



## APPENDIX A “Project Mandate”

Agenda item number: **A1**

Date of issue: **24/2/14**

Meeting: REEA

Date: 5/3/14

Report by: David Blanchard                      Job title: CPO

Service : Central Services

Status: Submission to Committee for Approval

Subject: Cattle Market – Strategic Management and Development

---

### 1 Purpose of report

To gain approval for allocating resources to the strategic management and re-development of the cattle market including rationalisation, improvements, renewal and the Leicestershire Food Enterprise Centre. To provide the support to enable detailed business case/s to be put together for Members and stakeholders to consider. To agree draft objectives of the project and agree to the Council progressing grant applications to support those objectives.

---

### 2 Recommendations

A budget of up to £110k (subject to grant funding) is provisionally agreed for the client design/architect and further investigations, project management and feasibility costs necessary for progressing this project.

The draft project objectives for the cattle market in the mandate are reported to Members for comment and approval.

---

### 3 Background

#### **Management**

The Cattle Market Partners have managed the livestock market continuously since 2001, in October 2007 Members considered a strategic review of the cattle market with a presentation from Savills on options for the market.

Members decided that the cattle market has a vital role for the town and that a balanced approach between protecting the existing facilities and re-shaping and refurbishing the market should be taken. Members at REEA Committee on 20/12/2010 approved that negotiations be undertaken with the cattle market partners for a further term. Overview and Scrutiny Committee received a paper explaining the process and why negotiations were taking place with the Partners. The waiving of financial procedure rules and contract procedures was agreed by Members at the time.

Negotiations for a new agreement with the Partners in 2010 considered every aspect of the business; the Council was supported in its negotiations by Armstrong Watson, Chartered Accountants from Penrith with experience in livestock markets. Armstrong Watson presented a comprehensive report to members of the Cattle Market Working Group as part of this process.

The existing five year agreement with Partners expires on 31<sup>st</sup> March 2016 and consideration must be given now to how the cattle market is managed in the future, what the future needs of the cattle market are, the nature and terms of any new agreement , for how long, what improvements are required, how these improvements are funded and implemented.

### **Improvements and opportunities**

Elements of the cattle market are in a poor state of repair and in need of replacement e.g. car park surfaces, pedestrian access routes, cattle sheds. In addition there are parts of the market that are under-utilised and a better design may promote more use of the cattle market on non-market days.

A food enterprise centre at the cattle market has been identified as a potential opportunity and this option needs to be investigated further with a detailed feasibility study.

In light of these needs and issues draft project objectives are attached for members consideration and approval.

---

#### 4 Legal, financial and IT implications

Reasonable and safe access must be maintained at the cattle market. The cattle market is an important asset for the town and its ongoing success and viability will help to support the town and its reputation as the rural food and drink capital.

The future management of the cattle market must be considered, achieving best value and complying with procurement guidelines must be considered alongside wider opportunities for securing replacement facilities at the Cattle Market.

---

5 Initial Assessment of risk

A secure livestock and associated businesses will help to maintain its vitality and viability. The Council must consider how to best to achieve its objectives at the cattle market.

Investment and improvements at the cattle market are considered vital to the on-going success of the market.

Capital investment in the cattle sheds may not result in significant financial returns on the investment, hence the need for intervention.

Livestock markets and their future viability continues to be an important matter for consideration by the Council and other stakeholders in the Cattle Market.

---

6 Equalities and diversity and staffing implications

Access must be provided for all, including wheel chair users.

Equalities impact assessments will be undertaken as required by the stage that the project has achieved.

Property, economic development and financial staffing resources will be required. Additional external expertise will need to be resourced, as necessary, to support this project.

---