Briefing Note.

Royton, Shaw and Crompton District Partnership Regeneration Activity

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1 Purpose

1.1 To provide members of the District Partnership with brief details of the current range of regeneration activity taking place across the 4 constituent wards.

2 Regeneration Activity

District Wide

2.1 Metrolink

The Metrolink line from Manchester through to Oldham Mumps was officially opened on 13 June 2012. Journeys from Mumps to Manchester City Centre take around 25 minutes and the services run every 12 minutes.

MPT (the Metrolink contractors) are progressing on the Oldham Rochdale Line (North of Mumps) and Shaw works are continuing. MPT works to infill the gap in the pedestrian guardrail on Linney Lane were completed in June (w/c 25/06/12).

MPT have recently submitted their revised design for the Vehicle Restraint System (a barrier alongside the highway to prevent vehicles straying onto the line) on Milnrow Road and are awaiting approval from the Council. Once MPT have acceptance they will arrange a date for the traffic management required to complete the works.

The Shaw stop is expected to open later this year.

2.2 Adventures in Play and Playbuilder completion

These two externally funded programmes completed last year and provided new and improved play facilities at 24 sites across the borough including 7 in the Royton, Shaw and Crompton area. These were Tandle Hill Country Park, Crompton Moor, High Crompton Park, Dogford Park, Royton Park, Bullcote Park, and George Street Park.

2.3 Bloom and Grow

Following on from the Councils success last year, it is representing the NW in the National Britain IN Bloom competition. The judging route takes in Oldham Town Centre, and along Rochdale Road in to Royton and along Broadway to Chadderton Hall Park and finally Chadderton Town Hall. Judging takes place in the last two weeks of July.

Royton North and South

2.4 Royton Town Centre

The Council has for a number of years had aspirations to bring about the regeneration of Royton Town Centre. In recent years these aspirations have been undermined by the failure of the private sector owners of the former Royton Assembly Rooms to deliver the promised refurbishment. Following action by the Council the Banks eventually took steps to take ownership of the Hall and subsequently took the property to auction.

In November 2011 Dransfield Properties Ltd successfully acquired the Hall, out bidding the Council's offer for the property.
In February 2012 the Council entered into a Memorandum of Understanding with Dransfield Properties Ltd. The purpose of the Memorandum of Understanding was to provide the Dransfield Properties Ltd with assurances that the Council would not, for a limited period, seek to negotiate with any other potential development partner.

Since February 2012 the Council and Dransfield Properties have been working to develop proposals for the regeneration of the Town Centre. On the 26th March 2012 Dransfield Properties Ltd undertook a consultation exercise on a draft scheme for a proposed food store and reconfiguration of the Royton precinct.

The outcome of the consultation was an overwhelming support for the proposed scheme with 86% of respondents in favour of the proposals.

A further consultation took place specifically with the Market Traders on 26th April 2012 and again the proposals for the reconfiguration and enhancement of the market were welcomed.

Following a period of discussion, consultation and feedback a detailed scheme for a proposed food store and reconfiguration of the Royton Precinct has been prepared. Dransfield Properties Ltd have made some final amendments and are currently gathering the necessary information in order to submit a planning application.

The Council has made it clear that the submission of the planning application should not precede the preparation and approval of the Commercial Agreement between Dransfield Properties Ltd and Oldham Council.

As part of the negotiations on the Commercial Agreement, Dransfield Properties Ltd have been requested to form a partnership with the owners of the Precinct with the aim of ensuring that the regeneration scheme is comprehensive in nature.

The discussions on the Commercial Agreement are continuing and it is anticipated that the draft Agreement will be in place this summer being followed by the submission of the planning application.

2.5 Royton Town Centre Environmental Improvements

Town maps are in the final stages of design and are due to be ordered shortly. The maps are easily updateable, and one will include the provision of a community notice board to be located outside the Town Hall. The remaining sites at the Precinct car park, King Street car park, Park Street, and outside the Co-Op will be map only. When the centre is redeveloped, two signs will be relocated.

The District centre will also have new litter bins installed and the seating repaired and refurbished over the summer months. Environmental Services are looking into the potential to use Community Payback to also carry out painting works to existing street furniture.

2.6 BSF - Oldham Academy North.

Members will be aware that the new Academy building is now well underway. Once the existing John Henry Newman Roman Catholic School decants to its new premises on Broadway during the summer, the demolition works of the buildings along Broadway will be undertaken allowing completion of the Academy.

The building works are on programme and it is anticipated the school will be handed over in
2.7 Clayton Playing Fields

Following the approval of match funding from the District Investment Fund, a scheme for the provision of refurbished modular building to provide 6 changing rooms and shower/w.c. facilities on Clayton Playing Fields has been developed. A planning application has been submitted and a decision expected by the end of August 2012. It is hoped to have the changing rooms installed and ready to use by October 2012.

2.8 Bullcote Green Park

Funding from the District Investment Fund and matched with some from the District Partnership has enabled works to the bowling Green and its associated portable unit to improve drainage and refurbish the facilities after reports the green was sometimes unplayable. This work was completed in June.

2.9 Royton Youth Centre

A community garden has been created by Environmental Services working with the young people attending the youth centre. It was officially opened in June 2012.

Shaw & Crompton

2.10 Dunwood Park

The Dunwood Park Heritage Lottery Fund ‘Parks for People’ programme project received approval of funding in May 2010 for a five-year programme. The programme includes a two-year park refurbishment project to September 2012 and a five-year activity and audience development plan.

The restoration of both the park buildings has been completed and both are being used by parks staff and the community. Use will increase as the refurbishment of the parkland is completed this summer. Work is continuing on the parkland refurbishment, mainly in the more formal central and southern parts of the park, as completion is approached. The main refurbishment works are scheduled for completion on 3 August 2012, with some subsequent planting works and works to the Pencil Brook area to be undertaken by the Parks and Countryside Service and volunteers. The official re-opening date is planned for Saturday 15 September 2012.

A number of activities have already been undertaken to re-engage the community with its park after a period where the park has had limited accessibility. These include:

- An Easter egg hunt on Sunday 8 April 2012;
- 100 Volunteers for 100 years (supported by Kelloggs) on Thursday 10 May 2012;
- Community Planting day on Saturday 16 June 2012;

More are planned for the summer leading up to the celebratory re-opening on 15 September 2012 including, Forest School taster session for schools in the summer term and Summer Saturdays activities (on six themes: music; Olympics; wild play; art; bugs and beasties; storytelling) over the school summer holidays.

Work is also ongoing to encourage the community to organise and develop activities within
and/or related to the park once the refurbishment works are complete. These include:

- a photography project;
- tennis activities and coaching;
- a Nordic walking group;
- work with Sure Start and with local health providers to encourage play and well-being activities

Support and co-operation with the community through the project will aim to continue to boost the number and range of users and foster a vision to share management of the park.

2.11 Memorial Gardens, Westway

Planning and Listed Building approval for the relocation of the Education Statue and the park refurbishment was granted on 18/06/2012. Unity Partnership is commissioning the works to move the statue and renew the footpaths which are due to be completed by September 2012. The landscaping works will commence once these works are completed.

2.12 Shaw Explosion Site

The Council is continuing to work with the residents and all the agencies to provide services to those residents affected by the explosion. It has set up a Distress Fund and contributed £100,000, applications for help are now being accepted. Further information is available on http://www.oldham.gov.uk/info/200664/explosion_in_shaw, where donations or offers of help can also be made.

Once the full implications for the future of the area are known (for example, the extent of demolition), the Strategic Regeneration Team will be fully involved in bringing forward any proposals for the area.

2.13 JD Williams

The company have started work on the car park element of their expansion proposals and have paid to the Council £50,000 for improvements to Beal Lane between Eastway and the site, including refurbishment of footways, and remedial work to surrounding footways and carriageway on Beal lane, upgrade 2 bus stops and provision of direction signs to guide HGV to the site to avoid residential areas. The HGV signs have gone in and Unity Partnership are currently developing a scheme for the remaining funding to complete the improvements to Beal Lane.

2.14 Britannia Avenue, Shaw

Unity Partnership are in the process of developing a residents parking scheme in anticipation of potential parking problems associated with the opening of the Metrolink stop. Funding is being sourced for the erection of the required signage.

3 Land Disposal Programme

3.1 The following Council owned sites within the District Partnership area are currently being actively marketed:

- Land at Surrey Avenue, Crompton – The site has been subject to grazing licence and is being disposed to the existing tenant. It is going through the legal process to complete the sale.
- Greenbank/Northgate House, Royton – Has been marketed and a number of bids received. These offers are currently being considered.
• Byron Street School - Previously marketed with some interest. However currently on hold as the site is being considered as part of the Leisure Review.

• Land to rear of 323-329 Middleton Road – Recently marketed and a number of bids being considered.

• Former New Barn Junior School – Has been marketed and a bid accepted for residential development. Currently going through the legal process to complete the sale.

4 Community Asset Transfers

4.1 Bullcote Green Park. The pavilion building has been vacated by the previous tenant “Pathways to Opportunities” who have moved to Bentley Street, Chadderton. The Council are working with Heyside Neighbourhood Council with a view to them taking over responsibility for the building and running it as a community facility.

5 Recommendation

Members are asked to note the report.