

West Belfast Area Working Group

Monday, 26th June, 2017

MEETING OF WEST BELFAST AREA WORKING GROUP

Members present: Councillor Magennis (Chairperson);
Alderman Kingston;
Councillors, Attwood, Austin, Bunting, Corr,
Collins, Garrett, Heading, Hutchinson, McConville,
O'Hara and Walsh.

In attendance: Mr. G. Millar, Director Property and Projects;
Mr. G. Dickson, Policy and Performance Analyst; and
Mrs. S. Steele, Democratic Services Officer.

Election of Chairperson

It was proposed by Councillor O'Hara, seconded by Councillor Hutchinson and agreed that Councillor Magennis would remain as the Chairperson for the period to end on the date of the Annual meeting of the Council in 2018.

Apologies

Apologies were reported on behalf of Councillors Attwood, Carson, Groves, Hutchinson, McConville, McVeigh and Walsh.

Minutes

The minutes of the meeting of 25th May were agreed as an accurate record of proceedings.

Declarations of Interest

Councillor Corr declared an interest in agenda item 5. V in that he was a Board Member of the Corrigan Village Regeneration Project.

Outstanding Actions – Decision Tracker

The Director of Property and Projects explained that the Decision Tracker document had been emailed to Members before the meeting and provided the Working Group with a brief overview of actions taken since the last meeting held on 25th May.

Noted.

Translink – Transport Hub

The Area Working Group welcomed Mr. C. Conway, Chief Executive, Translink, and Mr. L. McComb, Project Director, Transport Hub, to the meeting.

Mr. Conway presented an overview of the proposed plans for the new Transport Hub for Belfast. He advised the Members that significant public consultation had been undertaken over the last 18 months with various stakeholders and community groups regarding the proposals for the Hub. The Area Working Group was advised that a full Planning Application for the proposal had been submitted on 15th June, 2017.

Mr. McComb presented the masterplan vision of the Transport Hub to the Committee and outlined that it would act as a major gateway to the City. The Members were advised that it would be four or five storeys high with two main entrances on Durham Street and the Grosvenor Road. He reported that there would be ample wayfinding signage within and around the Hub, with pedestrian routes and cycle ways travelling through it and with clear links to the Belfast Rapid Transit system on the Grosvenor Road. The Members were also advised that there would be clear signage for the two major hospitals and universities. He reported that the Hub would connect through the mall into the business district of the Linen Quarter, and would also connect into Sandy Row.

Following a query from a Member, the Project Director advised the Committee that his team was working closely with the Strategic Investment Board in relation to the Buy Social clause, in order to incorporate apprentices and 'new starts' into the development of the Hub. He also reported that they were hoping to create over 400 construction jobs and long term sources of employment.

The Chairperson thanked the representatives for their presentation and they retired from the meeting.

Presentation – St John's GAC

The Chairperson welcomed Mr. K Gough from St John's GAC to the meeting.

Mr. Gough provided the Members with background information on St John's GAC and its work and involvement at Corrigan Park. He outlined that this outreach work was not solely in respect of Gaelic games and he highlighted the diverse range of opportunities that it also made available to the local community, for example, Pilates, Rambling, Outreach Coaching Programmes and a Health Promotion Day.

The representative proceeded to outline St John's proposal for the re-development of the pitch, which included the provision of tiered seating which he advised would:

- make the ground more suitable for hosting high level matches;
- increase spectator capacity from 2,674 to 6,000;
- provide a high spec event location in one of the most deprived areas in Belfast; and
- offer a more diverse range of sports – handball, racquet sports and bowls and a minor games area for children.

The representative advised the Working Group that it was envisaged that the finished project would help support government policies and initiatives through health benefits, neighbourhood renewal, social inclusion and the promotion of a cohesive and socially inclusive society.

The Chairperson thanked the representatives for attending and for the excellent work that they undertook with the local community and they retired from the room.

The Working Group noted that no funding was available at present but agreed to consider the project should any funding become available in the future

Presentation – New Life City Church

The Chairperson welcomed Mr. Jack McKee, representing the New Life City Church, to the meeting.

Mr. McKee provided the Members with an update on the background of the proposal for the New Life City Church. He advised that the Centre was seeking financial support from the Council towards the capital costs of its building as well as programme and salary costs to develop the cross community and personal development programmes to people from all communities.

The representative advised that the Centre had recently submitted an application for Peace IV funding but this had been unsuccessful. He reported that, at the feedback meeting with the SEUPB, it had been suggested that the representatives make contact with Belfast City Council to ascertain if funding would be available through the Council.

The Director of Property and Project advised that the Council had submitted a bid to the value of £14.5 million to the SEUPB for delivery of projects under the Peace IV Programme but no confirmation of this funding had been received. He added that any funding provided would include work on the themes of shared space, children and young people and building positive relationships. He stated that there was no grant programme within the plan but there would be the opportunity for organisations to deliver elements of the programme. However, it was unlikely that the Peace IV programme would provide the opportunity for individual groups to bid for individual programmes.

Mr. McKee drew the Members' attention to the vast range of opportunities made available to people from all communities at the New Life City Church which included 5 a-side- football, snooker, roller skating, pool, basketball, badminton, netball, indoor hockey, table tennis, darts, bowls, keep fit, weights and bouncy castle.

Several Members thanked Mr. McKee for the excellent work undertaken at this Centre and within the local community.

The representative concluded the presentation by stating that he was aware that there was currently no funding available but he asked the Working Group to consider this project should any additional funding become available.

The Chairperson thanked the representative for attending and he retired from the room.

The Working Group noted that no funding was available at present but agreed to consider funding should additional funds become available. It was further agreed that the

Director of Property and Projects would clarify the current situation regarding the SEUPB funding application.

LIF Update

The Director of Property and Projects provided an update on the status of those projects which had yet to be completed under LIF1, together with those which had been approved recently for funding under LIF2.

He reported that, through the original LIF1 allocation, the Members of the former West and Shankill AWGs had supported 24 projects, to date, through the full allocation of £1,617,500. Of the 24 projects, 23 projects (totalling over £1.1 million of LIF investment) had been completed and the remaining one was at delivery stage.

He continued that, when the second phase of the LIF had been agreed, £1,200,000 was allocated to the West AWG. To date, a total of 17 new projects had been agreed for in principle support, as well as additional support to two LIF 1 projects. Of the 17 projects, 3 were preparing for due diligence, 3 were currently going through due diligence or had recently passed due diligence and were awaiting contracts to be drawn up, 5 were at the pre-construction stage, 3 were currently on the ground being delivered and 3 projects had been completed.

The Director of Property and Projects concluded by drawing the Members' attention to the list of all 41 projects which highlighted the projects where there had been significant progress.

Date of Next Meeting

The Working Group noted that the next meeting would take place on Thursday, 24th August at 4.30 p.m.

Chairperson

East Belfast Area Working Group

Tuesday, 27th June, 2017

MEETING OF EAST BELFAST AREA WORKING GROUP

Members present: Alderman Haire (Chairperson);
The Deputy Lord Mayor, Councillor Copeland;
Aldermen McGimpsey, Rodgers and Sandford; and
Councillors Dorrian, Graham, Howard, Hussey,
Johnston, Kyle, Milne, Mullan, Newton,
O'Donnell and O'Neill.

In attendance: Mr. R. Cregan, Deputy Chief Executive;
Mr. G. Millar, Director of Property and Projects;
Mr. N. Grimshaw, Director of City and Neighbourhood
Services; and
Mrs L. McLornan, Democratic Services Officer.

Election of Chairperson

The Area Working Group noted that it was required to elect a Chairperson for the coming year.

Moved by Alderman Rodgers,
Seconded by Alderman Sandford and

Resolved – that Alderman Haire be elected to serve as
Chairperson to the East Belfast Area Working Group.

Apologies

Apologies for inability to attend were reported from Councillors Armitage and Long.

Minutes

The Working Group agreed that the minutes of the meeting of 4th May, 2017, were an accurate record of proceedings.

Declarations of Interest

Alderman Sandford declared an interest in Item 2, Belfast Investment Fund (Outer East), in that he was on the Board of Cregagh Primary School which was seeking funding for a joint schools project and he left the room for the discussion on the Item.

Belfast Investment Fund (Outer East)

(Mr. F. Smith, Project Sponsor Officer, attended in connection with this item)

(Alderman Sandford left the room for the duration of the discussion on the Lisnasharragh Community Schools Project)

The Director of Property and Projects advised the Working group that Mr. J. Gilchrist, Strategic Investment Board (SIB) was in attendance and he was admitted to the meeting.

The Project Sponsor Officer reminded the Area Working Group that the Council had engaged the Strategic Investment Board (SIB) to assist with the process of assessing the following six projects which were seeking support through the Outer East Belfast Investment Fund (BIF):

1. TAGIT boxing club;
2. Braniel Church;
3. Castlereagh Presbyterian Church;
4. Hanwood Centre;
5. Tullycarnet Community Support Services (TCSS); and
6. Lisnasharragh Community Schools Project Cluster.

Mr. Gilchrist advised the Working Group that the assessment had looked at each project in terms of its expected outcomes in relation to the aims of the Belfast Agenda and also its state of readiness for investment in terms of feasibility, affordability, deliverability and long term sustainability potential.

The Project Sponsor Officer outlined the findings of the review for each of the six proposed projects to the Working Group. He reported that each of the project promoters had been consulted and that site visits had been undertaken to inform the review.

The Director reminded the Area Working Group that there was a total budget of £2million for capital projects in the Outer East and that all six projects could not therefore be funded.

A Member stated that a private partnership had pulled out of supporting the Tullycarnet Community Support Services project which put it in jeopardy.

After discussion, the Working Group agreed that the following five projects be progressed to Stage 2 and that a report be submitted to a future meeting providing a more detailed update on the financial requirements for each of the projects:

1. TAGIT boxing club;
2. Braniel Church;
3. Castlereagh Presbyterian Church;
4. Hanwood Centre; and
5. Lisnasharragh Community Schools Project Cluster.

Local Investment Fund

The Director of Property and Projects reminded the Working Group that, through the Local Investment Fund (LIF 1), it had committed its initial allocation of £1,127,500 to eight projects and he reported that the Phase 2 allocation of £1,200,000 had been

allocated towards a further 12 projects. He advised the Members that 7 of the 8 projects of LIF1 had been completed.

He reported that the Westbourne Presbyterian Community Church (Titanic People) project, which had received funding through the Social Investment Fund (SIF) from The Executive Office, was at the second stage of design team procurement. He reported that, of the phase 2 allocation, all projects had passed through the due diligence stage, where 5 projects were at stage 3 (pre-construction) and the remaining 7 projects were at stage 4 (delivery).

The Members noted that there was a total of £54,009 of LIF funding to be re-allocated.

The Working group noted the update.

Leisure Transformation Programme: Avoniel and Templemore Baths Update

The Committee considered the undernoted report:

“1.0 Purpose

The purpose of this report is to provide Members with an update on the current status of the projects to develop new leisure facilities at Avoniel and Templemore Baths. Members are asked to:

- 1. Review the stage 2 designs for Avoniel and consider the proposed approach in taking forward design development within the context of the IFA’s Regional Hub Proposal and inclusion of the play centres services as outlined in section 3;**
- 2. Note the progress and current status in respect of the Templemore Baths Restoration Project as outlined in section 4;**
- 3. Note the current budget position in relation to both projects and agree to make a recommendation to the SP&R Committee for the reallocation of £4m from Avoniel towards the Templemore Baths project;**
- 4. Note the proposed next steps, including the intention to consult and engage around both projects in Autumn 2017 with a more detailed plan to be brought back to Members in advance of consultation taking place;**

2.0 Background

Members will recall that in April 2016, following endorsement by the East Area Working Group, the Strategic Policy & Resources Committee agreed the vision for both Avoniel as a ‘dry’ outdoor centre of excellence and Templemore as a spa and heritage facility (subject to a successful application to the Heritage Lottery Fund). The initial facility mixes agreed by Members at that time are attached at Appendix 1, which are

aligned with the overall USP strategy that Members have agreed for the city.

Members will also be aware that an overall affordability limit of £105m has been agreed for the Leisure Transformation Programme. In April 2015, Committee agreed the notional cost design limits for Avoniel (£12m) and Templemore (£8m).

3.0 Avoniel

Based on the initial vision agreed by Members in April 2016 officers have developed designs for Avoniel in collaboration with the Integrated Consultancy Team and GLL. The designs are attached at Appendix 2 for Members consideration. These are in line with Members decision to develop an outdoor centre of excellence at this site, with 'wet' leisure provision in the east of the city being offered at the Robinson Centre and Templemore Baths.

Due to the nature of the design and in an effort to maximise the benefits offered by the investment, officers have consulted with the IFA to seek their views on the designs for Avoniel.

IFA Regional Hub Proposal

The IFA Football Foundation and IFA Player Development team are very interested in the development at Avoniel, indicating they would like to make it an Official Regional Hub. They intend on opening their first Regional Hub at the National Stadium and Olympia in September 2017 and are currently in discussions with GLL around the introduction of this. Their intention would then be to roll this out to Avoniel once it is redeveloped, which is likely to be post 2020.

This feedback is not captured in the stage 2 designs but, subject to approval from Members, officers will continue to engage with the IFA during the stage 3 design development process to explore this potential strategic opportunity further.

Play Centre Relocation

In November 2016, Members were informed that agreement in principle had been reached with the EA and agreed to proceed with the disposal of land. In addition, Members agreed that the capital receipt of £316,659 would be ring fenced for the interim and permanent re-location of play services in the area.

Following engagement with Members around the interim relocation of the play centre, officers have reached agreement with the Exchange Church for the centre's summer scheme activities. In addition, a rental agreement has also been reached with GLL for use of the main hall at the existing

Avoniel Leisure Centre for term-time activities until the centre closes and a long term solution has been found.

The East AWG were informed in March that the Education Authority had agreed 'in principle' to relocating the play centre within the school site, subject to approval from their Board. However, this option will come with a significant capital cost resulting in much of the capital receipt from the sale of land being paid back to the EA.

Members are therefore asked to consider progressing the design of the new pavilion at Avoniel so that it caters for the play centres services, children's birthday parties and other functions. This would avoid any capital cost being paid to the Education Authority and would add to the offer provided from the new Avoniel facility.

Based on the approach outlined above this could potentially provide three clear themes in terms of the offer Avoniel:

- 1. Casual football bookings and programming provided by GLL;**
- 2. Community football programmes and academies being provided by the IFA; and**
- 3. Provision of the play services from the first floor in a room which would be compatible for children's parties and other events.**

4.0 Templemore

Members will be aware that in January 2017 the Heritage Lottery Fund provided the Council with formal permission to start the project to restore and extend Templemore Baths as part of an estimated £17m project. Officers are now progressing tasks as part of the project's development phase to support a round 2 application to HLF, which is currently programmed to be submitted in Spring 2018.

Our proposal is to restore the existing building to its former glory and develop an extension on the adjacent former hospital site. In summary our plans include the following:

- 1. Retain the original entrances to ensure the historic legibility of the building retains its importance and provide roughly 30% of the building for interpretation;**
- 2. Develop a spa facility within the existing building and retain the existing pool;**
- 3. Develop a new 25m, 6 lane pool and an 80 station gym on the adjacent hospital site;**
- 4. Develop a café which will operate from the courtyard in the middle of the existing building and offer other enterprise opportunities from the former caretakers house;**

5. Retain as much as possible of the original fabric and features of the existing building.

A procurement process is underway to appoint physical and interpretive design teams to support the development of the project, with both teams anticipated to be in place by August 2017.

Concept designs in line with the agreed facilities mix and the HLF application will be brought to Members following the appointment of the consultancy team.

Members will be aware that in February 2017, the SP&R Committee agreed that a service delivery contract approach is taken forward with the Users Trust for the long term management and operation of the new facility. Furthermore, it was agreed that the Users Trust would be integrated within the governance for the project. TUT are now represented on both the Project Delivery Group and Project Board, with meetings occurring monthly. TUT have input into the project's development through these groups, which reports into the wider LTP Board in line with the governance arrangements already in place for Andersonstown, the Robinson Centre and Brook Activity Centre.

The East AWG agreed in February to fund technical assistance to act on the Users Trust's behalf with the costs met from the Leisure Mobilisation Budget. Officers, in collaboration with the Users Trust, have identified the following roles which will be required to support them throughout the project:

1. Intelligent Client/Leisure Consultant – to act on the Users Trust's behalf in respect of design development and feed into these discussions from an operational perspective
2. Business Planning Function – this role will support the Users Trust in developing a new business model and financial plan which enables them to sustainably manage the new facility and achieve the required outcomes and benefits

5.0 Current Budget Position

The estimated project costs, which have been agreed with HLF, for Templemore are £17m with a contribution of £5m from HLF. Therefore, this assumes a Council contribution of £12m

In April 2015, Members agreed a budget of £8 million for Templemore, which leaves a deficit of £4m

Also in April 2015, Members agreed a budget of £12 million for Avoniel. However, based on the current stage 2 designs for

Avoniel, the total cost is estimated to be £8m, which leaves an excess of £4m for the Avoniel project.

The East AWG is asked to consider making a recommendation to the SP&R Committee for the reallocation of £4m from Avoniel towards the Templemore project. This would provide a budget of £12m for Templemore and £8m for Avoniel.

6.0 Social & Community Benefit Clauses

As members will be aware Heron Brothers have been appointed as the contractor for the delivery of the Robinson Centre, Andersonstown Leisure Centre and Brook Activity Centre.

Officers from P&P and Economic Development are currently working with Heron Brothers on a Social Responsibility Plan which will be implemented during contract delivery. It is envisaged that the plan will include the following:

- Creation of 3,120 employment weeks (up to 36 jobs)
- Construction Employment Academy for long term unemployed
- Engagement with employment/training organisations
- Interview Days
- Job Fairs (east and west)
- Meet the Buyer events
- Schools Engagement
- Sports Development
- Health Interventions
- Community Engagement Initiatives

A number of local community initiatives are also being proposed and it is envisaged that Heron Brothers will be invited to a special meeting of the east Area Working Group in the near future to discuss the detail of this plan further.

In line with the Council's 'Social Clause Policy' Heron Brothers are required to deliver this contract in such a way as to maximise the social, economic and environmental benefits for Belfast and its people through training and employment opportunities and, where practical, using local suppliers for goods and services.

7.0 Wider Context of investment in east Belfast

Members will be aware that in addition to the leisure investments at the Robinson Centre, Avoniel and Templemore Baths there are a number of other sport & leisure related projects that have been recently completed or currently being taken forward through the Council's Physical Programme. This includes:

Project	Facilities	Current Status
Cherryvale Playing Fields	New pitch & Pavilion	Tender preparation stage
Dixon Playing Fields	New pavilion	Completed
King George V Playing Fields	New pitch provision	Stage 2 – uncommitted
Victoria Park	New pavilion	Completed
H&W Welders (Blanchflower)	New pitch & pavilion	Stage 3 – committed

A map outlining the full Physical Programme for east Belfast is attached at Appendix 3.

8.0 Recommendation

Members of the East AWG are asked to:

- 1. Consider the proposed approach in respect of taking forward the design development for the Avoniel project;**
- 2. Note the current budget position in relation to both projects and agree to make a recommendation to the SP&R Committee for the reallocation of £4m from Avoniel towards the Templemore Baths project;**
- 3. Note the proposed next steps, including the intention to consult and engage around both projects in Autumn 2017 with a more detailed plan to be brought back to Members in advance of consultation taking place.”**

During discussion on the Irish Football Association’s proposal to have a Regional Hub at Avoniel, and whether the IFA would be making a financial contribution towards the leisure facilities, the Director of Property and Projects confirmed that the discussions were at a very early stage. The Director of City and Neighbourhood Services advised the Members that the proposals from the IFA were for the introduction of programmes for young people as opposed to capital alterations to the Council’s leisure facilities.

A Member requested that officers ensured that the IFA placed its proposals in writing for the Council’s consideration.

The Working Group noted the recommendations within the report.

Belfast Bikes EastSide Urban Village

(Ms. S. Kalke, Project Sponsor Officer, attended in connection with this item)

The Working Group considered the undernoted report:

“1.0 Purpose

- 1.1 To update Members about progress regarding additional docking stations of the Belfast Bikes in East Belfast requested and funded by Urban Villages**

2.0 Background

- 2.1** The Coca Cola Zero Belfast Bike scheme has been operational since April 2015. The capital costs of Phase 1 (city centre, Titanic and university area) were funded by the DRD Active Travel Scheme (with contributions from TQ Ltd and QUB for the stations in Titanic Quarter and Queens University area).
- 2.2** A six-year contract is in place with NSL for the operation and maintenance of the scheme and the scheme is sponsored by Coca Cola for 3 years. Income is also generated through annual and casual membership and user charges.
- 2.3** Belfast Bikes has proved extremely popular and the Council has received numerous requests for expansion. They offer the opportunities to work in partnership and secure funding from other bodies for the scheme to expand beyond its original boundaries. At the SP&R Committee meeting in June 2015 SP&R Members therefore requested that officers explore options for expansion.
- 2.4** Funding has also been secured from the Department for Communities to install stations in a number of communities as part of the Building Successful Communities programme; namely two at Lower Shankill & Brown Square, two at Lower Oldpark and two at Lower Falls. With the exception of Carlisle Circus all the other stations are complete. Revenue funding for the first year of operation is also in place. SP&R Committee approved to cover the remaining years of revenue costs (£26,057 per year).

A Letter of Offer has been received from the Urban Villages Programme for the capital funding of four stations in East Belfast including the revenue implications for the first year of operation.

- 2.5** These four stations will be strategically located in the east of the city, will improve connectivity in this part of the city and add to the tourism offer of East Belfast. One of the stations is located (and already built) at CS Lewis Square and forms a functional improvement of the newly developed Connswater Community Greenway.

Currently officers exploring potential locations for two new docking stations in the Urban Villages area of East Belfast (CS Lewis Square is already constructed and another area at the Skainos building is already identified).

Essential criteria for identifying suitable locations include:

Supporting Network - Docking stations should be part of a supporting strategic network with each station between 300 to 500 metres apart.

Sustainable growth - Docking stations should ideally be located in areas of high footfall that generate activity during the day and evening to ensure that the areas will generate sufficient subscriptions/income and can be operationally managed within the context of the wider scheme.

- 2.6 Experience from the scheme so far indicates that issues of vandalism arise in areas that do not have regular usage and surveillance.**

We would like to involve adjacent community groups in the planning to ensure the right selection of sites in terms of practicality and acceptance.

3 Some key facts and benefits achieved so far

3.1

- **Launched 27 April 2015**
- **41 docking stations now LIVE**
- **Fast approaching 500,000 journeys, with 211,000 in 2016 alone!**
- **Membership – 5.2k annual and 6k casual**
- **Top stations – Odyssey, Titanic and Central Station**

3.2 Benefits achieved:

- **Increased number of cyclists**
- **Increased support of tourism events**
- **Improved activity levels**
- **Increased level of investment in cycling (leveraged funding)**
- **Improved connectivity in the City Centre**
- **Additional choice of mode of transport**
- **Affordability of short distance trips**
- **Increased number of tourists cycling**
- **Improved city green credentials**
- **Improved image of Belfast**

4 Recommendation

- 4.1 Members are asked to note the update of the Belfast Bikes expansion in East Belfast and to give considerations of potential locations for docking stations.”**

In response to a Member's question regarding the recent increase in anti-social behaviour and damage to the bikes, the Project Sponsor Officer explained that the operators were working to repair the damaged bikes. She highlighted that the new docking stations should be in areas of high footfall to prevent anti-social behaviour and also reported that bikes were being taken away in the evenings from those areas which had seen a high rate of vandalism to the bikes.

During discussion, a Member stated that there were no bikes at the C. S. Lewis Square docking station at lunchtime last week. The Project Sponsor Officer explained that, while the operators travelled around the city to redistribute the bikes amongst the various docking stations, that docking station was likely to be empty given that many people used the bikes to cycle into the city centre in the morning and that the station would gradually fill again as people travelled out of the city towards the end of the day.

A number of Members made the following suggestions for the placement of docking stations for the Belfast Bikes within the East Urban Village, for the consideration of Urban Villages:

- Titanic Quarter Station;
- Connswater Shopping Centre;
- Avoniel; and
- Ballyhackamore/bottom of Belmont Road (to tie in with Belfast Rapid Transit Routes)

The Members agreed to provide any further suggestions to the Project Sponsor Officer.

Belfast Investment Fund – Bloomfield Community Association

The Working Group considered the undernoted report:

“1.0 Purpose

The purpose of this report is to provide Members with an update on the current status of a Belfast Investment Fund project with Bloomfield Community Association and to seek Members opinions on how to address a £178,000 budget shortfall issue.

2.0 Background

BIF-13 Bloomfield Community Association is one of a number of proposed BIF projects in the east of the city. The project proposal is to develop a fit for purpose community facility to meet the needs of BCA at their current premises on Hyndford Street and future-proof BCA’s current role / infrastructure within the community. This would include demolition and rebuilding to include community space, office facilities, multi-use hall and disability access.

Members will be aware that the project was agreed as a stage 3 – committed project by the SP&R Committee in September 2016 and an in principle commitment of £440k was allocated to the project. However, it was noted that this was pending the outcome of an Economic Appraisal and confirmation of costs, and that this would be brought back to the East AWG and Committee for consideration.

The East AWG have three other committed BIF projects as below:

Willowfield Parish Halls	£560,000	Completed – officially opened at the end of May
H&W Welders	£2,370,000	Progressing
Strand Cinema	£1,800,000	Requires match funding which has not yet been secured

There is £330k left under the BIF allocation for the East AWG – it had previously been discussed that this would be held as a contingency for the agreed BIF projects

3.0 Key Issues

Bloomfield Community Association is a stage 3 committed project with an allocated budget of £440,000, agreed at SP&R in September 2016.

An Economic Appraisal has been carried out by RSM which identified 3 options:

1. Do nothing
2. New build (small scale) – anticipated costs are £339,000
3. New build (medium scale) – anticipated costs are £618,000

The EA deemed option 3 to be the sustainable and preferred option, however, this leaves a shortfall of £178,000.

Potential options for the East AWG to consider are as follows:

1. Proceed on the basis of option 2 which is estimated to cost £339,000 – this is essentially a like for like replacement of the current building and will not meet the needs of BCA. The group do not want to proceed with this option.
2. Allocate funding from the BIF allocation. However, members should note that this would use a significant amount of the contingency budget which may have an impact on other projects
3. Seek funding from other sources – BCA had sought funding previously but were unsuccessful. Opportunities may be improved now that committed Council funding is in place. Initial conversations have been held with DfC and they have expressed support for the project, the EA suggests that this could be a potential source of funding if agreement could be reached with them.

4.0 Recommendation

Members of the East AWG are asked to consider the content of this report and agree a preferred way forward in respect of the budget shortfall for the project.”

The Working Group agreed that officers would engage with the group and that a report be submitted to the next meeting with a breakdown of the required costs for the project.

Alleygates Update

A Member requested that an update on the Alleygates scheme for the east of the City be provided at a future meeting of the Area Working Group.

Any Other Business

Bonfire Update

The Deputy Chief Executive advised the Members that officers would not be taking any further actions in respect of bonfires until political direction was clarified.

Chairperson

North Belfast Area Working Group

Thursday, 29th June, 2017

NORTH BELFAST AREA WORKING GROUP

Members present: Councillor McCabe (Chairperson);
Aldermen Convery, L. Patterson and Spence;
Councillors Campbell, Corr Johnston,
and Magee.

In attendance: Mr. N. Grimshaw, Director of City and
Neighbourhood Services;
Ms. E. Black, Policy and Business Development Officer;
Mr. G. Dickson, Policy Analyst; and
Miss E. McGoldrick, Democratic Services Officer.

Election of Chairperson

The Area Working Group noted that it was required to elect a Chairperson for the coming year.

Moved by Alderman Spence,
Seconded by Alderman Convery and

Resolved – that Councillor McCabe be elected to serve as
Chairperson to the North Belfast Area Working Group until June, 2018.

Apologies

Apologies were reported on behalf of the Lord Mayor, Councillor McAllister, Alderman McKee and Councillor Clarke.

Minutes

The minutes of the meeting of 30th May were agreed as an accurate record of proceedings.

Declaration of Interest

No declarations of interest were reported.

Decision Tracker

With the permission of the Chairperson, the Policy Analyst tabled the Decision Tracker document and provided the Working Group with a brief overview of actions since the last meeting held on 30th May.

Alexandra Park Update

With the permission of the Chairperson, the Policy and Business Development Officer tabled a report regarding the Council led engagement process and stakeholder efforts to develop a plan for Alexandra Park.

The Working Group was reminded that:

- In December 2015, the People and Communities Committee had agreed to complete a consultation exercise on an outdoor classroom proposal for Alexandra Park and gather feedback on the development of the park;
- In October 2016, following initial engagement by an independent consultant, Members agreed an enhanced engagement process with all stakeholders to progress the proposal and a general plan for the park; and
- This led to an '*Alexandra Park Working Group*' for the participants of the engagement process, which was facilitated from January – June, 2017, of which Members had been routinely updated on its progress.

It was reported that, initially, there had been stakeholder consensus to work together on a regeneration plan to develop '*a park for everyone*', however, the Policy and Business Development Officer advised that a critical point had been reached in June where the '*Alexandra Park Working Group*' and its efforts to pursue an Alexandra Park Regeneration Plan had come to an end as agreement had not been met regarding a draft plan for the future of the park.

She highlighted that the issues to consider in continuing the process included legacy matters, such as regeneration, governance, resilience and good relations and operational management.

During discussion, the Working Group raised questions regarding which stakeholders had been involved in the engagement process and the potential links the future plan for the park might have to the wider regeneration taking place in the area.

The Director of City and Neighbourhood Services suggested that North Belfast Park Management team continue to build engagement with the stakeholders in order to formalise governance and a park management plan, and their operational work should remain in place.

After discussion, the Working Group agreed to recommend to the People and Communities Committee that the North Belfast Park Management Team continue to engage with the stakeholders of Alexandra Park.

Future Agenda Items

The Working Group also noted the following future deputations and agenda items:

- Information sessions on Inner North Belfast Projects;
- Belfast Hills;
- Zoo Update;
- Harbour Commissioner Update;
- York Street Interchange Update;
- Update on the work of the support services/youth workers implemented by the DPCSP; and
- Ulster University – Outreach Programmes

Date of Next Meeting

The Working Group noted that the date of the next meeting would be Tuesday, 29th August, 2017.

Chairperson

East Belfast Area Working Group

Thursday, 3rd August, 2017

MEETING OF EAST BELFAST AREA WORKING GROUP

Members present: The High Sheriff of Belfast, Alderman Haire (Chairperson); Aldermen McGimpsey, Rodgers and Sandford; and Councillors Dorrian, Hussey, Kyle, Long, Newton, O'Donnell and O'Neill.

In attendance: Mr. G. Millar, Director of Property and Projects; Mrs. R. Crozier, Assistant Director; Mrs L. McLornan, Democratic Services Officer.

Apologies

Apologies for inability to attend were reported from the Deputy Lord Mayor, Councillor Copeland, and Councillors Graham, Howard, Johnston, McReynolds, Milne and Mullan.

Minutes

The Working Group agreed that the minutes of the meeting of 27th June, 2017, were an accurate record of proceedings.

Declarations of Interest

Alderman Sandford declared an interest in Item 2, Belfast Investment Fund (Outer East), in that he was on the Board of Cregagh Primary School which was seeking funding for a joint schools project and he left the room during the discussion on the Item.

Outer East Belfast Investment Fund

The Director of Property and Projects reminded the Working Group that, at its meeting on 27th June, it had agreed that the following five projects would progress to Stage 2:

1. TAGIT Boxing Club;
2. Braniel Church
3. Castlereagh Presbyterian Church;
4. Hanwood Centre; and
5. Lisnasharragh Community Schools Project cluster.

He explained to the Members that there was a total of £2million for capital projects in the Outer East area and that costs for the five projects were still over budget. He reported that officers had been working with each of the projects to determine the costs,

particularly in relation to V.A.T. and the proposed delivery mechanism. He reported further, that the costs were also being tested internally by the Council's Project Management Unit to ensure that each project was both affordable and within budget.

The Director of Property and Projects advised the Working Group that, in order to progress the projects, TAGIT, Braniel Church, Hanwood Centre and the Lisnasharragh Schools projects be provided with funding totalling their revised costs, and that the remainder be allocated towards the Castlereagh Presbyterian Church project, given that that request had been received at a later date. He also outlined that this would provide each project with roughly the same amount.

After discussion, the Working Group agreed that the five projects be allocated the following amounts through the Outer East Belfast Investment Fund:

- TAGIT Boxing Club, £434,000;
- Braniel Church, £390,000;
- Hanwood Centre, £396,000;
- Lisnasharragh Community Schools project, £398,000; and
- Castlereagh Presbyterian Church, £382,000.

Belfast Investment Fund – Bloomfield Community Association

The Members were reminded that the project was agreed as a Stage 3 committed project by the Strategic Policy and Resources Committee in September 2016, with an in-principle commitment of £440,000 allocated to the project. However, it was noted that this agreement was pending the outcome of an Economic Appraisal and the confirmation of costs, and that this would be brought back to the Working Group, and the Strategic Policy and Resources Committee, for consideration.

The Members were reminded also that, at its previous meeting on 27th June, it had agreed that officers would engage with the Bloomfield Community Association to ascertain a breakdown of the required costs for the project.

The Director of Property and Projects outlined a number of options to the Working Group and, after discussion, the Working Group agreed to give the organisation six months to attract partnership funding for the current shortfall which had been identified in the Economic Appraisal, and that officers would engage with the Association to provide advice on other possible funding streams.

The Working Group also agreed to receive an update on the Lagan Village Youth and Community Group at the next meeting.

Local Investment Fund

The Director of Property and Projects advised the Members that there was no substantial progress to report on the Local Investment Fund projects and that an update report would be submitted to the next meeting.

The Working Group noted that briefings for all Members on the capital programme would take place later in the month.

Correspondence from East Belfast F.C.

The Assistant Director advised the Members that a report would be considered by the People and Communities Committee the following week in relation to a request from East Belfast F.C. for a temporary hospitality room to be placed on Council-owned land.

In response to a Member's question, the Assistant Director agreed to provide the previous quarterly reports for the seven playing fields which had Partner Agreements with the Council.

The Working Group was also advised that correspondence had been received from the East Belfast Football Club, requesting an opportunity to present its capital development plans to redevelop Inverary Park.

The Working Group acceded to the request to present its redevelopment plans to the Working Group and agreed that the club be invited to attend the next meeting.

Alleygates

The Working Group noted that an update on alleygates would be submitted to the next meeting.

Date of Next Meeting

The Working Group noted that the next meeting would take place on Thursday, 7th September at 5.00p.m.

Chairperson