

South Belfast Area Working Group

Thursday, 30th August, 2018

MEETING OF SOUTH BELFAST AREA WORKING GROUP

Members present: Councillors Boyle, Craig, Dudgeon, Lyons and Reynolds.

In attendance: Mr. G. Millar, Director of Property and Projects;
Mr. J. Greer, Director of Economic Development;
Ms. S. Kalke, Project Sponsor, Property and Projects; and
Mr. H. Downey, Democratic Services Officer.

Election of Chairperson

The Working Group agreed that Councillor Craig be elected to serve as Chairperson for the period to end on the date of the Local Government Elections in 2019.

(Councillor Craig in the Chair.)

Apologies

An apology was reported on behalf of Councillor McAteer.

Minutes

The minutes of the meeting of 21st May were approved.

Declarations of Interest

No declarations of interest were reported.

Presentation

Living With Water Programme

The Working Group was reminded that, at its meeting on 21st May, it had agreed, following the receipt of a presentation on the Belfast Tidal Flood Alleviation Scheme, that it would be beneficial to obtain a presentation also on the Living With Water Programme.

Accordingly, Mrs. L. MacHugh, Director of Water and Drainage Policy Division (DfI), and Mr. S. Wightman, Living With Water Programme Manager (DfI), were welcomed to the meeting.

Mrs. MacHugh informed the Members that the Living With Water Programme was an Executive-led initiative which sought to develop a strategic drainage infrastructure plan for Belfast, in order to protect against flood risk, enhance the environment and support economic growth. She provided information around five key risks/challenges which

underpinned the programme, namely, increased flooding risk, compliance with environmental legislation, constraints upon economic development arising from a lack of drainage and wastewater treatment capacity, asset maintenance and climate change.

Mr. Wightman provided details of fifteen 'work packages' which being progressed in Belfast by the Northern Ireland Environment Agency, Northern Ireland Water and the Department for Infrastructure, many of which involved the Council. He confirmed that this was in effect a ten-year programme and that it involved surveying, modelling, planning and appraisal, as well as capital delivery. The overall cost would be in the region of £900 million. He concluded by pointing out that a resilient and sustainable wastewater and drainage infrastructure was necessary to ensure that the Council met its objectives through, for example, the Belfast Agenda.

After discussion, Mrs. MacHugh and Mr. Wightman were thanked by the Chairperson, following which the Working Group noted the information which had been provided.

South Belfast Tourism

The Director of Economic Development provided the Working Group with an update on the work which was being undertaken around the Neighbourhood Tourism Product Development Framework. He confirmed that Deloitte had been commissioned to assist with that work and that it had emphasised the need to develop local tourism in the City and had made a number of recommendations on how that could be achieved. He added that a report would in September be submitted to the City Growth and Regeneration Committee outlining the extent of the Council's current tourism development work, together with its future focus and investment approach.

After discussion, the Working Group noted the information which had been provided.

Update on Physical Programme

The Working Group considered the following report:

“1. Introduction

The Council's Physical Programme covers projects under a range of funding streams, including the Capital Programme, the Leisure Transformation Programme, LIF, BIF, Social Outcome Fund (SOF) and the projects which the Council is delivering in behalf of other agencies. This report outlines the status of projects under the Physical Programme.

2. Recommendation

The Working Group is requested to note the contents of this report and the updates on LIF projects, as attached.

3. Local Investment Fund

To date, 24 projects have received in principle support under LIF1 and LIF2. A summary of the status of the LIF projects is

outlined below and a full progress report has been circulated to the Working Group.

Stage/ Description	LIF 1		LIF 2	
	Projects	Amount/ Value (£)	Projects	Amount/ Value (£)
Number of Projects Completed	10 (77%)	£932,600	8 (55%)	£653,000
Number of Projects in Delivery	1 (8%)	51,000	1 (27%)	£23,000
Number of Projects in Pre-construction	1 (8%)	£70,000	1 (9%)	£80,000
Number of Project in Initial Stage (Due Diligence)	1 (8%)	£30,000	1 (9%)	£40,000
Total Number of Approved Projects	13	£1,083,600	11	£796,000

- SLIF064 Taughmonagh Community Forum – the AWG will note that the procurement exercise for the purchase of the gym equipment has been completed. The order for the equipment has been placed and the installation is planned by late August or early September 2018.

4. Belfast Investment Fund

To date, six projects have received an in-principle funding commitment under BIF. There is one project on the BIF list which has no commitment.

South	Stage 3—Lagan Gateway—£2.1m; Lanyon Tunnels—£1.3m; Bredagh GAC- £700k Stage 2— Gilpins— £1.3m Stage 1— <i>Belfast Islamic Centre—no commitment</i>
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Balmoral DEA	Stage 1— <i>Linfield FC/ Boys Brigade and Belvoir FC—£250k; Knockbreda Parish Church Hall—£250k</i>
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Brief updates on the projects which have received in-principle funding are provided below:

Project	Status and update
Lagan Gateway	Project works on site has been stopped as the contractor went into administration. Discussion with contractor, administrator and legal is ongoing to resolve the situation. Legal advice is that due to potential challenges project must be re-tendered.
Lanyon Tunnels	Project has been delayed due to legal proceedings regarding the adjacent development. Officer is looking at the feasibility for an alternative solution with a single access from the Lanyon side.

Bredagh GAC	Officers have been working with the club to try to resolve an access issue to the left hand side of the site to allow construction. This issue is close to a resolution and it is hoped the project can now progressed in terms of finalising designs and getting a contractor procured before the end of 2018.
Gilpins	Meetings took place with Department for Communities and community stakeholders. DfC to formally confirm commitment as Lead Partner. There is a requirement to fully scope out project in terms of community and political requirements for the scheme. No further progress by Department for Communities - July 2018.
Linfield FC/ Boys Brigade and Belvoir FC *	BIF support to focus on Phase 1A of the sports hub project i.e. replacement of Belvoir FCs grass football with associated widen of adjacent road access and resurface of existing car park. Officer engagement ongoing. Awaiting information from their consultants before initial assessment can be completed. Due to be presented to Due Diligence in August/ Sept 2018
Knockbreda Parish Church Hall *	Discussed at Due Diligence on 17th May 2018. DD requested Business Plan be carried out on project. Plan now commissioned and due for completion end Aug 18. Project will then go back to DD in Sept with view to starting in Oct/Nov.

* Outer South projects

5. Capital Programme

The Capital Programme is the rolling programme of enhancing existing Council assets or building / buying new ones. Below are the updates on the projects under the programme in South.

Project	Status and update
LTP- Olympia	Stage 3 – Committed. Project recently completed
Alleygating Phase 4 – City wide	Stage 3 – Committed. On Ground
Playground Refurbishment Programme 2017/2018 – City wide	Stage 3 – Committed. On Ground
Pitches Programme- Ulidia Playing Fields	Stage 3 – Committed. On Ground
Palm House, Botanic Gardens	Stage 1- Emerging. Link to Tropical Ravine

6. Social Outcome Fund

To date, projects have received an in-principle funding commitment under SOF. Brief updates on the projects are provided below:

Project	Status and update
Coffee Culture (Transport Hub)	Development of a social economy café designed to support investment in tourism infrastructure including the Transport Hub and Gilpins. Project Proposal Form being worked up. Work progressing with group
Assembly Buildings Conference Centre (Transport Hub)	Exhibition and Genealogical Research Space. To be discussed at Due Diligence Board on 23/8/18. Work progressing with group
Sandy Row Community Forum (Transport Hub)	Development of a Tourism Trail (with digital element) to complement the Transport Hub. To be discussed at Due Diligence Board on 23/8/18. Work progressing with group

7. Externally- Funded Programmes

Social Investment Fund- Design teams have been appointed and the TEO have given permission to start on a number of projects including Mornington Community Project (£214,879) and South City Resource and Development Centre (St. Simon's) (£486,905). Officers are continuing to work with the Executive Office on the remaining SIF project in South (Lanyon Tunnels).

Urban Villages - Members are asked to note that officers are continuing to work with UV on the Rev. Robert Bradford Memorial Playground project and other emerging UV projects.”

After discussion, the Working Group adopted the recommendation and agreed that it should receive at its next meeting an update on the Gilpin's BIF project.

Lagan Gateway Project

The Director of Property and Projects informed the Working Group that the contractor which had been progressing the Lagan Gateway project had entered into administration and that, based upon legal advice, it would be necessary to initiate a re-tendering process.

He reported that the various partners had affirmed their support for the project and pointed out that the Council was exploring the option of realigning the new foot and cycle bridge, to provide for it to be sited beside the Belfast Boat Club on the Stranmillis side of the river, rather than close to residential properties, which had been proposed initially and which had given rise to concerns from residents.

The Working Group noted the information which had been provided and that it would receive regular updates as the project progressed.

Other Business

Belfast Bikes Scheme

The Working Group was reminded that the Strategic Policy and Resources Committee, at its meeting on 17th October, 2017, had agreed to reallocate four lesser performing docking stations in the City centre to South Belfast and one to the Titanic Quarter.

The Project Sponsor reported that, in terms of South Belfast, docking stations were now operating at the Ormeau Park and at the Rosetta and Stranmillis Roundabouts and outlined the issues which had delayed the operation of the station on the mid-Ormeau Road.

Noted.

Next Meeting

The Working Group noted that its next meeting would take place at 4.30 p.m. on Monday, 22nd October.

Chairperson