

BRIDGEND COUNTY BOROUGH COUNCIL

REPORT TO CABINET

24 NOVEMBER 2015

REPORT OF THE CHIEF EXECUTIVE

CAERAU HOUSING RENEWAL AREA: GROUP REPAIR PROGRAMME 2015/2017

1. Purpose of Report.

- 1.1 The purpose of the report is to seek the approval of Cabinet for the future Group Repair Programme for 2015/2017.

2. Connection to Corporate Improvement Objectives / Other Corporate Priorities.

- 2.1 The implementation of this scheme will help to address the Council's Corporate Plan priorities of "Working together to make the best use of our resources" and "Working together to help vulnerable people to stay independent".

3. Background.

- 3.1 The Caerau Ward was declared a Housing Renewal Area in September 2006, with a lifespan of the Renewal Area being 10 years so the Renewal Area will expire during the financial year 2016/17. Over the past 9 years £6,148,000 Specific Capital Grant investment from the WG has been spent improving properties and undertaking various environmental schemes within the Caerau Ward.

- 3.2 The main purpose of the Housing Renewal Programme from a regeneration perspective is to:

- reverse the process of decline;
- improve housing and general amenities in an area;
- engender pride of people towards their homes and environments;
- increase (market) confidence;
- encourage employment opportunities locally; and
- improve people's quality of life.

4. Current Situation/Proposal

- 4.1 The programme of Group Repair Schemes from 2013/17 was approved by Cabinet on 13th November 2012 and the Authority has been awarded £416,659 Specific Capital Grant (SCG) from WG to spend in 2015/17 whilst completing the works within the programme.

- 4.2 In 2009 a block of properties in Greenfield Terrace was identified as being eligible for Group Repair Scheme works at the same time as Pleasant View, which is the adjoining street. At the time of identification the new Caerau Primary School was being developed on the land adjacent to Pleasant View and Greenfield Terrace and it was not deemed technically feasible to commence works at the same time as this would have caused an obstruction to the main access route to the new school site.

4.3 Highway improvements involving pedestrian and highway works were being undertaken to provide a new access route to the school during this period which resulted in Greenfield Terrace being the only access to the new school as other routes were not accessible. As a result the properties could not be programmed for the Group Repair Scheme works at the same time, as scaffolding and contractors vehicles would have obstructed the only access to the site.

4.4 There is sufficient funding available within the SCG from WG to complete the works at Greenfield Terrace in addition to the Group Repair Schemes previously agreed by Cabinet on 13th November 2012 in the current and next financial years.

5. Effect upon Policy Framework & Procedure Rules.

5.1 None.

6. Equality Impact Assessment

6.1 There is a requirement on local authorities in Wales to comply with WG condition to receive Renewal Area funding, and there is no impact on any of the Council's Equalities duties at this stage. Where the Authority is involved in the determination and delivery of the scheme it will do so in accordance with its Equality duties and undertake Equality Impact Assessments where appropriate and required.

7. Financial Implications

7.1 The works planned for 2015/17 will be in accordance with the conditions associated with the SCG award by WG.

8. Recommendations

8.1 Cabinet is recommended to approve the inclusion of Greenfield Terrace in the Group Repair Programme for 2015/17.

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Chief Executive
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Background documents: None