

RURAL, ECONOMIC & ENVIRONMENTAL AFFAIRS COMMITTEE

4th JUNE 2014

REPORT OF STRATEGIC DIRECTOR (CAM) AND CORPORATE PROPERTY OFFICER (DB)

CATTLE MARKET UPDATE

1.0 PURPOSE OF THE REPORT

- 1.1 To update the Committee on progress relating to the Cattle Market project and to gain approval for Officers to progress the project to the next stages.

2.0 RECOMMENDATIONS

2.1 It is recommended that:-

- (a) the Cattle Market Working Group for the work completed to date and the next steps proposed be noted.
- (b) the progress of the feasibility works for Phase 1 of the Cattle Market development be noted.
- (c) Management and cost consultants be appointed through Framework agreements to maintain momentum of the project.

3.0 KEY ISSUES: CATTLE MARKET WORKING GROUP MEETING

- 3.1 On 19th May 2014 the Cattle Market Working Group met to consider the progress that has been made since the last meeting of the group. The group were given a presentation by the Partners and jointly appointed specialist architect, Adrian Jones, on how the re-development of the livestock market might look and the changes required to meet current Health and Safety guidelines. Parking for livestock market vehicles and the public would be split to help improve customer access and safety and also traffic flows on and off site.
- 3.2 Members were provided with an update on project funding. The Council has been successful with its bid for £50,000 of funding for preparatory and feasibility works in addition to the £50,000 already approved by this Committee at its meeting on 4th March 2014. Members were advised on grant funding applications submitted to the Leicester and Leicestershire Enterprise Partnership (LLEP) for grant funding from the Local Growth Fund (LGF) to support the Cattle Market project. Funding options and constraints were mentioned. It is expected that capital funding from LGF will start to become available from 1st April 2015. This would fit in with the quietest period of the year for the Cattle Market.

Feasibility study

- 3.3 The project team and its advisors are working up a project budget and initial design drawings have been produced and are being circulated amongst stakeholders. Matters under consideration include the current business volumes, general market conditions, existing land/building uses, risks and where to gather business intelligence regarding other potential complimentary businesses for the site.
- 3.4 The LLEP is keen to work on deliverable projects and therefore timing is an important aspect of the project, as well as accurate budgeting. The project has been provisionally split into two phases. Specialist agricultural architects have been jointly procured with the market partners to draw up a scheme for the Livestock Market, which is Phase 1. Phase 2 is the Food Enterprise Centre and the feasibility of this project will be developed over the coming months.

- 3.6 The Council now needs to appoint project managers and contractors under framework agreements to keep the timing of the project on track and to assist in producing final drawings and detailed cost plans. Research will be commissioned on future requirements of livestock buyers and sellers to ensure, as far as possible, that the design of the new development will meet customer expectations.

4.0 POLICY AND CORPORATE IMPLICATIONS

- 4.1 The Cattle Market is an important asset for the town, attracting businesses and visitors from all over the country and it is vital that the Council continues with its investment into the market to enable it to modernise and meet customer expectations.

5.0 FINANCIAL AND OTHER RESOURCE IMPLICATIONS

- 5.1 The financial implications are that £100,000 of funding towards feasibility and project design is available, £50,000 from grant funding and £50,000 previously allocated from the Corporate Priorities Reserve. Staffing support to this project will be provided from the Central Services team with support from the Economic Development Officer as appropriate. Further detailed reports will be brought to members as more information becomes available.

6.0 LEGAL IMPLICATIONS

- 6.1 Legal advice is being sought where necessary and any specific legal matters brought to Members attention as required.

7.0 COMMUNITY SAFETY

- 7.1 There are several safety issues to consider at the Cattle Market, separation of the livestock markets with other businesses, including those with food and drink. The surfaces of the car parks and access ways are old and deteriorating and require constant patching and attention.

8.0 EQUALITIES

- 8.1 Access issues for people with disabilities will be an important consideration for any future improvement plans and consultation with a local access group on development plans will be part of the process.

9.0 RISKS

- 9.1 The Cattle Market is subject to certain unique risk factors, for example livestock diseases, changes in legislation, changes in market conditions and it can also be adversely impacted by extreme weather conditions. A risk log is being kept updated throughout the duration of the project.

10.0 CLIMATE CHANGE

- 10.1 Extreme weather conditions can and often will impact on the activity at the Cattle Market.

11.0 CONSULTATION

- 11.1 Consultation with partners including market partners and other stakeholders will be an important aspect of the project.

12.0 WARDS AFFECTED

- 12.1 All wards are affected.

Contact Officer: David Blanchard

Date: May 2014

Appendices: None

Background Papers: None

Reference: X: Ctte,Council & SubCttes/REEA/2013-14/5.3.14