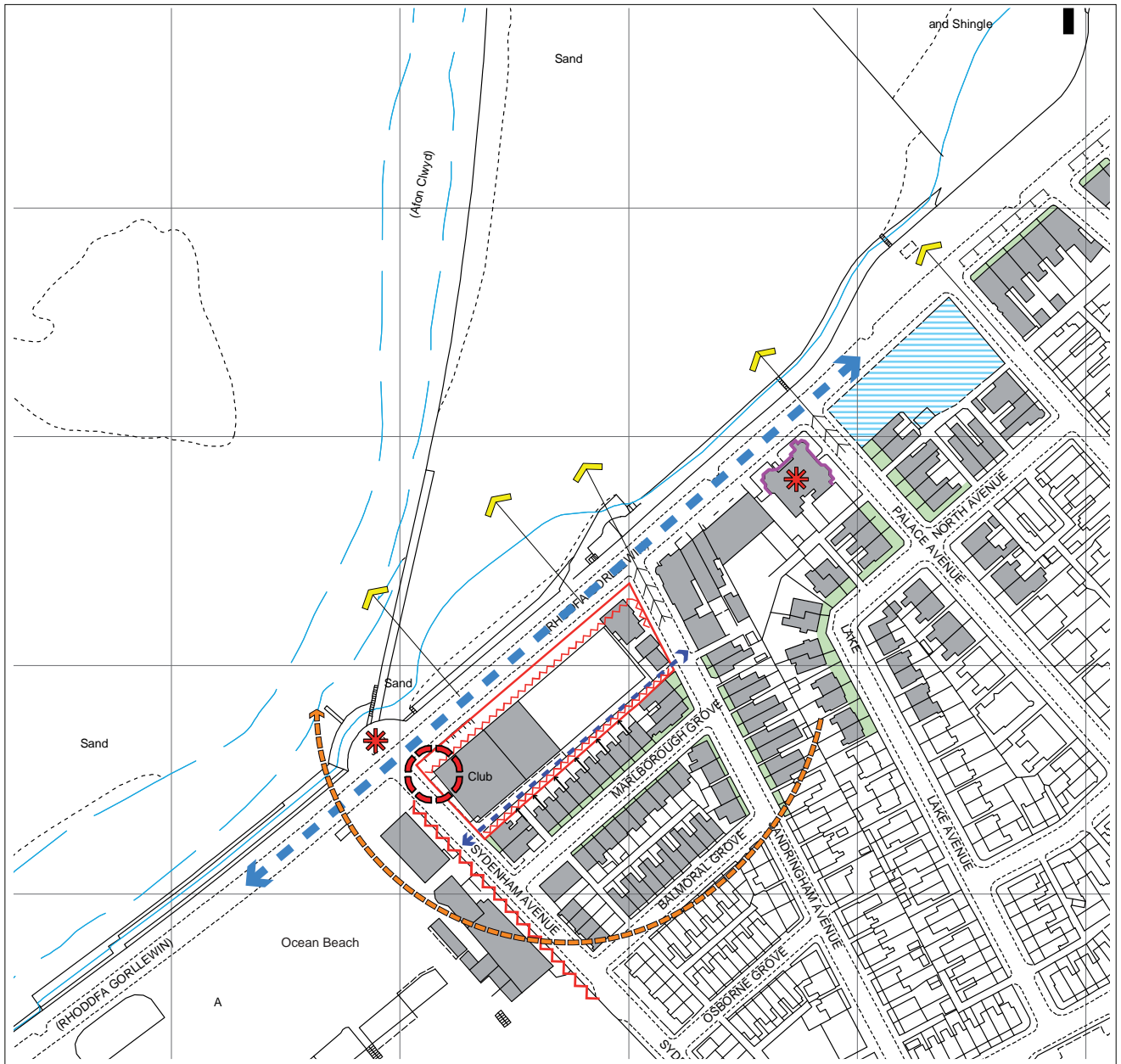
Further information on flood risk can be found within Denbighshire County Council’s ‘Strategic Flood Consequence Assessment’ (March 2007) which is available on their website.

Creating Sustainable Places: Sustaining a Prosperous Wales

This document was produced by the Welsh Assembly Government (WAG) to set out its sustainability and design quality expectations for regeneration and development projects across Wales. All development proposals will be judged against the objectives and requirements set out in the document.

The document outlines the following considerations that need to be addressed in a Design statement:

- Vision
- Economic Viability
- Consultation and engagement
- Compactness
- Accessibility and ease of movement
- Environmental capital
- Site context and character
- Continuity and enclosure
- Legibility
- Variety and diversity
- Adaptability
- Resource use, energy efficiency, and BREEAM standards.



KEY

| | | | |
|--------------------------------|--|---|--|
| Site boundary | | Long range view | |
| Existing access | | Attractive frontage | |
| Current development site | | Delineated private space to front of property | |
| West Parade | | Regular rhythm to building facade/plot | |
| Unattractive frontage/boundary | | Gradient | |
| Key corner | | Sun path | |
| Focal point | | | |



nlp Nathaniel Lichfield and Partners

Project 91 West Parade - Sydenham Avenue

Title **Site Analysis**

Client Department for the Environment & Transport
Welsh Assembly Government & DCC

Date July 2007

Scale see drawn scale

Drawn by IJ

Drg. No IL1240-11-01



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Fig 8: Site Analysis

opportunities and constraints

Strengths (Opportunities)

- Sea front site with attractive views;
- Key position and landmark site at beginning of West Parade;
- Good access;
- Well serviced by local transport network and services;
- Continuous existing building line to the south-eastern side of West Parade;
- Depth of site advocates a dual aspect development;
- Potential to improve visual amenity of properties backing onto site from Marlborough Grove;
- Potential to provide public open space within the development;
- Opportunity for A1/ A3 uses at ground floor level;
- Potential to exploit site topography to incorporate semi-undercroft parking;
- South easterly aspect of rear elevation - sustainable design solutions;
- Potential to raise the quality of this area of West Parade; and
- Potential to provide a suitably scaled development for such a key site.

Weaknesses (Constraints)

- North westerly aspect of West Parade frontage;
- Quality of adjacent properties – unattractive appearance of 89-90 West Parade/ 2 Sandringham Avenue;
- Site falls within Zone C1 for the purposes of TAN15;
- Proximity to adjacent residential properties – Marlborough Grove;
- Unattractive aspect to rear of Marlborough Grove properties;
- Limited scale of adjacent properties;
- Poor visual/ physical quality of Ocean Beach Site;
- Uncertainty of future of adjacent block to east (85-90 West Parade);
- Ambiguity between public/ private space on West Parade site frontage;
- Inappropriate scale of development currently on site – minimal building heights providing no sense of enclosure to West Parade;

development guidelines

West Parade is important in terms of both the town's architectural heritage and its function as a principal vehicular route linking the town centre to the harbour area. In order to ensure that the potential redevelopment of the site capitalises on all of the opportunities presented and makes a positive contribution towards the regeneration of Rhyl, proposals for piecemeal development will be resisted. It is essential that proposals consider the site as a whole, with a view to delivering a development that complements proposals for the adjacent Ocean Beach site, the Harbour and existing regeneration schemes along West Parade.

The development of this site should strive to:

- Provide a landmark at the gateway to Rhyl;
- Provide a safe and vibrant environment
- Incorporate high quality external treatments; and
- Be of an appropriate scale and detail to maximise the use of the site area.

Use:

It is envisaged that potential ground floor uses fronting West Parade could include commercial uses which are complementary to the function of the area as a seaside resort. Whilst it is desirable for shops, restaurants and café's to occupy the ground floor of the development so as to create an active frontage, should such uses prove unviable, proposals for financial and professional services (A2) as well as offices (B1) at ground floor could be considered as a suitable alternative. Developers may also consider incorporating an element of public open space within the site, together with private communal external areas and associated parking provision.

Owing to the envisaged scale of development, an off-site contribution towards public open space, in accordance with DCC standards would be required.

Amount:

The size of the residential units will ultimately determine the density at which the site is to be developed. However, to widen the housing choice available in West Rhyl, apartments should aim to be a minimum of 2 bedrooms. The design of individual units should include larger apartments, perhaps duplexes, or even town houses of 3-4 bedrooms if they can be incorporated within an overall design. Development densities will undoubtedly be high and in excess of 50-60 dwellings per hectare. All dwellings must be of a high quality and be self-contained.

The amount/mix of A1 and A3 uses will be determined by the market, however provision should be made for ground floor retail units facing onto West Parade. These should be flexible enough to be able to react to changing future requirements.

Layout:

Given the proportions and orientation of the site it is probable that a dual aspect development will result, addressing not only West Parade, with its stunning coastal views, but also providing attractive south-easterly facing accommodation within the site itself. There is a pre-disposition for existing development to sit to 'back of pavement' on West Parade, providing a definite boundary between public and private space. Proposals should aim to emulate this relationship with a form of perimeter development which wraps around into Sydenham and Sandringham Avenues. In this way the site will be maximised whilst the potential for overlooking/overshadowing of adjacent properties will be minimised. In general a minimum separation distance of 21m should be provided between habitable rooms of existing and proposed development (front to front / back to back). Whilst 14m should be provided between habitable and non-habitable rooms (side to front/back).

It is anticipated that retail units would address West Parade and provide key nodes of activity at the corners of the street. These would provide the opportunity for active ground floor uses and act as a plinth to the residential development above. Elements of residential access could also be incorporated at street level as a means of encouraging a mix of activity over a wider period of time.

As a result of the site lying within a C1 flood risk area developers will need to undertake a flood consequences assessment for this site. Early dialogue with the Environment Agency will be essential. Based on the guidance in TAN15, proposals should take into account the requirement for development in flood risk area zone C to be constructed with floor levels above the 1% probability flood level (100 year event) and be designed to have no more than 600mm of flood water at the 0.1% flood level (1000 year event). Residential design will need to incorporate either elevated construction and/or imaginative design solutions to address this constraint. Developers may wish to incorporate car parking below the residential accommodation, however a degree of access onto West Parade should be included at street level as a means of encouraging linkages with the street and providing a degree of natural surveillance.

Proposals facing onto Sydenham and Sandringham Avenues should take into account the residential nature of these two streets and their existing characteristics, such as small gardens to the front. In these areas development could be set back and, by utilising the existing change in level across the site, raised to accommodate parking below the residential element. Such an approach would not only serve to minimise the visual impact of parking on the inner core of the site, but also address concerns with regard to flood risk.

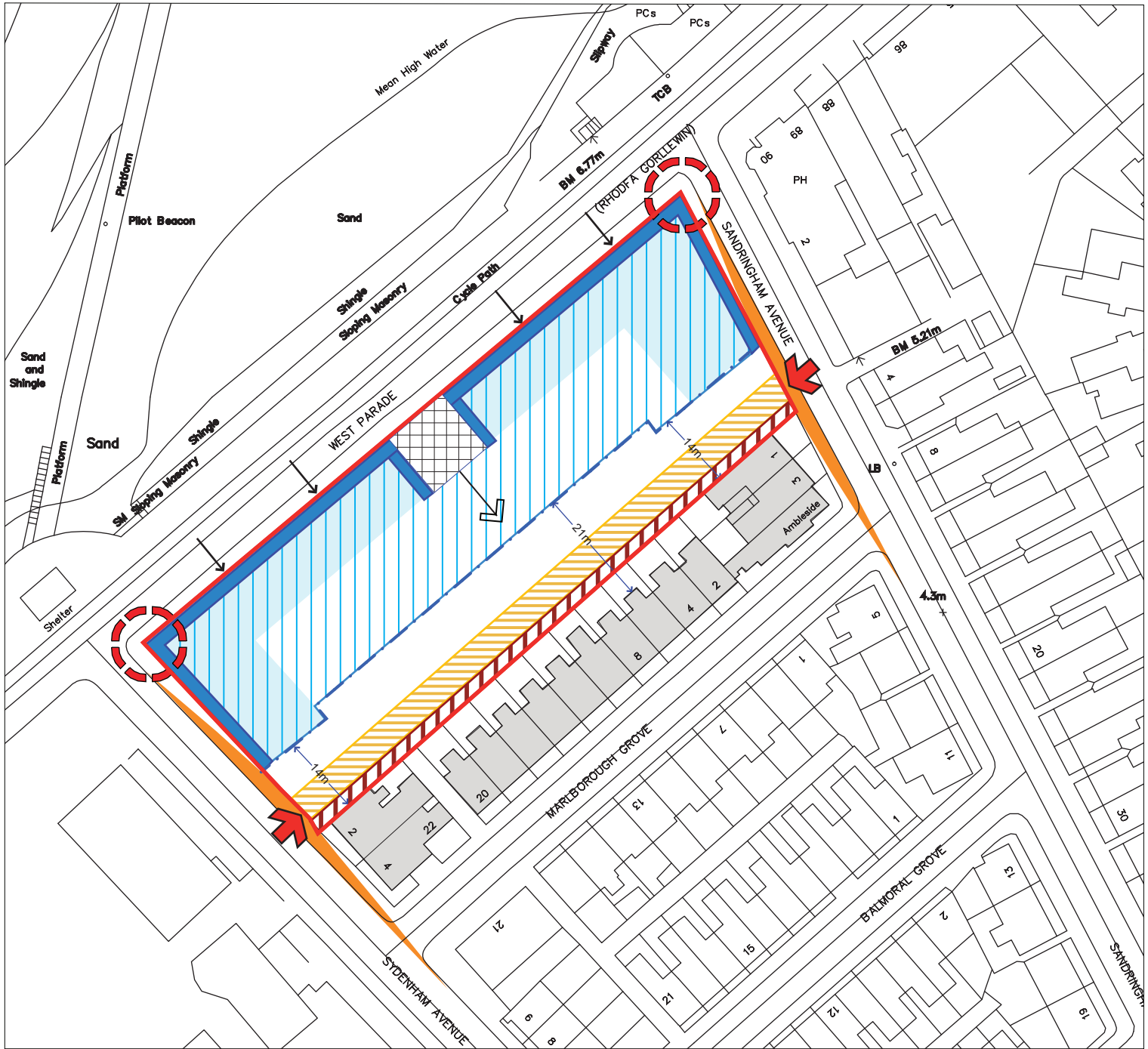
Vehicular access will be from both Sydenham and Sandringham Avenues. The resultant access road, together with an area to be retained to provide access to the rear of Marlborough Grove will act as a buffer between the existing and proposed development (see Figure 9). The central core of the site will provide parking for the development.

Scale:

Taking into account the current context and the future development of adjacent sites it is anticipated that the scale and massing of proposals for this site could be greater than existing developments along the seafront. It is considered that this area of West Parade could accommodate building heights of up to eight storeys if sensitively designed and carefully articulated by a plinth, middle and lighter top. However it is not considered appropriate for such height to be applied across the entire frontage of the site.

The skyline of the development should be varied for both aesthetic and practical purposes, allowing both light and views through to the 'rear' of the site, and limiting the perception of the development as a 'wall' between West Parade and residential areas to the south. Developers might wish to investigate the potential for a series of 'towers/ blocks' along the frontage – the final structure providing a strong visual landmark at the entrance to Rhyl. Development between these towers could assist in providing variations in both scale and function (see Figure 11).

Proposals for Sydenham and Sandringham Avenues should reduce in scale, with a perceptible change between the height of development on West Parade and these residential streets. Development should reduce to levels approaching the 2 storeys of Marlborough Grove. Design proposals should take full advantage of stepped forms to include roof terraces with southerly aspects.



KEY

Site Boundary



Key frontage



Site access - vehicular



Boundary of development adjacent to rear of properties facing Marlborough Grove



Internal access road



Area to be kept clear to allow access to rear of properties



Developable area



Key corner



Potential pedestrian access from West Parade (private)



Pedestrian access to development from West Parade



Potential public open space



Visibility splay



nlp Nathaniel Lichfield and Partners

Project 91 West Parade - Sydenham Avenue

Title **Development Constraints & Opportunities**

Client Department for the Environment & Transport
Welsh Assembly Government & DCC

Date July 2007

Scale 1:1000 @ A4

Drawn by IJ

Drg. No IL1240-11-03



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Fig 9: Constraints & Opportunities

Appearance:

Traditionally Rhyl's seafront was characterised by a series of long terraces. Whilst it is anticipated that developers will have an understanding of the local context; of how buildings address the street; the emphasis of vertical elements within the façade providing a rhythm to the street; and the use of setbacks and bays to articulate a façade, development proposals should not mimic the existing built form or style. Whilst proposals may wish to take into account the local vernacular, pastiche architecture should be avoided.

It is envisaged that this development will be instrumental in the evolution of an exciting, new mixed-use quarter in Rhyl. In keeping with its importance, the development should aim to present a modern and vibrant face for the town. Constructed of appropriate materials, contemporary in design and robust enough to withstand the harsh maritime climate, proposals should aim to present active

facades to all elevations, avoiding blank frontages and encouraging improved integration between the scheme, the street and existing development. Proposals should provide a degree of natural surveillance, as promoted by the principles of 'Secured by Design'.

It is anticipated that, given both the coastal views to the north and the southerly aspect of the 'rear' of the site, balconies will be incorporated into the design. This should be articulated in such a way that appears integral to the design, rather than as a 'bolted-on' afterthought.

There are a wide variety of existing developments which have successfully addressed many of the issues presented by this site. Below are a few examples of the quality of design detail and finish that will be expected from proposals for this site.



Fig 10: Quality & detail

Landscaping:

Potential exists to provide an area of high quality public realm to the front of the site, taking full advantage of the coastal views and providing spill out space for A3 uses. Such a space could be mirrored by an area of private open space to the rear. Careful consideration would need to be given to the delineation between these public and private spaces. One approach may be to include a change in level between the two, with the resultant platform providing for a degree of semi-undercroft parking within the site, whilst also allowing for a further area of private open space within the site's core.

Access:

The site can be easily accessed by non-vehicular modes of transport. There are excellent pedestrian and cycle links to the town centre and a bus service runs along West Parade. It is anticipated that a degree of the residential development within the scheme could be accessed via pedestrian entrances off West Parade. Such an approach should deter the development from turning its back on the seafront by providing alternative means of access other than via the parking areas within the core of the site. For security purposes it is not envisaged that any public routes will run through the site. Natural surveillance of the site and adjacent streets should be encouraged through the development's design.

Vehicular access to the site should be provided from both Sydenham and Sandringham Avenues – reducing the requirement for turning circles for service vehicles within the site. The incorporation of appropriate visibility splays should ensure an appropriate set back. The detailed layout should meet servicing requirements for waste collection and other services, as well as access for emergency vehicles. This should form part of any discussion at the detailed application stage

Carparking spaces should be provided in accordance with SPG No.21 on parking requirements approved by Denbighshire County Council in September 2004.

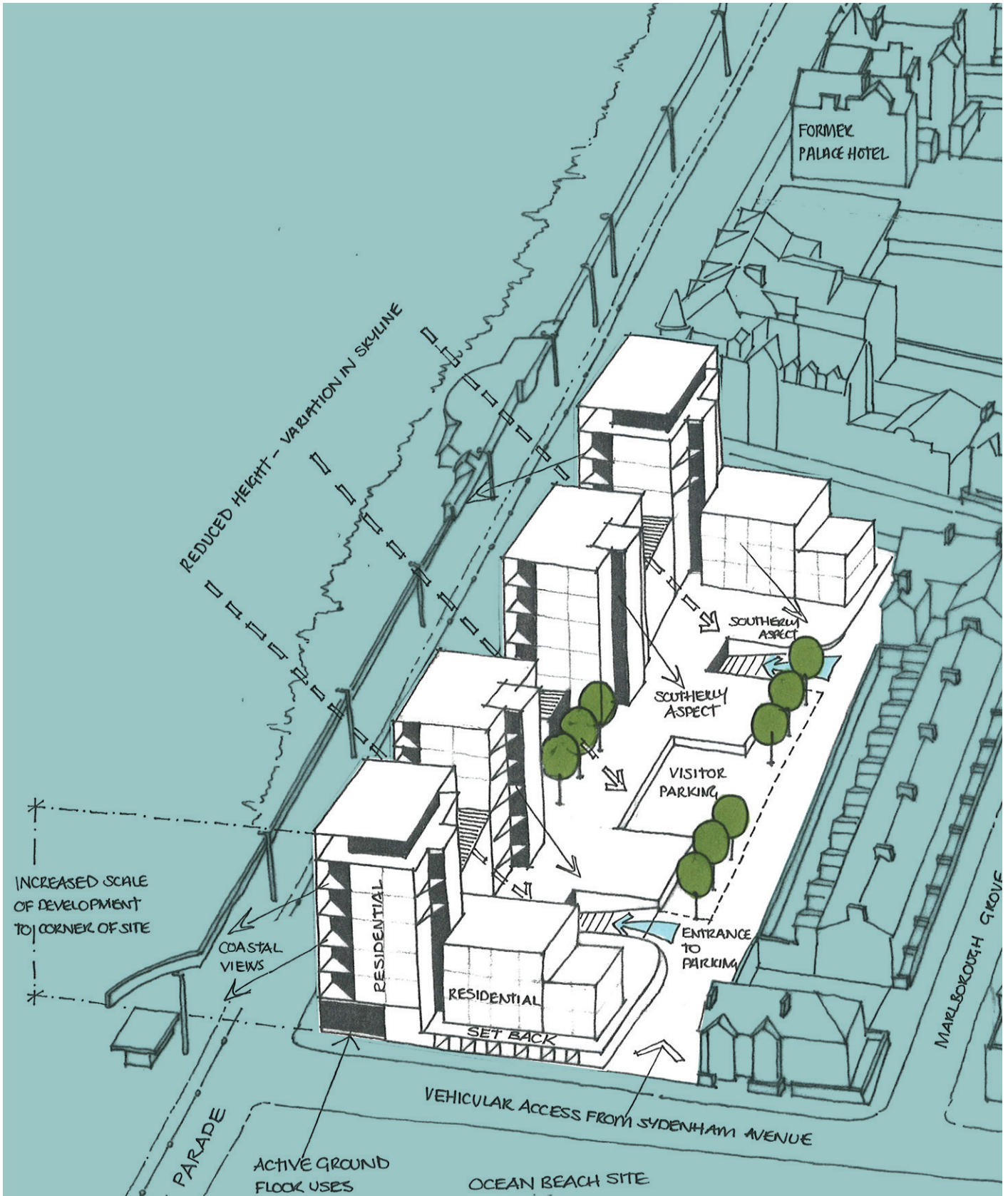


Fig 11: Illustrative development layout

terms for development

In summary, the development design should be of an appropriate scale and detail to maximise the use of the site area and provide a landmark building. The proposed development should be constructed of robust, modern building materials capable over time of withstanding the locally harsh marine climate over time. In addition, the proposed development design should be capable of being endorsed by the Design Commission for Wales and all design aspects of the development should address the WAG's policies relating to sustainable building (as referenced in Creating Sustainable Places).

As part of an ongoing programme to combat climate change in Wales, the Welsh Assembly Government recently issued a statement outlining its policy commitment to improve the environmental standards of new buildings in Wales.

Prospective developers will therefore be encouraged to incorporate the principles of sustainable development in their proposed redevelopment schemes (as outlined in Creating Sustainable Places) and to achieve:

- A minimum BREEAM rating of 'Excellent' as per EcoHomes 2006 for residential developments; and
- A minimum of 10% on-site recycling of materials.

Since adopting 'Affordable Housing in New Developments' in 2005, Denbighshire County Council seeks to negotiate a 30% affordable housing requirement on all housing developments of 3 dwellings or more or 0.1 hectare whichever is the smaller.

disclaimer

Applicants are generally required to demonstrate how affordable housing provision is to be made and should therefore discuss their plans as early as possible with Denbighshire County Council planners.

Information contained within this brief is to the best of our knowledge correct at the time of writing. Interested parties are advised to check all aspects appertaining to any proposal (site conditions, availability of services and the like) prior to entering into any negotiations.

Any views expressed by the Local Planning Authority represent current policy at the time of publishing this document and may be varied by the Local Planning Authority as a result of any reassessment of appropriate planning policies for the area at the time.

Misrepresentation Act: The particulars in this brief have been produced in good faith, are set out as a general guide and do not constitute the whole or part of any contract. All liability, in negligence or otherwise, arising from the use of the particulars is hereby excluded.



85-90westparade-sandringhamavenue - developmentbrief

prepared by Nathaniel Lichfield and Partners on behalf of the
Welsh Assembly Government and Denbighshire County Council

november
2007



introduction and purpose of development brief



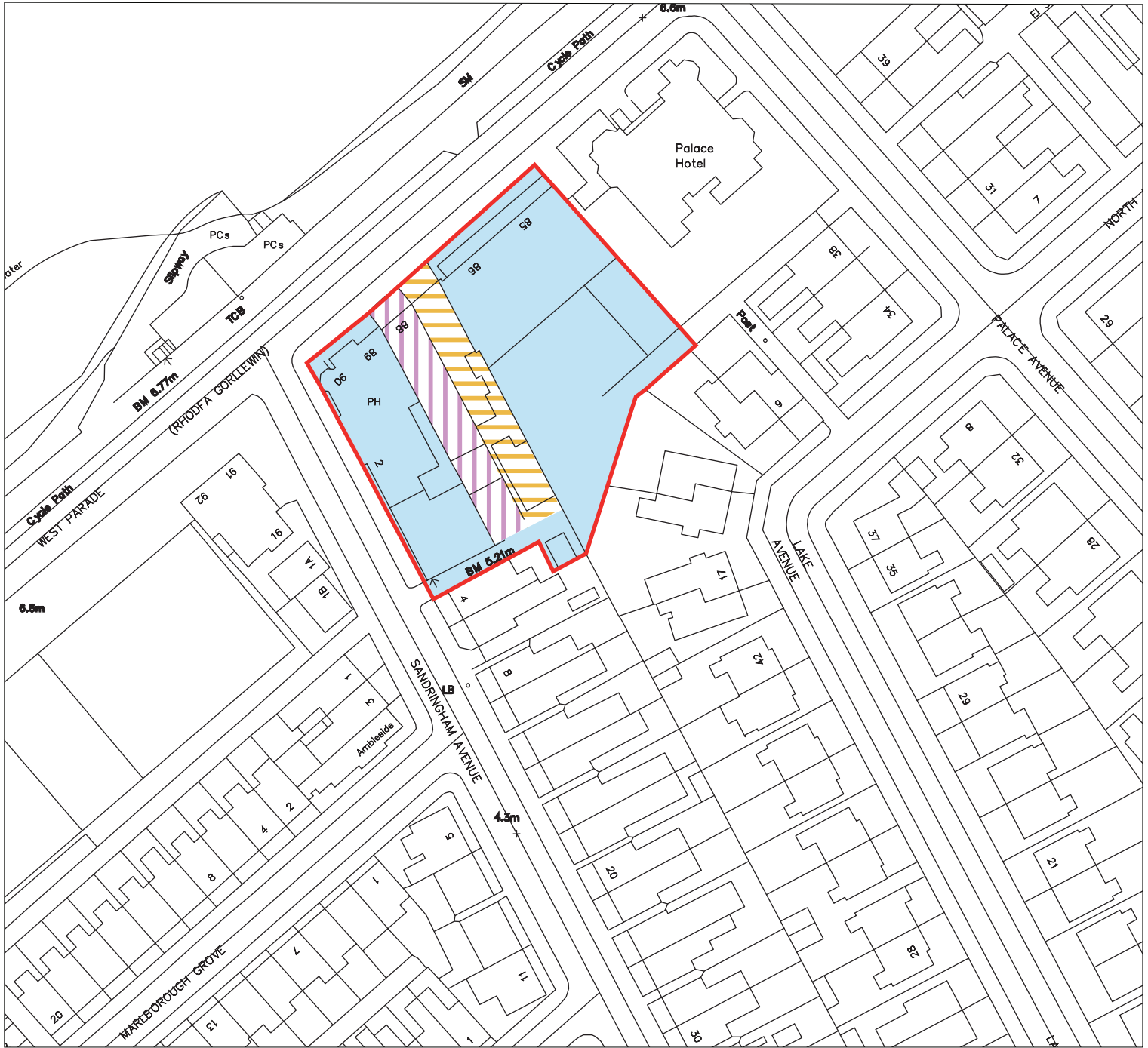
This development brief has been prepared by Nathaniel Lichfield and Partners on behalf of the Welsh Assembly Government and Denbighshire County Council. The purpose of the development brief is to provide developers with detailed guidance in relation to the potential redevelopment of 85-90 West Parade, West Rhyl (“the site”).

Tourism, once Rhyl’s main source of income, has declined consistently over recent years, leaving the town with a legacy of outdated attractions and underused boarding houses and hotels along the seafront.

The proposed redevelopment of this site forms part of the wider West Rhyl Regeneration Strategy. The site presents a significant and exciting redevelopment opportunity that can act as a catalyst for further redevelopment in the area. This development brief sets out detailed site guidance that should facilitate a sustainable, viable and successful development that can fulfil the true potential of the site.

The key opportunities and constraints the site presents and the main issues that a potential developer would need to address are set out on pages 10 and 11. In addition, the broad parameters that a potential redevelopment scheme would need to adhere to are set out on pages 12 to 16.

It is advised that this development brief is read in conjunction with the West Rhyl Regeneration Strategy to appreciate the full context for the site’s redevelopment.



KEY

- Site Boundary
 - WAG ownership
 - Neatryork Ltd. ownership
 - LW Properties ownership
- (contracts exchanged)



Project 85-90 West Parade

Title **Site Plan & Ownership**

Client Department for the Environment & Transport
Welsh Assembly Government & DCC

Date July 2007

Scale 1:1000 @ A4

Drawn by LJ

Drg. No IL1240-11-10



IL1240/11-010

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Fig 1: Site Plan and Ownership

the site



Fig 2: Site set within wider context



Fig 3: The Site

This 0.27ha (0.66 are) site occupies a seafront location towards the south-western end of Rhyll's West Parade. It comprises all properties lying between the former Palace Hotel and Sandringham Avenue, together with a length of access lane to the north of No.4 Sandringham Avenue, see Figure 1.

Site currently accommodates;

- 85-86 West Parade currently accommodates The Harbour Gift Shop, a flat roofed single storey building with an area of forecourt along its frontage.
- 87 West Parade, now vacant was formerly a retail unit with flats above, and a forecourt to the front.
- 88 West Parade, formerly the Westcliff Hotel is also vacant, it has a basement visible below street level.
- 89 - 90 West Parade has previously accommodated a Café Bar at ground floor level, with 3 storeys above, the final storey being dormered roof space. As with 87-88 West Parade the block has been rendered with brick string detailing. An attractive but poorly maintained turret turns the corner between West Parade and Sandringham Avenue.
- 2 Sandringham Avenue is effectively the return elevation of West Parade. It maintains the 4 storeys and brick/render detailing and appears to have been a public house before falling vacant. Immediately to the south east is an un-numbered property which falls within the site boundary. Approximately 1.5 storeys, this rendered building appears to have been a garage.

context

Rhyl was a traditional Victorian seaside resort, whose proximity to the major conurbations of north west England led it to become the premier resort in the area. Its layout is typified by a simple grid structure with tightly packed urban block infill. Whilst the occasional diagonal axis cuts across this grid pattern of streets, the seafront consists of a series of relatively uniform lengths of frontage punctuated by avenues stretching back into the heart of the town. These long streets afford views into the residential areas to the rear of the promenade and serve as a visual link to the seafront.

Generally buildings along the seafront sit to the back of pavement or have minimal set-backs, resulting in a strong physical and visual relationship to activity on West Parade. The narrow depth of private space to the front of some buildings was traditionally delineated by low brick walls, however, many of these have been lost. The majority of residential development along West Parade is characterised by 4-5 storey terraces, finished in a mix of yellow brick with terracotta detailing, and render, see Figure 4. Projecting bays are commonplace and large gable walls, punctuated by various amounts of glazing provide returns into the streets behind.

Over the years the characteristic long, narrow plots of West Parade have been degraded, being replaced by wide development parcels which, whilst maximising floor area, have had a tendency to minimise the character of the resultant development. Due to the nature of the occupiers; amusement arcades, bars etc.. occupiers have had little need for significant accommodation above ground floor level. The resultant limited storey height detracts from the sense of 'grandeur' provided by the more traditionally proportioned 4 and 5 storey facades.



Fig 4: Terraced Properties



Fig 5: The Palace



Fig 6: Streetscape

There has been a significant negative impact upon the townscape resulting from additions and alterations being made utilising inappropriate detailing and/or poor quality materials. A lack of continuity in building maintenance resulting from the propensity for more recent conversions to multiple occupancy has supplemented the reduced quality of the seafront's townscape.

Some buildings of fine architectural quality do remain. They are, however, in the minority. The former Palace Hotel (see Figure 5) has recently been converted into apartments, and is one of the few detached properties along the seafront. It has been one of the town's key landmarks since its construction, with its turret, gabled dormers, finials and plethora of chimneys providing a varied and interesting skyline. Movement is articulated along its façade through the use of set-backs which provide attractive entrance areas with balconies above.

The Council has resolved to grant permission for the redevelopment of Foryd Harbour and the adjacent Ocean Beach Site, which comprises approximately 7.6 hectares of land located to the immediate north west of the site. The proposals seek the development a mixed use scheme comprising 230 residential apartments, a hotel, a superstore, leisure and business uses, including cafes, restaurants and public houses. In addition, the proposals being considered include the creation of a new public realm and ancillary uses together with ten 6kw wind turbines.

The streets to the rear of West Parade present a solid, traditional townscape of terraced 2-3 storey properties with gabled bays and small front gardens bounded by low brick walls. There is a mix of traditional slate and red tile roof finishes, with some evidence of mock half timbering to gables and decorative finials to the apex of some roofs. Whilst the majority of this predominantly residential area is typified by yellow brickwork with detailing picked out in red, some properties have more recently been rendered and/or painted (see Figure 6).



Fig 7: The Site

planning policy and guidance

The requirements of this brief are founded in the aims and objectives of planning policy and design guidance. The statutory development plan for the site comprises the Denbighshire Unitary Development Plan (July 2002).

Unitary Development Plan

Policy HSG 15 advises that there are heavy concentrations of homes in multiple occupation (HMO) and severe pockets of social, environmental and economic deprivation in West Rhyl. A general presumption in favour of proposals for conversion into self-contained apartments or flats is therefore set out in the UDP

Policy HSG15 reflects the general acceptance that there is a need to change the balance of tenure within west Rhyl as the existing stock is orientated towards HMOs, single person flats and guesthouses catering for long stays. The low rents charged by private HMOs attract those on low incomes, leading to a concentration of the most deprived within the area, high crime rates, poor educational attainment, creating unemployment and rising numbers of economically inactive individuals.

Visible physical changes and with improving local housing market conditions, it is envisaged that emerging trends of conversions from HMOs and shared-facility flats to self-contained flats and houses will continue and accelerate, bringing more families and more stable population into the area.

Policy HSG10 of the UDP requires the provision of affordable housing as part of new residential developments where there is a demonstrable need. Moreover, supplementary planning guidance on affordable housing adopted in 2005 seeks to negotiate a 30% affordable housing requirement on all housing developments of 3 dwellings or more or on sites of 0.1 hectare (whichever is the smaller).

Supplementary Planning Guidance Note No.21 – Parking Requirements in New Developments

Supplementary Planning Guidance (SPG) Note 21 was approved by Denbighshire County Council in September 2004. The SPG sets out maximum parking standards for new residential development:

C3 Dwellings Standard

| | |
|------------------------|--------------------------------|
| <i>1 bedroom</i> | <i>1.5 car spaces per unit</i> |
| <i>2 bedroom</i> | <i>2 car spaces per unit</i> |
| <i>3&4 bedroom</i> | <i>3 car spaces per unit</i> |
| <i>5 bedroom</i> | <i>4 car spaces per unit</i> |

Whilst there is no prescribed standard for the provision of bicycle spaces for residential use, secure and convenient communal bicycle parking areas may be required where higher density development is proposed with limited parking provision.

Wales Spatial Plan

The WSP strategy for North East Wales advises that some of the communities, including Rhyl have high levels of deprivation and are in need of urban regeneration. The WSP proposes that coastal resorts such as Rhyl need to reposition themselves to adopt to changing tourism markets and to develop a broader economic and social base.

Indeed, the Wales Spatial Plan (North East) Interim Statement advises that Rhyl forms part of one of the two hubs within the sub-region. The aim within these hubs will be to foster economic and social inclusiveness - addressing soci-economic deprivation and access to services and employment land.

The West Rhyl Regeneration Strategy identifies the introduction of new market housing as the principal approach in developing a broader economic and social base. It is envisaged that physical regeneration will act as a catalyst whereby the conditions that would encourage developers to build are secured.

Planning Policy Wales (PPW) & PPW Companion Guide (June 2006)

PPW as updated by MIPPS 01/2006 sets out the land use planning policies of the Welsh Assembly Government and is supplemented by a series of Technical Advice Notes (TANs).

When assessing residential development, PPW favours residential development that provides:

- Mixed tenure communities;
- Easy access to public transport, cycling and walking;
- Mixed use development;
- Attractive landscapes around dwellings and usable open spaces that have regard for biodiversity, nature conservation and flood risk;
- Quality, good design to create safe and attractive places;
- Efficient use of land;
- Well designed living densities at increased densities, where appropriate;
- Low environmental impact homes that maximise energy efficiency, using renewable energy technology where appropriate; and
- Barrier-free housing (e.g. housing built to 'Lifetime Homes' standards).

PPW also recognises the need for residential developments to provide affordable housing. A specific affordable housing requirement is not stated, however, applicants for planning permission "should demonstrate and justify how they have arrived at a particular mix of housing having regard to development plan policies" (Paragraph 9.2.14). The types of dwellings in terms of size and tenure should also be considered in new residential development proposals. Likewise, a specific affordable housing target is not set out in the UDP, but the need for affordable housing is.

In terms of flood risk, Paragraph 13.2.1 of PPW advises that flood risk, whether inland or from the sea, is a material consideration in the determination of planning applications. Paragraph 13.4.1 states that development proposals in areas defined as being of high flood hazard should only be considered:

- *"where new development could be justified in that location, even though it is likely to be at risk from flooding; and*
- *where any development proposal would not result in the intensification of existing development which may itself be at risk or would increase the potential adverse impacts of a flood event".*

Indeed, Paragraph 13.4.2 states that surface water run-off must be controlled as near to the source as possible using sustainable urban drainage systems (SUDS) and development must not:

- *"increase the risk of flooding elsewhere by loss of flood storage or flood flow route; or*
- *increase the problem of surface water run-off".*

Whilst elements such as the character of an area should be considered, TAN 12 also recognises the ability for innovative design to be good design.

Technical Advice Note 12: Design (TAN12)

TAN 12 provides advice as to what comprises good design and how this can be achieved. Emphasis is placed on the role that design plays in the relationship between all elements of the built environment and in achieving wide ranging goals, such as regeneration. A holistic approach to design is taken, rather than setting prescriptive standards.

Whilst elements such as the character of an area should be considered, TAN 12 also recognises the ability for innovative design to be good design. Other key elements of design include local distinctiveness, appreciation of local context, access for all, adaptability and diversity, legibility, public safety and resource efficiency; along with traditional physical design considerations such as scale, appearance and materials.

Development Briefs are recognised as site-specific guidance that can direct the way in which a particular site should be developed. They can also inform the characteristics of the site and prescribe certain site requirements.

Technical Advice Note 15: Development and Flood Risk

TAN 15 is a material consideration in the determination of planning applications. It contains guidance on flooding in terms of development control decisions, run-off and increasing the risk of flooding on or off site, coastal protection works and flood defence works.

TAN 15 is accompanied by a series of flood maps that identify the flood risk level of sites across the whole of Wales. The site is located within 'Zone C1',

which is identified as a high flood risk area. Within such locations, development must be justified on the basis of the tests outlined in Sections 6 and 7 of TAN 15.

Section 6 states that development will only be justified if it can be demonstrated that:

- *"Its location in zone C is necessary to assist, or be part of, a local authority regeneration initiative or a local authority initiative or a local authority strategy required to sustain an existing settlement; or*
- *Its location in zone C is necessary to contribute to key employment objectives supported by the local authority, and other key partners, to sustain an existing settlement or region;*

and,

- *It concurs with the aims of PPW and meets the definition of previously developed land; and*
- *The potential consequences of a flooding event for the particular type of development have been considered, and in terms of the criteria contained in Sections 5 and 7 and Appendix 1 found to be acceptable."*

As the site is located within zone C1, the development must be justified in the knowledge that the development will flood. This must be planned for accordingly and development will only be allowed to proceed if the consequences of flooding events can be managed to a level *"which is acceptable for the nature/type of development being proposed, including its effects on existing development"* (Paragraph 7.2).

Where development in flood risk areas are justified and suitable mitigation measures can be incorporated into the design of the development, it will be judged against the following requirements as set out in Paragraph 7.3:

- *“minimal risk to life;*
- *minimal potential damage to property;*
- *minimal impact of the proposed development on flood risk generally; and*
- *minimal disruption to natural heritage.”*

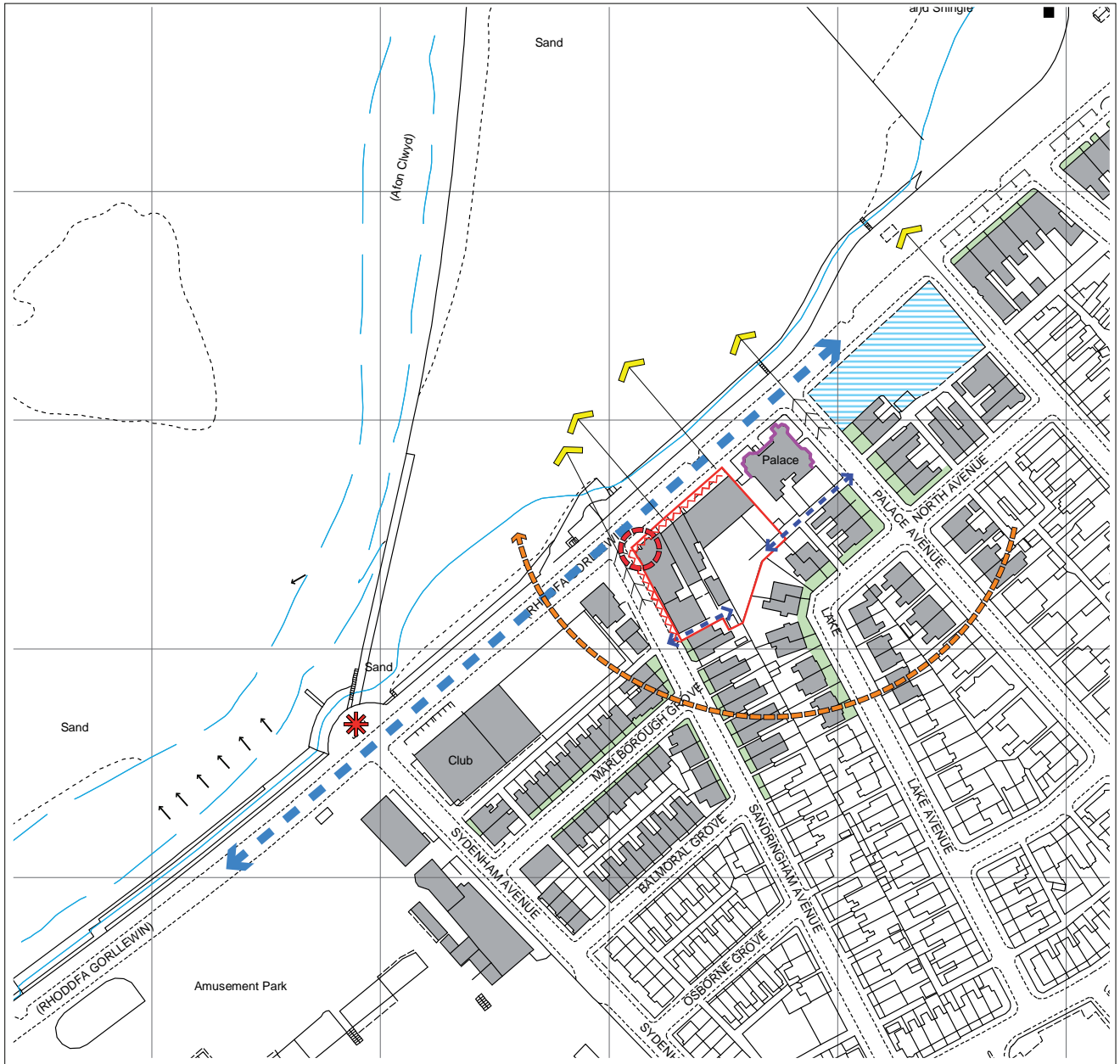
Further information on flood risk can be found within Denbighshire County Council’s ‘Strategic Flood Consequence Assessment’ (March 2007) which is available on their website.

Creating Sustainable Places: Sustaining a Prosperous Wales

This document was produced by the Welsh Assembly Government (WAG) to set out its sustainability and design quality expectations for regeneration and development projects across Wales. All development proposals will be judged against the objectives and requirements set out in the document.

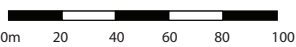
The document outlines the following considerations that need to be addressed in a Design statement:

- Vision
- Economic Viability
- Consultation and engagement
- Compactness
- Accessibility and ease of movement
- Environmental capital
- Site context and character
- Continuity and enclosure
- Legibility
- Variety and diversity
- Adaptability
- Resource use, energy efficiency, and BREEAM standards.



KEY

| | | | |
|--------------------------------|--|---|--|
| Site boundary | | Attractive frontage | |
| Existing access | | Long range view | |
| Current development site | | Site with development brief | |
| West Parade | | Delineated private space to front of property | |
| Unattractive frontage/boundary | | Regular rhythm to building facade/plot | |
| Key corner | | Gradient | |
| Focal point | | | |



nlp Nathaniel Lichfield and Partners

Project 85-90 West Parade

Title **Site Analysis**

Client Department for the Environment & Transport
Welsh Assembly Government & DCC

Date July 2007

Scale see drawn scale

Drawn by IJ

Drg. No IL1240-11-07



IL1240/11-007

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Fig 8: Site Analysis

opportunities and constraints

Strengths (Opportunities)

- Sea front site with attractive views;
- Key position and landmark site;
- Good access;
- Well serviced by local transport network and services;
- Quality and scale of adjacent former Palace Hotel;
- Potential to exploit the site's topography;
- Continuous existing building line to south eastern side of West Parade;
- Depth of site advocates a dual aspect development;
- Potential to improve visual amenity of properties backing onto site from Lake Avenue;
- South easterly aspect of rear elevation;
- Proposed development site to south west has the potential to raise the quality of this area of West Parade; and
- Potential to provide a suitably scaled development for such a key site.

Weaknesses (Constraints)

- North westerly aspect of West Parade frontage;
- Quality of adjacent properties – unattractive appearance of 91 West Parade;
- Site falls within Zone C1 for the purposes of TAN15;
- Proximity to adjacent residential properties – Lake Avenue and former Palace Hotel;
- Unattractive aspect to rear of Lake Avenue properties;
- Limited scale of adjacent properties;
- Poor quality of existing development on site; and
- Minimal building height of retail block provides no sense of enclosure to West Parade.

development guidelines

West Parade is important in terms of both the town's architectural heritage and its function as a principal vehicular route linking the town centre to the harbour area. In order to ensure that the potential redevelopment of the site capitalises on all of the opportunities presented and makes a positive contribution towards the regeneration of Rhyl, proposals for piecemeal development will be resisted. It is essential that proposals consider the site as a whole, with a view to delivering a development that complements proposals for the adjacent Ocean Beach site, the Harbour and existing regeneration schemes along West Parade.

The development of this site should strive to:

- Raise the quality of development in this area of West Parade;
- Provide a fitting and attractive neighbour for the former Palace Hotel;
- Be of an appropriate scale to provide an appropriate frontage to West Parade and maximise the use of the site area;
- Capitalise on both coastal views and southerly aspect;
- Incorporate high quality design, materials and detailing ; and
- Provide a safe and vibrant environment .

Use:

It is anticipated that the site will be developed for residential use only owing to its proximity to the former Palace Hotel, now residential apartments and the potential mix of uses coming forward on other redevelopment sites in the proximity.

It is expected that both private and communal spaces could be included within the development's boundaries. Owing to the envisaged scale of the development, an off-site contribution towards public open space, in accordance with DCC standards would be required.

Amount:

The size of the residential units will ultimately determine the density at which the site is to be developed. However, to widen the housing choice available in West Rhyl, apartments should aim to be a minimum of 2 bedrooms. The design of individual units should include larger apartments, perhaps duplexes, or even town houses of 3-4 bedrooms if they can be incorporated within an overall design. Development densities will undoubtedly be high and in excess of 50-60 dwellings per hectare. All dwellings must be of a high quality and be self-contained.

Layout:

Given its size and orientation, dual aspect development would be an appropriate design response to the site. It is anticipated that proposals would wrap around from West Parade onto Sandringham Avenue. In this way the site area would be maximised and the potential for overlooking/overshadowing of adjacent properties will be minimised. A perimeter development form would contain a central core to be utilised for parking, servicing and private external circulation space, see Figure 11.

As a result of the site lying within a C1 flood risk area developers will need to undertake a flood consequences assessment for this site. Early dialogue with the Environment Agency will be essential. Based on the guidance in TAN15 proposals should take into account the requirement for development in flood risk area zone C to be constructed with floor levels above the 1% probability flood level (100 year event) and be designed to have no more than 600mm of flood water at the 0.1% flood level (1000 year event). This requirement will inevitably impact upon residential development on the site and designs will need to incorporate either elevated construction and/or imaginative design solutions to address this constraint. Developers may wish to incorporate car parking below the residential accommodation, however a degree of access onto West Parade should be included at street level as a means of encouraging linkages with the street and providing a degree of natural surveillance.

As the constraints and opportunities plan (see Figure 8) illustrates, proposals for this site will need to be mindful not only of potential impact upon adjacent properties in Lake Avenue, but also the proximity of the former Palace Hotel to the north-east of the site. Given that there are habitable rooms on the Palace's south-western elevation, facing into the development site, a minimum separation distance of 14m should be provided, with non-habitable rooms along the proposed elevation facing onto the Palace. Should the developer wish to present habitable rooms to this side, the distance should be increased to 21m. This 'buffer' area could provide for a degree of visitor parking together with a pedestrian linkage to West Parade, and associated landscaping.

Development facing onto Sandringham Avenue should take into account the residential nature of the street, both in terms of scale and characteristics. There is the potential to set back development and utilise the existing change in level across the site, to accommodate parking below the residential units. Such an approach would not only serve to minimise the visual impact of parking on the inner core of the site, but also address concerns with regard to flood risk.

Scale:

It is important to take into account the scale and massing of the site's immediate context. To the north east the former Palace Hotel presents itself as a 4 storey block with a relatively square footprint, providing a substantial and key building on the seafront. To the south and south west the site is bounded by 2/3 storey residential development. Existing structures on the adjacent site to the west should not have undue influence on the scale of proposals as it too is subject to a development brief, incorporating a greater height of development than currently exists along West Parade. One of the aims of development on this site is to address the transition in scale between the former Palace Hotel and 91 West Parade.

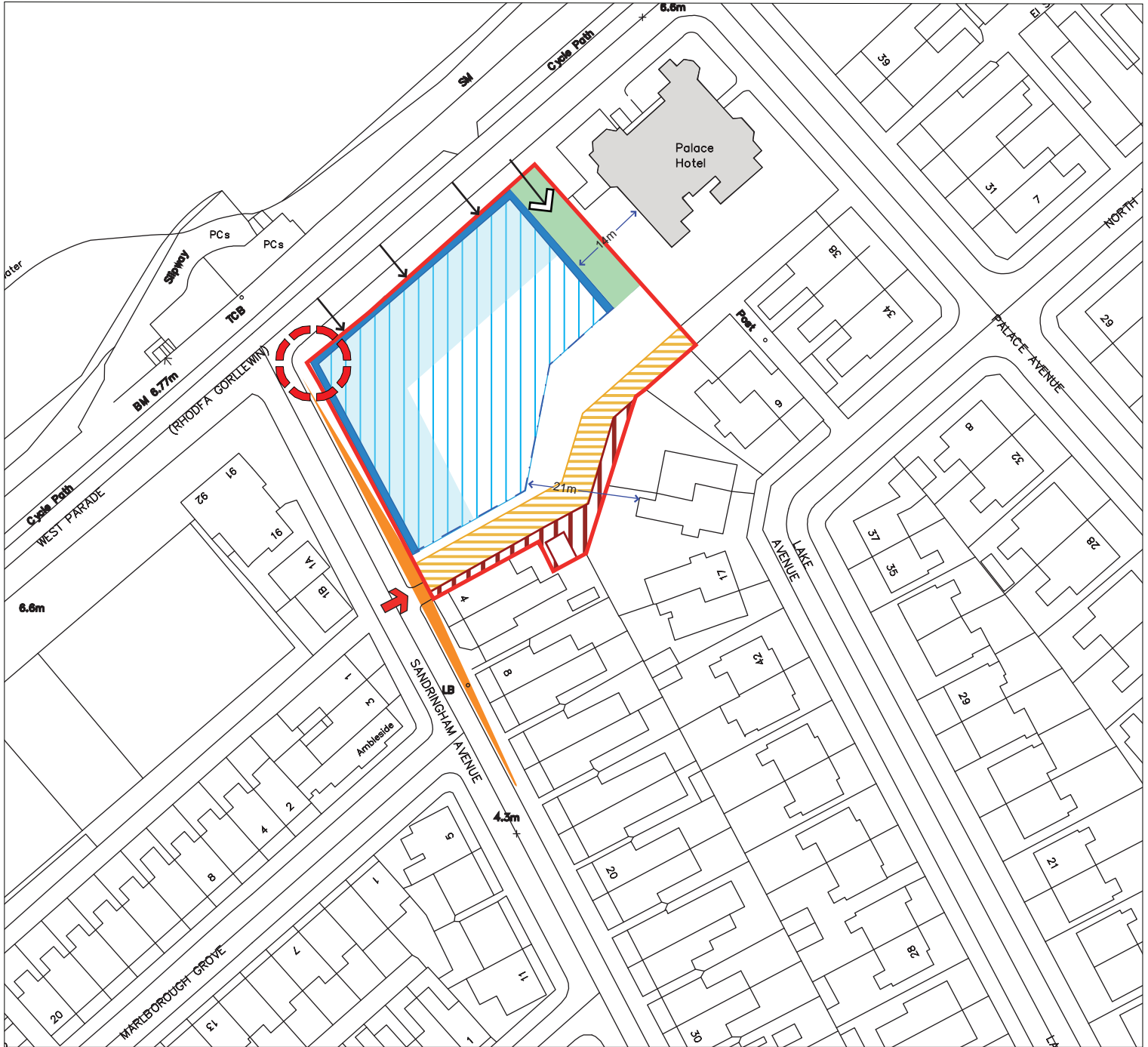
It is anticipated that the frontage addressing West Parade could accommodate building heights of 5-6 storeys if sensitively designed and carefully articulated, utilising design solutions such as the setting back of the upper storey which reduces the perception of height from street level (see Figure 11).

The treatment of Sandringham Avenue should be of a limited scale due to its function as a residential street. Development should diminish to levels approaching the 2 storeys of Marlborough Grove. Design proposals should take full advantage of stepped forms to include roof terraces with southerly aspects.

Appearance:

Traditionally Rhyl's seafront was characterised by a series of long terraces. Whilst it is anticipated that developers will have an understanding of the local context; of how buildings address the street; the emphasis of vertical elements within the façade providing a rhythm to the street; and the use of setbacks and bays to articulate a façade, development proposals should not mimic the existing built form or style. Whilst proposals may wish to take into account the local vernacular, pastiche architecture should be avoided.

It is envisaged that this development will be instrumental in the evolution of an exciting, new mixed-use quarter in Rhyl. In keeping with its importance, the development should aim to present a modern face for the town. Constructed of appropriate materials, contemporary in design and robust enough to withstand the harsh maritime climate, proposals should aim to present active facades to all elevations, avoiding blank frontages and encouraging improved integration between the scheme, the street and existing development. It is anticipated that given both the coastal views to the north and the southerly aspect of the 'rear' of the site balconies will be incorporated into the design. This should be articulated in such a way that appears integral to the design, rather than as a 'bolted-on' afterthought.



KEY

Site Boundary



Key frontage



Site access - vehicular



Boundary of development adjacent to rear of properties facing Lake Avenue



Internal access road



Area to be kept clear to allow access to rear of properties



Developable area



Key corner



Potential pedestrian access from West Parade (private)



Pedestrian access to development from West Parade



Landscaped area



Visibility splay



nlp Nathaniel Lichfield and Partners

Project 85-90 West Parade

Title **Development Constraints & Opportunities**

Client Department for the Environment & Transport
Welsh Assembly Government & DCC

Date July 2007

Scale 1:1000 @ A4

Drawn by IJ

Drg. No IL1240-11-07



IL1240/11-007

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Fig 9: Constraints & Opportunities





Fig 10: Quality & detail

There are a wide variety of existing developments which have successfully addressed many of the issues presented by this site. Above are a few examples of the quality of design detail and finish that will be expected from proposals for this site.

Landscaping:

The strip of land running along the site’s north-eastern boundary will provide a buffer between the proposed development and the former Palace Hotel. As with the remainder of the open space on this site, the design and detailing of this area should be carefully considered and constructed of high quality, robust materials. The inclusion of a pedestrian link through this space should take into account ‘Secured by Design’ principles to discourage casual intrusion by non-residents. An appropriate boundary treatment incorporating an access control system would provide the delineation between public and private spaces.

Access:

The site can be easily accessed by non-vehicular modes of transport. There are excellent pedestrian and cycle links to the town centre and a bus service runs along West Parade. It is anticipated that a degree of the residential development within the scheme could be accessed via pedestrian entrances off West Parade. Such an approach should deter the development from turning its back on the seafront by providing alternative means of access other than via the parking areas within the core of the site. For security purposes it is not envisaged that any public routes will run through the site.

Vehicular access to the site should be provided from Sandringham Avenue only. Whilst it may be necessary to utilise the lane to the rear of the Palace for emergency purposes, the site will be limited to a single access. A sufficient sized area will therefore be required within the site to accommodate the movement of service vehicles. Visibility splays will need to incorporate adequate set backs.

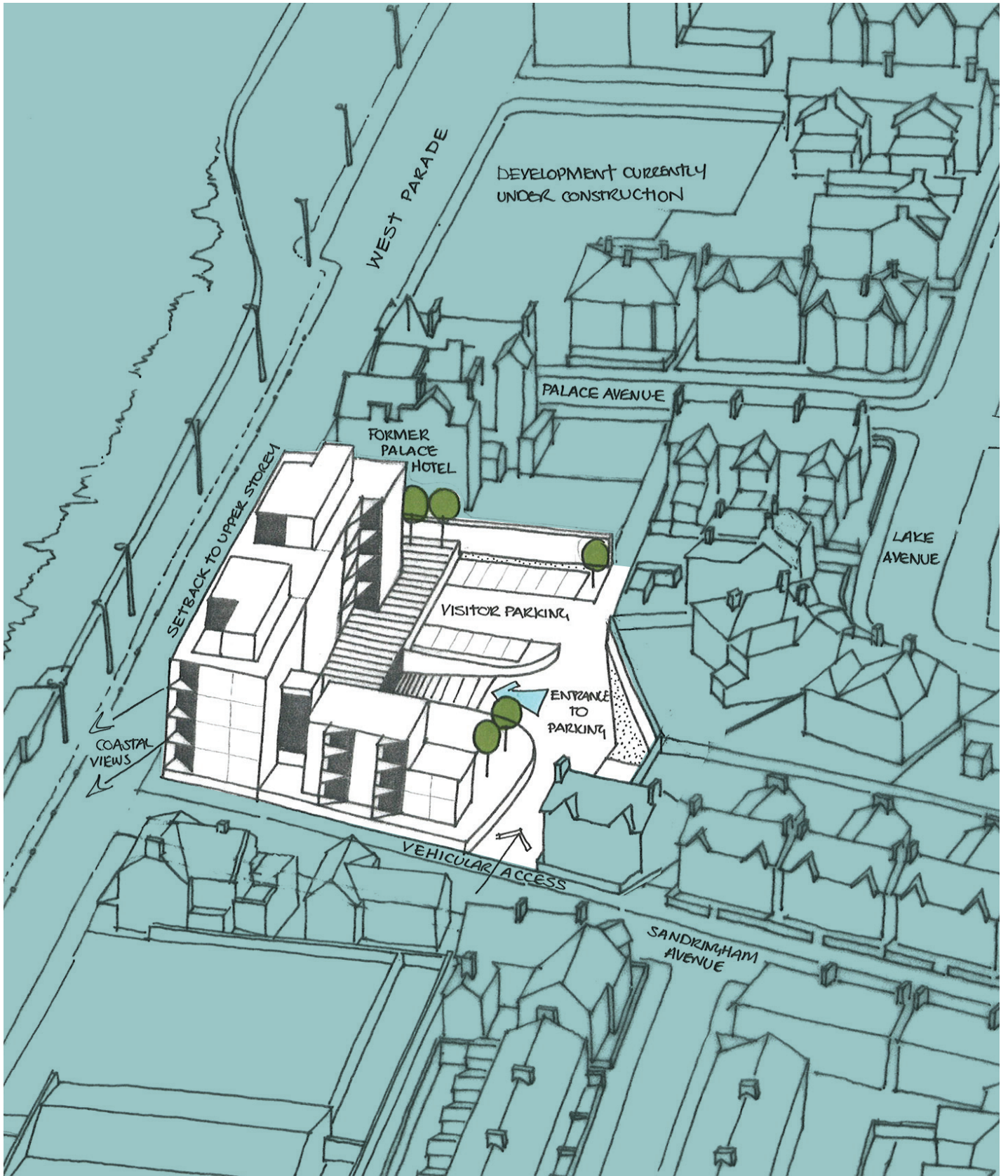


Fig 11: Illustrative development layout

terms for development

In summary, the development design should be of an appropriate scale and detail to maximise the use of the site area and provide a landmark building. The proposed development should be robustly constructed of modern building materials capable over time of withstanding the locally harsh marine climate. In addition, the proposed development design should be capable of being endorsed by the Design Commission for Wales and all design aspects of the development should address the WAG's policies relating to sustainable development (as referenced in Creating Sustainable Places).

As part of an ongoing programme to combat climate change in Wales the Welsh Assembly Government recently issued a statement outlining its policy commitment to improve the environmental standards of new buildings in Wales.

Prospective developers will therefore be encouraged to incorporate the principles of sustainable development in their proposed redevelopment schemes (as outlined in Creating Sustainable Places) and to achieve:

- A minimum BREEAM rating of 'Excellent' as per EcoHomes 2006 for residential developments; and
- A minimum of 10% on-site recycling of materials.

In addition, the Welsh Assembly Government has a requirement for projects which they support, and developments on land which they own to be carbon zero by 2011. As WAG is a key stakeholder in the site, prospective developers will be encouraged to liaise with the Assembly Government in relation to their requirements.

Since adopting 'Affordable Housing in New Developments' in 2005, Denbighshire County Council seeks to negotiate a 30% affordable housing requirement on all housing developments of 3 dwellings or more or 0.1 hectare whichever is the smaller.

disclaimer

Applicants are generally required to demonstrate how affordable housing provision is to be made and should therefore discuss their plans as early as possible with Denbighshire County Council planners.

Information contained within this brief is to the best of our knowledge correct at the time of writing. Interested parties are advised to check all aspects appertaining to any proposal (site conditions, availability of services and the like) prior to entering into any negotiations.

Any views expressed by the Local Planning Authority represent current policy at the time of publishing this document and may be varied by the Local Planning Authority as a result of any reassessment of appropriate planning policies for the area at the time.

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REPORT TO CABINET

CABINET MEMBER: **COUNCILLOR G O ROWLANDS**
LEAD MEMBER FOR REGENERATION AND HOUSING

DATE: 27th November 2007

SUBJECT: Housing Revenue Account Budget & Capital Plan Report
2007 / 2008

1 DECISION SOUGHT

Members note the latest financial forecast position of the Housing Revenue Account (HRA) for the current financial year.

2 REASON FOR SEEKING DECISION

The need to deliver the Council's agreed budget strategies for the current financial year.

3 POWER TO MAKE THE DECISION

Housing Act 1985 Part II.

4 COST IMPLICATIONS

Housing Revenue Budget 2007/08

- The latest figures show that the HRA will generate a surplus of £909k by the end of the financial year, which is £132k higher than the planned surplus.
- The Housing Management element of the budget is forecast to under spend by £115k (£141k last month). The latest forecast includes some non-capitalised redundancy costs.
- This includes a forecast over spend on repairs and maintenance of £108k that has been transferred to capital as part of the wider housing improvement programme. This has a revenue impact on the capital financing charge of £5k.
- The capitalised works are those that would eventually have been completed as part of the improvement programme.
- Rental income remains broadly on target, with income from garage rents currently forecast to be better than planned, reflecting the increased charges applied this year. However, income projections on leased properties have been revised downwards as there are fewer properties than planned in the scheme so far this year. Budgets had

been set assuming 80 properties in the scheme by year-end whereas 60 now appears more likely.

Housing Stock Business Plan

- The HSBP was recently updated to allow for all changes, including the Subsidy Determinations for 2007/08, the 2006/07 outturn, revised RTB sales, leasing and inflation and it remains in surplus over the 30 years of the Plan.
- There have been 10 sales under the 'Right to Buy' scheme so far this year. The forecast in the HSBP is 25 and if the pattern remains constant throughout, then 18 sales would be achieved. The average sale values are higher than estimated thus far therefore it is not necessary to amend the Plan at this stage.
- The current council housing stock stands at 3,475.

Housing Capital Plan

- Achievements to the end of September on the major contracts are as follows (the figures quoted in brackets are those that were reported to the end of September 2007):

| | |
|----------------------|------------------------------------|
| Major Refurbishments | 207 completions (184) |
| Window s contract | 2,555 properties completed (2,546) |
| Heating contract | 926 properties completed (901) |

- The current major refurbishment contract continues to progress well with 207 properties now having been completed. It is likely now that previous slippage on this contract will be caught up during the rest of the year.
- The windows contract is now substantially complete with only extra items added to the contract outstanding (renewing porches and fitting new windows in communal areas). The additional works have been contained within the original contract sum.
- Housing Services now manage the Disabled Facility Grant (DFG) works for council dwellings and inherited a considerable backlog. This has been factored into the capital plan this year. Some of the work would have been completed eventually as part of the major improvement programme and is effectively being brought forward but some is an additional cost to the HRA. The costs can be contained within the HSBP.
- A total of £120k repairs and maintenance works have been capitalised but, as above, these are costs that would have been incurred legitimately later on in the improvement programme.

Summary

- The revenue and capital budgets as reported at the end of October 2007 do not adversely affect the Council's Housing Stock Business Plan.
- The HRA Capital Plan is progressing well and it is likely that some previous slippage will be caught up. The windows contract has been successfully completed with only additional requested works to finish.
- The Business Plan is still on target to achieve the Welsh Housing Quality Standard by 2012.
- The HRA and capital plan position as reported does not have any additional staffing implications.

5 FINANCIAL CONTROLLER STATEMENT

The latest HRA position is welcomed and will contribute positively to the Housing Stock Business Plan (HSBP). The Capital Plan should continue to be kept under review and any revisions should demonstrate that there is no adverse impact upon the HSBP.

6 CONSULTATION CARRIED OUT

Cabinet agreed the HRA capital and revenue budget in January 2007.

7 IMPLICATIONS ON OTHER POLICY AREAS INCLUDING CORPORATE & THE COUNCIL'S VISION

The level of funding available to services together with budgetary performance impacts upon all services of the Council. The HSBP will help achieve the ideal living vision, through access to good quality, affordable housing, which is more energy efficient and designed to meet their needs.

8 ACTION PLAN

| Action | Responsibility | Date |
|---------------------------------|--|-----------------------------|
| Ongoing monitoring of the HSBP. | Head of Housing Services & Senior Management Accountant. | Monthly updates to Cabinet. |

9 RECOMMENDATION

Members note the latest financial forecast position of the Housing Revenue Account (H.R.A.) for the current financial year.

Housing Revenue Account ~ 2007/08 Budget

| <u>2006/07</u> Actual Outturn £ | <u>Period 7 October 2007</u> | Original Budget £ | <u>2007/08</u> Forecast Out-turn £ | Variance to Budget £ |
|--|---------------------------------------|--|---|---|
| <u>EXPENDITURE</u> | | | | |
| 1,098,305 | Supervision & Management - General | 1,517,750 | 1,513,740 | 4,010 |
| 251,946 | Supervision & Management - Special | 260,750 | 259,165 | 1,585 |
| 134,887 | Welfare Services | 138,400 | 124,275 | 14,126 |
| 229,387 | Homelessness - Leased Properties | 405,000 | 310,000 | 95,000 |
| 367,845 | Rents | 0 | 0 | 0 |
| 2,500,157 | Repairs and Maintenance | 2,563,300 | 2,563,300 | 0 |
| 4,582,526 | Total Housing Management | 4,885,200 | 4,770,480 | 114,720 |
| 1,048,660 | Item 8 Capital Charges | 1,321,524 | 1,363,228 | -41,704 |
| 0 | Rent Rebate Subsidy Limitation | 212,000 | 212,000 | 0 |
| 2,761,385 | Subsidy | 2,854,279 | 2,842,402 | 11,877 |
| 6,690 | Provision for Bad Debts | 50,000 | 25,000 | 25,000 |
| 8,399,261 | Total Expenditure | 9,323,003 | 9,213,110 | 109,893 |
| <u>INCOME</u> | | | | |
| 8,938,397 | Rents (net of voids) | 9,564,200 | 9,577,264 | 13,064 |
| 145,583 | Leased Rents | 255,000 | 212,939 | -42,061 |
| 103,685 | Garages | 140,450 | 156,624 | 16,174 |
| 152,503 | Interest on Balances & RTB Mortgages | 140,000 | 175,000 | 35,000 |
| 9,340,168 | Total Income | 10,099,650 | 10,121,827 | 22,177 |
| Surplus / Deficit (-) for the Year | | | | |
| 940,907 | General Balances | 776,647 | 908,717 | 132,070 |
| 0 | Earmarked Balances | 0 | 0 | 0 |
| 1,838,624 | Balance as at start of year ~ General | 2,779,531 | 2,779,531 | 0 |
| 2,779,531 | Balance as at end of year ~ General | 3,556,178 | 3,688,248 | 132,070 |

Appendix 2

Month 7

| Actual 2006/07 £ | Description | Approved Schemes £ | Actual at End Oct £ | Forecast Outturn £ |
|------------------------|---|--------------------------|---------------------------|--------------------------|
| 35,482 | Housing Repair Work Pre 2007/08 | 0 | 24,867 | 30,000 |
| 16,911 | Environmental Improvement Works | 257,500 | 33,892 | 157,000 |
| 1,001,418 | 2005/06 Major Improvements – All Groups | 0 | 66,672 | 75,000 |
| 1,444,675 | 2006/07 Major Improvements – All Groups | 3,995,370 | 2,699,238 | 4,116,548 |
| 2,572,010 | Windows Replacement | 618,000 | 2,048,332 | 2,150,000 |
| 1,139,880 | Central Heating Contract | 1,802,500 | 367,330 | 1,000,000 |
| 0 | DFG - Council Properties * | 103,000 | 168,047 | 400,000 |
| 0 | HRA Capital Contingency | 961,630 | 0 | 0 |
| 0 | Capitalised HRA Repairs & Maintenance | 0 | 107,943 | 120,000 |
| 6,210,376 | Total | 7,738,000 | 5,516,323 | 8,048,548 |

| 2006/07 £ | HRA Capital Plan Financed By: | Original £ | Forecast £ |
|------------------|-------------------------------|------------------|------------------|
| 2,400,000 | Major Repairs Allowance Grant | 2,400,000 | 2,400,000 |
| 431,406 | Useable Capital Receipts | 370,000 | 370,000 |
| 3,378,970 | Prudential Borrowing | 4,968,000 | 5,278,548 |
| 6,210,376 | Total | 7,738,000 | 8,048,548 |

Note * £100k of DFG works were funded by a contribution from HRA capital receipts in 2006/07.

REPORT TO CABINET

REPORT BY: Lead Member for Finance

DATE: 27 November 2007

SUBJECT: Revenue Budget and Summary Capital Plan 2007/08

1. DECISION SOUGHT

- 1.1 To note the budget performance figures for the 2007/08 financial year as detailed in the attached Appendix 1.
- 1.2 To also note the summary capital plan performance for 2007/08 financial year as detailed in the attached Appendices 2 and 3.

2. REASON FOR SEEKING DECISION

- 2.1 The need to deliver the Council's agreed budget strategy for the 2007/08 financial year and avoid reducing already inadequate reserves.

3. POWER TO MAKE THE DECISION

- 3.1 Local Authorities are required under section 151 of the Local Government Act 1972 to make arrangements for the proper administration of their financial affairs.

4. COST IMPLICATIONS

- 4.1 This report details the latest service budget year-end projections as reported by Directorates, together with information on pressures and savings within the corporate budgets. The service projections are as at the end of October 2007.

Appendix 1 details a forecast overall overspend of £422k. This excludes the schools' delegated budgets. The position has changed significantly from the last report as follows;

- i) **Lifelong Learning** is forecasting an over spend of £633k mainly due to;
 - a) the delay in commencing home working projects, £93k. Compensating savings are being sought.
 - b) The position on the 52 week residential unit at Ysgol Plas Brondyffryn, £277k, see paragraph 4.2.i)
 - c) Treatment of the mould outbreak on artefacts at the Archives centre, £77k.
 - d) initial phase of Estyn response & interim Head of Service, £190k.
- ii) **Social Services & Housing** position has marginally improved by £31k due to reduction in projected overspend on Adult services.

iii) **Environment** is projecting a net surplus of £80k. This is mainly as a result of Development Control income received to date being significantly higher than anticipated mainly as a result of 3 large wind farm applications.

iv) **The County Clerk** has taken over responsibility for Translation services, overspend of £50k projected, and is experiencing workload pressures within the Legal team.

4.2 Current major pressures within the Education Service;

i) The new 52 week residential facility at Ysgol Plas Brondyffryn opened earlier this month. In the first year of operation the school is forecasting a loss of around £277k. A further loss of about £200k is forecast for next financial year with the operation expected to move into surplus in 2009/10. The situation is far from certain at this stage and it will therefore not be prudent to carry forward the operating losses to be offset by surpluses in future years. It will be necessary to write off the losses for the current financial year and review the treatment of next year's potential loss during next financial year. The school is a regional specialised facility for autism and needs to generate income from out of county placements from other local authorities. In 2007-08 two placements only are anticipated resulting in a deficit for the year, however the school is anticipating that it will be fully occupied in 2009/10.

ii) The costs of the temporary cover for the Director and head of service post together with the anticipated initial costs of the response to the Estyn report will exceed the budget for this service area by an estimated amount of £190k.

iii) The position regarding Blessed Edward Jones High School, which is in special measures, is that the delegated budget is likely to be overspent again this year with the school having a deficit balance at year end. Further costs may also be necessary to assist the school in addressing the issues identified.

4.3 The **Pay and Grading review** is ongoing. It is likely to be completed shortly and a separate updating paper was presented to full Council as a Part 2 item on Nov 20. No assumptions have been made in Directorate budgets or forecasts at this stage. Figures will be built into the 5 Year Budget model for consideration at a later Cabinet meeting.

4.4 **The schools' delegated budget** – Forecasts are that the schools balances will decrease by a further £50k to £1,514k. This projected decrease is due to small additional adjustments to school's expenditure. The projected outturn includes planned use of balances brought forward.

4.5 Details are also included in Appendix 1 showing Directorates' progress in achieving the required efficiency savings.

4.6 Appendix 2 shows a **capital plan summary** and Appendix 3 shows expenditure split by Directorate priority.

4.7 Capital expenditure at the end of October is £17.9m. Full details of the Capital Plan are contained in a separate report in part two of the agenda.

5. FINANCIAL CONTROLLER STATEMENT

- 5.1 Directorates need to exercise tight control over their revenue expenditure to ensure they are able to remain within their budgets.
- 5.2 The situation regarding the financial impact from the opening of the residential unit at Ysgol Plas Brondyffryn has been reviewed and the position is not sufficiently firm to avoid the need to fund the current year loss in year. Urgent action is needed to ensure the places available are taken up as quickly as is reasonably possible.
- 5.3 Members will be aware of the continuing pressure resulting from the school in special measures. It is likely that further sums will need to be spent in the current year to assist with improvement.
- 5.4 The winter period can bring additional spending pressures for several services including Highways and Social Services.

6. CONSULTATION CARRIED OUT

- 6.1 Lead Cabinet members will need to consult with Heads of Service to agree necessary remedial action to accommodate pressures in 2007/08.

7. IMPLICATIONS ON OTHER POLICY AREAS

The Vision

- 7.1 Proper management of the Council's revenue budget enables services to work towards delivering the Council's Vision.

Other Policy Areas Including Corporate

- 7.2 Proper management of the Council's revenue budget underpins activity in all of the Council's policy areas.

8. ACTION PLAN

- 8.1 All departments undertake regular budget monitoring to identify savings and efficiencies.

9. RECOMMENDATION

- 9.1 To note the budget performance figures for 2007/08 as detailed in the attached Appendix 1 and agree the need for urgent action to be taken to fill vacant places at the 52 week residential unit at Ysgol Plas Brondyffryn.
- 9.2 To also note the summary capital plan performance figures for 2007/08 financial year as detailed in the attached Appendices 2 and 3.

**MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
SUMMARY POSITION AS AT END OCTOBER 2007**

| Directorate | Budget | | | Projected Outturn | | | Variance | | | Variance |
|---|-------------------|----------------|-----------------|-------------------|----------------|-----------------|-------------------|---------------|-----------------|-----------------|
| | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Previous report |
| | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s |
| Lifelong Learning (excluding schools delegated) | 31,018 | -11,094 | 19,924 | 31,654 | -11,097 | 20,557 | 636 | -3 | 633 | 127 |
| Environment | 38,139 | -16,714 | 21,425 | 38,154 | -16,809 | 21,345 | 15 | -95 | -80 | -80 |
| Social Services & Housing | 55,430 | -17,606 | 37,824 | 58,212 | -20,554 | 37,658 | 2,782 | -2,948 | -166 | -140 |
| County Clerk | 1,890 | -393 | 1,497 | 1,940 | -373 | 1,567 | 50 | 20 | 70 | 50 |
| Resources | 9,950 | -2,938 | 7,012 | 9,950 | -2,938 | 7,012 | 0 | 0 | 0 | 0 |
| Corporate, Miscellaneous & Benefits | 29,345 | -23,023 | 6,322 | 29,345 | -23,023 | 6,322 | 0 | 0 | 0 | 0 |
| Total All Services | 165,772 | -71,768 | 94,004 | 169,255 | -74,794 | 94,461 | 3,483 | -3,026 | 457 | -43 |
| Capital Financing Charges/Investment Income | | | 10,882 | | | 10,847 | | | -35 | -35 |
| Precepts & Levies | | | 4,212 | | | 4,212 | | | 0 | 0 |
| | | | 109,098 | | | 109,520 | | | 422 | -78 |

Note:

The Management Accounting rules of the Council require debtor account entries to be reversed in respect of amounts outstanding for more 30 days after the due date. In the event that debts cannot be collected, services will be required to meet the cost of the debt write-off. This may impact on the actual outturn achieved by services at the year end.

MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
LIFELONG LEARNING
SUMMARY POSITION AS AT END OCTOBER 2007

| | Budget | | | Projected Outturn | | | Variance | | | Variance |
|--------------------------------|-------------------|----------------|-----------------|-------------------|----------------|-----------------|-------------------|---------------|-----------------|-----------------|
| | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Previous report |
| | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s |
| Individual School Budgets | 55,056 | -4,575 | 50,481 | 57,242 | -6,503 | 50,739 | 2,186 | -1,928 | 258 | 208 |
| School Funds Held Centrally | 16,183 | -4,915 | 11,268 | 16,195 | -4,915 | 11,280 | 12 | 0 | 12 | 43 |
| Non school Funding | 2,102 | -905 | 1,197 | 2,606 | -905 | 1,701 | 504 | 0 | 504 | 0 |
| Corporate Services | 311 | -47 | 264 | 311 | -47 | 264 | 0 | 0 | 0 | 0 |
| Countryside & Leisure | 6,078 | -3,164 | 2,914 | 6,115 | -3,176 | 2,939 | 37 | -12 | 25 | 62 |
| Tourism, Culture & Heritage | 6,344 | -2,063 | 4,281 | 6,427 | -2,054 | 4,373 | 83 | 9 | 92 | 22 |
| | 31,018 | -11,094 | 19,924 | 31,654 | -11,097 | 20,557 | 636 | -3 | 633 | 127 |
| Total Lifelong Learning | 86,074 | -15,669 | 70,405 | 88,896 | -17,600 | 71,296 | 2,822 | -1,931 | 891 | 335 |

**MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
LIFELONG LEARNING**

SUMMARY POSITION AS AT END OCTOBER 2007

| Comments | Current Month £000s | Previous Month £000s |
|--|--------------------------------|---------------------------------|
| EDUCATION | | |
| Individual School Budgets: Following updates during October, projections would indicate that the school balances of £1,772k as at 31/03/2007 will reduce to £1,514k during 2007/2008. This is an increase in expenditure of £50k from the last report in September. The main reason for | 258 | 208 |
| SCHOOL FUNDS HELD CENTRALLY | | |
| School Transport Detailed projections for the 2007/2008 Financial Year have been completed following receipt of updated contract daily rate prices from Transport and Infrastructure. A further predicted saving of 18k since the last report has been identified | -41 | -23 |
| Education Services Savings identified in respect of home working are not likely to be achieved in 2007/2008 due to the delay in commencing pilot home working projects across the Authority. | 93 | 93 |
| Other Various savings from vacancy control, delays in appointment of staff, variations in income and other management initiated cost savings. The ongoing budget monitoring process has identified a reduced net expenditure of £13k since last month's report | -40 | -27 |
| Total | 270 | 251 |
| CORPORATE SERVICES Equalities Services that was previously held in Corporate Services had moved into the Resources Directorate | 0 | 0 |
| NON SCHOOL FUNDING The new residential school at Ysgol Plas Brondyffryn is due to open in November 2007. In the first year of opening the school is forecasting a loss of around £277k which will be carried forward to be offset by surpluses forecast in future years. The school is a regional specialise facility for autism and will generate income from out of county placements from other local authorities. In 2007-08 two placements are anticipated resulting in a surplus of expenditure over income however the school is anticipating that it will be fully occupied in the following years | 277 | 0 |
| As a result of the Estyn Inspection, expenditure has been identified in 2007-08 to deliver the first phase of the action plan. Bids will be submitted for permanent funding for these initiatives in the 2008-09 budget round | 190 | 0 |
| Following the Education Service restructure and the retirement of key personnel, a consultant has been employed to assist with the preparation of Estyn Action plan and to support a vacancy of a Head of Service. This has resulted in a pressure within the | 37 | 0 |
| COUNTRYSIDE & LEISURE | | |
| Electricity costs above inflation | 0 | 16 |
| Additional costs associated with Drift Park paddling pool, amphitheatre & play area | 40 | 40 |
| Unplanned closure of Corwen Pool | 5 | 5 |
| Increased devolved repair and maintenance costs at Corwen Pavilion | 7 | 7 |
| Legal cost associated with the set up of the lease for the Ffrith | 4 | 4 |
| Offset by: | | |
| Increased Income and Denbigh Leisure Centre | -17 | -10 |
| Delayed Appointments | -14 | 0 |
| TOURISM, HERITAGE & CULTURE | | |
| Increased operational and maintenance cost and lower than projected income levels at Royal International Pavilion | 15 | 15 |
| Provision of ill health cover at Pavilion theatre | 0 | 7 |
| Clearing of archive material infected by mould following tender process | 77 | 0 |
| TOTAL LIFELONG LEARNING | 891 | 335 |

PROPOSED EFFICIENCY SAVING TARGET PROGRESS AS AT 31-05-07

| EDUCATION | 2007/08 £000s | TARGET PROGRESS AS AT 31-05-07 |
|--|--------------------------|--|
| Schools Delegated Budgets - 0.3% | 100 | To be achieved by school governing bodies |
| County Voice - Develop income from | 1 | On target |
| Project Management Fees recharge | 27 | May need to be achieved by alternative means |
| Review of SEN Transport Contracts | 10 | On target |
| Assorted efficiencies across the servi | 70 | On target |

COUNTRYSIDE & LEISURE AND TOURISM, HERITAGE & CULTURE

| | | |
|--------------------------------------|------------|---|
| Reduce funding to grant aided bodies | 6 | Achievable |
| Generation of new Income | 30 | Part achievable. Alternative savings being sort |
| Alternative Service Delivery Options | 36 | Part achievable. Alternative savings being sort |
| TOTAL | 280 | |

MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
ENVIRONMENT DIRECTORATE
SUMMARY POSITION AS AT END OCTOBER 2007

| | Budget | | | Projected Outturn | | | Variance | | | Variance |
|---|-------------------|----------------|-----------------|-------------------|----------------|-----------------|-------------------|--------------|-----------------|-----------------|
| | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Previous report |
| | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s |
| DEVELOPMENT SERVICES (Note 3) | 8,849 | -5,086 | 3,763 | 8,844 | -5,086 | 3,758 | -5 | 0 | -5 | -10 |
| TRANSPORT & INFRASTRUCTURE (Notes 1,&3) | 9,271 | -4,151 | 5,120 | 9,311 | -4,151 | 5,160 | 40 | 0 | 40 | 20 |
| PLANNING & PUBLIC PROTECTION (Note 2) | 4,340 | -1,935 | 2,405 | 4,310 | -2,030 | 2,280 | -30 | -95 | -125 | -90 |
| DIRECTOR & SUPPORT | 1,393 | -331 | 1,062 | 1,393 | -331 | 1,062 | 0 | 0 | 0 | 0 |
| ENVIRONMENTAL SERVICES | 14,286 | -5,211 | 9,075 | 14,296 | -5,211 | 9,085 | 10 | 0 | 10 | 0 |
| Total Environment | 38,139 | -16,714 | 21,425 | 38,154 | -16,809 | 21,345 | 15 | -95 | -80 | -80 |

SUMMARY POSITION AS AT END OCTOBER 2007
ENVIRONMENT DIRECTORATE
SUMMARY POSITION AS AT END OCTOBER 2007

Potential areas of budget pressure

- 1 The recent flooding problems in the summer have placed a strain on the Highways maintenance budget. In the event of severe weather during winter months it is possible that the winter maintenance reserve, will be insufficient to cover the costs.
- 2 Development Control income received to date is significantly higher than the profiled budget mainly due to 3 large wind farm applications.
This income is likely to be offset by additional costs which may continue beyond the end of the financial year. If this is the case, it might be prudent to set this income aside to meet any future obligations the Council may incur.
- 3 Savings from delays in recruiting staff to fill vacant posts.

Efficiency Savings

- 4 The Directorate put forward a number of efficiency savings as part of the Budget setting process. These totalled £250K and will be monitored on an on-going basis throughout the financial year. These are summarised between the service departments below
These are summarised between the service departments below

| | £000s |
|--|---------------------------------------|
| Development Services | |
| Rationalisation of office accommodation following acquisition of Brighton Rd | 50 On going |
| Station caretaker to also take responsibility for Children's Village | 7 To be achieved |
| Business grant assessment to be carried out in-house | 8 On target |
| Restructuring - Valuation & Estates | 8 Achieved |
| Transport & Infrastructure | |
| Remove Coastal Protection Agency post | 6 To be replaced by substitute saving |
| Savings in salt procurement | 20 To be achieved |
| Review of street works recharges | 5 Achieved |
| Review of school crossing patrols | 5 Achieved |
| Increased income from increased workload in MPG | 30 On target |
| Parking processing of PCNs jointly - savings per year | 10 On target |
| Planning & Public Protection | |
| Restructuring - not replacing vacant section manager post | 12 Achieved |
| Restructuring of Building Control Section following staff vacancy | 10 Achieved |
| New income streams from new legislation | 10 Achieved |
| Absorb new legislation / powers within existing workforce | 12 On target |
| Reduction in contaminated land consultants budget | 4 Achieved |
| Formal SLA with Flintshire CC to assist with mineral planning | 5 On target |
| Director and Support | |
| Reduction in working hours of officer in performance management team | 12 Achieved |
| Environmental Services | |
| Public conveniences - reductions in overtime payments | 5 On target |
| Rationalisation of sweeper hire costs | 5 Achieved |
| Transfer of officer to Leisure and not replacing | 13 Achieved |
| Replacing team leader with lower graded employee | 10 Achieved |
| Savings following refurbishment of Corwen PC | 3 Achieved |
| | 250 |

**MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
SOCIAL SERVICES AND HOUSING
SUMMARY POSITION AS AT END OCTOBER 2007**

| | Budget | | | Projected Outturn | | | Variance | | | Variance |
|----------------------------------|-------------------|----------------|-----------------|-------------------|----------------|-----------------|-------------------|---------------|-----------------|-----------------|
| | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Previous report |
| | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s |
| Children Services | 9,162 | -585 | 8,577 | 9,625 | -1,147 | 8,478 | 463 | -562 | -99 | -91 |
| Adult Services | 35,955 | -9,228 | 26,727 | 36,564 | -9,567 | 26,997 | 609 | -339 | 270 | 312 |
| Business Support & Development | 2,715 | -468 | 2,247 | 4,551 | -2,235 | 2,316 | 1,836 | -1,767 | 69 | 72 |
| Cymorth Grant | 1,711 | -1,711 | 0 | 1,711 | -1,711 | 0 | 0 | 0 | 0 | 0 |
| Supporting People Grant | 4,336 | -4,301 | 35 | 4,336 | -4,301 | 35 | 0 | 0 | 0 | 0 |
| Underspend Brought Forward | 0 | 0 | 0 | 0 | -341 | -341 | 0 | -341 | -341 | -341 |
| Sub Total Social Services | 53,879 | -16,293 | 37,586 | 56,787 | -19,302 | 37,485 | 2,908 | -3,009 | -101 | -48 |
| Non HRA Housing | 1,551 | -1,313 | 238 | 1,425 | -1,208 | 217 | -126 | 105 | -21 | -48 |
| Underspend Brought Forward | 0 | 0 | 0 | 0 | -44 | -44 | 0 | -44 | -44 | -44 |
| Directorate Total | 55,430 | -17,606 | 37,824 | 58,212 | -20,554 | 37,658 | 2,782 | -2,948 | -166 | -140 |

MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
SOCIAL SERVICES AND HOUSING

| Comments | Current Month £000s | Prev Month £000 |
|--|--------------------------------|----------------------------|
| SOCIAL SERVICES | | |
| CHILDREN'S SERVICES The predicted under spend within Children's Services has increased mainly due to a steady decrease in various levels of spend throughout the Service. The predicted expenditure in Commissioning, Planning & Performance has decreased by just under £20k with | -99 | -91 |
| ADULT SERVICES | | |
| Learning Disabilities Purchasing - Overspend has reduced by £72k to £358k. The main pressure areas continue to be the respite, residential and nursing placements (£217k), despite additional monies being allocated to these budgets. The overspend includes three additional client | 198 | 267 |
| Mental Illness The main pressure here is still Residential and Nursing Placements / Day care showing an overspend of £167k. There is a forecast underspend of £70k on MI Preserved Rights clients. This budget and spend was previously shown under Older People in 2006/07. | 110 | 87 |
| Older People Residential Homes (Provider) - Residential Homes - Despite new monies of £69k net, the main pressure is still forecast to be Residential Homes, showing an overspend of £209k (including Extra Care Housing spend of £95k). This has been shown against Revenue to maintain the availability | -175 | -166 |
| Older People Purchasing The underspend has further reduced by £4k compared to the previous outturn. This is due to an increase in spend in the Community Care Budgets which has been offset by slippage on the DTtoC /Intermediate Care budget | | |
| Provider Day Centres This budget is predicted to be overspent by £28k (this was £24koverspent in 2006/07). Transport spend is the main budget pressure. | | |
| Homecare Provider This budget was underspent in 2006/07 by £43k. It was previously thought that a pilot scheme in respect of six weeks free homecare and reduced staff slippage on posts was predicted to be on budget in 07/08. However, the current position is that employer spend is predicted to be to be the same period in 06/07. This together with the new intermediate care SLA means a forecast underspend of 37k | | |
| PDSI Based on 2006/07 experience there is still likely to be overspend on PDSI. The main pressure areas are forecast to be the Community Care budget and the Occupational Therapy budget, (where the £60k pressure is due to the ever increasing demand for equipment | 185 | 175 |
| Performance Management & Commissioning The majority of these budgets relate to staffing and are predicted to be under spent due to slippage on vacant posts and staff not currently being at the top of their grade. | -124 | -114 |
| Other Adult Services There is a projected overspend of £16k on Community development which is offset by an underspend on the out of hours service | -2 | -2 |
| Joint Working & Older People Strategy These are Grants supplemented by a small base budget. There are plans in place to spend in full. | 0 | 0 |
| Cefndy Enterprises The main reason for the predicted overspend is due to 07/08 sales being less than expected and an increase in the cost of materials. Sales in 06/07 reached just under £2.9m whereas current indications are that the 07/08 figure is likely to be between £2.6 | 78 | 65 |
| TOTAL ADULT SERVICES | 270 | 312 |
| Business Support & Development The predicted overspend within BSD has reduced due to the expected reduction of Paris project costs. | 69 | 72 |
| Cymorth Grant All expenditure relating to the Cymorth grant has to be spent in year. | 0 | 0 |
| Supporting People Grant As agreed by Cabinet, in 2006/07, any in year under spends will be reserved and used to offset the future cuts. The projected recurrent under spend for 2007/08 is £524k, with additional in year under spends of £287k due to projects being commissioned in | 0 | 0 |
| 2006/07 Underspend Brought Forward | -341 | -341 |
| HOUSING | | |
| An under spend is forecast as grants to the Women's Aid organisation are not being paid in 2007/07. Additionally, some grant income has been rolled forward from 2006/07. Homeless expenditure has increased and Housing Benefit income has not yet caught up. | -21 | -48 |
| 2006/07 Underspend Brought Forward | -44 | -44 |
| TOTAL HOUSING | -65 | -92 |
| TOTAL SOCIAL SERVICES & HOUSING | -166 | -140 |

MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
SOCIAL SERVICES AND HOUSING

Efficiency Savings

| Service | Efficiency Saving | Further Saving | Details | Status |
|---|-------------------|----------------|---|--|
| Children's Services | | | | |
| Reduction in placement costs for looked after children (Children's Services) | 121 | | Renegotiation of contracts with independent sector providers will result in cohort of 15 children remaining in the independent sector until the majority. These savings are detailed as a result of admitting fewer Children into care during 2007/08 - in line with the current performance. | Achievable |
| Adult Services | | | | |
| Hospital discharge service | 40 | | A review of the service is in progress with plans for more cost effective service delivery to generate this saving. | Achievable |
| Reconfigure posts / skills mix | 20 | | Within Adult Services active consideration of existing posts has meant that in many cases more economical staffing costing arrangements have put in place of previous posts which have a greater cost. Examples are replacement of a Social Worker in Older People Services with a Reviewing Officer / Community Care Officer and recruiting Disability Assistants rather than Occupational therapists in Disability Resource Team. | Achievable |
| Joint Commissioning - Adults | 26 | | Continued drive to share costs with partner agencies through joint commissioning and review of nursing care invoices | Achievable |
| Increased preventative work | 20 | 20 | The cost per week for residential care is £288 and for Very Dependent Elderly £360.50 so the target would be to reduce the admissions by at least 3 people despite the increase in numbers of older people, by following through on rehabilitation and health promotion strategies. | Achievable |
| Homecare reductions due to telecare | | 30 | There is evidence from case studies in other areas that telecare can reduce the need for homecare per day by ½ hour. However there will be costs in setting up a telecare response team so initial savings will be modest with more certain savings generated in future years (see below). | Achievable |
| Re configure ABER project eligible for Supporting People funding | | 60 | This project meets the criteria for Supporting People funding and would allow us to re configure an existing service more in keeping with the enablement agenda. | Achievable |
| Llys Marchan Draft mgt agreement and savings by negotiation with Clwyd Alyn | | 4 | The negotiations on this matter need to be concluded which would save yearly legal costs. | Achievable |
| Review of use of external work opportunities services which are higher cost than in house | | 2 | negotiation with Clwyd Alyn has resulted in a saving on the contract. | Achievable |
| | | 8 | There is evidence that external work opportunities are higher in costs than internal due partly to the income generation so a review of contracts and a drive to place more people in internal work opportunities would reduce costs | Achievable |
| Increase income | | 30 | The review of charges in 2006/07 will generate additional income in 2007/08 | Achievable |
| Business Support & Development | | | | |
| Implementation of the PARIS system - improved processing | 5 | | We have included only a small saving in 07/08 as there will be a lot of additional time and effort require don implementation. However by the last quarter of the year there should be a saving in time of MIS officers in verifying and checking data which should translate into actual cash savings | Not thought to be achievable-will source other savings |
| Improved staff retention - | 22 | | Savings on agency costs, recruitment costs and managers time | Achievable |
| Complaints Investigation collaboration and focus on resolution at stage 1 | 3 | | Additional time has been committed to meeting complainants at the first stage and working to an earlier resolution to avoid the need for formal investigation at stage 2. There is also joint work across north Wales being led by Denbighshire on the recruitment of Independent t Investigators which should reduce costs. | Achievable |
| Deletion of ½ post in Senior management admin | 10 | | Re design of some other admin posts will assist with this together with increasingly efficient working of the Directorate administration office. | Achievable |
| Receivership reconfigure post/generate additional income | | 10 | Invest to save re design of a post which should mean a greater recovery of costs for the authority | Achievable |
| Efficiencies in office accommodation - Brighton Road | | 18 | Savings from cleaning, caretaking shared facilities and repair costs are not likely to be realised until the last quarter of the year and so would be more suitable for 08/09savings targets. | Achievable |
| General | | | | |
| Sickness Absence management | 26 | | This figure is based on the saving to the authority of cover for sickness absence in direct care posts. | Achievable |
| Transport savings across Directorate | | 50 | The target is to reduce the high cost of transport through the transport review, this is a specific project for the Senior Administrative Officer. | Achievable |
| Housing | | | | |
| Housing Savings - Efficiency savings to be achieved by reduction in Bed & Breakfast Accommodation | 2 | 15 | The Council is using leased properties as a more cost effective replacement | Achievable |
| Business Support and Development | | | | |
| Total | 295 | 247 | | |

**MONTHLY REVENUE BUDGET MONITORING REPORT - FINANCIAL YEAR 2007/08
RESOURCES, COUNTY CLERK, CORPORATE & MISCELLANEOUS
SUMMARY POSITION AS AT END OCTOBER 2007**

| | Budget | | | Projected Outturn | | | Variance | | | Variance |
|--|-------------------|----------------|-----------------|-------------------|----------------|-----------------|-------------------|--------------|-----------------|-----------------|
| | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Gross Expenditure | Gross Income | Net Expenditure | Previous report |
| | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s | £000s |
| County Clerks | 1,890 | -393 | 1,497 | 1,940 | -373 | 1,567 | 50 | 20 | 70 | 50 |
| Resources Directorate | | | | | | | | | | |
| Finance | 5,122 | -2,106 | 3,016 | 5,122 | -2,106 | 3,016 | 0 | 0 | 0 | 0 |
| Policy Unit | 416 | 0 | 416 | 416 | 0 | 416 | 0 | 0 | 0 | 0 |
| Audit | 438 | -85 | 353 | 438 | -85 | 353 | 0 | 0 | 0 | 0 |
| I.T | 2,734 | -489 | 2,245 | 2,734 | -489 | 2,245 | 0 | 0 | 0 | 0 |
| Personnel | 1,214 | -258 | 956 | 1,214 | -258 | 956 | 0 | 0 | 0 | 0 |
| Project Management | 26 | 0 | 26 | 26 | 0 | 26 | 0 | 0 | 0 | 0 |
| Total | 9,950 | -2,938 | 7,012 | 9,950 | -2,938 | 7,012 | 0 | 0 | 0 | 0 |
| Corporate and Miscellaneous | 7,194 | -835 | 6,359 | 7,194 | -835 | 6,359 | 0 | 0 | 0 | 0 |
| Benefits | 22,151 | -22,188 | -37 | 22,151 | -22,188 | -37 | 0 | 0 | 0 | 0 |
| Total | 29,345 | -23,023 | 6,322 | 29,345 | -23,023 | 6,322 | 0 | 0 | 0 | 0 |
| Capital Fin Charges/Investment Income | 10,882 | 0 | 10,882 | 10,847 | 0 | 10,847 | -35 | 0 | -35 | -35 |

Comments

County Clerks

1. £20k projected overspend due to reduced recharge to capital receipts, as work now being outsourced due to increasing workloads within Legal Services
2. The Translation budget has been transferred from Lifelong Learning Directorate (Corporate Services). The projected overspend of £50k remains unchanged

Note

All efficiency savings proposals on target to be delivered

Denbighshire County Council - Capital Plan 2007/08 - 2010/11

APPENDIX 2

| | | 2007/8 | 2008/9 | 2009/10 | 2010/11 |
|-------------------------------------|---|---------|---------|---------|---------|
| | | £000s | £000s | £000s | £000s |
| Capital Funding: | | | | | |
| 1 General Funding: | Unhypothcated Supporting Borrowing | 4,200 | 5,905 | 5,905 | 5,905 |
| | General Capital Grant | 3,330 | 2,210 | 1,953 | 1,953 |
| | General Capital Receipts | 3,856 | 0 | | |
| | Earmarked Capital Receipts | 2,942 | 94 | 0 | 0 |
| | | 14,328 | 8,209 | 7,858 | 7,858 |
| 2 Prudential Borrowing | | 9,293 | 1,572 | 0 | 0 |
| 3 Reserves and Contributions | | 1,378 | 219 | 0 | 0 |
| 4 Specific Grants | | 21,648 | 6,502 | 132 | 0 |
| | Total Finance | 46,647 | 16,502 | 7,990 | 7,858 |
| | Total Estimated Payments | -46,047 | -14,320 | -1,027 | -430 |
| | Contingency | -600 | -1,000 | -1,000 | -1,000 |
| | Unallocated Reserve | 0 | -1,182 | -110 | 0 |
| | Surplus/ -Insufficient Resources | 0 | 0 | 5,853 | 6,428 |

Capital Expenditure By Directorate

| | 2007/08 | 2007/8 | 2008/9 | 2009/10 | 2010/11 |
|-----------------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| | Spend to end October | Estimated programme | Estimated programme | Estimated programme | Estimated programme |
| | | £000 | £000 | £000 | £000 |
| Environment | 9,462 | 23,389 | 6,358 | 60 | 0 |
| Lifelong Learning | 7,919 | 21,299 | 7,445 | 967 | 180 |
| Resources | 260 | 1,022 | 437 | 0 | 0 |
| Social Services and Housing | 249 | 337 | 80 | 0 | 250 |
| Total | 17,890 | 46,047 | 14,320 | 1,027 | 430 |

Capital Expenditure by Council Priority

| | 2007/08 | 2007/8 | 2008/9 | 2009/10 | 2010/11 |
|------------------|----------------------|---------------------|---------------------|---------------------|---------------------|
| | Spend to end October | Estimated programme | Estimated programme | Estimated programme | Estimated programme |
| | | £000 | £000 | £000 | £000 |
| School Buildings | 5,562 | 13,696 | 5,842 | 672 | 0 |
| Highways | 1,747 | 4,989 | 800 | 0 | 0 |
| Public Realm | 1,948 | 3,654 | 714 | 60 | 0 |
| Total | 9,257 | 22,339 | 7,356 | 732 | 0 |

As part of its 06/07 & 07/08 revenue budget, the Council agreed to fund the borrowing costs of additional Prudential Borrowing. The table below shows how the funds were allocated and forecast expenditure

Additional Prudential Borrowing

| | 2007/08 | 2007/8 |
|------------------|-------------------------|---------------------|
| | Spend to end of October | Estimated programme |
| | £000 | £000 |
| School Buildings | 500 | 1,322 |
| Highways | 614 | 2,000 |
| Health & Safety | 50 | 500 |
| Total | 1,164 | 3,822 |

REPORT TO CABINET

CABINET MEMBER: LEAD MEMBER FOR FINANCE

DATE: 27 NOVEMBER 2007

**SUBJECT: ASSEMBLY SETTLEMENT AND
BUDGET SETTING 2008/9 UPDATE**

1 DECISION SOUGHT

1.1 That members note the detail of the Assembly settlement for next financial year and indicative figures for 2009/10 & 2010/11, together with progress to date on the budget setting exercise.

2 REASON FOR SEEKING DECISION

2.1 WAG funding settlement.

2.1.1 The Assembly has announced the Provisional Revenue and Capital settlement figures for 2008/9 together with the indicative figures for 2009/10 and 2010/11. The final figures will be released towards the end of January. This timescale is significantly later than normal due to the late release of the Treasury Comprehensive Spending Review.

2.1.2 The level of Assembly funding for Revenue purposes will rise next year by only 2.3% to £129.287m. This is below the current level of inflation encountered by local authorities. The settlement includes a sum of £1.049m for spending previously funded through Specific Grants. This sum is less than the funding received previously.

2.1.3 The indicative increases for 2009/10 and 2010/11 are 2% & 2.2% respectively. Both of these increases are below the All Wales average increase.

2.1.4 The only additional resources made available relate to the increased pressure of Court costs in connection with Child Care cases. This new money is £70k.

2.1.5 The settlement includes the continued funding stream from the Performance Agreement process. This was originally a 3 year grant scheme and it had been assumed previously that the grant would cease from next year. At just over £1m this is likely to be a potential source of funding for service pressures in 2008/9. A review will take place of the current use of these funds once the Assembly clarifies any new targets that need to be delivered to secure the funding.

2.1.6 The settlement for Capital spending, at £7.858m is even worse than the revenue position with an increase of only 1.2% in WAG support. This is significantly below the level of cost increases being experienced on capital projects.

2.1.5 The position on Specific Grants, both Revenue and Capital, is unclear at the present time.

2.2 Budget Setting process.

2.2.1 A first round of directorate based meetings has taken place and pressures/bids for additional resources of over £8m have been identified. About £1.5m of savings, towards a target of £2.5m, have also been reviewed and are felt to be potentially deliverable.

2.2.2 After taking account of the likely impact of pay awards and price increases next year, the commitment to invest £700k in the initial response to the Estyn report and the impact of an increase in employer's pension contributions, there is nothing available for service pressures at this time if the increase in Council Tax is to be kept low, i.e. +2%. The review of the use of Performance Incentive grant mentioned in 2.1.5, may enable some of the £1m grant to be redirected to service pressure areas.

2.2.3 A further round of directorate meetings is due to take place this month to test the potential for delivering further savings and to further review bids for additional resources. Directorates have been asked to prioritise bids for additional resources on a directorate basis to assist any rationing exercise that becomes necessary. A further report will be brought to the December meeting with firm proposals around all of these issues.

2.2.4 The impact of settlements in line with the indicative figures for later years will mean it will become increasingly difficult for the Council to contain known pressures on such areas as Waste Management and Supporting People services without identifying significantly more cost effective methods of service delivery.

2.2.5 The Assembly are seeking feedback on the settlement from Councils by Friday, 4 January.

3 POWER TO MAKE THE DECISION

3.1 Section 151 of the Local Government Act 1972
Local Government Act 1992
Part 1 of Local Government Act 2003

4 COST IMPLICATIONS

4.1 The detail of savings proposals and the bids for additional resources will be brought to the next Cabinet meeting, following the second round of directorate meetings to review the position.

5 FINANCIAL CONTROLLER STATEMENT

- 5.1 The WAG settlement for the next 3 years is extremely poor, at least half a percentage point below anticipated inflation levels affecting local authorities. WLGA are mounting a strong response to the situation stressing the likely impact upon service levels and Council Tax.
- 5.2 The 2nd round of directorate meetings begins on the 21 November with all meetings held by 30 November. The main focus of these meetings will be the identification of further deliverable savings over the next 3 years to enable consideration to be given to funding some of service pressures identified through the budget setting process. It is likely that the final position will be extremely tight with services needing to continue to review their costs and find more cost effective ways of working.

6 CONSULTATION CARRIED OUT

- 6.1 Directorate meetings have been held to review savings proposals and bids for additional resources. A further round of meeting will be held in November.

7 IMPLICATIONS ON OTHER POLICY AREAS INCLUDING CORPORATE

- 7.1 The level of resources available and the cost effectiveness of service delivery, impacts upon all the services of the Council.

8 ACTION PLAN

- 8.1 Directorate meetings held between November 21st and 30th.

Report back to Cabinet 18th December.

Detailed proposals reviewed by Scrutiny Committees Early January.

Final Settlement details from WAG late January.

Final proposals to Cabinet 5 February.

Cabinet recommendations to Full Council 12 February.

Council set Council Tax resulting from above programme.

9 RECOMMENDATIONS

- 9.1 That members note the general content of the Assembly provisional settlement for 2008/9 and indicative figures for 2009/10 & 2010/11.
- 9.2 That members note the progress to date with the Budget setting process for 2008/9.

REPORT TO CABINET

**CABINET MEMBER: COUNCILLOR J A SMITH
LEAD MEMBER FOR BUSINESS MANAGEMENT
COMMUNICATIONS AND PERSONNEL**

DATE: 27th November 2007

SUBJECT: ROUTINE REPORTING ON PERSONNEL

1 DECISION SOUGHT

1.1 For Members to note the enclosed report on staff headcount.

2 REASON FOR SEEKING DECISION

2.1. This is an updated monthly report on employee data (appendix A). The monthly gross pay statistics which is a summary of the payments made to employees of Denbighshire County Council each month, and the number of jobs which have contributed to that expenditure remains in the report. Excluded from those figures are payments relating to refund of expenses, such as traveling and subsistence. The figures demonstrate the expenditure on salaries and the number of paid posts within the Authority excluding members. A summary of leavers' details is contained on the bottom of the first page of the report.

2.2 A list showing the breakdown of starters is attached (appendix B).

Graphs showing the corporate sickness absence position since April 2006 are attached (appendix C). Last year's data has been left on the graphs so a monthly comparison can be made with last year. There is an upward trend this month, which mirrors 06/07. Sickness levels remain consistently higher overall than they did last year. This month Resources, Lifelong learning and Chief Executive's have recorded lower sickness levels than for the same period in 2006/07, but Environment and Social Services have recorded higher levels. In addition, two extra graphs have been added one showing the "actual" number of day lost and one showing "short term verses long term" sickness absence.

2.3 The Full Time Equivalent (FTE) numbers and the payments made to employees as described in 2.1 with comparison from 2006/07 and 2007/08, are also attached. (Appendix D)

3 POWER TO MAKE THE DECISION

3.1. Section III of the Local Government Act 1972

4 COST IMPLICATIONS

4.1. There are no significant cost implications associated with the preparation of this information.

- 4.2. Additional costs are involved in the implementation of the payroll system and also in developing the interface between the time recording system and the HR system.

5 FINANCIAL CONTROLLER STATEMENT

- 5.1 Payroll costs are one of the largest costs faced by the Council and therefore any further actions to monitor and control expenditure are beneficial.

6 CONSULTATION CARRIED OUT

- 6.1. The headcount information has been prepared by the Central Personnel team directly from the HR system and discussed by the Corporate Directors.

7 IMPLICATIONS ON OTHER POLICY AREAS INCLUDING CORPORATE

- 7.1. No direct implication on any corporate policy.
- 7.2 The Vision – being able to deliver the Vision depends on having the right number of staff in the right jobs.

8 RECOMMENDATIONS

- 8.1. Members note the information considered in this report.

Overall Council Position

| Establish't | | SS&H | | | | LL | | | | ENV | | | |
|-------------|------|-----------------|------|--|----------------------------|-----------------|------|--|----------------------------|-----------------|------|--|----------------------------|
| | | Number of staff | FTEs | Average Number of Days Lost Per Employee | Overall Percentage Absence | Number of staff | FTEs | Average Number of Days Lost Per Employee | Overall Percentage Absence | Number of staff | FTEs | Average Number of Days Lost Per Employee | Overall Percentage Absence |
| Sep | 2006 | 812 | 747 | 1.03 | 4.92 | 2504 | 2239 | 0.50 | 2.50 | 958 | 828 | 0.62 | 2.95 |
| Oct | | 817 | 753 | 1.25 | 5.68 | 2447 | 2169 | 0.93 | 4.53 | 960 | 836 | 0.84 | 3.84 |
| Nov | | 783 | 712 | 1.17 | 5.31 | 2332 | 1977 | 0.91 | 4.40 | 953 | 832 | 0.85 | 3.88 |
| Dec | | 794 | 717 | 0.64 | 3.35 | 2338 | 1930 | 0.69 | 3.94 | 960 | 823 | 0.85 | 4.47 |
| Jan | 2007 | 797 | 717 | 1.31 | 5.98 | 2321 | 1888 | 1.04 | 5.19 | 958 | 744 | 1.27 | 5.77 |
| Feb | | 803 | 721 | 1.31 | 6.53 | 2316 | 1872 | 1.01 | 5.91 | 958 | 744 | 1.23 | 6.14 |
| Mar | | 809 | 729 | 1.13 | 5.14 | 2324 | 1897 | 1.04 | 4.73 | 959 | 752 | 1.19 | 5.41 |
| Apr | | 812 | 710 | 1.20 | 6.31 | 2326 | 1905 | 0.66 | 4.24 | 948 | 743 | 1.02 | 5.30 |
| May | | 814 | 712 | 1.25 | 5.96 | 2324 | 1902 | 1.00 | 5.10 | 946 | 738 | 1.05 | 5.53 |
| June | | 823 | 718 | 1.41 | 6.70 | 2336 | 1915 | 0.60 | 2.89 | 961 | 746 | 1.11 | 5.31 |
| July | | 826 | 720 | 1.32 | 6.01 | 2353 | 1935 | 0.78 | 4.17 | 967 | 752 | 1.22 | 5.53 |
| Aug | | 825 | 721 | 1.15 | 5.23 | 2352 | 1936 | 0.46 | 2.07 | 955 | 742 | 1.16 | 5.28 |
| Sept | | 822 | 716 | 1.00 | 4.98 | 2395 | 1951 | 0.66 | 3.40 | 953 | 740 | 1.02 | 5.11 |
| Oct | | 825 | 723 | 1.40 | 6.09 | 2412 | 1973 | 1.00 | 4.63 | 951 | 741 | 1.50 | 6.31 |

Rolling Average

| | | | | | | | | | | | | | |
|------|------|-----|-----|------|------|------|------|------|------|-----|-----|------|------|
| Sep | 2006 | 812 | 747 | 1.03 | 4.92 | 2504 | 2239 | 0.50 | 2.50 | 958 | 828 | 0.62 | 2.95 |
| Oct | | 815 | 750 | 1.14 | 5.30 | 2476 | 2204 | 0.72 | 3.52 | 959 | 832 | 0.73 | 3.40 |
| Nov | | 804 | 737 | 1.15 | 5.30 | 2428 | 2128 | 0.78 | 3.81 | 957 | 832 | 0.77 | 3.56 |
| Dec | | 802 | 732 | 1.02 | 4.82 | 2405 | 2079 | 0.76 | 3.84 | 958 | 830 | 0.79 | 3.79 |
| Jan | 2007 | 801 | 729 | 1.08 | 5.05 | 2388 | 2040 | 0.81 | 4.11 | 958 | 813 | 0.89 | 4.18 |
| Feb | | 801 | 728 | 1.12 | 5.30 | 2376 | 2012 | 0.85 | 4.41 | 958 | 801 | 0.94 | 4.51 |
| Mar | | 802 | 728 | 1.12 | 5.27 | 2369 | 1996 | 0.87 | 4.46 | 958 | 794 | 0.98 | 4.64 |
| Apr | | 803 | 726 | 1.13 | 5.40 | 2364 | 1985 | 0.85 | 4.43 | 957 | 788 | 0.98 | 4.72 |
| May | | 805 | 724 | 1.14 | 5.46 | 2359 | 1975 | 0.86 | 4.50 | 956 | 782 | 0.99 | 4.81 |
| June | | 806 | 724 | 1.17 | 5.59 | 2357 | 1969 | 0.84 | 4.34 | 956 | 779 | 1.00 | 4.86 |
| July | | 808 | 723 | 1.18 | 5.63 | 2356 | 1966 | 0.83 | 4.33 | 957 | 776 | 1.02 | 4.92 |
| Aug | | 810 | 723 | 1.18 | 5.59 | 2356 | 1964 | 0.80 | 4.14 | 957 | 773 | 1.03 | 4.95 |
| Sept | | 810 | 721 | 1.18 | 5.60 | 2347 | 1940 | 0.82 | 4.21 | 957 | 766 | 1.07 | 5.13 |
| Oct | | 811 | 718 | 1.19 | 5.63 | 2344 | 1923 | 0.82 | 4.22 | 956 | 758 | 1.12 | 5.34 |

Starters/Leavers - Oct 2007

Please see attached breakdown on starters and leavers

Please note that the figures contained within this report may differ from previous reports as the data is changing on a daily basis as HR staff input working hours

Overall Council Position

| | | CE + CC | | | | RES | | | | TOTAL | | | | | | | |
|------------------------|------|-----------------|------|--|----------------------------|-----------------|------|--|----------------------------|-----------------|------|--|----------------------------|---------|----------|-----------|--------------------|
| | | Number of staff | FTEs | Average Number of Days Lost Per Employee | Overall Percentage Absence | Number of staff | FTEs | Average Number of Days Lost Per Employee | Overall Percentage Absence | Number of staff | FTEs | Average Number of Days Lost Per Employee | Overall Percentage Absence | Leavers | Starters | Gross pay | No. of Employments |
| Establish't | | | | | | | | | | | | | | | | | |
| Sep | 2006 | 54 | 50 | 0.27 | 1.27 | 257 | 236 | 1.17 | 5.58 | 4585 | 4099 | 0.66 | 3.21 | 44 | 97 | 7134722 | 4985 |
| Oct | | 52 | 49 | 0.73 | 3.32 | 258 | 237 | 1.23 | 4.46 | 4534 | 4044 | 0.94 | 4.39 | 40 | 31 | 7303514 | 5241 |
| Nov | | 54 | 51 | 0.99 | 4.52 | 257 | 237 | 1.24 | 5.62 | 4379 | 3809 | 0.96 | 4.49 | 17 | 37 | 7387035 | 5377 |
| Dec | | 52 | 48 | 0.69 | 3.64 | 259 | 239 | 0.68 | 3.60 | 4403 | 3756 | 0.71 | 3.87 | 47 | 31 | 7429681 | 5405 |
| Jan | 2007 | 53 | 48 | 0.95 | 4.33 | 262 | 241 | 0.86 | 3.90 | 4391 | 3638 | 1.11 | 5.30 | 30 | 33 | 7290326 | 5363 |
| Feb | | 53 | 48 | 1.08 | 5.40 | 266 | 246 | 0.63 | 3.15 | 4396 | 3631 | 1.07 | 5.35 | 34 | 31 | 7367968 | 5384 |
| Mar | | 52 | 47 | 0.87 | 3.96 | 266 | 246 | 0.81 | 3.67 | 4410 | 3672 | 1.04 | 4.74 | 33 | 29 | 7390026 | 5383 |
| Apr | | 53 | 48 | 0.97 | 5.08 | 267 | 247 | 0.63 | 3.34 | 4406 | 3653 | 0.84 | 4.88 | 46 | 33 | 7507420 | 5406 |
| May | | 54 | 49 | 0.84 | 4.14 | 265 | 245 | 1.01 | 4.83 | 4403 | 3646 | 1.06 | 5.23 | 25 | 23 | 7357926 | 5383 |
| June | | 53 | 48 | 0.83 | 3.95 | 270 | 250 | 0.87 | 4.15 | 4443 | 3676 | 1.03 | 4.95 | 26 | 39 | 7424895 | 5465 |
| July | | 53 | 48 | 0.57 | 2.58 | 272 | 252 | 0.84 | 3.82 | 4471 | 3707 | 0.98 | 4.81 | 26 | 36 | 7530295 | 5518 |
| Aug | | 53 | 48 | 0.44 | 1.98 | 280 | 260 | 0.79 | 3.57 | 4465 | 3707 | 1.00 | 4.53 | 100 | 12 | 7525557 | 5473 |
| Sept | | 53 | 48 | 0.13 | 0.63 | 290 | 270 | 0.92 | 4.60 | 4513 | 3725 | 0.81 | 4.08 | 47 | 121 | 7418071 | 5107 |
| Oct | | 54 | 49 | 0.41 | 1.79 | 289 | 269 | 1.09 | 4.73 | 4531 | 3754 | 1.17 | 5.24 | 35 | 47 | 7559522 | 5496 |
| Rolling Average | | | | | | | | | | | | | | | | | |
| Sep | 2006 | 54 | 50 | 0.27 | 1.27 | 257 | 236 | 1.17 | 5.58 | 4585 | 4099 | 0.66 | 3.21 | 44 | 97 | 7134722 | 4985 |
| Oct | | 53 | 50 | 0.50 | 2.30 | 258 | 236 | 1.20 | 5.02 | 4560 | 4072 | 0.80 | 3.80 | 42 | 64 | 7219118 | 5113 |
| Nov | | 53 | 50 | 0.66 | 3.04 | 257 | 236 | 1.21 | 5.22 | 4499 | 3984 | 0.85 | 4.03 | 34 | 55 | 7275091 | 5201 |
| Dec | | 53 | 50 | 0.67 | 3.19 | 258 | 237 | 1.08 | 4.82 | 4475 | 3927 | 0.82 | 3.99 | 37 | 49 | 7313738 | 5252 |
| Jan | 2007 | 53 | 49 | 0.73 | 3.42 | 259 | 238 | 1.04 | 4.63 | 4458 | 3869 | 0.88 | 4.25 | 36 | 46 | 7309056 | 5274 |
| Feb | | 53 | 49 | 0.79 | 3.75 | 260 | 239 | 0.97 | 4.39 | 4448 | 3830 | 0.91 | 4.44 | 35 | 43 | 7318874 | 5293 |
| Mar | | 53 | 49 | 0.80 | 3.78 | 261 | 240 | 0.95 | 4.28 | 4443 | 3807 | 0.93 | 4.48 | 35 | 41 | 7329039 | 5305 |
| Apr | | 53 | 49 | 0.82 | 3.94 | 262 | 241 | 0.91 | 4.17 | 4438 | 3788 | 0.92 | 4.53 | 36 | 40 | 7351336 | 5318 |
| May | | 53 | 49 | 0.82 | 3.96 | 262 | 241 | 0.92 | 4.24 | 4434 | 3772 | 0.93 | 4.61 | 35 | 38 | 7352069 | 5325 |
| June | | 53 | 49 | 0.82 | 3.96 | 263 | 242 | 0.91 | 4.23 | 4435 | 3762 | 0.94 | 4.64 | 34 | 38 | 7359351 | 5339 |
| July | | 53 | 48 | 0.80 | 3.84 | 264 | 243 | 0.91 | 4.19 | 4438 | 3757 | 0.95 | 4.66 | 33 | 38 | 7374892 | 5355 |
| Aug | | 53 | 48 | 0.77 | 3.68 | 265 | 245 | 0.90 | 4.14 | 4441 | 3753 | 0.95 | 4.65 | 39 | 36 | 7387447 | 5365 |
| Sept | | 53 | 48 | 0.76 | 3.63 | 268 | 247 | 0.88 | 4.06 | 4435 | 3722 | 0.96 | 4.72 | 39 | 38 | 7411059 | 5375 |
| Oct | | 53 | 48 | 0.73 | 3.50 | 270 | 250 | 0.86 | 4.08 | 4434 | 3698 | 0.98 | 4.79 | 39 | 39 | 7432394 | 5397 |

Leavers for October 2007

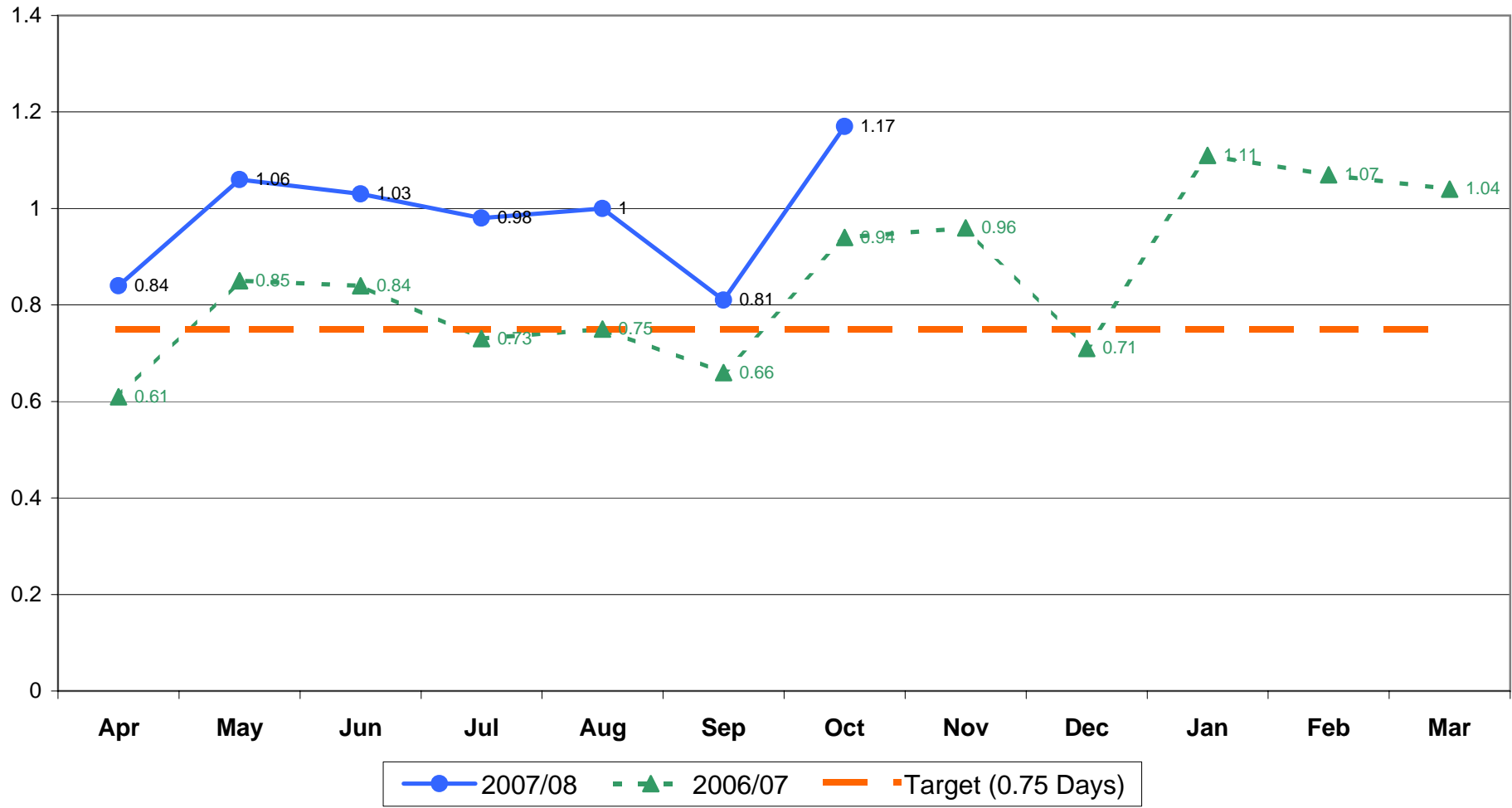
| Leavers | Total |
|--|--------------|
| 1.1 Age Retirement | 6 |
| 1.7 End of Fixed Term Contract | 2 |
| 1.9 Died in Service | 2 |
| 2.2 Worklife Balance | 3 |
| 2.5 Pay, Benefits & Conditions | 1 |
| 2.6 Training & Career Development | 1 |
| 2.8 Other - Please Specify | 3 |
| Moved out of Area | 0 |
| Not Known | 0 |
| Resignation - Another Post Outside DCC | 7 |
| Resignation - Another Post within DCC | 1 |
| Resignation - Personal | 4 |
| Retirement | 1 |
| Role, Job Description, Duties | 3 |
| Termination of contract | 1 |
| | 35 |

| |
|-----------------------------|
| Starters for October |
|-----------------------------|

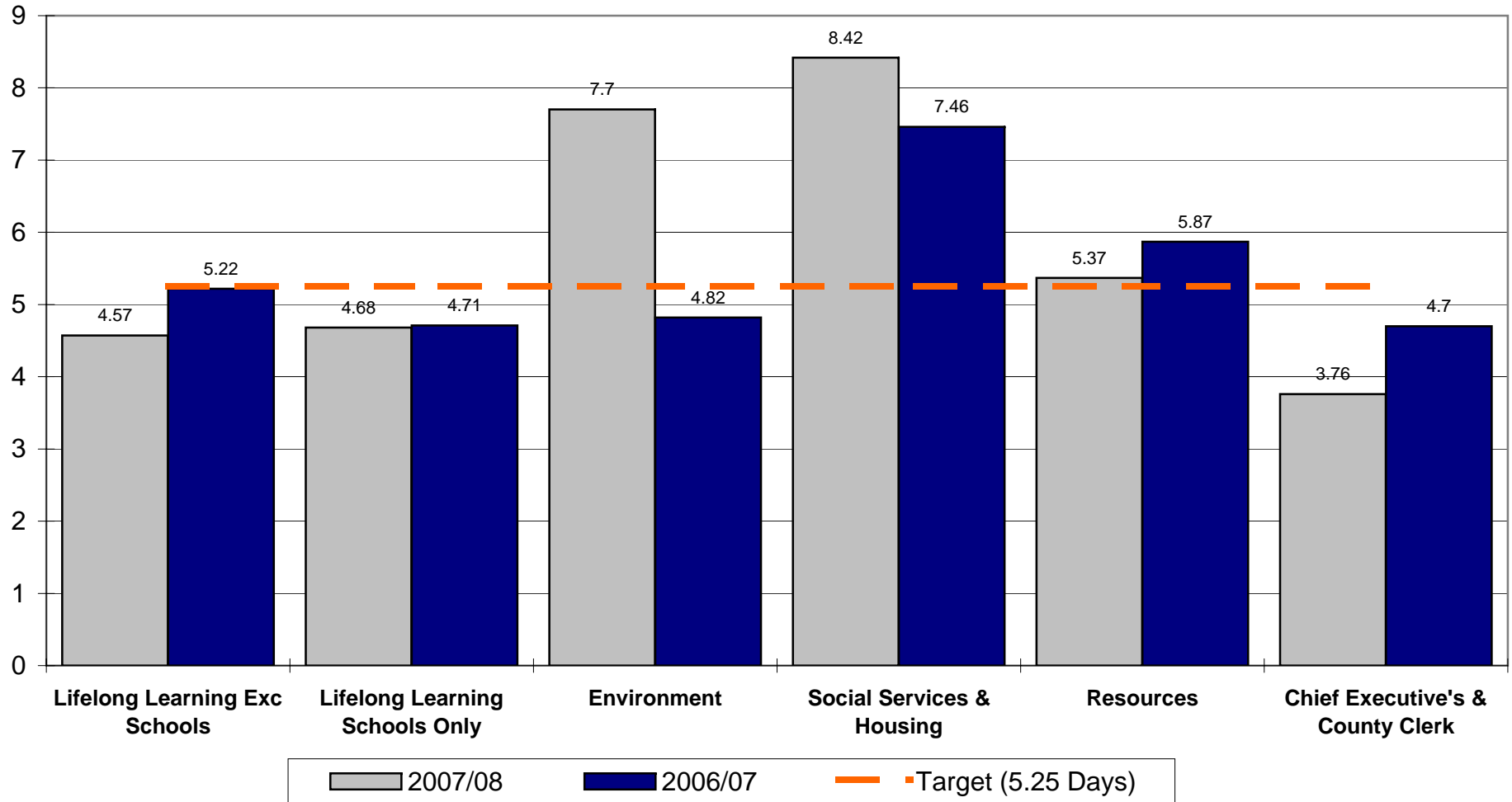
| Position | Directorate | Service | Dept | Location |
|------------------------------|---------------------------|--------------------------------|--------------------------|--|
| Solicitor | Chief Executive's and Cou | County Clerks | Legal Services | County Hall |
| Projects Technician | Environment | Development Services | Property | Caledfryn |
| Business Support Officer01 | Environment | Development Services | Property | Caledfryn |
| Catering Assistant | Environment | Environmental Services | Catering | Bodelwyddan |
| Cleaner | Environment | Environmental Services | Cleaning Service | Kinmel Park Depot |
| Cleaner | Environment | Environmental Services | Cleaning Service | Kinmel Park Depot |
| Road Worker 2 | Environment | Environmental Services | Highway Operations | Bodelwyddan |
| Road Worker | Environment | Environmental Services | Highway Operations | Bodelwyddan |
| Ground Maintenance Operative | Environment | Environmental Services | Public Realm | Bodelwyddan |
| Ground Maintenance Operative | Environment | Environmental Services | Public Realm | Bodelwyddan |
| Ground Maintenance Operative | Environment | Environmental Services | Public Realm | Bodelwyddan |
| Ground Maintenance Operative | Environment | Environmental Services | Public Realm | Bodelwyddan |
| Ground Maintenance Operative | Environment | Environmental Services | Public Realm | Bodelwyddan |
| Administration Assistant CRM | Environment | Environmental Services | Public Realm | Bodelwyddan |
| Ground Maintenance Operative | Environment | Environmental Services | Public Realm | Bodelwyddan |
| School Crossing Patrol | Environment | Transport & Infrastructure | Traffic & Transportation | Caledfryn |
| Coastal Access Officer | Lifelong Learning | Countryside & Leisure Services | Countryside | Loggerheads Countryside Centre |
| Caretaker - Oak Tree Centre | Lifelong Learning | Education | Partnerships | The Oak Tree Centre |
| 14-19 Network Coordinator | Lifelong Learning | Education | Secondary | Trem Clwyd |
| Mid Day Supervisor | Lifelong Learning | Schools | Primary Schools | Emmanuel C.P |
| Mid Day Supervisor | Lifelong Learning | Schools | Primary Schools | Borthyn Controlled School |
| Mid Day Supervisor | Lifelong Learning | Schools | Primary Schools | Llanarmon Yn Ial Bro Fammau School |
| Breakfast Supervisor | Lifelong Learning | Schools | Primary Schools | Llandegla Controlled Ysgol Dyffryn Ial |
| Mid Day Supervisor | Lifelong Learning | Schools | Primary Schools | Emmanuel C.P |
| Mid Day Assistant | Lifelong Learning | Schools | Primary Schools | Bodnant Juniors |
| Librarian | Lifelong Learning | Schools | Secondary Schools | Ysgol Brynhyfryd |

| | | | | |
|--------------------------------------|---------------------------|-----------------------------|------------------------------|------------------------------|
| Cleaner | Lifelong Learning | Schools | Secondary Schools | Ysgol Brynhyfryd |
| Cleaner | Lifelong Learning | Schools | Secondary Schools | Ysgol Brynhyfryd |
| Cleaner | Lifelong Learning | Schools | Secondary Schools | Ysgol Dinas Bran |
| Learning Support Assistant | Lifelong Learning | Schools | Secondary Schools | Denbigh High School |
| Exams/Data Assistant | Lifelong Learning | Schools | Secondary Schools | Prestatyn High School |
| Residential Childcare Worker | Lifelong Learning | Schools | Special Schools | Hyfrydle |
| Senior Residential Childcare Worker | Lifelong Learning | Schools | Special Schools | Hyfrydle |
| Technician - Furniture and Equipment | Lifelong Learning | Strategy & Resources | Assets | Ruthin |
| Maintenance Assistant | Lifelong Learning | Strategy & Resources | Assets | Ruthin |
| Casual Receptionist | Lifelong Learning | Tourism, Heritage & Culture | Royal International Pavilion | Royal International Pavilion |
| Marketing Officer | Lifelong Learning | Tourism, Heritage & Culture | Theatres | Pavilion Theatre |
| Graduate Trainee | Resources | Central Personnel | Corporate HR | County Hall |
| Senior Occupational Therapist - Te | Social Services & Housing | Adult Services | Assessment & Care Mana | Ty Nant |
| Social Worker | Social Services & Housing | Adult Services | Assessment & Care Mana | County Hall |
| Social Worker - ICS | Social Services & Housing | Adult Services | Assessment & Care Mana | County Hall |
| Social Worker - Cancer Unit - Temp | Social Services & Housing | Adult Services | Assessment & Care Mana | Glan Clwyd |
| Administration Assistant - UA | Social Services & Housing | Adult Services | PMSU | Ty Nant |
| Staff Development Officer | Social Services & Housing | Children's Services | Commissioning, Planning | Ty Nant |
| Admin Assistant03 | Social Services & Housing | Children's Services | Commissioning, Planning | Ty Nant |
| Social Worker | Social Services & Housing | Children's Services | Operational Service | Russell House |
| Senior Clerical Assistant - North | Social Services & Housing | Housing Services | Housing Tenancy | Fronfraith |
| | | | | |
| | | | | |

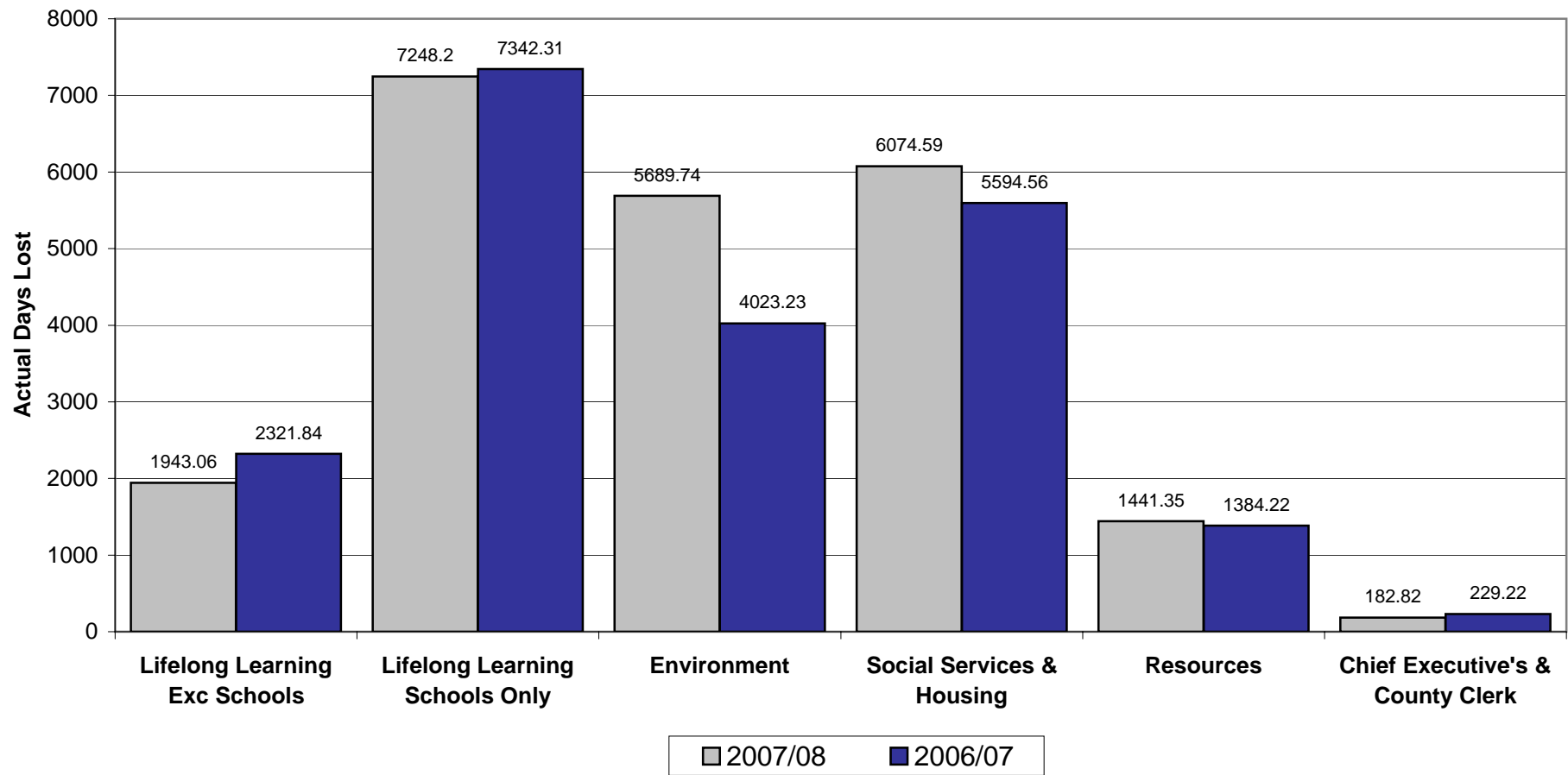
Denbighshire County Council Average Number of Days Lost per Employee October 2007



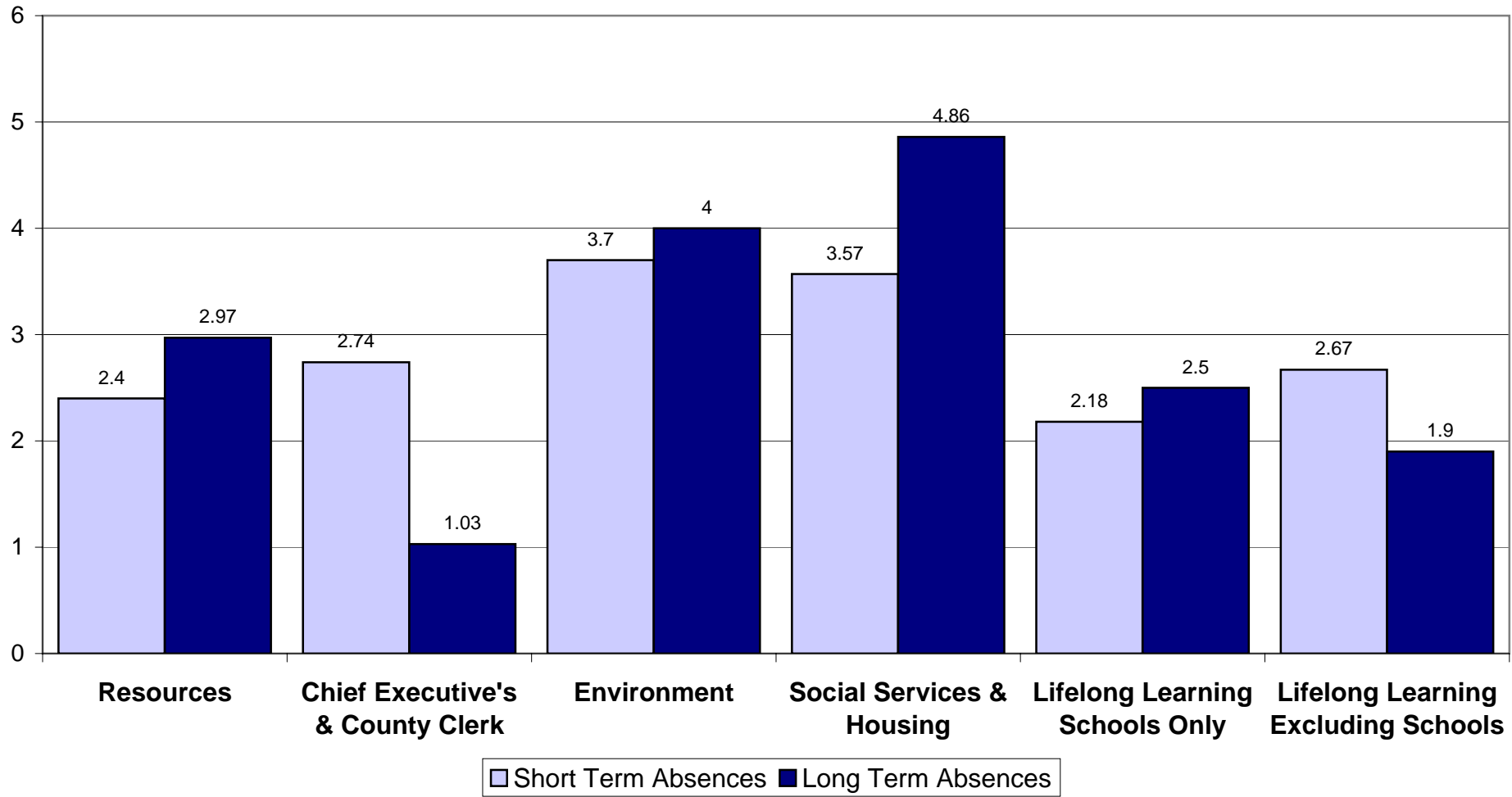
Denbighshire County Council Average Number of Days Lost per Directorate Cumulative April - October 2007



DenbighshireCounty Council Actual Number of Days Lost per Service April - October 2007



DENBIGHSHIRE COUNTY COUNCIL
Short Term Absence v Long Term Absence
April - October 2007



**CABINET
FORWARD WORK PROGRAMME**

| REPORT TITLE | REPORT LEAD MEMBER / AUTHOR |
|--|---|
| NOVEMBER 2007 | |
| Monitoring the Authority's Key Performance Indicators | Lead Member for Modernisation & Improvement Rachel Snelling/Nicola Gribben |
| Budget Setting Update 2008-2009 | Lead Member for Finance R Parry |
| Revenue Budget Monitoring Report 2007-2008 | Lead Member for Finance R Parry |
| Capital Plan | Lead Member for Finance R Parry |
| Routine Reporting on Personnel | Lead Member for Business Management, Communications and Personnel L Atkin / G Humphreys |
| Housing Revenue Account Budget | Lead Member for Regeneration and Housing P Quirk |
| Rural Development Plan for Wales Business Plan for Rural Denbighshire | Lead Member for Regeneration and Housing M Dixon |
| Brief for Rhyl Town Centre Retail Development | Lead Member for Regeneration and Housing M Dixon |
| DECEMBER 2007 | |
| Budget Setting Update 2008-2009 | Lead Member for Finance R Parry |
| Revenue Budget Monitoring Report 2007-2008 | Lead Member for Finance R Parry |
| Capital Plan | Lead Member for Finance R Parry |
| Routine Reporting on Personnel | Lead Member for Business Management, Communications and Personnel L Atkin / G Humphreys |
| Housing Revenue Account Budget | Lead Member for Regeneration and Housing P Quirk |
| Modernising Education: Report and Feedback and Implementation Plan to be Endorsed | Lead Member for Education H W Griffiths |
| Gating Orders in Denbighshire | Lead Member for Customer Care and Community Safety G Boase / R Schwarz |
| Pontcysyllte Aqueduct and Llangollen Canal World Heritage Site | Lead Member for Promoting Denbighshire T Hughes |
| Corporate Consultation | Lead Member for Modernisation and Improvement J Williams |
| Clwyd Leisure Joint Study | Lead Member for Promoting Denbighshire T Hughes |
| 15 JANUARY 2008 | |
| Budget Setting Update 2008-2009 | Lead Member for Finance R Parry |
| Revenue Budget Monitoring Report 2007-2008 | Lead Member for Finance R Parry |
| Capital Plan | Lead Member for Finance R Parry |
| Routine Reporting on Personnel | Lead Member for Business Management, Communications and Personnel L Atkin / G Humphreys |

| REPORT TITLE | REPORT LEAD MEMBER / AUTHOR |
|---|--|
| Housing Revenue Account Budget | Lead Member for Regeneration and Housing P Quirk |
| Relationship Manager's Annual Letter | Leader J Williams |
| Supporting People Strategy 2008-11 | Lead Member for Social Services Katie Davies / Jenny Elliott, Supporting People Planning and Service Development |
| Joint Procurement of Waste Disposal Services via North Wales Waste Partnership (explains the mechanism by which the Council expects to satisfy its Landfill Diversion Target, and will seek approval to commit the Council to a very significant procurement process) | Lead Member for Environment S Parker |
| 29 JANUARY 2008 | |
| Budget Setting Update 2008-2009 | Lead Member for Finance R Parry |
| Revenue Budget Monitoring Report 2007-2008 | Lead Member for Finance R Parry |
| Capital Plan | Lead Member for Finance R Parry |
| Routine Reporting on Personnel | Lead Member for Business Management, Communications and Personnel L Atkin / G Humphreys |
| Housing Revenue Account Budget | Lead Member for Regeneration and Housing P Quirk |
| Health, Social Care & Well-being (HSCWB) Strategy 2008/11 | Lead Member for Social Services Diane Hesketh |
| West Rhyl Regeneration Strategy – Clarification Note PCN | Lead Member for Regeneration and Housing J Cawley |
| EXTRA MEETING - 5 FEBRUARY 2008 | |
| Budget Setting Update 2008-2009 | Lead Member for Finance R Parry |
| 19 FEBRUARY 2008 | |
| Revenue Budget Monitoring Report 2007-2008 | Lead Member for Finance R Parry |
| Capital Plan | Lead Member for Finance R Parry |
| Routine Reporting on Personnel | Lead Member for Business Management, Communications and Personnel L Atkin / G Humphreys |
| Housing Revenue Account Budget | Lead Member for Regeneration and Housing P Quirk |
| Key Performance Indicators | Lead Member for Modernisation & Improvement Rachel Snelling / Nicola Gribben |
| 18 MARCH 2008 | |
| Revenue Budget Monitoring Report 2007-2008 | Lead Member for Finance R Parry |
| Capital Plan | Lead Member for Finance R Parry |
| Routine Reporting on Personnel | Lead Member for Business Management, Communications and Personnel L Atkin / G Humphreys |
| Housing Revenue Account Budget | Lead Member for Regeneration and Housing P Quirk |