

## **Manchester City Council Report for Information**

**Report to:** Economy Scrutiny Committee – 9 January 2019

**Subject:** Overview Report

**Report of:** Governance and Scrutiny Support Unit

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### **Summary**

This report provides the following information:

- Recommendations Monitor
- Key Decisions
- Work Programme
- Items for Information

### **Recommendation**

The Committee is invited to discuss the information provided and agree any changes to the work programme that are necessary.

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**Wards Affected:** All

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### **Contact Officers:**

Name: Mike Williamson  
Position: Team Leader- Scrutiny Support  
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Email: m.williamson@manchester.gov.uk

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### **Background documents (available for public inspection):**

The following documents disclose important facts on which the report is based and have been relied upon in preparing the report. Copies of the background documents are available up to 4 years after the date of the meeting. If you would like a copy please contact one of the contact officers above.

None

## 1. Monitoring Previous Recommendations

This section of the report contains recommendations made by the Committee and responses to them indicating whether the recommendation will be implemented, and if it will be, how this will be done.

Items highlighted in grey have been actioned and will be removed from future reports.

Date	Item	Recommendation	Response	Contact Officer
5 Sept 2018	ESC/18/39 Working Well and Work & Health update	To requests that officers share details of the challenges that had been identified within the south Manchester area.	This information will be circulated to Members when available	Matt Ainsworth (Growth Company)
10 Oct 2018	ESC/18/45 Gap analysis of the City's Bus network service	To request information including a summary of data that has been used to date to underpin current findings, including information on frequencies of services and services that have been removed or reduced in the last three years.	This information will be circulated to Members when available	Richard Elliott

## 2. Key Decisions

The Council is required to publish details of key decisions that will be taken at least 28 days before the decision is due to be taken. Details of key decisions that are due to be taken are published on a monthly basis in the Register of Key Decisions.

A key decision, as defined in the Council's Constitution is an executive decision, which is likely:

- To result in the Council incurring expenditure which is, or the making of savings which are, significant having regard to the Council's budget for the service or function to which the decision relates, or

- To be significant in terms of its effects on communities living or working in an area comprising two or more wards in the area of the city.

The Council Constitution defines 'significant' as being expenditure or savings (including the loss of income or capital receipts) in excess of £500k, providing that is not more than 10% of the gross operating expenditure for any budget heading in the in the Council's Revenue Budget Book, and subject to other defined exceptions.

An extract of the most recent Register of Key Decisions, published on **20 December 2018**, containing details of the decisions under the Committee's remit is included below. This is to keep members informed of what decisions are being taken and, where appropriate, include in the work programme of the Committee.

### Directorate - Corporate Core

Decision title	What is the decision?	Decision maker	Planned date of decision	Documents to be considered	Contact officer details
Strategic Land and Building Acquisition Ref: 15/003	The approval of capital expenditure for the purpose of the strategic acquisition of land.	City Treasurer	March 2018 or later	Checkpoint 4 Business Case	Eddie Smith 0161 234 4821 e.smith@manchester.gov.uk
Collyhurst Regeneration Ref: 15/005	The approval of capital expenditure for land and buildings in Collyhurst.	City Treasurer	March 2018 or later	Checkpoint 4 Business Case	Eddie Smith 0161 234 4821 e.smith@manchester.gov.uk
Depots Programme Ref: 15/007	The approval of capital expenditure on the council's depots.	City Treasurer	March 2018 or later	Checkpoint 4 Business Case	Julie McMurray Tel: 0161 234 6702 j.mcmurray@manchester.gov.uk

<p>Factory Project</p> <p>Ref: 15/012</p>	<p>The approval of capital expenditure in relation to the creation of the Factory.</p>	<p>City Treasurer</p>	<p>March 2018 or later</p>	<p>Checkpoint 4 Business Case</p>	<p>Dave Carty 0161 219 6501 d.carty@manchester.gov.uk</p>
<p>Article 4 directions for office, light industry and logistics</p> <p>Ref:2017/06/30A</p>	<p>To give notice of introduction of Article 4 directions for office, light industry and logistics in one year's time. To begin a year-long notice period for the introduction of Article 4 directions to manage the change of use from office, light industry and logistics to residential.</p>	<p>Head of Planning, Building Control and Licensing</p>	<p>March 2018 or later</p>	<p>Report to Head of Planning, Building Control and Licensing; supporting evidence report</p>	<p>James Shuttleworth Planning and Infrastructure Manager 0161 234 4594 j.shuttleworth@manchester.gov.uk</p>
<p>Estates Transformation</p> <p>Ref:2017/06/30D</p>	<p>The approval of capital spend to ensure that the operational estate is fit for purpose.</p>	<p>City Treasurer</p>	<p>March 2018 or later</p>	<p>Checkpoint 4 Business Case</p>	<p>Julie McMurray Strategic Development 0161 219 6791 / 07950 790533 j.mcmurray@manchester.gov.uk</p>

Lincoln Square/Brazennose St Ref: 2017/12/04A	To approve the signing of a collaboration agreement among landowners, as a precursor to the Council investing £1.2m of a total of £4.08m in a new public square and public realm.	City Treasurer	March 2018	Draft collaboration agreement  Draft public realm development plans  High level cost schedule	Pat Bartoli Head of City Centre Growth and Regeneration 0161 234 3329 p.bartoli@manchester.gov.uk
Brownfield Land Register Update Ref: 2017/10/17A	To publish Manchester's Brownfield Land Register	Strategic Director, Development and the Deputy Chief Executive (Growth and Neighbourhoods)	March 2018 or later	Report and recommendations	Richard Elliott Head of Policy, Partnerships and Research 0161 219 6494 r.elliott@manchester.gov.uk
Acquisition of New Build Properties at Booth Hall, Charlestown Ref: 2017/11/01B	The acquisition of up to 20 new build housing units from Taylor Wimpey	Strategic Director (Development)	March 2018 or later	Report and recommendation	Nick Mason Development Surveyor 0161 234 1309 n.mason@manchester.gov.uk

Local Plan Review – Issues and Options Consultation  Ref: 2018/01/16A	To agree document and proposals to consult on the Local Plan Review - Issues and Options.	Executive	March 2018 or later	Report with consultation document appended	Name: Richard Elliott Position: Head of Policy, Partnerships and Research Tel no: 0161 219 6494 Email address: r.elliott@manchester.gov.uk
Manchester Airport – MCC Freehold Leases rent Review 2016  Ref: 2018/03/21A	To approve the new rent to be received following the conclusion of the 2016 rent review	Eddie Smith	April 2018	Briefing Note	Name: Mike Robertson Position: Senior Development Surveyor Tel no: 31260 Email address: m.robertson@manchester.gov.uk
North West Construction Hub High Value Framework (2018-2022) Reprocurement  Ref: 2018/05/1A	Approval to appoint contractors to the North West Construction Hub High Value Framework 2018, for the delivery of construction projects of a value between £8m – over £35m for public sector organisations within the North West of England.	City Treasurer	November 2018	Confidential High Value Report 2018 (will be attached at Key Decision stage once outcome of process is known)	Name: Jared Allen Position: Director of Capital Programmes and Property Tel no: 0161 219 6213 Email address: j.allen@manchester.gov.uk  Name: John Finlay Position: Capital Programme Procurement Manager Email: j.finlay@manchester.gov.uk 0161 219 6213

<p>Northern Gateway Draft SRF</p> <p>Ref: 2018/05/1E</p>	<p>To endorse the draft Strategic Regeneration Framework (SRF) for the Northern Gateway and proceed to a period of formal public consultation.</p>	<p>The Executive</p>	<p>25 July 2018 or later</p>	<p>Executive Report and Draft SRF</p>	<p>Name: Ian Slater  Position: Head of Residential Growth  Tel no: 0161 234 4582  Email address: i.slater@manchester.gov.uk</p>
<p>Civic Quarter Heat Network Contract</p> <p>2018/06/22A</p>	<p>To award and enter into the necessary arrangements to deliver the Civic Quarter Heat Network (CQHN) including all corporate, commercial, contractual, delivery and operational arrangements together with all necessary property arrangements and all ancillary agreements. Approval of the business plan, business case and any funding arrangements</p>	<p>City Treasurer and Strategic Director (Development) and the City Solicitor</p>	<p>July 2018</p>	<p>Legal documentation and arrangements to effect the delivery of the CQHN together with Executive reports – Item 8, 21<sup>st</sup> March 2018 and Item 4 - 10<sup>th</sup> January 2018, business case, business plan, and Contract Report setting out the terms of the arrangements.</p>	<p>Name: Paul Hindle  Position: Head of Finance  Tel no: 0161 234 3025  Email address: p.hindle@manchester.gov.uk</p>

<p>Affordable Housing units at Booth Hall, Charlestown</p> <p>2018/06/22B</p>	<p>The disposal of 20 housing units for shared ownership</p>	<p>Chief Executive</p>	<p>July 2018</p>	<p>Report to Executive on 27 June 2018 and decision proposal to the Chief Executive.</p>	<p>Nick Mason Tel 0161234-1309 n.mason@manchester.gov.uk</p> <p>Steve Sheen Tel 0161234-4115 s.sheen@manchester.gov.uk</p>
<p>Acquisition of lease for occupation for the decant of Alexandra House</p> <p>2018/08/06A</p>	<p>The Council would acquire a lease of occupation for up to 3 years. This would facilitate the decant of Alexandra House to enable it to be refurbished.</p>	<p>Strategic Director (Development)</p>	<p>September 2018</p>	<p>Heads of Terms</p>	<p>Name: Richard Munns Position: Head of Corporate Estate Tel no: 0161 245 7226 Email address: r.munns@manchester.gov.uk</p>



<p>HQ2 - MHCC and MLCO collocated headquarters.</p> <p>2018/08/10B</p>	<p>MCC to take a lease on behalf of MHCC and MLCO, with back to back agreements in place with them, to mitigate the financial risk to MCC.</p>	<p>Eddie Smith</p>	<p>Sept 2018</p>	<p>Joint business case to support the decision making re the investment.</p> <p>Lease between the landlord and MCC</p> <p>The 'back to back' agreement with MHCC and MLCO in respect of the leased accommodation and financial commitment.</p>	<p>Name: Vibeke Dawes  Position: Programme Manager  Tel no: 0161 245 7512  Email address: v.dawes@manchester.gov.uk</p>
<p>Framework Agreement for the Provision of Office Furniture</p> <p>2018/09/07/C</p>	<p>To seek approval to award a framework of up to 5 suppliers for the provision of office furniture</p>	<p>Strategic Director (Development) and the City Treasurer</p>	<p>October 2018</p>	<p>Report and Recommendation</p>	<p>Samantha Wilson  Senior Procurement Officer  samantha.wilson@manchester.gov.uk  0161 234 4368</p>

Disposal of land by way of agreement for lease and lease at Crown Street, Manchester.  2018/09/24C	To enter into a conditional agreement for lease and lease of existing long leaseholds to permit the redevelopment of the site and secure social infrastructure obligations in accordance with planning approval.	Strategic Director, Strategic Development	October 2018	Report to Executive.  Delegated Approval report and Heads of Terms for transaction.	David Lord Development Manager Tel: 0161 234 1339 Email: d.lord@manchester.gov.uk
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#### Directorate - Growth and Neighbourhoods

Decision title	What is the decision?	Decision maker	Planned date of decision	Documents to be considered	Contact officer details
Disposal of Land at Little Peter Street  Ref: 2017/04/03/A	Disposal of existing car park on a long leasehold basis for development purposes.	Chief Executive	March 2018 or later	Heads of Terms for the transaction	Laura Green 0161 234 1258 l.green3@manchester.gov.uk
Ben Street Project – Land at Ilk & Alpine Street, Clayton  Ref: 2018/02/07B	Disposal of Land for residential development	Strategic Director (Development)	April 2017	Note detailing the proposed disposal	Louise Hargan

## Directorate - Strategic Development

Decision title	What is the decision?	Decision maker	Planned date of decision	Documents to be considered	Contact officer details
One Central Park Ref: 2017/07/18A	Capital expenditure approval for the cost of works to improve the facility and develop the City Council's Digital Asset Base.	City Treasurer	March 2018 or later	Reports to the Executive and Full Council dated 28 June 2017 (The Development of the City Council's Digital Asset Base)	Eddie Smith 0161 234 4821 e.smith@manchester.gov.uk
Heron House Refurbishment – Letting of the contract Ref: 2017/08/01A	To approve the letting of the contract for the refurbishment of Heron House.	City Treasurer	March 2018 or later	Briefing note	Gill Boyle 0161 234 1069 g.boyle@manchester.gov.uk
Lease of Space at Universal Square, Devonshire Street North, Manchester, M12 6JH Ref: 2017/10/24A	MCC to take a 5 year lease with a 5 year lease renewal option at Universal Square and 1 year rent free period. The rent is £102,250 per annum with a service charge of £4.50 per sq ft.	Strategic Director (Development)	March 2018 or later	The terms are of a commercial nature given third party interest and should remain confidential. The Strategic Director/ Head of Estates have visibility on the proposal.	Marcus Shaw Estates Surveyor 0161 234 3104 m.shaw1@manchester.gov.uk

Leasehold Land Disposal – 401 Mauldeth Road West  Ref: 2018/02/19B	To agree the disposal of land by way of 125 year lease.	Chief Executive	April 2018	Briefing Note and Heads of Terms	Richard Cohen Senior Development Surveyor 0161 234 3019 r.cohen@manchester.gov.uk
Toxteth Street – phase 2 (final phase)  2018/02/23C	Development of phase 2 area by Lovell	Chief Executive	March 2018	Briefing Note	Gill Boyle, Development Manager ext 31069 g.boyle@manchester.gov.uk
Marginal Viability - Housing Infrastructure Fund, New Victoria site.  Ref: 2018/03/1B	To release grant funding of £10.074m secured from the Government's Housing Infrastructure Marginal Viability Fund to enable delivery of a key strategic residential and commercial development scheme at New Victoria, developing 520 new homes in total.	Strategic Director of Development	April 2018	Checkpoint 4 Business Case	Martin Oldfield Director of Strategic Housing and Residential Growth 0161 234 4811 m.oldfield@manchester.gov.uk

<p>To bring forward two new housing affordability products.</p> <p>Ref:2018/02/14A</p>	<p>Approve the two schemes as set out in the report to the Executive 7 March 2018: Rent to Purchase Empty houses to First Time Buyer Homes</p>	<p>Director of Housing and Residential Growth in consultation with the Deputy Leader of the Council with responsibility for Housing</p>	<p>April 2018 or later</p>	<p>Agreements for each of the products</p>	<p>Martin Oldfield  Director of Housing  0161 234 4811  m.oldfield@manchester.gov.uk</p> <p>Steve Sheen  Housing Strategy and Partnerships Manager  0161 234 4115  s.sheen@manchester.gov.uk</p>
<p>Northern Gateway Draft SRF</p> <p>2018/05/25B</p>	<p>To endorse the draft Strategic Regeneration Framework (SRF) for the Northern Gateway and proceed to a period of formal public consultation.</p>	<p>The Executive</p>	<p>27 June 2018</p>	<p>Executive Report and Draft SRF</p>	<p>Name: Ian Slater  Position: Head of Residential Growth  Tel no: 0161 234 4582  Email address: i.slater@manchester.gov.uk</p>

National Taekwondo Centre 2018/10/19A	Enter into a 39 year lease with Sport Taekwondo UK Ltd for areas within the building.	Strategic Director Development	November 2018		Name: Richard Cohen Position: Senior Development Surveyor Tel no: 234 3019 Email address: r.cohen@manchester.gov.uk
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### 3. Economy Scrutiny Committee Work Programme – December 2018

<b>Wednesday 9 January 2019, 2.00pm</b> <b>** DUE TO CHRISTMAS BREAK PLEASE CAN AS MANY REPORTS AS POSSIBLE BE SUBMITTED BY FRIDAY 21 DECEMBER **</b> <b>(Actual report deadline Friday 28 December 2018)</b>				
<b>Theme – Housing and Strategic Regeneration</b>				
<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Strategic Director/ Lead Officer</b>	<b>Comments</b>
Residential Growth update and Action Plan	<p>To consider the Executive report on the Council’s residential growth update and action plan.</p> <p>This report will include an appendix that will cover the relationship between the Manchester housing markets and the growth of the economy which will include the impact of housing on the economy, with specific reference housing ownership, the housing rental market and pressures on house prices. The report will also address the impact of the housing offer /market on our ability to attract and retain the talent needed by the City's businesses</p>	Cllr Richards (Exec Member for Housing and Regeneration)	Eddie Smith Jon Sawyer	
Delivering the Our Manchester Strategy	This report provides an overview of work undertaken and progress towards the delivery of the Council’s priorities as set out in the Our	Cllr Leese  Cllr N Murphy (Deputy Leader)	Cllr Leese Cllr N Murphy Cllr Richards	Invite Leader, Deputy Leader and Cllr Richards to present

	Manchester Strategy for those areas within the portfolio of the Leader, Deputy Leader (in respect of skills) and the Executive Member for Housing and Regeneration.	Cllr Richards (Exec Member for Housing and Regeneration)		
Overview Report	Monthly report includes the recommendations monitor, relevant key decisions, the Committee's work programme and any items for information.		Mike Williamson	



**Wednesday 6 February 2019, 2.00pm  
(Report deadline Monday 28 January 2019)**

**Theme – Economic impact of Brexit on Manchester and the interlinkage of Greater Manchester and Manchester City Council Strategies**

Item	Purpose	Lead Executive Member	Strategic Director/ Lead Officer	Comments
The impact of the Brexit settlement on the City	The precise detail of this issue is to be determined when it is clearer as to the type of Brexit settlement likely to be agreed on by Government.	Cllr Leese	Eddie Smith	
Northern Gateway Strategic Regeneration Framework Update	<p>To consider the Executive reports on the Northern Gateway.</p> <p>These reports will provide:-</p> <p>(1) an update on the outcome of the public consultation exercise and seek the approval of the final SRF and</p> <p>(2) set out a broad programme for how this masterplan will be implemented with a focus on JV delivery activity in years 1-5</p>	<p>Cllr Leese</p> <p>Cllr Richards (Exec Member for Housing and Regeneration)</p>	<p>Eddie Smith</p> <p>Jon Sawyer</p>	
Consultation on the draft Greater Manchester Spatial Framework (GMSF)	To receive a report on the consultation by the Combined Authority on the revised GMSF.	Cllr Leese	Richard Elliott	

The Manchester Local Plan	To receive a report in relation to the proposed consultation on the first draft of Manchester's Local Plan.	Cllr Leese	Richard Elliott	
Transport 2040 Strategy - Delivery Plan	To receive a report on the progress of TfN's strategy and its potential impact on the City Centre and region.	Cllr Leese	Richard Elliott	
City Centre Transport Plan	To receive an update on the Council's progress in developing a refreshed City Centre Transport Strategy.	Cllr Stogia (Exec Member for Environment, Planning and Transport)	Richard Elliott	
Refreshed budget and business plans	The Committee will consider the refreshed budget and business plans for Corporate Core, following consideration of original proposals at its December 2018 meeting.  To include business plans for all other Directorates as an appendix	Councillor Ollerhead (Executive Member for Finance and HR)	Carol Culley	
Overview Report	Monthly report includes the recommendations monitor, relevant key decisions, the Committee's work programme and any items for information.		Mike Williamson	

**Wednesday 6 March 2019, 2.00pm  
(Report deadline Monday 25 February 2019)**

**Theme –**

<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Strategic Director/ Lead Officer</b>	<b>Comments</b>
Family Poverty Strategy update	To receive an update on the implementation of the Family Poverty Strategy, including the role that anchor institutions can play and how we build the resilience of families living in poverty.	Cllr S Murphy (Deputy Leader)	Angela Harrington	
The Impact of Welfare Reform and Universal Credit on the Manchester Economy	To receive a further update on the Government's welfare reform programmes, including the roll-out of Universal Credit across the City and the impact on Manchester's residents.	Cllr S Murphy (Deputy Leader)	Angela Harrington Job Centre Plus	
The Impact of Procurement Policies on Small and Medium Businesses	To receive an update on the impact of the Council's procurement policy on small and medium businesses in the City including consideration of any challenges and what more we can do in the future to enable SMEs in the City to compete for City Council contracts and commissioned services.	Cllr Ollerhead (Exec Member for Finance and Human Resources)	Ian Brown	
The impact of low skills on residents ability to enter the labour	To consider the issue of low skills in the City, how many of the City's residents are low-skilled and where	Cllr N Murphy (Deputy Leader)	Angela Harrington	Invite representatives from MAES and the

market and sustain quality work	the concentrations are in neighbourhoods and in economic sectors, as well as the contribution that MAES and the Manchester College make to addressing the low-skills challenge.			LTE Group (Manchester College)
Overview Report	Monthly report includes the recommendations monitor, relevant key decisions, the Committee's work programme and any items for information.		Mike Williamson	

**Items to be Scheduled**

**Theme – Strategic Regeneration**

<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Lead Officer</b>	<b>Comments</b>
District Centres	To receive a report on the work of the District Centres Sub-Group and Institute of Place Management	Councillor Richards	Eddie Smith	Invite Professor Cathy Parker, Institute of Place Management.
Outcome of the consultation with stakeholders in relation to the proposed Housing Affordability Zones	To receive a report on the outcome of the consultation with stakeholders on the four proposed Housing Affordability Zones	Councillor Richards	Eddie Smith	See November 2017 minutes

**Theme – Transport and Connectivity**

<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Lead Officer</b>	<b>Comments</b>
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**Theme – Incorporating Inclusive Growth into Council Services/strategies**

<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Lead Officer</b>	<b>Comments</b>
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**Theme - Skills development for Manchester residents aged 16 and over.**

<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Lead Officer</b>	<b>Comments</b>
Employment Contracts and Labour Market Flexibility	To receive a report on changes in employment contracts and labour market flexibility and the implications for workers in Manchester.		Angela Harrington	See February 2016 minutes
Hospitality and Tourism skills gap	To receive report on the issue around skills challenges within the hospitality and tourism sector	Councillor N Murphy	Angela Harrington	See November 2017 minutes

**Theme – Growing the Manchester Economy**

<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Lead Officer</b>	<b>Comments</b>
Markets strategy and marketing the City's areas	To be captured in District Centres Sub Group	Councillor Leese / Councillor S Murphy	Eddie Smith	
City Centre Business Engagement		Councillor Leese	Eddie Smith	
The Growth Company's business support activity in Manchester	To receive an future update on the development of the prosperity fund for post 2021 and the work the Council is undertaking to deliver a local Industrial Strategy	Councillor Leese	Eddie Smith	See November 2017 minutes

**Theme - Miscellaneous**

<b>Item</b>	<b>Purpose</b>	<b>Lead Executive Member</b>	<b>Lead Officer</b>	<b>Comments</b>
Development of a Manchester City Council energy Company	To receive a report on whether the Council was considering a scheme to develop its own energy company	Councillor Leese	Eddie Smith	See November 2017 minutes