King’s Lynn Town Deal Update

Vision King’s Lynn

Duncan Hall / Jemma Curtis / Project Leads

6 June 2022

Town Deal – Agreed Heads of Terms (Sept 2021)

	Town Deal Allocation
Town Centre Repurposing	£1,720,000
Riverfront Regeneration	£6,431,000
Guildhall	£4,765,000
Multi-user Community Hub	£4,291,000
Active and Clean Connectivity	£6,702,000
Youth Pledge	£442,000
Town Centre Public Realm	£245,000
Programme Management	£404,000
Total	**£25,000,000**

Project Status

Project	Status update
Youth Retraining Pledge	• Business case submitted to DLUCH
Town Centre Public Realm	• Business case submitted to DLUCH
Town Centre Repurposing	• Project not deliverable within business case timeframe
Riverfront Regeneration	• Scope focusing on Sail the Wash dryside facilities, Custom House, Outer Purfleet and public realm at South Quay • Landscape Architect commissioned • **Recommended business case deadline – September / October**
St George's Guildhall & Creative Hub	• Cost increases & increase in scope following business planning and RIBA Stage 1 report • **Recommended business case deadline – July**
Multi-User Community Hub	• Latest proposal seeking to incorporate outputs and outcomes Town Centre Repurposing. • Revised RIBA Stage 1 report commissioned. Workshop between partners to refine scope. • **Recommended business case deadline – September**
Active and Clean Connectivity	• ATH RIBA Stage 2 Complete • Progression of design for the Gyratory. • Sandline Bridge Feasibility complete • Active Travel Plan employer surveys to start • **Recommended business case deadline – September**

Re-Prioritisation

The results of this project prioritisation process is set out below.

Project	Alignment with Towns Fund Objectives	Stakeholder/public acceptability	Deliverability	Risk
Town Centre Repurposing				
Riverfront regeneration				
Active and Clean Connectivity				
Multi User Community Hub				
Guildhall				

The final ranking of each project based on their total scores is set out below

Rank	Project
1	St George's Guildhall & Creative Hub
2	Multi User Community Hub
3	Active and Clean Connectivity
4	Riverfront regeneration
5	Town Centre Repurposing

Revised Town Deal Programme

	Existing Towns Deal (Sept 2021)		Revised Town Deal		Cost
	Town Deal Allocation	Town Deal remaining*	Town Deal	Match	Scheme Cost
Town Centre Repurposing	£1,720,000	£1,540,440	£0	£0	£0
Riverfront Regeneration	£6,431,000	£5,787,900	£4,178,943	£825,080	£5,034,023
Guildhall	£4,765,000	£4,679,710	£8,097,181	£4,076,910	£12,174,091
Multi-user Community Hub	£4,291,000	£4,257,940	£7,400,000	£5,000,000**	£12,400,000
Active and Clean Connectivity	£6,702,000	£6,493,030	£4,232,876	£2,034,750	£6,267,625
Youth Pledge	£442,000	£442,000	£442,000	£37,967	£479,967
Town Centre Public Realm	£245,000	£245,000	£245,000	£82,000	£327,000
Programme Management	£404,000	£404,000	£404,000	£0	£404,000
Total	**£25,000,000**	**£23,850,020**	**£25,000,000**	**£12,056,707**	**£37,056,706**

- Reallocate Town Centre Repurposing funding.
- Descope Riverfront Regeneration reallocate funding
- Descope Gyratory and reallocate elements of ACC to balance the budget
- Increase Guildhall Towns Deal allocation to meet existing cost estimate.
- MUCH scope increased to incorporate TCR outcomes.

* Including spend to date, Programme fees and 10% allowance for scheme development fees. Development fees are excluded for the Guildhall and MUCH projects
** Subject to NCC cabinet approval
*** Assumes Match Funding remains available.

Recommendations

1. Cabinet endorses the revised Town Deal programme, as the accountable body for the fund.
2. Cabinet endorses the submission of project adjustment forms to government
3. Cabinet agrees that the Town Centre Re-purposing project should remain a priority project to be pursued by the Borough Council and delegate authority to the Chief Executive in consultation with the S151 Officer, Monitoring Officer and Deputy Leader to bring a separate business case forward for this project outside of the Town Deal programme.
4. Delegated authority is granted to the Chief Executive and S151 Officer, in consultation with the Deputy Leader and Portfolio Holder for Regeneration, to agree the final business cases yet to be submitted to government, with the Town Deal Board.

Next Steps

Submit Project Adjustment to Government

Subject to approval

Prepare remaining business cases;

- Guildhall & Creative Hub – July 2022
- MUCH – September 2022
- Active & Clean Connectivity – September 2022
- Riverfront – October 2022

Detailed design, Planning, statutory consultation and necessary consents 2022/23
Scheme Delivery 2025/2026

Questions?