

Delegated Officer Report

Decision Maker: Emma Barton, Director of Economy

Date of Decision: 6 June 2022

Subject: Appointment of Technical Support for progression of Broadbent Moss and Beal Valley Strategic Allocations as part of Places for Everyone.

Report Author: Graeme Moore, Strategic Planning Officer

Contact Officer: Peter Richards, Head of Planning

Ward (s): Boroughwide

Reason for the decision: The purpose of this report is to seek delegated approval to commission Bloom Procurement Services Limited under the NEPRO³ Framework Agreement and for Bloom to sub-contract to HYAS Associated Limited, to act as the council's critical friend and facilitator throughout the development of a masterplan (and design code) for the strategic allocations proposed at Broadbent Moss & Beal Valley as part of Places for Everyone (PfE).

Summary: The purpose of this work is to help the council refine the existing project plan that has been developed in-house and act as it's critical friend and facilitator throughout the development of a masterplan (and design code) for the strategic allocations proposed at Broadbent Moss & Beal Valley. Work that has already been done on the strategic allocations, including indicative high-level concept plans are attached at Appendix 1 for information.

As the council's critical friend and facilitator, it is expected that the appointed team will be able to advise the council at all stages through the masterplanning process as the allocations

progress towards on-site delivery, including in the:

- 1) Review and refinement of the project plan and associated timescales.
- 2) Engagement with stakeholders (including landowners, developer promoters, TfGM, United Utilities and Environment Agency for example), through facilitating workshops & securing positive collaboration between parties;
- 3) Facilitation and preparation of design codes, guides and masterplans for the proposed strategic allocations;
- 4) Preparation of delivery strategies considering approaches to planning, funding and provision of infrastructure. This includes considerations of approaches to land, funding, governance and delivery models;
- 5) Advising to the council in relation to bids for funding support, such as preparation of bids for infrastructure funding and capacity support;
- 6) Establishment and running design review processes;
- 7) Preparation, and running, of training to key Officers and Members as may be appropriate;
- 8) Preparation and brokerage relating to site specific viability assessments;
- 9) Advising on potential models and mechanisms for delivery and governance, for example the potential use of Locally Led Development Corporations.

The areas of work listed above can be split into:
Phase 1 - those that are the subject of this commission; and
Phase 2 - those that are the subject of additional work that may be commissioned later.

Phase 1 – current commission:

HYAS have submitted a schedule of works via Bloom which outlines their approach to helping the council in its requirement to deliver the proposed strategic allocations at Broadbent Moss and Beal Valley. This schedule of works is on an advisory capacity and, in line with points 1 to 3 above, allows for the appointed consultants to:

- a) review the project plan that has been completed to date and advise on any gaps and issues that could impact on the timely delivery of the allocation.
- b) refine the project plan, having regard to recommendations identified through task a) above.
- c) Facilitate three workshops or engagement sessions with stakeholders to inform the development of a masterplan (and design code) for the strategic allocations proposed at Broadbent Moss & Beal Valley.

The commission is on an advisory capacity at this stage. It is expected that the masterplan (and design code) itself will be prepared, collaboratively, by the main developers and land promoters for both allocations supported by the council and HYAS.

Phase 2 – additional work

Phase 2 would cover points 4 to 9 above as may be required following completion of Phase 1. Any further work will be defined clearly through a subsequent brief and a schedule works outlining the consultants proposed approach and fees will be requested. This will be brought for delegated approval prior to commissioning.

What are the alternative option(s) to be considered? Please give the reason(s) for recommendation(s):

In terms of delivering Phase 1 the options considered are as follows:

A). The Council co-ordinates engagement with key stakeholders, landowners and developer promoters as appropriate including facilitating any workshops in order to develop a masterplan (and design code) for the strategic allocations proposed at Broadbent Moss & Beal Valley.

Option a) was not considered appropriate largely due capacity constraints, particularly within the Strategic Planning and Information as the team prepares for the Places for Everyone examination and consultation on the next stage of the Local Plan review. Delivering the commission under the timescales needed would not be feasible under this option. Furthermore, it is considered beneficial to have an impartial and objective person(s) to facilitate and coordinate the work that can act as critical friend to the council.

B). Bloom Procurement Services Limited is commissioned under the NEPRO³ Framework Agreement and Bloom sub-contracts to HYAS Associates Limited to undertake Phase 1 of the work outlined above (points 1) to 3).

Option b) is the preferred option as it will ensure the approach is consistent and completed within the tight timescales set in an objective and consistent manner.

Consultation:

N/A at this stage

Recommendation(s):

Appoint Bloom Procurement Services Limited under the NEPRO³ Framework Agreement and authorise Bloom to sub-contract to HYAS Associates Limited to act as a critical friend and facilitator throughout the development of a masterplan (and design code) for the strategic allocations proposed at Broadbent Moss & Beal Valley as part of Places for Everyone (PfE) (Phase1).

Legal Implications:

The Association of North East Councils trading as NEPO is a Central Purchasing Body that has established a framework contract for specialist professional services ('NEPRO³').

NEPRO³ operates as a neutral vendor managed service for the delivery of specialist professional services and consultancy only. The neutral vendor managed service does not provide specialist professional services or consultancy in its own right and must maintain neutrality at all times when selecting suitable specialist professional service providers to deliver services under the framework contract.

NEPRO³ is a single provider solution to manage a perpetual supply chain, capable of delivering the full spectrum of specialist professional services and consultancy requirements.

NEPO has contracted with Bloom Procurement Services Limited to provide the NEPRO³ solution. There are 20 categories of professional services and 340 subcategories under the framework.

The framework agreement commenced on 1 September 2019 and continues for an initial term ending on 1 September 2023. There is scope to

extend Bloom's appointment until 1 September 2027.

NEPRO³ is available to the Council, which means that by virtue of clause 4.3 of NEPO/Bloom Framework Agreement, the Council is able to place a Work Order with Bloom for the proposed critical friend services (SPS Project).

NEPRO³ allows Bloom to identify a suitable professional services provider by mini competition or, in some circumstances, by direct award.

In this matter it is proposed that Bloom Procurement Services Limited is appointed by the Council under the Consultancy – Strategic Planning category and sub-category and that Bloom appoints Hyas Associates Limited by way of direct award to deliver the required services. The justification for a direct award is their ability to meet the timescales proposed in order to show good progress in times for the Examination in Public of Places for Everyone.

(Sarah Orrell)

*What are the **financial** implications?*

HYAS have quoted £30,300 excluding VAT for Phase 1, as per the agreed brief.

£13,500 of which would be funded the City Region Sustainable Transport Settlement Development Fund. The remaining £16,800 would be drawn from the existing Local Plan reserve.

(Matthew Kearns)

*What are the **procurement** implications?*

The Commercial Procurement Unit supports the recommendation outlined in the report. The appointment has been made compliantly using the NEPRO3 Specialist Professional Services Framework which is supported by rule 4.1 of the Contract Procedure Rules where existing frameworks should be used in the first instance.

(Emily Molden)

*What are the **Human Resources** implications?*

Not applicable

Equality and Diversity Impact Assessment attached or not required because (please give reason)

Not applicable

What are the **property** implications

The proposed strategic allocations at Broadbent Moss & Beal Valley are an important element of addressing local housing need and employment requirements, in a planned manner, and therefore the appointment is fully supported in order to achieve these objectives.

(Bryn Cooke – Head of Housing)

Risks:

Lack of consistency in approach in the development of the masterplan (and design code) for the strategic allocations proposed at Broadbent Moss & Beal Valley as part of Places for Everyone (PfE).

Unable to prepare a (draft) masterplan (and design code) in time to inform the examination in public for Places for Everyone.

Co-operative agenda

The proposed strategic allocations at Broadbent Moss & Beal Valley are an important element of Places for Everyone and the spatial strategy of boosting the competitiveness of the northern GM districts (including Oldham) and addressing local housing needs and employment requirement. Places for Everyone, when adopted, will form part of Oldham's Local Plan and the emerging Local Plan review will need to be in conformity with Places for Everyone.

Has the relevant Legal Officer confirmed that the recommendations within this report are lawful and comply with the Council's Constitution?

Yes

Has the relevant Finance Officer confirmed that any expenditure referred to within this report is consistent with the Council's budget?

Yes

Are any of the recommendations within this report contrary to the Policy Framework of the Council?

No


Reason(s) for exemption from publication:

3. Information relating to the financial or business affairs of any particular person including the Council

There are no background papers to this report

Report Author Sign-off:	Graeme Moore
Date:	31/05/2022

In consultation with Executive Director

Signed :  Date: 6 June 2022