

LEVELLING UP FUND ROUND 2 APPLICATION: BROXBOURNE BOROUGH COUNCIL

Part 1 - Gateway

Applicants will be asked a series of questions to ensure that they have met all the eligibility requirements for the bid type. This information sits outside the scoring framework but will affect how the bid is processed. The application will not be able to proceed until all the relevant eligibility checks have been met.

Allowance checks in England, Scotland and Wales only	
Please confirm which bid allowance you are using:	Constituency allowance
Bids from a single applicant, excluding large transport and large culture bids	
Please confirm that the bid does not exceed £20 million.	YES
Package bids	
Do you have more than three component projects?	NO
Any bid with a transport element	
For bids in England, Scotland, and/or Wales , where you (the applicant) do not have statutory responsibility to deliver all of the transport elements of your bid, please confirm that you have the support of all the authorities with the relevant statutory responsibility before proceeding. Please note that this also a requirement for all bids using a transport allowance.	YES
1.1 Gateway Criteria for all bids. Please tick the box to confirm that some LUF grant funding will be defrayed in the 2022/23 financial year.	<input checked="" type="checkbox"/>

Applicant details

Legal name of lead applicant organisation: Broxbourne Borough Council	
Senior Responsible Officer contact details: Name: Alison Knight Position: Director of Place	
Chief Finance Officer contact details: Name: Sandra Beck Position: Director of Finance	
Local Authority leader contact details: Name: Cllr Lewis Cocking Position: Leader of Broxbourne Borough Council	
Please provide the name of any consultancy companies involved in the preparation of the bid:	RivingtonHark and Grant Thornton UK LLP
Where is your bid being delivered?	England
For all bids. If VAT is applicable to your organisation please provide VAT number:	VAT number: 221558775

Part 2 - Subsidy control and State aid analysis

If the Levelling Up Fund is used to provide a subsidy, expenditure must be compliant with the UK's obligations on subsidy control. All bids that have the potential to be a subsidy must consider how they will deliver in line with subsidy control principles (or State aid for aid in scope for Northern Ireland only) as per UK Government guidance.

All applicants must establish if the direct award of LUF funds could constitute a subsidy. It is vital that all applicants complete this section of the application form. **Where applicants do not adequately demonstrate that the LUF award is compliant under the UK Subsidy Control Regime or State aid rules then the project could be considered ineligible and the application may be rejected.**

<p>2.1. All applicants must establish if the direct award of LUF funds from UK Government to you (as the applicant) could constitute a subsidy.</p> <p>Applicants must consider whether any of the planned activities meet each of the four key characteristics which indicate if it would be considered a subsidy.</p> <p>If any of the four responses is a 'No' then the award is not considered to be a subsidy.</p>	
<p>2.1.1 Is the support provided by a 'public authority' and does the support constitute a financial (or in kind) contribution such as a grant, loan or guarantee?</p>	<p>No</p>
<p>2.1.2 Does the support measure confer an economic advantage on one or more economic actors? Y/N and typed response required.</p> <p>No, all works will be commissioned by the Council and awarded through a competitive tendering process. The LUF funding would be spent on:</p> <ul style="list-style-type: none"> • Improvements to the highway which is freely open to public use • Reconfiguration of a commercial property owned by the applicant to provide a community centre and basic skills training. The building will be available for affordable hire by any company or organisation providing basic skills training or community activities. • Installation of play and exercise equipment in a public park, and renovation of a football pitch in this park. The equipment will be free to use. • Renovation of a building owned by the applicant to provide improved changing rooms for players using the football pitch, and to create a room for nominal-cost hire for community activities by any organisation. 	
<p>2.1.3 Is the support measure specific insofar as it benefits, as a matter of law or fact, certain economic actors over others in relation to the production of certain goods or services?</p> <p>Please confirm if the award will confer a benefit or not and provide details setting out why this is the case. Y/N and typed response required.</p>	
<p>No. All economic actors would have equal access to the public highway, and to hire of the buildings, provided such use is compatible with the designated purpose of the buildings.</p>	
<p>2.1.4 Does the support measure have the potential to cause a distortion in or harm to competition, trade or investment?</p> <p>Please confirm if the award has the potential to cause harm to or distortion of competition, trade and investment providing details setting out why this is the case.</p>	

No. There is no market for the public highway. The affordable hire of the buildings for skills training and community activities, e.g. exercise classes, will be open to both private and community sector organisations. There is no market trading locally for venues providing these facilities.	
2.1.5 Did you respond 'Yes' to all the above? If so, the planned activities meet all four key characteristics which indicates it would be considered a subsidy. For public sector applicants, if the response to this question is: - YES please go to question 2.2. - NO please go to question 2.4	No
2.2 Not applicable.	
2.2.1 Not applicable.	
2.2.2 . Not applicable.	
2.2.3 Not applicable.	
2.2.4 Not applicable.	
2.2.5 Not applicable.	
2.2.6 Not applicable.	
2.2.7 Not applicable.	
2.3 Northern Ireland only. Not applicable	
2.4 Public authorities only. Please confirm if you will be disbursing the funds as a potential subsidy to third parties. If YES go to question 2.5 If NO, end.	No
2.5 Public authorities only. Confirm that you have completed pro forma 5 statement of compliance signed by your Chief Finance Officer.	Not applicable
2.6. Not applicable – Northern Ireland only	
2.7 Not applicable – for private sector applicants only	
2.8 Not applicable.	
2.9 Not applicable	
2.10 Not applicable.	
2.11 Not applicable.	
2.12 Northern Ireland only. Not applicable	

Part 3 - Bid summary

In this section applicants should provide the core details of their bids; clarifying what, where, how and how much. If your bid is a package bid you should also complete Application Form Annexes A – C. To note, word counts are included for several questions throughout the application form, these are provided as a guide only. The level of detail you provide should be proportionate to the amount of funding that you are requesting.

3.1 Bid Name:	WALTHAM CROSS RENAISSANCE
3.2 Please provide a short description of your bid, including the visible infrastructure that will be delivered/upgraded and the benefits that will be felt in the area. (100 words maximum)	
<p>Despite its strategic location Waltham Cross has been in decline for decades. Over a third of residents live in neighbourhoods ranked in England's top 10% for poverty. Three related projects will deliver a vibrant, sustainable town centre attracting private investment, upskilling residents, improving health and wellbeing:</p> <ul style="list-style-type: none"> • Restore Civic Pride — Transformation of public realm, comprising contemporary design, high quality paving, new street furniture, lighting, seating, landscaping; living wall, Wi-fi; cycleway, pedestrian crossings • Enhance Life Chances - Significant improvements to skills hub, increasing training capacity and creating community space • Improve Health and Wellbeing - Creating community space in renovated pavilion and providing sports/play facilities (skatepark; outdoor gym; DJ booth, walking/jogging track and interactive sports equipment) 	
3.3 Please provide a more detailed overview of the bid proposal. Where bids have multiple components (package bids) you should clearly explain how the component projects are aligned with each other and represent a coherent set of interventions. (500 words)	
<p>These three complementary projects address local social, environmental and economic needs</p> <p>1. Restore Civic Pride</p> <p>This comprises:</p> <ul style="list-style-type: none"> • Transformation of the commercial heart; replacing a dilapidated, brick-paved pedestrianised High Street (circa 350m in length, 5,100 sq.m) with an elegant, contemporary design, including high quality paving, new street furniture and lighting, seating and landscaped play areas; • A flexible street – a kerbed roadway with traffic-calming measures and short-stay parking places to allow limited-time light car traffic into the High Street, while allowing community events and the vibrant markets to thrive; • Free Wi-fi and digital displays advertising local events and services; • A 185 sq.m living green wall to cover an ugly, overbearing brick wall; • A cycle hub and 350m cycleway connecting the High Street with the wider network of “commuter” cycleways now under design/construction in Waltham Cross; 	

- Improving pedestrian and cycle access to the town centre by replacing a gloomy and intimidating subway with a surface crossing, and providing a new crossing to the railway station and playing fields.

This project will improve prospects for local businesses and services, including the Community Skills Hub, and attract investment. Limited car traffic will allow disabled access, encourage growth of a night-time economy and provide surveillance after dark to reduce fear of crime. Enhanced pedestrian and cycle routes will improve access to all three project locations.

2. Enhance Life Chances

Reconfiguring the layout of the Community Skills Hub on the High Street into a multi-functional space including a new IT suite equipped with modern technology, to provide training, particularly digital and basic skills, to 210 more people a year, and support into employment for 60 more people that would not otherwise be available in Waltham Cross. Out of hours, the hub will provide a 500sqm community meeting space, enhancing community cohesion and supporting the night-time economy.

Training and employment support will increase residents' job prospects, income and reduce poverty. The town centre economy will improve. The community space will house the Broxbourne Healthy Hub helping people adopt a healthier lifestyle, including referrals for exercise programmes at the newly equipped Waltham Cross playing fields.

3. Improve Health and Wellbeing

The Waltham Cross playing fields at the edge of the town centre will benefit from:

- New play and physical activity equipment, including an interactive football wall, an expanded skatepark, an inclusive outdoor gym, all-weather walking/jogging track, all weather DJ booth and a restored football pitch;
- Renovation and conversion of a dilapidated sports pavilion to provide disabled access, new, unisex changing rooms and a venue for clubs or exercise classes.

This will improve the health and wellbeing of residents, provide new leisure and social opportunities and reduce anti-social behaviour.

Collectively, these projects will engender civic pride and enhance the attractiveness of Waltham Cross as a place to live and do business. Improving the area and providing a better skilled workforce will encourage private investment and increase the town centre's catchment population, improving the range of shops and services offered. Local people will have a better quality of life, enjoying better health and leisure opportunities. Skilled residents will be better equipped to benefit from higher paying jobs created nearby, such as the planned film studio.

3.4 Please provide a short description of the area where the investment will take place. If complex (i.e. containing multiple locations/references) please include a map defining the area with references to any areas where the LUF investment will take place.

For transport projects include the route of the proposed scheme, the existing transport infrastructure and other points of particular interest to the bid e.g. development sites, areas of existing employment, constraints etc.
(500 words)

Waltham Cross Town Centre serves Waltham Cross, the southern residential areas of Cheshunt and the northern residential areas of the London Borough of Enfield. The local economy has fallen behind its thriving neighbours, suffering decades of decline with little prospect of the private sector investing in the tired town centre.

Despite a strategic location next to the junction of the M25 and A10 just north of London, Waltham Cross Town Centre is hard to access, not visible to passing traffic and uninviting. Physical barriers restrict access into the town from the south (M25), west (railway line and A10) and east (Monarchs Way – a busy dual carriageway). Passing travellers on Monarchs Way are met by a massive Brutalist style blank red brick wall, and there is no access to the High Street. There are few community facilities or leisure opportunities. Residents going out in the evening usually drive to neighbouring towns.

The flexible street space involves reopening part of the High Street and part of Eleanor Cross Road to light car traffic during specific times of the day. On market days or special occasions, access will be prevented by gates. The entire length of these streets will benefit from a transformed public realm with green landscaping and trees, free public Wi-Fi and digitised information boards.

The Community Skills Hub that is the focus of the Enhance Life Chances project is centrally located on the High Street and marked on the plan and will benefit from improved access, for example disabled access parking, arising from the Restore Civic Pride project.

The Improve Health and Wellbeing project is based on Waltham Cross Playing Fields, on the eastern edge of the town centre, near the railway station, and marked on the map. The playing fields are cut off from most of the town by the dual carriageway, but the new cycle path and the pedestrian crossings will improve access.

The projects in this bid are expected to provide a catalyst for the life-changing regeneration of Waltham Cross, with the proximity to the Pavilions Shopping Centre and Northern High Street development site providing the opportunity for Council-led development to act as a stimulus for future private sector investment and regeneration opportunities.

3.5 Please confirm where the investment is taking place (where the funding is being spent, not the applicant location or where the bid beneficiaries are located).

If the bid is at a single location please confirm the postcode and grid reference for the location of the investment.

If the bid covers multiple locations please provide a GIS file. If this is unavailable please list all the postcodes / coordinates that are relevant to the investment.

For all bids, please confirm in which constituencies and local authorities the bid is located. Please confirm the % investment in each location.

The package bid covers locations in Waltham Cross town centre. Waltham Cross town centre is entirely within the Borough of Broxbourne and entirely within the Broxbourne Parliamentary constituency.

The post code and coordinates for each project are:

1. Restore Civic Pride

Replace public realm along High Street and Eleanor Cross Rd and install Wi-Fi and digital display boards; a length of street with various postcodes:

- Postcodes include: EN8 7AP, EN8 7AL, EN8 7JU and EN8 7LA
- Coordinates include: 51.6874,-0.0335; 51.6860,-0.0340; 51.6870,-0.0328; 51.6857,-0.0312

Living green Wall on Monarchs Way:

- EN8 7BZ (this is the postcode for the building it will be on, but please note the cycle path will run directly underneath it)
- 51.6871184, -0.0321778

Monarchs Way cycle path and pedestrian crossings:

- 51.687358, -0.032455

Zebra crossing in Eleanor Cross Rd

- EN8 7LD;
- 51.6859,-0.0300

2. Enhance Life Chances

Community skills hub:

- Postcode: EN8 7JU
- Coordinates 51.6870,-0.0328

3. Improve Health and Wellbeing

Waltham Cross Playing Fields/Skate Park:

- Postcode: EN8 7FE
- Coordinates: 51.6859,-0.0283

3.6 Please confirm the total grant requested from LUF (£).	£14,316,988
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3.7 Please specify the proportion of funding requested for each of the Fund's three investment themes:	a) Regeneration and town centre (%) 60% b) Cultural (%) 4% c) Transport (%) 36%
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3.8 Please tick one or more sub-categories that are relevant to your investment: If you have ticked 'other' you will be asked to elaborate.	Regeneration Commercial ✓ Civic ✓ Residential
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	<p>Other ✓ – A living wall proposal forming part of public realm scheme</p> <p>Cultural Arts and Culture Creative Industries Visitor Economy ✓ Sports and athletics facilities ✓ Heritage buildings and sites Other ✓ – Improvements to expand a community hub/skills training hub and digital information boards in the Town Centre</p> <p>Transport Active Travel ✓ Buses Strategic Road Rail Aviation Maritime Light Rail EV Infrastructure Local Road ✓ Other</p>
<p>3.9 Please provide details of any applications made to other funding schemes for this same bid that are currently pending an outcome. Where a successful outcome might lead to you no longer requiring the LUF grant please provide details and confirm when might you expect the outcome to be known. (150 words)</p>	
<p>Not applicable.</p>	

Part 4 Strategic Fit

4.1 Member of Parliament Endorsement (England, Scotland and Wales ONLY)

4.1.1 Has an MP given formal priority support for this bid? Yes

4.1.2 Please confirm which MP has provided formal priority support:

Sir Charles Walker KBE MP

4.1.3 Which constituency does this MP represent?

Broxbourne

4.2 Stakeholder Engagement and Support

Applicants are encouraged to engage with a wide range of local stakeholders and the local community to inform proposals in the bid and to secure buy in.

4.2.1 Describe what engagement you have undertaken with local relevant stakeholders, including the community (the public, civic society, private sector and local businesses). How has this informed your bid and what support do you have from them? (500 words)

Residents, businesses and other stakeholders were consulted via an on-line and postal survey in spring 2021. Respondents to the survey were enthusiastic about the plans for the street realm and Skills and Community Hub and agreed that the proposal would increase footfall in the town centre. A further in-person survey was carried out in September 2021 in the town centre to reach a wider cross-section of residents and visitors. Again, the results were supportive of the proposal.

The Council has consulted and received letters of support from:

- The MP
- The Leader of the Council
- Waltham Cross ward councillor
- Hertfordshire County Council
- Hertfordshire Constabulary
- Hertfordshire Police and Crime Commissioner
- Herts LEP
- The UK Innovation Corridor
- Herts Growth Board
- Community and Voluntary Service
- Registered Social Housing Landlords
- Schools
- Herts Regional College
- Local football clubs
- Herts Sports Partnership
- Local GP
- Step 2 Skills
- Youth Services and Waltham Cross Youth Centre
- Major employers

- Property Development Companies
- Hertfordshire Chamber of Commerce

The Council consulted extensively with Hertfordshire County Council (HCC), the local highway authority, to develop an appropriate scheme. The Council holds monthly project meetings with HCC, ensuring a collaborative working relationship and full HCC support for the proposals. HCC has written, noting that the proposed works will improve pedestrian and cycle connectivity to the Town Centre and the flexible street proposal will support the evening economy and diversify the retail offer.

The Broxbourne Strategic Skills Partnership identified the need for extra skills capacity in Waltham Cross. Community and Voluntary Service (CVS) which currently runs the Skills Hub, proposed creating extra capacity by modifying the existing building. CVS has confirmed that the redeveloped skills and community hub will enable it to expand training courses significantly to meet the high level of need locally and to provide much needed space for community activities. Steps2Skills has confirmed that the alterations to the Skills Hub are needed to hold Multiply numeracy training in Waltham Cross.

Local sports clubs, schools, youth services and the Herts Sports Partnership support the plans for Waltham Cross playing fields and have noted the need for free active play and physical activity facilities in an area where physical inactivity and obesity levels are very high. Waltham Cross Football Club is keen to use the improved facilities to expand its programmes for women and people with disabilities.

The headteacher of Holdbrook Primary School noted that the new active play facilities will have a positive effect on the children's mental and physical well-being and parents will benefit from training at the new skills hub, increasing their job opportunities and in turn improving their children's life chances.

4.2.2 Has your proposal faced any opposition? Please provide a brief summary, including any campaigns or particular groups in support or opposition, and if applicable, how will you work with them to resolve any issues. (250 words)

No, there are no groups or campaigns opposing the Council's LUF Bid proposals. There were some minor concerns raised by a minority of those consulted about the flexible street space. The Council has taken action to address them:

- Eleanor Cross: Designs have been altered to direct traffic further away from the historic monument.
- Parking spaces for disabled people: Additional disabled parking spaces will be provided.
- Safety issues from car traffic: Traffic will be restricted by traffic calming measures and kerbs; professional advice has concluded that it will not be an issue.
- Impact on air quality from traffic: The relatively low number of idling cars, cleaner engines and increasing use of electric vehicles will result in minimal if any impact on air quality.

Drawing from experience of implementing a similar scheme in Hoddesdon, another town in the Borough, the Council is satisfied that the flexible street space will best meet the needs of the local community. With access controlled by gates, the commercial core will be pedestrianised at busy periods but open to limited traffic at other times, boosting the night-time economy and improving natural surveillance. Hoddesdon has thrived from allowing limited car access, as Love Hoddesdon, the Hoddesdon BID has attested, demonstrating that this approach will enable the Town Centre to adapt to changing patterns of movement in future. Vehicle and pedestrian movements will be monitored so that adjustments can be made to maximise the benefits.

4.2.3 Do you have statutory responsibility for the delivery of all aspects of the bid? Y/N

If no:

- Please confirm those parts of the project for which you do not have statutory responsibility
- Please confirm who is the relevant responsible authority
- Please confirm that you have the support/consent of the relevant responsible authority

For any bids in England, Scotland, and/or Wales where the applicant does not have statutory responsibility to deliver all of the transport elements of their bid, they are required to demonstrate that they have the support of all the authorities with the relevant statutory responsibility before proceeding with their application.

Yes, Broxbourne Borough Council, the applicant, has delegated statutory responsibility through an agency agreement with Hertfordshire County Council, the statutory Local Highway Authority responsible for the local highway network. Broxbourne Borough Council will deliver the public realm and the transport improvement works proposed through that agency agreement.

4.3 The Case for Investment

Applicants should use this section to detail a compelling case for why the proposed investment supports the economic, community and cultural priorities of their local area.

For package bids, an explanation should be provided as to how the component projects are aligned with each other and represent a coherent set of interventions.

4.3.1 Please provide evidence of the local challenges / barriers to growth and context that the bid is seeking to respond to. (500 words)

Despite a strategic location next to the M25 bordering London Waltham Cross has a struggling economy and high levels of deprivation. 34% of residents live in neighbourhoods ranked in the highest 10% in England for both child poverty and older people's poverty in the IMD 2019. The rankings worsened between 2015 and 2019. In April 2022, unemployment was 5.7%, 43% higher than England overall.

The main industries are construction, wholesale and retail, with five employers that have over 250 employees. The economy is static, with the only growth occurring in the number of micro businesses employing nine or fewer people, and no overall

growth in jobs. Job density is low at 0.73 jobs per person of working age, compared to 0.85 for England overall.

The commercial centre was pedestrianised in 1990 and the paving and street furniture are now in poor condition. Access on foot from most residential areas is through deserted subways under a busy dual carriageway. 2-3% of journeys within area are by bicycle, extremely low compared to other urban areas of Hertfordshire.

Footfall in the commercial centre from January to May 2022 was 34% less than the same period in 2019. At 9%, the vacancy rate is higher than surrounding towns. There is no night-time economy; almost everything is shut from 6pm and the deserted streets increase fear of crime (2021 survey).

There are few leisure and social opportunities. Waltham Cross has no leisure centre, cinema, or other leisure facilities. There is a shortage of meeting spaces and very few clubs or groups, just 16 compared to 47 in Hoddesdon and 74 in Cheshunt, the other towns in Broxbourne Borough.

Crime figures are high in Waltham Cross (107.8 crimes per 1,000 residents in 2021/22 compared to 81.3 in England and are particularly high for anti-social behaviour (31.9, England 19.2) and theft from the person (6.1, England 1.5). In comparison with other town centres, the town centre has extremely high rates of theft from the person (34.3), robbery, vehicle crime and bicycle theft.

Skills levels are lower than average. 30.4% of residents aged 16-64 have a qualification equivalent to NVQ Level 4 or higher, compared with 40% for England. 14.6% of residents have no qualifications, compared to 7.2% in England (ONS 2019).

Housing is unaffordable. The ratio of lower quartile house price to lower quartile gross annual residence-based earnings increased from 8.65 in 2011 to 12.97 in 2021 (ONS). Two neighbourhoods were in the worst 10% in England in the IMD 2019 for barriers to housing.

Life expectancy at birth is lower than the national average – Female 81.6 years (Herts 84.2, England 83.1), Male 78.8 years (Herts 80.9 England 79.5) (2013-17 figures).

Obesity rates are high for both children and adults. Obese children, Year 6, 3-year average 2015/16 to 2017/18, (Broxbourne 28.5%, England 20%) (National schools survey).

59.1%-70% of adults in Broxbourne are overweight or obese (Sport England Active Lives Survey 2015-2019), England overall, 61.5%.

Many people are physically inactive. From 2015/16 to 2019/20, up to 27.9% of adults aged 19+ in Broxbourne stated that they did 30 minutes or less of physical activity each week, compared to up to 22.9% in England.

4.3.2 Explain why Government investment is needed (what is the market failure). (600 words)

The works in the Restore Civic Pride project are all public goods. It would not be possible for a private sector provider to make a profit because there is no way to charge for usage. The improvements to the street realm, creation of a cycle path and adding pedestrian crossings to roads will all take place on public highways, which are available for universal use without charge. There is no commercial advantage from constructing the living green wall, which will provide a public amenity to soften the landscape and improve air quality by the public highway.

The Council examined the options for providing Wi-fi in the town centre and found that the installation and maintenance costs were too high to attract a supplier to provide it in return for charging for use.

The four digital display banners planned for the town centre are primarily for information and public services promotion, rather than commercial advertising. The Council investigated if BT would pay for installation of boards in return for commercial advertising revenue, with the Council buying some of the advertising time for public services. However, BT stated the footfall was too low.

The Community Skills Hub provides digital and basic skills training, and assistance for people seeking work. Trainees are generally on low incomes or benefits and cannot afford to pay full course fees, so there is not a commercial market for this type of training. It is funded by public sector contracts with charities or community interest companies. There is no financial surplus from such funding arrangements that can be spent by training organisations on facilities, particularly for improvements to a Council-owned building.

Waltham Cross playing fields are owned by the Council and maintained through local taxation for the benefit of all. Access is free of charge. There is an under-provision of public open space within the Town Centre, and it provides a crucial facility for the well-being and health of the local community. Charging for informal use of this open space or outdoor facilities such as the proposed skate park is not feasible. It would also discourage use, thus contradicting the original purpose of installing the equipment.

The community meeting spaces proposed as an out-of-hours use for space in the Community Skills Hub, and at the playing fields pavilion, will be public goods. The small community groups and clubs that the Council wants to help cannot meet locally now as there is nowhere available at an affordable cost.

4.3.3 Please set out a clear explanation on what you are proposing to invest in and why the proposed interventions in the bid will address those challenges and barriers with evidence to support that explanation. As part of this, we would expect to understand the rationale for the location. (750 words)

Waltham Cross Town Centre is the focus of the bid due to its significant deprivation compared with the Borough and beyond, and the relatively poor amenities and good opportunities for investment. Post-COVID footfall recovery lags behind other centres.

Theory of Change methodology has been used to identify and examine options for addressing needs/barriers.

1. Restore Civic Pride

This involves extensive public realm works to the tired High Street.

The project will improve public perception and pride in the town by creating an attractive, modern, well-landscaped and revitalised environment that draws people in and encourages them to spend more time and money. The improvements will help capture more local expenditure, strengthening business survival rates and encouraging new ones, and help develop the night-time economy, underpinning the town's vitality and viability.

The town centre is difficult to access. The project will improve access to the High Street, breaking down physical barriers to pedestrian and cycle movement. The new at-grade crossing points, the closure of a dilapidated subway and the new cycleway will create easier and more attractive routes into the centre, increasing footfall.

The flexible High Street will also make access to the town easier. Businesses are enthusiastic about the option of a transformed street realm including limited car access and on-street parking. The evidence for this is the clear success seen in the Borough at Hoddesdon where similar changes were implemented.

The measures will increase land values and encourage private sector funded regeneration within the Town Centre.

Increased footfall will reduce opportunities for crime and perceptions of it being an unsafe place. Natural surveillance will be improved when cars are reintroduced as will development of a night-time economy, providing much needed leisure options for residents.

Discounted options included pursuing a purely leisure-orientated bid due to lack of commercial interest in such a facility, and others which would result in disruption to through-traffic resulting in congestion and reduced air quality.

2. Enhance Life Chances

This project concerns the refurbishment and reconfiguration of a Council-owned property to create a community skills hub with increased capacity to deliver skills training to more people, doubling up out-of-hours as a new community meeting space.

Residents currently experience high levels of unemployment; many are low skilled. The skills deficit prevents people from earning enough resulting in deprivation. Reconfiguring and upgrading the skills hub will enable the Council to attract national and regional training programmes to an area that most needs them, enabling participants to benefit from enhanced employment opportunities. In turn, this will improve disposable income levels to help support local shops and services and the vitality of the Town Centre.

The works to the hub will facilitate use by Broxbourne Healthy Hub, Active Herts physical exercise programme and counselling services, including into the evening, thereby contributing towards evening footfall whilst upskilling residents and supporting their mental and physical wellbeing.

A purpose-built skills hub has been excluded on grounds of site availability and deliverability.

Delivering online training has been discounted as this will exclude some of those in greatest need who may not have access to necessary technology, and will not add to the vibrancy of the town centre.

3.Improve Health and Wellbeing

This project involves an enhanced and more accessible, versatile open space for community sport and recreation use, including adapting the Pavilion building to be accessible for all, improving drainage to minimise pitch closures, a new all-weather walking/jogging track, new skatepark bowl, outside accessible gym equipment, all weather DJ booth, refurbished/modernised changing rooms and partial conversion of the existing Pavilion, creating a club house facility for local sports clubs and the community.

Waltham Cross life expectancy is below average, levels of child and adult obesity are high; levels of physical activity are low (see section 4.3.1). The interventions will encourage greater participation in sport and recreation, helping address health (mental and physical) inequalities; enabling year-round events to be held there, widening community cultural experience participation and strengthening community cohesion. The active travel infrastructure in the Restore Civic Pride project together with this project will encourage a more active, healthier population.

An indoor sport/leisure facility was discounted as local evidence (Active Herts health fitness programme participants) indicates strong concerns about charges for indoor facilities which would exclude disadvantaged residents. The results also showed, less strongly, a preference for exercising outdoors.

4.3.4 Please explain how you will deliver the outputs and confirm how results are likely to flow from the interventions. This should be demonstrated through a well-evidenced Theory of Change.

Further guidance on producing a Theory of Change can be found within HM Treasury's Magenta Book (page 24, section 2.2.1) and DLUHC appraisal guidance. (500 words)

The Theory of Change identified five challenges for Waltham Cross:

1. Economic stagnation. A low skill economy and low job density.
2. A town centre with declining footfall, no night-time economy, a relatively high vacancy rate, high crime rates, poor access and an unattractive environment.
3. Significant deprivation experienced by residents; low skills levels, low incomes, high private sector rents and large social housing estates
4. Few leisure and social activities for residents; no entertainment venues, few clubs and societies or leisure events.
5. Poor health, low life expectancy

The local economy is beginning to improve significantly, with planning approval just granted for a large film studio bringing 4,800 jobs to the area. However, there are concerns that residents of Waltham Cross will not be able to benefit from these opportunities because of low skills levels.

The other challenges will be tackled as follows:

A declining town centre:

The Restore Civic Pride project will transform the street realm and improve access to the town centre. A more attractive environment will attract higher footfall from a wider catchment area, and increase dwell time, reduce the vacancy rate and so encourage investment.

OUTCOMES

Private sector investment (new businesses)
Lower vacancy rate
Reduction in crime in town centre
Modal shift towards pedestrian and cycle journeys

IMPACTS

Expanded night-time economy
Residential and commercial property value uplift
Catalyst for northern High St site development
Wider catchment area

Significant deprivation: A Community Skills Hub operating in Waltham Cross town centre has a good track record of getting people into employment and there is unmet demand for more basic skills training that is now essential for many jobs.

The Enhance Life Chances project involves reconfiguring the building and providing equipment to provide more basic skills training and support for employment. The Council can fund the first two years of training through Shared Prosperity funding and thereafter consider s106 money if a subsidy is still required.

OUTCOMES

Each year:
80 people access Multiply numeracy training;
110 more people receive basic digital skills training;
60 more unemployed people achieve employment through support;
5 more people get Level 1 qualifications
7 more get Level 2 qualifications

IMPACTS

Reduction in unemployment and higher income among trainees

Few leisure and social activities: Constraints about suitable sites, and lack of commercial interest reduce the options for change. The Enhance Life Chances and

Improve Health and Wellbeing projects offered the opportunity to create two new community spaces for small gatherings and social activities, to be hired at a nominal cost.

OUTCOMES

30% more social and community activities in official venues by March 2026

Fewer people stating in survey that they often feel lonely

.

IMPACTS

By 2029, 20% increase in clubs, social and community groups meeting regularly in Waltham Cross

Fewer residents stating they often feel lonely - survey

Poor health, low life expectancy: Obesity and lack of physical activity are major contributors to ill-health. In a deprived area, any sports facility that charges will not be accessible to all. The Improve Health and Wellbeing project is therefore to develop free outdoor sports and physical activity facilities at Waltham Cross playing fields, a central location.

OUTCOMES

Improved fitness for people using the equipment

Reduction in loneliness, or improved mental wellbeing, for people using facilities

IMPACTS

More residents stating they are physically active – survey

Fewer residents stating they are often lonely – survey

Reduced obesity among clients of organised exercise sessions

4.3.5 For package bids you should clearly explain how the component projects are aligned with each other and represent a coherent set of interventions. (250 words)

The bid comprises three complementary projects contained within an area of ¼ sq mile that collectively will tackle local deprivation, lack of inward investment, poor community facilities, low skills and poor health, to achieve the Government's Levelling Up objective in Waltham Cross.

Restore Civic Pride involves transforming public realm in the commercial centre, coupled with improved pedestrian and cycle access, including a cycleway and new crossings. The Community Skills Hub (CSH), where the Enhance Life Chances project is located, is in the commercial centre and will benefit from the transformed public realm.

The Improve Health and Wellbeing project is across the road from the commercial centre in Waltham Cross Playing Fields. Access to both the CSH and Playing Fields will improve for people cycling or on foot.

Reintroducing light car traffic will enable mobility-impaired people to park near the CSH to participate in training and community activities through the Enhance Life Chances project. Light traffic will improve surveillance, and together with the

attractive new street realm, reduce crime and fear of crime. Encouraging more people to visit the CSH after dark, and their presence will support the development of a night-time economy in the commercial centre. More trainees and visitors to the CSH will increase spending in the town centre.

The Improve Health and Wellbeing project involves new outdoor equipment for free physical activity and new community space. These will help improve health and wellbeing and provide new opportunities to socialise and reduce anti-social behaviour, as evidenced elsewhere in the Borough. The CSH will provide support to adopt a healthier lifestyle and will refer some people to the new facilities.

4.3.6 Applicants should also briefly set out how other public and private funding will be leveraged as part of the intervention. (500 words)

The proposed transformation to the public realm and the access improvements will raise land values and in turn this will increase the prospects for attracting private sector investment, particularly in the Northern High Street.

The Council plans to use approximately £150,000 UK Shared Prosperity Funding to support continuation and expansion of skills and employment support programmes currently run at the Community Skills Hub. In addition, there are plans to use Shared Prosperity funding to support the ongoing running costs for the public Wi-fi in the town centre that will be installed as part of the Restore Civic Pride project.

An attractive town centre and enhanced sport and recreation facilities, as well as improved access to local training opportunities, will together combine to improve the image of Waltham Cross for new business entrants as a location of choice. The Council has an active, wider Waltham Cross development programme, including attracting major employers to Park Plaza and the significant A10 employment growth corridor. Attracting developers to these major sites will in turn generate s106 receipts to invest in supporting further regeneration of Waltham Cross. People working at the new developments will be encouraged by the attractive commercial centre to visit Waltham Cross for lunch or to shop, thus boosting the retail economy.

4.4. Alignment with the local and national context

In this section, applicants should clearly articulate their alignment with any relevant local and national strategies and objectives concerning investment, infrastructure and levelling up. Applicants should explicitly state how the bid will substantially support the delivery of local and national policy objectives.

4.4.1 Explain how your bid aligns to and supports relevant local strategies (such as Local Plans, Local Economic Strategies, Local Cultural Strategies or Local Transport Plans) and local objectives for investment, improving infrastructure and levelling up. (500 words)

Borough Council Policy

The Council's Corporate Plan 2020-2024 sets objectives under the theme A Thriving Economy Offering Business Growth and Jobs. These include fostering development of town centres such as Waltham Cross and working with education partners to provide a skilled workforce, such as the plans in this bid to expand training provision at the Community Skills Hub.

Under the theme of Sustainable Living in an Attractive Environment, the Plan includes objectives for improving air quality, increasing tree cover, increasing sustainable modes of travel and reducing fear of crime. These are all relevant to the Restore Civic Pride's project for a transformed environment in the town centre with landscaping and a living wall, together with new pedestrian/cycle crossings and a cycle path. The new active play and fitness facilities proposed for Waltham Cross playing fields will help with another objective - helping residents to lead a healthy lifestyle.

The Council's Economic Development Strategy includes raising the aspirations and skills levels of residents, fostering town centre development, ensuring digital infrastructure is in place, and encouraging workers to walk and cycle to work. The bid projects will assist with all these objectives.

Broxbourne's Local Plan aims for Waltham Cross to have a vibrant town centre throughout the daytime and the evening, a first-choice destination for shopping and services in the local area. It should have a broad range of shops, eating places, entertainments and services, supported by community events and a vibrant street market. To achieve this, the first priority is public realm improvements along the High Street. This is the main objective of one of the bid projects.

The Plan recognises that there should be better access to leisure facilities and open spaces in a clean and safe environment. The bid proposals will improve access to leisure facilities and open space.

The Sustainability Strategy encourages greening and biodiversity. The Restore Civic Pride project will create a living green wall on Monarchs Way and add trees and landscaped areas to the High Street.

The Council's UK Shared Prosperity Investment Plan has been approved by Cabinet and sets out how its £1.15m will be spent and the largest proportion of it will be spent in Waltham Cross, particularly on skills development, community events, and delivery of an arts strategy. The projects in this bid will benefit from these investments, e.g. in skills training.

The Council has established a Waltham Cross Renaissance Programme and allocated funding via its annual capital programme. The projects in the Levelling Up Bid are part of this wider programme, which has already funded the creation of a new town square in the south of the High Street, and the installation of CCTV in the town centre.

County Council Policy

The County Vision includes reducing car dependency, providing more integrated, accessible and sustainable transport, encouraging development and regeneration, improving local environment and green infrastructure, improving quality of life and ensuring vibrant and healthy communities. The bid projects encourage active travel.

The Local Transport Plan seeks to enhance the quality and vitality of town centres, reduce carbon emissions and improve access. The projects in this bid target town centre vitality and active travel. Hertfordshire County Council's new South East Growth and Transport Plan covers the area of Broxbourne and commits the County Council to support the highways and active travel elements of this bid.

The Skills and Employment Strategy includes unlocking emerging talent, adult and lifelong learning and placemaking. The bid project improves access to adult learning for employment.

4.4.2 Explain how the bid aligns to and supports the UK Government policy objectives. (500 words)

Levelling Up

The bid proposals target investment in the most deprived and disadvantaged community within the Borough, which includes neighbourhoods in the 10% most deprived in England for child and older people's poverty. The proposals are focussed in addressing the clear local barriers to growth, to enhance people's lives and life chances.

The proposals would contribute to the following Levelling Up missions:

- Living Standards and Skills - providing training and support to employment to assist unemployed and underpaid residents to get jobs increase their incomes, their potential and their prospects
- Digital Connectivity – free Wi-Fi to be provided in the High Street
- Health – providing a wide range of free, outdoor access active play and physical activity equipment, a skatepark and a walking/jogging track, and improving access to football
- Wellbeing – improving mental health by providing community space for leisure activities, access to free active play and physical activity equipment, and basic skills training to enhance life chances and improve income
- Pride in Place – replacing an unsightly, worn-out town centre with an attractive environment and a living wall, and providing opportunity for more leisure and social activities locally to create community cohesion
- Crime – providing a better shopping environment with more natural footfall in the evening, providing leisure facilities at the playing fields to distract people from anti-social behaviour, replacing a forbidding subway with a surface crossing.

Skills for Life

With new facilities, the Community Skills Hub will offer Multiply numeracy training and basic digital skills training, two priority subjects in the Skills for Life commitment to adult education and training.

Net Zero Strategy

New road crossings, the cycle path and cycle hub will provide better access to the High Street on foot and by cycle, contributing to the Net Zero commitment to increase active travel in towns. The new cycle path will link with the wider cycle network now under construction, encouraging sustainable travel to and from neighbouring towns.

All the proposed investments are in the Town Centre close to the bus and railway stations, enabling access by public transport. By strengthening the Town Centre, and improving its environment, the projects will encourage future private sector investment in the Town Centre, helping sustain local shops and services and reducing the need for residents to travel further afield to access essential shops and services.

Tackling Obesity Strategy

Free exercise and sports facilities will support people seeking to exercise as part of a weight loss programme.

National Planning Policy Framework (NPPF)

The NPPF encourages economic competitiveness and supports initiatives to improve the health, social and cultural well-being of local communities. It recognises the role that town centres play as the heart of local communities and encourages planning authorities to take a positive approach to their growth, management and adaptation, as the Council is seeking to do through the Waltham Cross Renaissance Programme. The NPPF encourages positive planning for provision of shared spaces and the expansion of digital communications, such as the free public Wi-fi in this proposal.

4.4.3 Where applicable explain how the bid complements / or aligns to and supports existing and / or planned investments in the same locality. (100 words max per fund)

Hertfordshire LEP funding contributed to the £1.36m cost of public realm renewal and creation of Queen Eleanor Square in the town centre.

The Welcome Back Fund paid for supported footfall monitoring in Waltham Cross High Street. This enabled the Council to monitor the town's progress in recovering from the COVID impacts and showed that significant intervention, such as the LUF bid, would be required for the town centre economy to recover fully. Welcome Back and Return to the High Street Safely funding also funded a programme of public events and publicity in the town centre to encourage higher footfall.

National Highways is funding a network of proposed cycleways between Waltham Cross Town Centre and neighbouring towns; the new cycle path in this bid will link the town centre up with these wider "commuter" cycleways.

Upskilling initiatives have been supported in Waltham Cross to date from various funding streams. Currently the Community Wealth Building Fund is covering support until December 2022. The countywide contractor for delivering Multiply training has committed to holding online sessions with students at the newly expanded Community Skills Hub that will be created through the Enhancing Life Chances project in this bid.

Most of the Council's Shared Prosperity funding for 2022/25 will be used in Waltham Cross, with a provisional allocation of approximately £135k for skills training. £160k is earmarked for town centre management, to use the impetus arising from the new public realm to attract visitors and to work with businesses on reducing crime and encouraging investment.

The Council has already made significant investments in the town centre, including

- Constructing a new town square in Waltham Cross in 2019 on the High Street and investing £450,000 in detailed design works for the next stage, which is the subject of the LUF Restore Civic Pride project.
- Taking action to reduce crime and fear of crime by installing CCTV along the High Street.

4.4.4 Please explain how the bid aligns to and supports the government's expectation that all local road projects will deliver or improve cycling and walking infrastructure and include bus priority measures (unless it can be shown that there is little or no need to do so). Cycling elements of proposals should follow the government's cycling design guidance which sets out the standards required. (250 words)

The Restore Civic Pride project proposes substantial improvements in pedestrian and cycle accessibility to, around and within the Town Centre.

A new cycle path is proposed along Monarchs Way, which will connect to a new wider cycleway network being funded by National Highways. This will meet Government design standards. There are proposed new cycle hub in the High Street and cycle crossings of Monarchs Way at three locations.

Although the project does not include any new bus priority lanes (as the works are entirely to the existing pedestrianised High Street, from which buses are prohibited) Transport for London and Arriva are supportive of the proposed scheme. Some improvements to the bus station access are proposed to improve passenger experience.

The scheme proposes replacing the subway that provides the main access route to the High Street from the north with a high quality at grade pedestrian and cycle crossing, and adding a zebra crossing next to the roundabout providing access from the east. This will give greater priority to pedestrians and cyclists and particularly benefit groups such as the disabled, the elderly and women as well as parents with young children.

4.4.5 Please tick to confirm which of the following Levelling Up White Paper Missions (p.120-21) your project contributes to:

- Living Standards ✓
- Research and Development (R&D)

- Transport Infrastructure
- Digital Connectivity ✓
- Education
- Skills ✓
- Health ✓
- Wellbeing ✓
- Pride in Place ✓
- Housing
- Crime ✓
- Local Leadership

And write a short sentence to demonstrate how your bid contributes to the Mission(s).

- The significant increase in basic skills and digital training, and employment support at the Skills and Community Hub will contribute to improving Skills, and ultimately Living Standards for residents, who will be able to progress to better paid employment.
- Free 4G public Wi-Fi will contribute to Digital Connectivity.
- The new facilities for active play and exercise will contribute to increasing Health and mental Wellbeing in an area with below-average healthy life expectancy.
- Trainees' Wellbeing, and that of their families will improve from a higher income.
- The projects will contribute to Pride in Place by providing an attractive town centre, new leisure facilities, and the chance to socialise with other residents in the new community spaces.
- Crime will be reduced through a transformed street environment with more natural surveillance, and leisure facilities such as the skatepark to distract children and young people from antisocial behaviour.

Part 5 Economic Case

All costs and benefits must be compliant or in line with HMT's Green Book, DfT Transport Analysis Guidance and DLUHC Appraisal Guidance.

5.1 Appropriateness of data sources and evidence

5.1.1 Please provide up to date evidence to demonstrate the scale and significance of local problems and issues. (500 words)

Comparisons should be made between the area and the wider region and/or nation to evidence the scale of the problem.

Data should be provided from credible and robust sources.

The data analysis and the evidence should be interwoven in the economic case providing a concise and easy to understand narrative.

Despite a strategic location next to the M25 bordering London, Waltham Cross has a struggling economy and very high levels of deprivation. 34% of residents live in neighbourhoods ranked in the highest 10% in England for both child poverty and older people's poverty in the IMD 2019. The rankings worsened between 2015 and 2019. In April 2022, unemployment was 5.7%, 43% higher than England overall.

The main industries are construction, wholesale and retail, with five employers that have over 250 employees. The economy is static, with the only growth occurring in the number of micro businesses employing nine or fewer people, and no overall growth in jobs. Job density is low at 0.73 jobs per person of working age, compared to 0.85 for England overall.

The commercial centre was pedestrianised in 1990 and the paving and street furniture and general street scene are in poor condition. Access on foot from most residential areas is through deserted, oppressive subways under a busy dual carriageway. 2-3% of journeys within area are by bicycle, extremely low compared to other urban areas of Hertfordshire.

Footfall in the commercial centre from January to May 2022 was 34% less than the same period in 2019. At 9%, the vacancy rate is higher than surrounding towns. There is no night-time economy; almost everything is shut from 6pm and the deserted streets increase fear of crime (2021 survey).

There are few leisure and social opportunities. Waltham Cross has no leisure centre, cinema, or other leisure facilities. There is a shortage of meeting spaces and very few clubs or groups, just 16 compared to 47 in Hoddesdon and 74 in Cheshunt, the other towns in Broxbourne Borough.

Crime figures are high in Waltham Cross (107.8 crimes per 1,000 residents in 2021/22 compared to 81.3 in England and are particularly high for anti-social behaviour (31.9, England 19.2) and theft from the person (6.1, England 1.5). In comparison with other town centres, the town centre has extremely high rates of theft from the person (34.3), robbery, vehicle crime and bicycle theft.

Qualifications levels are lower than average. 30.4% of Broxbourne Borough residents aged 16-64 have a qualification equivalent to NVQ Level 4 or higher,

compared with 40% for England. 14.6% of residents have no qualifications, compared to 7.2% in England (ONS 2019).

Housing is unaffordable. The ratio of lower quartile house price to lower quartile gross annual residence-based earnings increased from 8.65 in 2011 to 12.97 in 2021 (ONS). Two neighbourhoods were in the worst 10% in England in the IMD 2019 for barriers to housing.

Life expectancy at birth is lower than the national average – Female 81.6 years (Herts 84.2, England 83.1), Male 78.8 years (Herts 80.9 England 79.5) (2013-17 figures).

Obesity rates are high for both children and adults

Obese children, Year 6, (Broxbourne 28.5%, England 20%)

59.1%-70% of adults in Broxbourne are overweight or obese, England overall, 61.5%.

Many people are physically inactive From 2015/16 to 2019/20, up to 27.9% of adults aged 19+ in Broxbourne stated that they did 30 minutes or less of physical activity each week, compared to up to 22.9% in England.

5.1.2 Please demonstrate the quality assurance of data analysis and evidence for explaining the scale and significance of local problems and issues [identified in 5.1.1].

Please demonstrate how any data, surveys and evidence is robust, up to date and unbiased. (500 words)

The data source for each fact cited in 5.1.1 is cited below:

Residents living in poverty and neighbourhoods in Waltham Cross affected by barriers to housing - Index of Multiple Deprivation (IMD) 2019.

Unemployment rate for Waltham Cross is from the April 2022 ONS claimant counts for Jobseekers' Allowance and those paid Universal Credit who are required to seek and be available for work, divided by the population aged 16-64.

Information about the current number of businesses, their size, and trends in this over time are taken from ONS UK Business activity size and location March 2021 and previous years' data. The figures relate to the Medium Super Output Area that approximately matches the borders of Waltham Cross (Broxbourne 013).

Job density and the trend over time is the 2020 figure for Broxbourne Borough, sourced from ONS.

The cycling rate and comparison with other urban areas of Hertfordshire is quoted from Hertfordshire County Council's Lea Valley South Transport Pack which covers Waltham Cross and Cheshunt to the north.

The footfall figure comes from a May 2022 report prepared for the Council by Huq Industries. The data come from automatic sensors.

The vacancy figure is from an April 2022 record of in-person visits to all recorded business premises in Waltham Cross, compared with similar data for Hoddesdon and Cheshunt.

The 2021 survey from which the fear of crime remark originates is the September 2021 survey on the Restore Civic Pride project described in section 4.2.1.

The data about clubs and groups in Waltham Cross, compared to other local towns, come from the Council's Community Organisations Directory 2021.

Crime figures are taken from Home Office crime data, May 2021 – April 2022. The Waltham Cross figures are for Waltham Cross ward; the town centre data are for Broxbourne 013B LSOA, which covers the town centre. As crime rates are different in town centres from rural or entirely residential areas, a comparison was made with crime data for two town centre LSOAs in Hertfordshire; Watford 009B and Stevenage 008D, though these are busier and larger town centres.

Data about qualifications levels are from ONS December 2019 Annual Population Survey.

The housing affordability figure is for Broxbourne Borough and comes from ONS data for 2011 and 2021.

Life expectancy is quoted from ONS data for 2013-17.

The obesity rate for children is for Broxbourne Borough and comes from the National School Measurement Programme for children in Year 6, a 3-year average of results from 2015/16 to 2017/18.

The obesity rate for adults is for Broxbourne Borough and is quoted from a 4-year average of results from the annual Sport England Active Lives Survey 2015-19.

The rate of physical inactivity among adults also comes from the annual Sport England Active Lives survey results for Broxbourne Borough. The maximum in the range of results over the years 2015-19 is cited, as the sample size is small at borough level.

5.1.3 Please demonstrate that the data and evidence supplied is appropriate to the area of influence of the interventions. (250 words)

Whenever possible, data has been quoted for Waltham Cross ward or Waltham Cross MSOA, but as described in 5.1.2, some data, e.g. obesity, physical activity, job density, are only available for the whole local authority where Waltham Cross is located, the Borough of Broxbourne.

IMD and crime data are available at Lower Super Output Area (LSOA) level and these figures have been quoted where relevant, to provide a more nuanced picture.

For crime data, a comparison was made with two other Hertfordshire town centres (Watford and Stevenage) to show that the Waltham Cross figures for some crimes

are high even for a town centre, a location that would be expected to have higher levels of certain crimes such as shoplifting or theft from the person.

5.2 Effectiveness of proposal in addressing problems

In this section applicants should clearly set out how the activity described in the bid will address the challenges identified.

5.2.1 Please provide analysis and evidence to demonstrate how the proposal will address existing or anticipated future problems. Quantifiable impacts should be forecasted using a suitable model. Theory of Change evidence should be identified and referenced. (750 words)

Problems: Declining town centre and deprivation

Restore Civic Pride Project: Transformed public realm, improved cycle/pedestrian access to town centre, limited car access, evening economy

Outputs: 5,100m² of transformed street realm, new pedestrian/cycle crossings to town centre, flexible high street, free public Wi-fi, living green wall

Intermediate outcomes: Increased footfall, increased satisfaction with town centre, less fear of crime in town centre

Outcomes: Private sector investment, lower vacancy rate, reduction in crime in town centre

Impact: Development of night-time economy; development at northern end of High St initiated by April 2027; property value uplift (commercial) of 2% p.a. for 10 years from completion of the works; survey shows higher influx of visitors from outside Waltham Cross

Evidence:

- a) Government research on valuing the impacts of regeneration projects provides a benefit-to-cost range for public realm improvements.
- b) Nov 2014 policy briefing *Public Realm* by What Works Centre for Local Economic Growth confirms evidence of property value uplift and business growth from public realm works
- c) Public realm improvements lead to a reduction in crime; for example improvements to Ealing town centre led to a 60% reduction in late night town centre violence and a 25% reduction in pickpocketing. (*The Pedestrian Pound* (Living Streets, rev 2019))
- d) Similar works carried out by the Council in Hoddesdon, six miles north, led to significant increase in trade, and restaurants and other venues open in the evenings.

Problem: Unemployment and low incomes due to poor basic skills levels, with an impact on child poverty

Enhance Life Chances Project: Reconfiguring Community Skills Hub

Outputs: 70% extra usable space and modern technology such as interactive whiteboards, a dedicated IT suite.

Intermediate outcomes: Increasing basic skills training capacity by 210 training places a year.

Outcomes: Each year: 80 people are enabled to access Multiply numeracy training; 110 more people receive basic digital skills training; 60 more unemployed people achieve employment through support; 5 more people get Level 1 qualifications each year, 7 more get Level 2 qualifications. After 2025 results will be dependent on securing continued funding for training programmes.

Impact: Reduction in unemployment and higher income among trainees;

Evidence:

- a) Records of current training/employment support provider based at the Community Skills Hub, CVS, showing current figures for completion of qualifications, and destination after training or support with job hunting.
- b) Letter of commitment from Step2Skills to use new facilities to deliver Multiply training, and that there is no alternative suitable location in Waltham Cross.
- c) Department for Education NPV of Further Education in England states increased earning power for those gaining level 1 qualifications is £12,000 and for Level 2 it is £39,000.

Problem: High rates of obesity and physical inactivity

Improve Health and Wellbeing Project: Facilities for active play and for physical activity, including outdoor gym, interactive football wall, renovated football pitch, extended skate park, interactive music arch, improved changing rooms

Intermediate outcomes: Each year, an additional 3,500 one-person hours on physical activity arising from the new interactive equipment; 2,000 more people playing a football match or attending a training session; 3,000 more walks/runs round the park, using the new perimeter track; 3,650 people using new outdoor gym equipment, 2,000 uses of extended skatepark, 1,500 people attending an exercise class in the new community space in the sports pavilion, 250 more people using the outdoor space for organised fitness sessions such as tai chi.

Outcomes: Improved fitness for people using the equipment

Impact: More residents in a local survey stating they are physically active.

Evidence:

- a) DCMS research, *Quantifying and Valuing the Wellbeing Impacts of Sport and Culture* places a wellbeing value of £1,127 per person for sport participation and an annual cost saving of £31.11 per person due to a reduction in GP visits and psychotherapy use.
- b) Recorded usage data for the football pitch
- c) Commitments from Active Herts and Waltham Cross FC to use the new changing rooms and community space for fitness classes and a soccer academy respectively; and their confirmation that there is no other available venue in Waltham Cross.
- d) Automatically generated data from other sites for the new interactive equipment
- e) Observation data for use of skatepark in another town in the Borough.

Problem: Lack of community and social activity

Enhance Life Chances Project and Improve Health and Wellbeing Project:

Creation of two new low-fee community meetings spaces at the Community Skills Hub and at the sports pavilion in Waltham Cross playing fields.

Intermediate outcomes: At least 150 social or community activities held in the Community Skills Hub each year, and 50 community activities held in the Sports Pavilion each year excluding exercise classes. Three more outdoor community events a year using the playing fields and the sports pavilion as a base.

Outcomes: 30% more social and community activities are held in official venues in Waltham Cross by March 2026, compared to March 2023.

Impact: Within 5 years, 20% increase in clubs, social and community groups meeting regularly in Waltham Cross.

Fewer people stating they often feel lonely

Evidence:

- a) Informal feedback from community groups not able to find a venue in Waltham Cross to meet
- b) Significant interest already expressed in setting up community activities in the planned new spaces;
- c) The *Monetizing Loneliness Report* published by DCMS gives a value of £9,900 for one person for costs associated with loneliness.

5.2.2 Please describe the robustness of the analysis and evidence supplied such as the forecasting assumptions, methodology and model outputs. Key factors to be covered include the quality of the analysis, the quality of the evidence and the accuracy and functionality of the models used. (500 words)

The monetised values for interventions come from Government sources. Please see section 5.3.2 for the assumptions behind application of these values to calculate benefits costs ratios for these projects.

For the Enhance Life Chances project, the current operator of the Community Skills Hub expects the new facilities at the Hub to enable the number of people securing qualifications or undergoing basic skills training, and people being supported into employment, to both double. This is due to increasing demand for support and referrals from other agencies, including JobCentre Plus. JobCentre Plus has confirmed that it does not have space in its own offices to run the support-into-employment activities required and will continue to refer clients to the Community Skills Hub. Demand for basic IT training and support with applying for employment is increasing. For example, a continuing shift to online recruitment by local employers, for example the nearby Tesco store, one of the largest in the country, will only accept an online application, leaving many unemployed people unable to apply because they either lack access to a laptop or do not have basic digital skills.

5.3 Analysis of costs and benefits I

In this section applicants should describe and explain the costs and benefits in the relevant Costings and Planning Workbook – Tables A – Economic Benefits and Table A - Economic

Costs. They should provide an explanation of how benefits and costs are analysed and estimated, and how this approach is proportionate for the proposal being submitted.

All costs and benefits must be compliant or in line with HMT's Green Book (including supplementary guidance), DLUHC Appraisal Guidance, and if appropriate Transport Analysis Guidance.

Package bids need to demonstrate both the overall package costs and benefits, and the disaggregated costs and benefits for each component project. Supplementary tables for component projects should be completed in full.

5.3.1 Please explain how the economic costs of the bid have been calculated, including the whole life costs. (500 words) [Answer received from Grant Thornton]

Table 1 summarises the costs set out in the financial case. These costs include indexation.

Table 1: Nominal, undiscounted (£) – total for all three projects

	2022/23	2023/24	2024/25
LUF funding	£730,333	£6,817,255	£6,769,400
Local authority funding	£416,253	£923,160	£577,880
TOTAL	£1,146,586	£7,740,415	£7,347,280

These capital costs have been calculated as follows:

Restore Civic Pride - The supporting highways project manager for Hertfordshire County Council using Arup-WSP data on the costs of similar works in Hertfordshire.

Enhance Life Chances - The Council's Senior Building Surveyor, based on a premises survey, consultation with the Hub operator, and current costs for similar works.

Improve Health and Wellbeing - The Council's Senior Building Surveyor prepared cost estimates based on a condition survey and works carried out on an identical building last year. Other cost estimates are based on quotes received in June 2022.

For the economic case these costs have been adjusted to ensure that, as required by the Green Book, all values are expressed in real prices relating to the first year of the project. To do this inflation has been removed so that the costs are nominal.

To these nominal costs all figures have been discounted on the basis of time preference using the Green Book advised rate of 3.5% per annum and included the inflation rate assumptions as per the formulae set out in the bid costing and planning workbook (i.e. nominal cost * discount rate/inflation)

Table 2: Economic Costs in base-year, real discounted prices (£, PVC) – total for all three projects

	2022/23	2023/24	2024/25
LUF funding	£730,333	£6,588,041	£6,333,023
Local authority funding	£416,253	£892,121	£540,628
TOTAL	£1,146,586	£7,480,162	£6,873,651

5.3.2 Please describe how the economic benefits have been estimated, including a discussion and evidence to support assumptions. (750 words)

Public realm improvements

Government research on valuing the impacts of regeneration projects provides a benefit-to-cost range for public realm improvements, with a cautious valuation of 0.9 and a central valuation of 1.4. Given the central location of the proposed improvements and the quality of the scheme it is believed that the 1.4 valuation could be justified. However, to be conservative, a midpoint valuation of 1.15 was applied to the capital costs (£15.1m). The resultant benefit was then spread over four years.

Wider Land value uplift - Residential and Commercial

The number and average unit price of all residential properties lying within 150m of the centre of the interventions were calculated using council tax data. The average price of properties was also cross-referenced with ONS price paid data for the LSOA to ensure accuracy. For commercial properties, a blended 150 and 200m radius zone was created from two central points on Waltham Cross High Street and the number of commercial units and the average unit price were calculated from business rates data. The 200m zone in the northern end of the High Street was to ensure the inclusion of development sites there that are likely to be brought forward because of this initial investment.

A potential uplift figure was then applied to calculate the benefit that could accrue each year, attributable to LUF funding. A local agent recommended 5% for residential properties and 15% for commercial properties, but a more conservative annual uplift of 2% was applied to both. Given the scale of the proposed works it is assumed that benefits would accrue over 10 years.

The calculations assume that there will be some displacement in the wider Broxbourne economy. However, as Waltham Cross residential and commercial properties are generally lower in value than other parts of Broxbourne, the expected displacement is calculated at 25%. The resultant annual benefit for residential properties is £4.5m, and for commercial properties it is £1.81m.

Earnings benefits from skills improvements

The number of additional people engaging in skills development courses at different levels as a result of the expanded skills hub was calculated from commitments

supplied by local training suppliers (CVS and Steps4Skills). Based on the range provided a midpoint was taken. A monetary value taken from the Department for Education Net Present Value of Further Education in England was then applied. For those gaining level 1 qualifications this was £12,000 and for Level 2 this was £39,000.

Wellbeing benefits from skills improvements

For the additional learners described above, a monetary value was applied to measure improved wellbeing resulting from enhanced life satisfaction and better opportunities for promotion. The Green Book Wellbeing guidance uses a central WELLBY value of £13,000. To this was applied an apportionment of 0.46 for life satisfaction change and an apportionment of 0.248 for good opportunities for promotion based on data from the London School of Economics.

Economic benefits from moving an unemployed person into work

A deadweight factor of 75% was applied to the additional number of people who are expected to move into employment due to skills hub support. The number of remaining 'additional' beneficiaries was then multiplied by the economic value of £18,084 identified in the Manchester Unit Cost Database for moving an unemployed person into work.

Improvement in health and wellbeing from increase in physical activity

A detailed, conservative estimate of the number of additional people engaging with physical activity due to the new facilities was made, based on monitoring data from other facilities in Broxbourne borough. It was assumed that 2% of these people would be considered "active" per national definitions (engaged in least three 30-minutes of physical activity per week) and of that 73% would already be active (a deadweight factor based on the Active Lives national survey). The remaining number of newly active people was then multiplied by a wellbeing value of £1,127 per person for sport participation and an annual cost saving of £31.11 per person due to a reduction in GP visits and psychotherapy use. These figures have been taken from DCMS research, *Quantifying and Valuing the Wellbeing Impacts of Sport and Culture*.

Reductions in loneliness - sport

The additional number of participants for group-based activities such as fitness classes was calculated. The same deadweight assumption used to calculate the health and wellbeing benefits (see above) was then applied and it was assumed that 1% of the additional participants are experiencing loneliness. As 6.4% of Broxbourne's population is experiencing loneliness based on ONS data, this is a conservative assumption.

A value of £9,900 (costs associated with loneliness) was then applied to the participants experiencing loneliness based on the *Monetizing Loneliness Report* published by DCMS report. To avoid double counting, the wellbeing value that was applied in the health and wellbeing benefit calculation above (£1,127) was netted off.

Reductions in loneliness – Community Skills Hub

The same method as above was applied but the estimate of beneficiaries was based on the number of additional participants in community group activities in the new community space.

Increases in volunteering

A range of relevant data sources to monetise the additional impact of sports were used. For sports, the assumption was that 4% of the working population of Broxbourne will be volunteering in the sector, as the Active Lives Adults Survey states is the national average.

'Wellbeing and Civil Society', published by the Cabinet Office and DWP states the wellbeing benefit of frequent volunteering is £13,500 per participant. This figure was multiplied by the number of additional volunteers.

5.4 Value for money

In this section applicants should set out the Value for Money (VfM) of their bid, taking account of monetised and non-monetised impacts and risks and uncertainties.

Prior to completing this section the application should complete the relevant Costings and Planning Workbook – Table A – VfM.

5.4.1 Please provide a summary of the overall Value for Money of the proposal. This should include reporting of Benefit Cost Ratios (BCR). (500 words)

If a BCR has been estimated, please provide the BCR of the proposal below.

If you only have one BCR, please enter this against the 'initial' BCR.

'Initial' BCR (single bid)

'Adjusted' BCR (single bid)

A benefit cost ratio has been calculated for each of the three projects as well as for the package bid overall.

For project 1, Restore Civic Pride, a BCR of 4.14 has been calculated based on economic costs of £14,297,845 and economic benefits of £59,651,000.

The **costs** have been compiled by the Hertfordshire County Council Highways Project Manager working with Broxbourne Borough Council on the project, based on Arup/WSP data of costs for recent, similar civil engineering works in Hertfordshire.

The **benefits** have been estimated based on:

- The amenity value of the public realm improvements: £15,123,087
- The wider residential land value uplift: £31,692,437
- The wider commercial land value up lift: £12,835,476

For project 2, Enhance Life Chances, a BCR of 12.35 has been calculated based on economic costs of £127,315 and economic benefits of £1,572,193.

The **costs** have been compiled by a chartered surveyor, who carried out a survey and prepared a schedule of works in consultation with Council colleagues and training providers operating at the building.

The **benefits** have been estimated based on:

- The earnings improvements as a result of improved skills: £925,436
- The wellbeing improvements as a result of improved skills: £141,422
- The reduction in loneliness from engaging in activities: £1,936
- The economic benefit of moving an unemployed person into work: £503,399

For project 3, Improve Health and Wellbeing, a BCR of 6.95 has been calculated based on economic costs of £975,238 and economic benefits of £6,777,503

The **costs** for the sports pavilion have been compiled by a chartered surveyor, who prepared a schedule of works in consultation with Council colleagues and with reference to a similar renovation project carried out last year. All other costs were compiled by the Council's Green Spaces Manager based on quotes received in June 2022.

The **benefits** have been estimated based on:

- The improvements in health and wellbeing from increased physical activity: £257,385
- The reduction in loneliness from engaging in activities: £32,908
- The increase in volunteering: £6,487,210

Taken together this package of projects give a BCR of 4.39 which has been calculated based on economic costs of £15,500,399 and economic benefits of £68,000,696.

5.4.2 Please describe the non-monetised impacts the bid will have and provide a summary of how these have been assessed, including the expected scale of these impacts. These will be factored into the overall Value for Money assessment of the bid. (500 words)

Non-monetised benefits include:

Creating pride in place and positively impacting on community cohesion and trust

Creating a vibrant location for community interactions is considered fundamental to the future success of high streets as highlighted in the Commons Select Committee paper 'High streets and town centres in 2030'. This underlines the role high streets play in social inclusion, providing a place to gather, creating a sense of belonging, as well as improving, celebrating and engendering pride in a local identity. An improvement of 10 percentage points in residents feeling pride in Waltham Cross when asked in a survey in January 2023 and a survey in January 2026, after completion of the works, is considered a reasonable target. Current levels of civic pride are unknown, but estimated to be quite low, from residents' feedback.

Reducing crime and fear of crime

Crime and fear of crime are expected to decrease in the town centre because of a more attractive urban environment, and in the evenings, the presence of vehicles. Street realm improvements in Ealing town centre led to a 60% reduction in late night

town centre violence and a 25% reduction in pickpocketing. (*The Pedestrian Pound* (Living Streets, rev 2019).

If shoplifting, theft from the person, robbery and other theft in the town centre decrease by 20%, the cost benefit will be approximately £30,000 a year. (The economic and social costs of crime, Home Office, 2018). Replacing a gloomy subway with a surface crossing will also help to reduce fear of crime, as shown in consultation.

Stimulating wider public and private investment over the longer term. The LUF will provide an initial investment that will address market failures that are limiting private investment while creating public goods.

It is expected that the commercial property vacancy rate in the town centre will decrease from 9% to 5% after the works; the goal is to have a similar vacancy rate to Hoddesdon, also in the Borough of Broxbourne. There is likely to be a growth in businesses opening later and the creation of a night-time economy. The target is to have five restaurants or leisure establishments regularly open in the evenings. At present there is only one. This is based on the size of the town centre and current businesses. It is also a target that development of the major site in the north of the High Street will begin by April 2027.

Shift towards active travel for local journeys

The new cycle path, cycle hub and surface-level crossings are expected to increase the proportion of local journeys made by bicycle. Journeys on foot are expected to increase too, as a result of the new surface crossing replacing a subway, and the new zebra crossing that will enable pedestrians to avoid another subway. The increase cannot be quantified as there are no baseline data for journeys in the town centre.

Improved access to services for people with mobility impairments

The new surface level crossings will be easier to use than subways. For the first time there will be disabled parking spaces in the commercial centre. The Community Skills Hub will now provide access for wheelchair users. At Waltham Cross Playing Fields, the sports pavilion and community space will have wheelchair access. The outdoor gym equipment is designed to be inclusive for all, including wheelchair users, and the music arch and DJ station are also inclusive. Based on the catchment area at least 200 uses of the equipment each year are likely to be made by people who have mobility impairments.

More community support services for disadvantaged residents

New space at the Community Skills Hub will provide a central location for community services. The Council has already received offers from local organisations wanting to run services that would not be possible at present due to the lack of suitable locations in Waltham Cross: a food pantry, drop-in cafe, craft sessions for people experiencing mental health difficulties or loneliness, assistance with computer access for people seeking to claim Universal Credit.

Improved mental wellbeing from transformed public realm

An attractive street environment in the town centre, will help to improve the mental wellbeing of Waltham Cross residents. A target has been set to measure the mood of people in the town centre in January 2023 and then achieve a 10 percentage point improvement in a similar survey in January 2026.

5.4.3 Please provide an assessment of the risks and uncertainties that could affect the overall Value for Money of the bid. (250 words)

Sensitivity analysis has been applied when calculating the benefit costs ratio for the Waltham Cross Renaissance bid, specifically on the most material and highest risk assumptions within the economic model, centred around Public Realm, Wider Land Value uplift and Volunteering figures. The following table shows how the BCR is affected by changing these assumptions.

Type of benefit	Assumption Detail	Sensitivity	Assumption	BCR
Public realm	Value from improving public areas	Central	1.15	3.74
		High	1.40	3.85
		Low	0.90	3.54
Wider Land Value uplift (residential)	Social value of the uplift in residential property values as a result of a regeneration project in the vicinity	Central	2%	3.74
		High	2.5%	4.20
		Low	1.5%	3.36
Volunteering	Volunteering participation	Central	2%	3.74
		High	5%	4.20
		Low	1%	3.59

The analysis has provided strong confidence around the risk and uncertainties regarding the project as the low sensitivity scenarios still generate a BCR of well above 1. Further testing has been carried out to evaluate how the BCR would be impacted if the most significant benefits - public realm and wider land value uplift (residential) - are removed. Without the Present Value Benefits associated with public realm benefits, a BCR of 3.41 would still be achieved. If the Present Value Benefits associated with Wider Land Value uplift (residential) are removed, the BCR would be 2.34. If the total benefits associated with Public Realm and Wider Land Value uplift (residential) were removed, there would still be positive value for money, with a BCR of 1.47.

The “switching value” only comes into play if all the public realm, land value uplift and volunteering benefits are removed. This gives a BCR of 0.95.

All these scenarios show that the benefits are not wholly dependent on one material item, and that the Waltham Cross Renaissance bid provides high Value for Money.

5.4.4 We would expect an Appraisal Summary Table to be completed to enable a full range of impacts to be considered. This should be consistent with the relevant appraisal guidance for the bid.

For package bids, please provide an Appraisal Summary Table for each component project.

For Regeneration or Cultural bids, the Appraisal Summary table should be consistent with the DLUHC appraisal guidance. For Transport bids it should be consistent the Transport Analysis Guide.

Any additional evidence to support your responses to this section should be referenced within your responses (5.1.1 – 5.4.3) and attached as a single annex.

Project 1 – Restore Civic Pride

A	Present Value Benefits (based on Green Book Principles and Green Book Supplementary and Departmental Guidance)	£59,651,000
B	Present Value Costs (£m)	£14,397,846
C	Present Value of other quantified impacts	£0
D	Net Present Public Value (£m) (A-B)	£45,253,154
E	Initial Benefit Cost Ratio (A/B)	4.14
F	Adjusted Benefit Cost Ratio (A+C/B)	N/A
G	Significant Non-Monetised Impacts	<ul style="list-style-type: none"> • Creating pride in place and positively impacting on community cohesion and trust • Reducing crime and fear of crime • Stimulating wider public and private investment over the longer term • Shift towards active travel for local journeys • Improved access to services for people with mobility impairments • Improved mental wellbeing
H	Value for Money category	High
I	Sensitivity analysis	Sensitivity analysis has been carried out on the highest risk assumptions around the public realm improvements and wider residential land value uplift.
J	LUF finance costs (£m) (after discounting and adjusting for inflation)	£13,616,000
K	Risks (recorded here before mitigation)	<ul style="list-style-type: none"> • Delays, particularly due to unanticipated utility diversions • Cost overruns due to weather or unexpected design/latent defects issues • Project management capacity • Contractor goes into liquidation
L	Other issues	N/A

Project 2 – Enhance Life Chances

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A	Present Value Benefits (based on Green Book Principles and Green Book Supplementary and Departmental Guidance)	£1,572,192.75
B	Present Value Costs (£m)	£127,315
C	Present Value of other quantified impacts	£0
D	Net Present Public Value (£m) (A-B)	£1,444,877.75
E	Initial' Benefit Cost Ratio (A/B)	12.35
F	Adjusted Benefit Cost Ratio (A+C/B)	N/A
G	Significant Non-Monetised Impacts	<ul style="list-style-type: none"> Improved access to services for people with mobility impairments More community support services for disadvantaged residents
H	Value for Money category	High
I	Sensitivity analysis	Sensitivity analysis has been carried out on the highest risk assumptions.
J	LUF finance costs (£m) (after discounting and adjusting for inflation)	£113,114
K	Risks (recorded here before mitigation)	<p>Delays due to unforeseen works</p> <p>Delay in obtaining planning permission for façade</p> <p>Delay/cost overrun due to latent defect in building</p>
L	Other issues	N/A

Project 3 – Improve Health and Wellbeing

A	Present Value Benefits (based on Green Book Principles and Green Book Supplementary and Departmental Guidance)	£6,777,503
B	Present Value Costs (£m)	£975,238
C	Present Value of other quantified impacts	£0
D	Net Present Public Value (£m) (A-B)	£5,802,265
E	Initial' Benefit Cost Ratio (A/B)	6.95
F	Adjusted Benefit Cost Ratio (A+C/B)	N/A
G	Significant Non-Monetised Impacts	<ul style="list-style-type: none"> Reduction in anti-social behaviour Improved mental wellbeing
H	Value for Money category	High

I	Sensitivity analysis	Sensitivity analysis has been carried out on the highest risk assumptions around the benefits of increased volunteer numbers.
J	LUF finance costs (£m) (after discounting and adjusting for inflation)	£587,501
K	Risks (recorded here before mitigation)	<ul style="list-style-type: none"> • Delays/cost overruns due to latent defect in sports pavilion • Inflation beyond contingency level in cost of equipment • Delays/cost overruns due to bad weather on outdoor sites, e.g. skatepark
L	Other issues	N/A

Package Bid

A	Present Value Benefits (based on Green Book Principles and Green Book Supplementary and Departmental Guidance)	£68,000,696.09
B	Present Value Costs (£m)	£15,500,399
C	Present Value of other quantified impacts	£0
D	Net Present Public Value (£m) (A-B)	£52,500,297.12
E	Initial' Benefit Cost Ratio (A/B)	4.39
F	Adjusted Benefit Cost Ratio (A+C/B)	N/A
G	Significant Non-Monetised Impacts	<ul style="list-style-type: none"> • Creating pride in place and positively impacting on community cohesion and trust • Reducing crime and fear of crime • Stimulating wider public and private investment over the longer term • Shift towards active travel for local journeys • Improved access to services for people with mobility impairments • More community support services for disadvantaged residents • Improved mental wellbeing
H	Value for Money category	High
I	Sensitivity analysis	Sensitivity analysis has been carried out on the highest risk assumptions around the public realm improvements wider residential land value uplift and increase in volunteer numbers.
J	LUF finance costs (£m) (after discounting and adjusting for inflation)	£14,316,615

K	Risks (recorded here before mitigation)	<ul style="list-style-type: none"> • Delays caused by supply-side issues, including workforce • Inflation above contingency levels • Procurement delays - difficulty in awarding tender • Delays caused by design flaws or latent defects etc, e.g. unexpected utilities diversions
L	Other issues	N/A

Part 6 Deliverability

6.1 Financial

Within this section applicants are required to provide clear and robust details of the financial aspects of the bid, including sources, secured status, and type of match funding, project costs, financial risks and mitigation measures, and how funding is structured – e.g. if you are intending to further disburse the LUF grant with bid partners.

Management and consultancy costs should be clearly shown within the project budget, and any work to be sub-contracted explained within the application form. Prior to completing this section applicants should complete the relevant Costings and Planning Workbook - Table B – Funding Profile and Table C – Cost Estimates.

6.1.1 Please confirm the total value of your bid.	£16,234,281
6.1.2 Please confirm the value of the capital grant you are requesting from LUF.	£14,316,988
6.1.3 Please confirm the value of match funding secured. Where match funding is still to be secured please set out details below. If there any funding gaps please set out your plans for addressing these. (250 words)	
The Council has formally approved the full amount of the estimated capital match funding budget of £1,917,293. The Council will also make provision in the revenue budget for the costs of a monitoring and evaluation officer, surveys work and for independent evaluations to be carried out at the end of the programme.	
There are no current funding gaps provided the LUF bid is successful for the amount sought.	
6.1.4 If you are intending to make a land contribution (via the use of existing owned land), please provide further details below and confirm who currently owns the land, details of any restrictions and the estimated monetary value. (250 words)	
The land subject to the proposals is either existing public highway/public footpaths or land/property owned freehold by the Council. No land is to be transferred to any third party as a result of the project.	
6.1.5 Please confirm if your budget includes unrecoverable VAT costs and describe what these are, providing further details below. (250 words)	
There are no unrecoverable VAT costs expected to be incurred from delivering the proposed projects.	
6.1.6 Please describe what benchmarking or research activity you have undertaken to help you determine the costs you have proposed in your budget. Please advise on any assumptions. (750 words)	
The Council is engaged in multiple construction and refurbishment projects across the Borough and maintains a database of project prices to help inform new project feasibility analysis.	
The Restore Civic Pride public realm/transport improvement project, which accounts for most of the LUF funding ask and co-funding commitment within the bid, has evolved over an extended period. Council officers have engaged with Hertfordshire County Council and its agents, leading civil engineering consultants Arup and WSP, both of which have extensive experience in the costs of projects of this nature within Hertfordshire, to develop budget cost estimates. The budget cost estimates were built from a full bill of quantities, updated to reflect 2022 prices. The Council has recent relevant experience from its Waltham Cross Town Square public realm	

scheme, has compared the costs and is satisfied that they are realistic, particularly with the added contingency and optimism bias. Design fees have been calculated based on guidance from HCC, WSP and Rivington Hark, a development and project management company which is currently working with the Council.

The Enhance Life Chances (community/skills hub) project cost estimates have been prepared having regard to an index of local projects, similar in nature to that proposed and previously commissioned by the Council, updated for inflation.

Estimated costs for works on the sports pavilion in the Improve Health and Wellbeing project have been prepared using costs information from local projects commissioned by the Council. These projects included the refurbishment of an almost identical sports pavilion two years ago, updated to account for inflation.

For the active play and physical activity equipment on site (all weather gym equipment, all weather DJ booth, football rebound wall and interactive music arch) prices have been taken directly from current specialist supplier quotations.

Approximately 30% of the project cost estimates relate to the skate park element, and are currently provisional allowances only, as this is a bespoke design component. Discussions have been held with a contractor that built another skatepark for the Council to inform the cost allowance.

6.1.8 Please set out below, what the main financial risks are and how they will be mitigated, including how cost overruns will be dealt with and shared between non-UK Government funding partners. (You should cross refer to the Risk Register). (750 words)

The Council will meet 100% of any cost over-runs. No third-party funding is involved.

The primary financial risks, for all three projects, concern cost price inflation because of:

- 1) Macro-economic factors beyond the control of the Council, causing project cost inflation, including supply side shortages in equipment or materials and/or manpower shortages (COVID19 or tight labour market or supply chain issues), delays and/or higher tender prices. To mitigate this, the Council has applied appropriate contingency allowances and optimism bias factor to the cost estimates and taken into consideration the current historically high inflationary pressures. Ultimately the Council will underwrite any cost overruns.
- 2) Additional works and increasing costs which are not within current specification or estimates also any consequential delays resulting from unknown risks. To mitigate this, comprehensive surveys will be commissioned early including radar surveys of below ground utilities. Contingency allowances have been included in each project, reflecting the cost implications of the risk, as well as optimism bias adjustment at 28% for the public realm Restore Civic Pride project.

- 3) Delays due to procurement processes taking longer than estimated or lack of tender responses requiring a fresh tender process. To mitigate this, detailed tender packages will be prepared in advance or procurement, peer reviewed and utilising consultant expertise. It is anticipated that framework suppliers will be used, particularly for the Restore Civic Pride project, where a limited number of HCC approved framework contractors will be asked to tender.
- 4) Delays and cost increases caused by inclement weather. To mitigate this, the project programmes in respect of the Restore Pride and Health and Well-being projects have considered the timing of external works to minimise this risk and include additional time allowance to compensate for this risk, given an expectation that some days may be less productive. This has not been considered necessary for the Enhancing Life Chances project as it is not considered vulnerable to inclement weather.
- 5) Delays in any regulatory process such as planning permission, building control, and the consent of the local highway authority. Most of the works do not need planning permission or approval under the building regulations and is a low risk. As part of the mitigation, the public realm scheme has evolved with full engagement of the HCC's statutory highways team. The proposals are also in accordance with Local Plan policies and the presumption in favour of sustainable development applies.
- 6) Cost increases due to design flaws/latent defects. To mitigate this, suitable and resilient contractors/suppliers with appropriate and relevant expertise will be selected. The Council will ensure performance monitoring is ongoing through the construction process.
- 7) Community opposition. To mitigate this, the Council has also already undertaken extensive public consultation and to date, there is over-whelming majority community support for the proposals so significant objections are not anticipated. Nevertheless, to mitigate any risk of that support declining, the Council's communications team will ensure the public and local businesses are engaged and informed throughout. The economic development team will provide support and guidance to local businesses who may suffer temporary trading impact during works.
- 8) Delays resulting from a selected contractor entering liquidation. Steps will be taken to minimise this risk through stress testing suppliers/contractors through the procurement process and selecting robust/resilient suppliers with the capacity and expertise required for the scale and nature of the project.

It is considered that all risks have been mitigated as far as possible.

6.1.9 If you are intending to award a share of your LUF grant to a partner via a contract or sub-grant, please advise below. NB: You must ensure any further disbursement of the grant is done so in accordance with subsidy controls and public procurement rules. (750 words)

Not applicable

6.1.10 What legal / governance structure do you intend to put in place with any bid partners who have a financial interest in the project? (750 words)

Not applicable

6.2 Commercial

Within this section, applicants should set out their commercial and procurement strategy for effectively awarding and managing any contracts for goods, works or services to be funded by the grant. The strategy should include all key procurement lifecycle activities, timescales and who will lead on procurement / contractor management.

6.2.1 Please summarise your commercial structure, risk allocation and procurement strategy which sets out the rationale for the strategy selected and other options considered and discounted. (1500 words)

Commercial structure, procurement strategy and risk allocation

The Council will let all contracts, and these will be managed by the individual project managers. These managers will report to a LUF Delivery Board headed by the Council's SRO.

The Council will be using a Framework Contract for the public realm works on the highway. This reduces cost, and risk to price and delivery compared to an open market tender, the main option considered and discounted. These contracts contain standard penalty clauses which will shift some of the risk regarding timely delivery to the contractor. The local highway authority, Hertfordshire County Council, will take on responsibility for maintenance of the highway, cycle path and street lighting after a fixed maintenance period post-completion. Any faults during the maintenance period would be the responsibility of the contractor.

Similar penalty clauses will apply for the contracts for the living wall and reconfiguration of the Community Skills Hub, refurbishing the pavilion, pitch improvements and providing facilities at the Playing Fields. The new skatepark extension will be a design-and-build contract with a specialist supplier.

The installation of Wi-fi will be the responsibility of BT and subject to a standard contract with the option of no payment as a penalty for failure to deliver. The Council already successfully contracts with BT for providing Wi-fi in its operational properties. There is therefore an established relationship with a dedicated Account Manager. BT will also be responsible for ongoing maintenance and will not be paid if the service fails.

In the appointment of contractors, wherever possible the Council will seek tender responses on a fixed price contract basis, to mitigate construction cost overrun risk. The price will be fixed from the date of their appointment. However, it is unlikely that all risks can be excluded at that date, so the Council will remain responsible for any funding gaps that subsequently occur, over and above the contingency allowances.

The Council has already engaged specialist transport and landscape consultants WSP and Arup to lead on the detailed designs for the highways and transport works, this will minimise risks of cost overruns or design faults, and then to finalise detailed budgets.

External project management and site supervision, support will be procured as necessary to deliver the highways and transport works, including the services of a clerk of works, quantity surveyor and a project manager for delivery.

All procurement will follow standard Council procurement procedures, depending on the services required and likely cost, and in line with Government regulations, sustainability and social value ambitions.

Procurement details

Broxbourne Council has delegated agency powers from the County Council to carry out highways works. For the Restore Civic Pride project's street realm and highways works the Council will use the Eastern Highways Alliance Framework 3 (EHA3). The Council previously used the (EHA3) successfully to deliver Queen Eleanor Square, an earlier stage of street realm works located just to the south of the streets in the bid.

The Eastern Highways Alliance was established by ten local authorities across the east of England to create formal collaboration between contractors and government organisations. The current EHF3 framework is led by Essex County and went live in October 2020 for a 4-year term, expiring in September 2024, but for large projects this can be extended until the completion of the project.

For works of this value it is likely that the highest tier of the framework will be used. Selection of the contractor will be through the approved mini-tender process at 60/40 (Price v quality split at call-off) to reduce lead-in times that would be likely for a full tender.

The Council will seek early contract involvement from one of these contractors before the completion of the detailed design work, which is underway. The contract for the delivery of the construction works will be let under an NEC4 contract, with the contract management toolkit CEMAR to be used for the management of Early Warning Notices and Compensation Events. This process has assisted before in delivery of schemes alongside Hertfordshire County Council previously where the Borough Council has promoted schemes on the highway network. The intention is to engage Hertfordshire County Council's whole client service consultants (WSP-Arup) to act throughout this process as they have significant experience operating within this framework.

For the traffic signals, drainage, structures and lighting installation work the WSP-Arup team will work with Hertfordshire's term contractor Ringway. As a working relationship already exists between the WSP-Arup team and Ringway the delivery of these elements of the project will be easier to co-ordinate and project manage.

The works to the Community Skills Hub and to Waltham Cross Playing Fields pavilion will be offered as separate contracts for open tender on Supply Herts, the free-to-use online portal used by most local authorities in Hertfordshire.

As the Improve Health and Well-being project also concerns works and equipment of a specialist nature (sports equipment and skate park works), restricted tenders for each type of equipment will be invited within the ESPO framework agreement for outdoor sports and playground facilities, including the design and build contract for the skatepark. This ESPO framework has been used before for procuring these works and services and it offers access to a good range of specialist suppliers.

6.2.2 Who will lead on the procurement and contractor management on this bid and explain what expertise and skills do they have in managing procurements and contracts of this nature? If the procurement is being led by a third party and not the lead applicant, please provide details below. (500 words)

The Council has a team of designated in-house project managers who will lead the procurement and contract management, reporting to the SRO and LUF Delivery Board. They will be supported by appointed external quantity surveyors and the Council's procurement, finance and legal services officers, in preparing detailed tender documentation and following any subsequent procurement process, selection and contractor contract negotiation.

The designated project manager for each project will be responsible for leading and managing the procurement process and any external consultants, such as design specialists. The project manager will also lead on specialist equipment purchases (for example, sports equipment).

Before commencing the procurement process for any supplier/contractor, approval to commence the process will be required from the LUF Delivery Board and, where necessary the Waltham Cross Renaissance Board and/or the Council's Cabinet. A formal report will be required which will require the prior input of the Council's in-house procurement and legal officers to ensure the recommended approach complies with Council procurement and financial regulations and the Government's statutory requirements and guidance.

At the relevant time, provided adequate funding is available from this bid, delegated authority is in place through the s151 officer to authorise the expenditure. In the event tender returns significantly exceed current delegated budget allocations, full Council approval for additional capital would be required but this is considered highly unlikely as the Council has applied adequate contingency optimism bias and will seek to procure fixed price contracts.

6.2.3 Are you intending to outsource or sub-contract any other work on this bid to third parties? For example, where you have identified a capability or capacity gaps. (750 words)

The Council has already appointed WSP-Arup, specialist transport and landscaping consultants, to progress the detailed design of the Restore Civic Pride project and to prepare the plans and support documentation for the planning application on the living green wall and the Traffic Regulation Orders required for the highways works.

The Council will appoint contractors for the following work:

Restore Civic Pride project

- All construction work associated with the public realm, highways and transport work;
- Design, supply and maintenance of the living wall;

- Support in procuring a contractor for the public realm/highways/transport works;
- Site supervision of the construction works;
- Supply and maintenance of the digital display boards.

Installation of Wi-fi and Wi-fi hotspots will be done by BT.

In agreement with the Council, the contractor for the public realm project will appoint sub-contractors.

Enhance Life Chances project

Construction of new façade, interior changes, fitting out, decoration of the Community Skills Hub

Improve Health and Wellbeing project

- Drawing up plans for the creation of the community space in the sports pavilion
- Renovation, refit and make interior layout changes in the sports pavilion
- Design for drainage improvements to the football pitch
- Implementation of drainage improvements to the football pitch
- Design and delivery of skatepark concrete bowl extension
- Supply and installation of SONA arch, interactive football wall and DJ station
- Supply and installation of walking/jogging track
- Supply and installation of inclusive outdoor gym equipment and safe surface

Any construction sub-contractors, should they be necessary, will be the responsibility of each project’s selected main contractor to appoint.

A dedicated and suitably qualified person will be appointed to assist with monitoring and evaluation. The Council is considering appointing an external consultant with experience of Government funding reporting requirements.

6.2.4 How will you engage with key suppliers to effectively manage their contracts so that they deliver your desired outcomes. What measures will you put in place to mitigate supplier/contractor risks and what controls will you implement to ensure they deliver on quality. (1000 words)

A Delivery Plan has been established which reflects the delivery requirements of the LUF). Risk registers have been prepared which identify potential risks along with opportunities to mitigate them The Council will lead on all three projects in the bid to ensure that the desired outcomes are delivered to a good standard. The Delivery Board will monitor progress of each project rigorously.

All procurement, contract management and delivery will be undertaken in accordance with the Public Contracts Regulations 2015 (as amended) and the Council’s own Financial and Procurement procedures, under the supervision of the Council’s Procurement and Legal Services..

Mitigating Supplier/Contract Risks

Use of existing frameworks to select suppliers and contractors will limit risks due to pre-screening of their financial standing and insurance liability etc.

Further financial checks will be undertaken to mitigate the risks of liquidation, or other failure to deliver. If necessary, measures will be undertaken to further mitigate risk including; use of insolvency bonds; staggered payments; vesting certificates; PGC; and contingency planning.

Due to current issues relating to supply of construction materials, materials will be selected that can be sourced with certainty.

Controls to Ensure Contractors Deliver on Quality

Performance monitoring will be undertaken throughout construction to ensure that works are completed to the design brief and required standard. The three designated Project Managers will each be responsible for ensuring works are fit for their intended purpose. A clerk of works will be appointed to oversee delivery of the Restore Civic Pride project on site.

Contractual protections will be secured to mitigate the risk of contractors failing to deliver to the expected quality and timeframe, with provisions for funds to be retained if works undertaken fall short of agreed standards.

Contactors will be required to have minimum levels of indemnity insurance appropriate to the cost of the projects.

Where possible, contracts will make use of liquidated damages clauses, using potential loss of fees to motivate contractors to perform according to contract. This approach was successfully used two years ago by the Council for a contractor that was failing to deliver on the construction of a block of flats in Cheshunt.

This approach replicates the successful delivery method used in recent projects undertaken by the Council including the Queen Eleanor Square in Waltham Cross (£1.36m public works), Hoddesdon Town Centre (£1m public realm works), Council Offices (a £1m refurbishment) and Cheshunt Park (skate park development). Business and Technology Centre (£9.8m) and the Ambition Broxbourne Business Centre (£5.2m). The overall project management will be carried out in-house, although specialist procurement and site supervision will be outsourced. The Council's successful track record in managing professional services and contractors to deliver outcomes on similar projects supports continued use of this approach.

Public realm/highways works

The contract for the delivery of the construction works will be let under an NEC4 contract, with the contract management toolkit CEMAR to be used for the management of Early Warning Notices and Compensation Events. This process has assisted before in delivery of schemes alongside Hertfordshire County Council previously where the Borough Council has promoted schemes on the highway

network. The intention is to engage Hertfordshire County Council's whole client service consultants (WSP–Arup) to act throughout this process as they have significant experience operating within this framework.

For the traffic signals, drainage, structures and lighting installation work the WSP-Arup team will work with Hertfordshire's contractor Ringway. As a working relationship already exists between the WSP-Arup team and Ringway the delivery of these elements of the project will be easier to co-ordinate and project manage.

6.3 Management

Prior to completing this section applicants should complete the relevant Costings and Planning Workbook - Table D – Milestones Delivery.

6.3.1 Please set out how you plan to deliver the bid (this should be a summary of your Delivery Plan). (1000 words)

A Programme Delivery Board with terms of reference will be established to manage project implementation.

As this is a single agency bid by Broxbourne Borough Council, membership of the Board consists of the most senior officers within the Council as follows:

Chairman: Chief Executive

Senior Responsible Officer: Director of Place

Director of Finance/s151 officer

Programme Manager: Director of Place

Director of Environmental Services

A Monitoring and Evaluation officer will be appointed to provide further governance and control risks and any issues arising through implementation of the projects.

The progress of the LUF Programme will be overseen by councillors through the Cheshunt and Waltham Cross Development Group, and also the Council Cabinet. The Cabinet will receive quarterly reports and will intervene if progress is inadequate.

The Broxbourne Development Programme Board will provide multi-agency oversight; members of the board include representatives from the DLUHC, Hertfordshire LEP, B3Living Housing Association, Lea Valley Regional Park Authority and Hertfordshire County Council.

The LUF Board will meet monthly and receive progress reports from the project managers. Those progress reports will be set out on a progress tracker template contain programming, highlight, financial, risk, and issue reporting. The risk registers will be formally reviewed at least quarterly but will be updated whenever risks change.

The first Board meeting will be held immediately following the confirmation of LUF funding. The first Board meeting will formalise terms of reference, confirm endorsement of Project Inception Documents for each of the three projects, and initiate collection of baseline data for the metrics that will be used to measure outcomes and impacts from the LUF programme.

Each project will also be subject to sustainability and equalities and LUF assessment criteria reporting throughout its lifetime to project completion

The three projects in the bid and the key measurable benefits are described in sections 3.3 and 5.2 of this form respectively. The delivery plan specifies how delivery of each of these projects will be managed.

Restore Civic Pride project

Resources

Project cost: £15,097,832

LUF funding sought: £13,616,000

Broxbourne Borough Council contribution: £1,481,832 approved

Procurement Strategy

Broxbourne Council has delegated agency powers from the County Council to carry out highways works. For the realm and highways works the Council will use the Eastern Highways Alliance Framework 3 (EHA3). Selection of the contractor will be through the approved mini-tender process at 60/40 (Price v quality split at call-off) to reduce lead-in times that would be likely for a full tender.

The Council will also seek early contract involvement from one of these contractors before the completion of the detailed design work, now underway. The contract for the delivery of the construction works will be let under an NEC4 contract, with the contract management toolkit CEMAR to be used for the management of Early Warning Notices and Compensation Events. The intention is to engage Hertfordshire County Council's whole client service consultants (WSP-Arup) to act throughout this process as they have significant experience operating within this framework.

For the traffic signals, drainage, structures and lighting installation work the WSP-Arup team will work with Hertfordshire's term contractor Ringway, with which they already have a working relationship.

Key dependencies and interfaces

Implementation of most of this project takes place within the public highway, requiring a phased programme of closures. These are included in the Project Plan.

Application for the Traffic Reduction Orders will be made in September 2022 to allow 80 days for the consultation period.

As an unexpected requirement for utility diversions can cause significant delays in highways works, comprehensive surveys will be commissioned early including radar surveys of below ground utilities.

Communications

A Communications and Consultation Plan will be developed to engage with the public, businesses in the town centre and other stakeholders throughout the implementation of the project, particularly to minimise disruption to trading.

Roles and Responsibilities

Project Manager: Head of Infrastructure, Communities and Regeneration, Broxbourne Borough Council

Arup-WSP lead: Group Manager, Highways.

A Design Manager and Team from Arup-WSP will report to the Arup-WSP lead and ultimately to the Project manager.

Enhance Life Chances project

Resources

Project cost: £127,315

LUF funding sought: £113,114

Broxbourne Borough Council contribution: £14,201 approved

Procurement Strategy

Procurement for the renovation and refurbishment works will be through a mini tender on Supply Herts, the free-to-use online procurement portal widely used by public sector organisations in Hertfordshire.

Key dependencies and interfaces

This project involves work on a building owned by Broxbourne Borough Council and currently operated under lease by Community Voluntary Services for Broxbourne and East Herts (CVSBEH). CVSBEH has been fully involved in the design and consulted about timing and arrangements for the works, and this consultation will continue during project implementation. The Council and CVSBEH are negotiating an agreement for future operation of the new building and the services there.

Roles and Responsibilities

Project Manager: Economic Development Manager, Broxbourne Borough Council

CVSBEH representative: Deputy Chief Officer CVSBEH

Project Designer: Senior Building Surveyor, Broxbourne Borough Council

The Project Team will remain in place until project handover, and then the Project Manager and an Economic Development Officer will monitor the measurable benefits and outputs associated to Community and skills hub.

Improve Health and Wellbeing Project

Resources

Project cost: £1,009,134

LUF funding sought: £587,874

Broxbourne Borough Council contribution: £421,260 approved

Procurement Strategy

Procurement for the renovation and conversion of the sports pavilion will be through a tender on Supply Herts, the free-to-use online procurement portal widely used by public sector organisations in Hertfordshire. The interactive equipment, fitness equipment and skatepark extension will be procured by restricted tenders through the ESPO framework agreement for outdoor sports and playground facilities. This framework has been used before and offers access to a good range of specialist suppliers.

Key dependencies and interfaces

All installations requiring earth works have been timed for the drier months of the year, but some works have been staggered so that access restrictions to the public park can be minimised. Allowance has been made for a lead-in time of several months between ordering the interactive and exercise equipment and installation as prospective suppliers have advised there is a supply chain delay. Planning advice has been taken; no planning permission is required.

Roles and Responsibilities

Project Manager: Green Spaces Manager, Broxbourne Borough Council

Project Designer (Sports Pavilion): Senior Building Surveyor, Broxbourne Borough Council

Project Officer: Green spaces Officer, Broxbourne Borough Council will develop specifications for the improvements and equipment and help the Project Manager to oversee contract delivery.

Plan for benefits realisation

Benefits will be tracked throughout the implementation of the projects and monitored post implementation. A monitoring report will be produced in each of the three calendar years following project handover. A final, independent evaluation report will assess delivery of impacts, as well as the outputs and outcomes listed above.

6.3.2 Please demonstrate that some bid activity can be delivered in 2022-23. (250 words)

Capital expenditure on all three projects will commence in 2022/23.

The detailed designs needed to begin the construction works were commissioned in July 2022 for the Restore Civic Pride project. Construction is planned to begin in 2023/24.

The Enhance Life Chances project is expected to begin on site in 2022/23. Works may be completed this year, depending on when the LUF funding awards are announced this autumn. The Council already has established relationships with local suppliers for works of this kind and therefore this project can be completed relatively quickly and easily.

The Health and Wellbeing project has various elements with phased start and completion dates. Surveys and designs for the sports pavilion renovation and the purchase of counters to measure the number of equipment users will take place in 2022/23. There is a 4-5 month waiting list for delivery and installation of most of the pieces of equipment, it will not be possible to start work on these in 2022/23.

6.3.3 Risk Management: Applicants are asked to set out a detailed risk assessment. (500 words)

Development of the risk registers was informed by Prince2 risk management principles - Identify, Assess, Plan, Implement, Communicate.

There are four risk registers; one for the whole programme and one for each of the three constituent projects. The categories of risk identified are defined as: Delays, Costs, Capacity, Regulatory, Governance, Stakeholders and Operations.

The registers set out in detail the significant risks that may affect the Council's ability to achieve the programme's objectives. They detail the consequences should the risk come to fruition and timescales in which the risk might occur. Each risk is assessed for the likelihood of occurrence and its impact. The ratings are multiplied to achieve a risk score which quantifies the threats to the project. The risks are assessed at the pre-mitigation stage and again after the implemented controls are factored in to set out a post-mitigation risk profile. Thus, the effectiveness of the risk controls in place can be determined.

The most significant risks are in the 'Delays' and 'Costs' categories. Delays relate to the engagement of contractors and in construction. They include delays in appointing qualified contractors, supply chain difficulties, design flaws or defects, unexpected need for a utility diversion, COVID, contractor failure, etc. To reduce these risks the Council will ensure a robust selection process for contractors with a proven track record and sufficient capacity for the project size. Experienced project managers have been appointed, and a clerk of works will monitor progress for the Restore Civic Pride project. The Council will ensure contracts include retention monies, liquidated damages and suitable insurance placed. The highest risk is unexpected utility diversions which will be managed by radar / plant surveys and designing out the need for utility diversions as far as possible. The controls will reduce likelihood and its impact to within the project risk tolerances.

Active management of risk is integral to the Programme and will be a key responsibility of the SRO/project managers. The risk registers will be updated continually and reviewed formally at Delivery Board meetings on a quarterly basis.

The review will ensure the identified risks remain pertinent and that any emerging areas are captured formally and managed. Risk controls will be reappraised to confirm they are working effectively. Together with all material project information they will be maintained on SharePoint so that team members, including any programme oversight or officers with scrutiny responsibility, can review and challenge assumptions or progress towards managing each risk. Risk levels will be a key part of the reporting framework through which the Broxbourne Delivery Board and Councillors maintain oversight over the LUF programme.

6.3.4 Please provide details of your core project team and provide evidence of their track record and experience of delivering schemes of this nature.

Please explain if you are intending to sub-contract any of this work or if a third party is managing the project and not the organisation applying. (750 words)

None of the work is to be sub-contracted. Project management will be carried out by the applicant, Broxbourne Borough Council.

The LUF Delivery Board will be responsible for delivery of the projects in the bid. All Delivery Board members are Council officers.

The LUF Delivery Board will meet at least monthly to receive a report on progress from each of the project managers and to consider issues arising and any new emerging risks. It will be represented on the wider Waltham Cross Renaissance Board, to ensure mutual flow of information concerning the three LUF bid projects and other project initiatives being progressed by the Council. The Renaissance Board is also chaired by the LUF Bid SRO.

Both the LUF Delivery Board and Waltham Cross Renaissance Board report to the Broxbourne Development Programme Board, which in turn reports to the Council's Executive Member for Regeneration and the Cabinet. The Cabinet also receives detailed quarterly reports on the progress of capital projects and will require remedial action if there are concerns.

6.3.5 Please set out what governance procedures will be put in place to manage the grant and project.

We will require Chief Financial Officer confirmation that adequate assurance systems will be in place.

For large transport bids, you should also reference your Integrated Assurance and Approval Plan, which should include details around planned health checks or gateway reviews. [Not applicable] (750 words)

Delegated authority including Project Board or Committee Approvals

The Council's capital programme is approved by the Full Council every year. In addition, the Director of Finance who has the role of the Chief Financial Officer (s151 Officer) has delegated authority to create a budget for any project which has full external funding. Officers have delegated authority to implement projects with an approved budget.

Financial Controls

The Director of Finance has confirmed that appropriate financial oversight and control systems are in place to ensure appropriate controls over grant and co-funding expenditure.

The Deputy 151 Officer will be a member of the Delivery Board, responsible for ensuring financial oversight and control systems are providing appropriate controls and supporting project managers on financial issues.

Each project will be given a specific cost code for the fixed budget allocation (excluding contingencies), in order to ensure expenditure on the project can be monitored. The project manager will be responsible for preparing a forecast monthly spend profile at the commencement of the project following confirmation of award of grant. That spend forecast will be reviewed each month at the Delivery Board, along with the programme, risk register and other material reports and/or information.

Any requests for use of contingency sums will require a suitable report and justification and be prior approved for release by the Delivery Board and s151 officer.

Before tendering for works or placing orders for work officers must undertake mandatory training on the Council's contract standing orders (procurement rules) and financial regulations.

There is segregation of duties built into the Council's financial system to ensure that the person who raises a purchase order cannot also authorise it. Financial limits are set for each individual commensurate with the level of responsibility within the Council.

All expenditure for capital projects is authorised by senior Council officers in Financial Services, to ensure it meets the criteria for capital expenditure, is within budget and at an appropriate cost for what is being acquired.

Audit

The Council's Internal Audit service will monitor the implementation of the LUF programme and is likely to carry out an audit to ensure expenditure and outputs are reported correctly.

Counter-fraud, corruption and anti-bribery

The Council has an approved fraud and anti-corruption strategy. All projects will be managed by Council officers, who are required to comply with the Council's code of conduct and financial regulations, which clearly set out rules for procurement, and the avoidance of bribery and fraud. Gifts cannot be accepted, and officers are required to record details of any gifts offered. Any external events attended by staff are recorded in the Gifts and Hospitality Register.

In addition, all officers are expected to complete an assessed on-line training in this field with refresher training completed annually. The Council also has a whistleblowing policy and annually reminds officers about whistleblowing channels.

Dealing with conflicts of interest

Every year officers complete the register of outside interests, to identify potential conflicts of interest. When submitting tenders for a Council contract, contractors are required to make a declaration about any potential conflicts of interest.

Cyber security and data management

All Council officers undergo mandatory training on cyber security and data protection. The Council has a data protection policy, and senior managers review the arrangements and any data protection breaches quarterly. The Council has an excellent record in data protection.

Training providers at the Community Skills Hub and physical activity professionals at Waltham Cross Playing Fields will need to record some personal data about clients, to carry out the monitoring of outcomes and impacts required for the LUF projects. As a standard clause in contracts the Council requires such suppliers to provide details of their data protection policies and compliance with General Data Protection Regulations (GDPR). All personal information must be anonymised before transmission through a secure email box to the Council.

The Council uses UK-originating Sophos cybersecurity software and complies with the Government's Public Sector Network standards.

Code of conduct

All Officers are required to abide by an existing agreed code of conduct, along with a comprehensive employment handbook "Working for Broxbourne".

6.3.6 If applicable, please explain how you will cover the operational costs for the day-to-day management of the new asset / facility once it is complete to ensure project benefits are realised. You should also consider any ongoing maintenance and servicing costs.

Please note that these costs are not covered by the LUF grant. (750 words)

The s151 officer has verified that the Council is aware of ongoing costs and will be able to budget for them. A town centre management budget is being set up for recurring expenditure and it will be incorporated into the Medium-Term Financial Strategy. The Council will be responsible for maintaining the landscaped areas, the living wall and the street furniture for the new street realm, and will adjust the current budget for this accordingly. Hertfordshire County Council, as the highways authority will take on maintenance of the pavement and roadway, lighting, street trees, traffic signage, cycle facilities and road crossings, and street cleansing for the new street realm.

Care for the living wall will be provided by the specialist company designing and installing the wall, which will use remote sensors to sense problems. The Council is budgeting to pay for a multi-year maintenance contract. The Council is also aware of the annual fees for the Wi-Fi and maintenance and content change charges for the display boards and will budget accordingly. It is likely that some of the Wi-fi costs will be defrayed from Shared Prosperity funding.

The Community Skills Hub is to be leased to a training provider who will pay rent and operate the facility. They will take on responsibility for staffing, costs, insurance

costs and metered utility supply costs and will be responsible for internal repairs, maintaining fixtures and fittings and any decorating requirements. The Council as landlord will retain responsibility for the insurance and maintenance of the structure and common services/landlord areas. The Community Voluntary Service currently holds the lease and has expressed strong interest in continuing to do so.

At the sports pavilion in the playing fields, the Council already pays for some maintenance but will review the provision made. Consideration will also be given to possibly leasing the pavilion out to a local sports club, which would then take on cleaning and maintenance of fixtures and fittings, in return for an agreement on ongoing public access to the community space and maximising usage of the football pitch.

The Council already runs a skatepark elsewhere in the Borough and similar walking tracks and interactive play equipment and will budget for maintenance of these based on actual costs. Advice on maintenance costs for the outdoor gym is being sought from a neighbouring council that has already invested in this equipment.

6.4 Monitoring and Evaluation

Prior to completing this section please complete the relevant Costings and Planning Workbook - Table E – Monitoring and Evaluation.

6.4.1 Monitoring and Evaluation Plan: Please set out proportionate plans for monitoring and evaluation. (1000 words)

This plan should cover:

- Aims of the bid level monitoring and evaluation, including key evaluation and learning questions to be answered, aligned with bid objectives and Theory of Change
- Key components and deliverables of the bid level monitoring and evaluation (e.g., process and impact evaluations; interim and final reports) and how these will be used and disseminated to maximise learning
- Outline of the approach to the bid level monitoring and evaluation, including how it will be ensured that data is collected in an accurate and timely manner, and how this data will be used in the evaluation of the bid
- Governance arrangements and resourcing for bid level monitoring and evaluation, including key personnel/organisations and budgets
- Summary of key outputs, outcomes and impacts, informed by bid objectives and Theory of Change
- M&E activities should be included in Table E in the relevant Costings and Planning Workbook.

The objectives take account of the Theory of Change deliberations. Each objective is listed below with the related research questions and metrics:

- 1. Kickstart private investment in the local economy by transforming the town centre into a popular local destination for shopping and leisure**

Research questions:

- *What has been the impact on the commercial climate in the town centre arising from public realm and access improvements?*
- *Is renovating the public realm enough to lead to wider public investment in a town centre?*
- *What was the impact on crime in the town centre of the public realm and access improvements?*
- *Do access improvements increase visits to the town centre on foot or by bicycle?*
- *What impact do public realm improvements have on the development of a night-time economy?*

Metrics:

- Shop vacancy rate
- Town centre footfall
- Town centre dwell time
- Size of the night-time economy
- Private sector investment in the town centre (number of businesses newly registering for NNDR)
- Pedestrian and cyclist trips to town centre – number and point of origin
- Crime rates in the town centre

2. Enable the local workforce to get into employment or improve their pay

Research questions:

- *Was the basic skills and Level 1 and 2 training available through the skills hub effective in enabling participants to get into employment, increase their pay or enter more advanced vocational training?*
- *Who chooses to undergo this type of training (and who does not) and what are the barriers to completion of such courses?*

Metrics:

- Participation in training courses at the skills hub and completion rates according to course, current income level and personal characteristics (age, gender, ethnicity, disability etc).
- Number of people achieving each specific qualification at the skills hub
- Destination of people six months after completing courses at the skills hub – employment, better paying job, further vocational training, no change, unemployment

3. Improve the quality of life in Waltham Cross, to improve the health and wellbeing of residents and to develop civic pride.

Research questions:

- *What was the impact of training at the hub for participants' mental health?*
- *How much can providing outdoor play/physical activity equipment contribute to mental well-being and physical activity levels by users?*
- *Has the new town centre environment improved residents' and visitors' perception of the town centre?*
- *Have the changes in Waltham Cross improved civic pride of residents?*

Metrics, to be measured at baseline, at intervals during implementation, at the end, and in 2029:

- Visitors' perception of safety in the town centre
- Visitors' perceptions of the town centre
- Number of community groups and clubs meeting locally
- Number of leisure activity sessions available in the town centre
- Percentage of residents stating they are physically active, compared with those using the sports/leisure facilities at Waltham Cross playing fields
- Percentage of residents assessing their mental well-being as good compared with percentage of residents participating in training at the skills hub or using the play/exercise equipment at Waltham Cross playing fields.
- Residents' level of civic pride

Metrics were chosen firstly from the Technical Guidance, then the Council identified further metrics needed to complete the picture. Metrics were picked for being relevant and proportionate, capable of being measured repeatedly and accurately within the available budget.

The Council recognises the difficulty of distinguishing between the impact of the LUF projects and the impact of external forces, such as the national economy. This risk has been minimised by choosing carefully defined metrics.

The Council will appoint a monitoring and evaluation officer to collect data to measure delivery of outputs and outcomes and to meet LUF reporting obligations. Provision has been made to cover recruitment and salary from November 2022 to March 2026, so the postholder can work on baseline data. The officer will prepare quarterly reports for the Programme Management Board, Corporate Management Team and Cabinet. Internal Audit will be requested to audit data collection methods and accuracy.

Surveys will be carried out online using the Council's consultation software. The Council has a citizens' panel of residents willing to respond, and a comprehensive database of contact details for local businesses. On-street surveys will be carried out to ensure more responses are obtained from hard-to-reach groups, typically people aged under 25, people from some BME backgrounds, and people on low incomes. The Council will make budgetary provision for costs of in-person surveys.

The Council will prepare three annual monitoring reports of the Waltham Cross Renaissance LUF programme after the end of the capital investment in 2026/27, 2027/28 and 2028/29, to measure progress in benefits realisation, and identify learning from the programme implementation. The Council will also fund an independent evaluation of the programme in 2029. The evaluation will assess benefits realisation and delivery of the impacts, and will provide the final answers to the research questions. Both reports will be considered by the Council's Cabinet and Scrutiny Committee and published on the Council website. Learning will be shared with other councils through the Local Government Association's website. The Council is also willing to participate in national evaluation of Levelling Up funding or dissemination of learning.

The evaluation will include:

- Lessons learned from programme implementation to be obtained by interviewing staff, contractors and stakeholders, and by reviewing the meeting notes of the programme steering group, changes to the risk register, expenditure records etc.
- Impact evaluation to be determined probably by quasi-experimental studies such as difference-in-difference analysis with a control group, to distinguish between programme impacts and external factors
- Value for money to be calculated by recalculating benefits-costs ratios for property value uplift, modal shift in journeys to the town centre, skills uplift, and health and wellbeing

Part 7 Declarations

7.1 Senior Responsible Owner Declaration
Please complete pro forma 7 Senior Responsible Owner Declaration. ✓
7.2 Chief Finance Officer Declaration
Please complete pro forma 8 Chief Finance Officer Declaration. ✓
7.3 Data Protection
<p>Please note that the Department for Levelling Up, Housing and Communities (DLUHC) is a data controller for all Levelling Up Fund related personal data collected with the relevant forms submitted to DLUHC.</p> <p>The Department, and its contractors, where relevant, may process the Personal Data that it collects from you as part of your application to the Levelling Up Fund, in accordance with its privacy policies. The Department will use the Personal Data provided to contact you, if needed, as part of the assessment, selection and/or monitoring process.</p> <p>For the same purposes, the Department may need to share your Personal Data with other government departments (OGDs), their Arm's Length Bodies and contractors, where relevant, and departments in the Devolved Administrations, and by submitting this form you are agreeing to your Personal Data being used in this way.</p> <p>Any information you provide will be kept securely and destroyed within 7 years of the application process completing. You can find more information about how the Department deals with your data here.</p>
7.4 Publishing
<p>When authorities submit a bid for funding to the UK Government, as part of the Government's commitment to greater openness in the public sector under the Freedom of Information Act 2000 and the Environmental Information Regulations 2004, if the bid is successful they must also publish a version excluding any commercially sensitive information on their own website within five working days of the announcement of the successful bids by UK Government. UK Government reserves the right to deem the bid as non-compliant if this is not adhered to.</p> <p>Please tell us the website where this bid will be published:</p> <p>https://www.broxbourne.gov.uk/homepage/85/information</p>

ANNEXES A – C: PROJECT SUMMARIES TO BE COMPLETED FOR EACH PROJECT

These should be completed individually for each component within a package bid. For each component project please complete this form e.g., annex a would be details for component one, annex b for component two and annex c for the third package component.

ANNEX A

A1. Project Name: RESTORE CIVIC PRIDE
A2. Please provide a short description of this project (100 words maximum) <ul style="list-style-type: none">• Transformation of the town centre public realm with new paving, lighting, planted areas and seating, and hiding an ugly façade with a living wall.• Providing a kerbed roadway with gates to allow time-limited car access and encourage development of a night-time economy.• Improving pedestrian access to the town centre at two points by replacing a subway with a surface pedestrian crossing and adding a zebra crossing.• Creating a cycle path to link the town centre with cycle network to surrounding area and a cycle hub.• Free Wi-fi and digital display boards.
A3. Please provide a more detailed overview of the project and how this project aligns with the other projects in the package bid, representing a coherent set of interventions. (250 words) <p>The project comprises</p> <ul style="list-style-type: none">• Replacing a dilapidated, brick-paved pedestrianised High Street (circa 5,100 sq.m.) with an elegant, contemporary design, including high quality paving, new street furniture and lighting, seating and landscaped play areas;• A kerbed roadway with traffic-calming measures and short-stay parking places allowing time-limited light car traffic into the High St, while allowing community events and the vibrant markets to thrive;• Free Wi-fi, and digital displays advertising local events and services;• A 185 sq.m. green wall to cover an ugly, overbearing brick wall;• A cycle hub and 350m cycleway connecting the High Street with the new commuter cycleways under construction• Improving pedestrian and cycle access to the town centre by replacing an intimidating subway with a surface crossing, and a crossing enroute to the railway station and playing fields. <p>This is one of three complementary projects within a ¼ sq. mile area that collectively will tackle deprivation, lack of investment, poor community facilities, low skills and poor health to achieve the Levelling Up missions.</p> <p>The Community Skills Hub (CSH), where the Enhance Life Chances project is based, is in the High Street. Now there will be disabled parking outside. The attractive new environment, reintroduction of limited car traffic and subway closure will reduce fear of crime. People visiting the CSH, which will now have evening opening, will boost the night-time economy.</p> <p>Pedestrian and cyclist access to the CSH and the Playing Fields where the Improve Health and Wellbeing project is located will be facilitated by the new crossings and</p>

cycle path. Access from residential areas is currently severely impeded by a dual carriageway.

A4. Please provide a short description of the area where the investment will take place. If complex (i.e., containing multiple locations/references) please include a map defining the area with references to any areas where the LUF investment will take place.

For transport projects include the route of the proposed scheme, the existing transport infrastructure and other points of particular interest to the bid e.g., development sites, areas of existing employment, constraints etc. (250 words)

The location is Waltham Cross town centre. The plan shows the locations of the works. The marked areas of the High Street and Eleanor Cross Road which form the commercial centre will benefit from a transformed public realm with new lighting, landscaping, play areas and seating, free public Wi-Fi and digitised information boards. The same stretch of road will now also provide a kerbed roadway with traffic calming measures, signage, short-stay parking spaces and gates to permit limited car access. A living green wall will mark the gateway to the northern end of the High Street.

The project will also improve access to the town centre on foot and by bicycle. This involves a segregated cycleway along Monarchs Way dual carriageway, a stretch of road that is currently dangerous for cyclists and will provide direct connection with the railway station to the east. New surface level pedestrian crossings on Monarchs Way and Eleanor Cross Road.

A5. Please confirm where the investment is taking place (where the funding is being spent not the applicant location or where the project beneficiaries are located). If the project is at a single location please confirm the postcode and grid reference for the location of the investment. If the project covers multiple locations please provide a GIS file. If this is unavailable please list all the postcodes/coordinates that are relevant to the investment.

For all projects, please confirm in which constituencies and local authorities the project is located. Please confirm the % investment in each location.

Transformation of public realm along High Street and Eleanor Cross Rd and installation of Wi-Fi and digital display boards; a 500m length of street with various postcodes:

Postcodes include: EN8 7AP, EN8 7AL, EN8 7JU and EN8 7LA

Coordinates include: 51.6874,-0.0335; 51.6860,-0.0340; 51.6870,-0.0328; 51.6857,-0.0312

Living green Wall on Monarchs Way:

EN8 7BZ (this is the postcode for the building it will be on, but please note the cycle path will run directly underneath it

51.6871184, -0.0321778

Monarchs Way cycle path and pedestrian crossings:

51.687358, -0.032455

Zebra crossing in Eleanor Cross Rd
EN8 7LD;
51.6859,-0.0300

100% of the project is in the Borough of Broxbourne and the Broxbourne parliamentary constituency. 95% of the LUF bid funding will be spent in this location on this project.

A6. Please confirm the total grant requested from LUF

£13,616,000

A7. Please specify the proportion of funding requested for each of the Fund's three investment themes: a) Regeneration and Town Centre % b) Cultural % c) Transport %

a) Regeneration and Town Centre 62% b) Cultural 0% c) Transport 38%

A8. Please confirm the value of match funding secured for the component project. Where funding is still to be secured please set out details below. If there are any funding gaps please set out your plans for addressing these. (250 words)

There are no funding gaps. The Council has committed to providing £1,481,832 match funding from earmarked capital reserves

A9. Value for Money Please set out the full range of impacts – both beneficial and adverse – of the project. Where possible, impacts should be described, quantified and also reported in monetary terms. There should be a clear and detailed explanation of how all impacts reported have been identified, considered and analysed. When deciding what are the most significant impacts to consider, applicants should consider what impacts and outcomes the project is intended to achieve, taking into account the strategic case, but should also consider if there are other possible significant positive or negative impacts, to the economy, people, or environment. (500 words)

Following experience of a similar project in the nearby town of Hoddesdon, carried out in 2011, the project is expected to have an immediate impact on footfall in the town centre and residents' satisfaction with the town centre. The decline in footfall will also be reversed,

The impacts will be:

- Property value uplift (both commercial and residential) of 2% p.a. for 10 years from completion of the works, equivalent to £4.5m annually for residential properties and £1.81m annually for commercial properties.
- Development at northern end of the High Street initiated by April 2027
- Development of a night-time economy, with at least five sit-down restaurants, bars or other forms of entertainment open in the evenings in the newly transformed area, by 2028 (date chosen to allow for initial disruption from development in northern end of the High St).
- Vacancy rate decreased to 5% or lower; comparable to the nearby town of Hoddesdon
- Footfall to increase to an average 3,000 a day from 1,584 a day (Jan-May 2022) in 2026/27.

For the property uplift, a local agent recommended 5% for residential properties and 15% for commercial properties lying within 150-250m of the High Street, but a more conservative annual uplift of 2% was applied to both. The calculations assume that there will be some displacement in the wider Broxbourne economy. However, as Waltham Cross residential and commercial properties are generally lower in value than other parts of Broxbourne, the expected displacement is calculated at 25%.

The goal for the night-time economy is considered practical, considering the size of the town centre, the current number of restaurants, and the example of night-time economy in Hoddesdon, which is of a similar size.

The footfall target is based on a 29% increase from the average daily footfall achieved in Waltham Cross in 2019. 2026/27 has been chosen as the first year following the completion of the project works, and before anticipated redevelopment at the northern end of the High Street may cause a temporary reduction in footfall.

In an area with an acute shortage of affordable housing, the rise in residential property values could be considered a negative impact for many residents on lower incomes. However, the northern end of the High St is earmarked in the Local Plan for mixed housing and commercial development with at least 40% affordable housing. This development is likely to be brought forward due to this project's implementation.

Introduction of cars into the pedestrianised High St may have a slight negative impact on air quality. However, this has been assessed as very slight. Traffic calming measures and limited opening hours will prevent the roadway becoming congested, and petrol and diesel vehicles are being phased out.

A10. It will be generally expected that an overall Benefit Cost Ratio and Value for Money Assessment will be provided at Question 5.5 in the main application. If it is not possible to provide an overall BCR for your package bid, please explain why. (250 words)
Not applicable

A11. Where available, please provide the initial and adjusted BCR for this project:
Initial BCR: 4.14 Adjusted BCR: Not applicable

A12. Does your proposal deliver non monetised benefits? Please set out what these are and a summary of how these have been assessed. (250 words)

Creating pride in place and positively impacting on community cohesion and trust

The Commons Select Committee paper 'High streets and town centres in 2030'. underlined the role high streets play in social inclusion, providing a place to gather, creating a sense of belonging, and engendering civic pride. It is expected that a 10 percentage points increase in civic pride among residents could be recorded in a January 2026 survey, compared to January 2023 baseline.

Reducing crime and fear of crime

Crime and fear of crime are expected to decrease in the town centre because of a more attractive urban environment, and in the evenings, the presence of vehicles. Street realm improvements in Ealing town centre led to a 60% reduction in late night

town centre violence and a 25% reduction in pickpocketing. (*The Pedestrian Pound. Living Streets*, rev 2019).

Crime reduction targets cannot be set because the new CCTV cameras will distort performance. If shoplifting, theft from the person, robbery and other theft in the town centre decrease by 20%, the cost benefit will be approximately £30,000 a year. (The economic and social costs of crime, Home Office, 2018). Replacing a gloomy subway with a surface crossing will also help to reduce fear of crime, as shown in consultation.

Shift towards active travel for local journeys

The new cycle path, cycle hub and surface-level crossings will increase the proportion of local journeys made by bicycle and on foot. The increase cannot be quantified as there are no baseline data for journeys in the town centre.

Improved access for people with mobility impairments

The new surface level crossings will be easier to use than subways. There will now be disabled parking spaces in the commercial centre.

Improved mental wellbeing from improvements to the public realm

An attractive street environment in the town centre will improve the mental wellbeing of residents.

A13. Does this project include plans for some LUF grant expenditure in 2022- 23?

Yes, £255,000 will be spent on detailed designs required before works can begin.

A14. Could this project be delivered as a standalone project or does it require to be part of the overall bid?

Yes, it could, however it is integral to the holistic approach of the Waltham Cross programme. All three projects are needed to deliver the Levelling Up Fund goals in Waltham Cross.

A15. Deliverability: Please demonstrate that project activity can be delivered in 2022-23?

Detailed designs for the street realm required before work can begin have been commissioned this year and will be funded from LUF. Other activity will include obtaining the Traffic Regulation Orders.

A16. Please list separately each power / consents etc. obtained, details of date acquired, challenge period (if applicable) and date of expiry of powers and conditions attached to them. Any key dates should be referenced in your project plan.

All the statutory powers delegated to the Council by the local highway authority are set out in an agency agreement., The relevant sections are listed below:

- a. Sections 62 - 103 Highways Act 1980 - Improvement of highways
- b. Section 7 Local Government (Miscellaneous Provisions) Act 1976
- c. Sections 1 2 3 4 9 10 19, 32 - 35, 37(4), 45, 46 and 46A Road Traffic Regulation Act 1984

Traffic Regulation Orders;

- d. Sections 14 and 15 Road Traffic Regulation Act 1984

Temporary Traffic Regulation Orders

- e. Sections 65 68 69 and 71 Road Traffic Regulation Act 1984

Traffic Signs

- f. Sections 82 83 84 and 85 Road Traffic Regulation Act 1984

Speed Restrictions and signs to give effect thereto:

- g. Section 39 Road Traffic Regulation Act 1984
- h. The placing/installation of street furniture on highways pursuant to the Borough's various statutory powers including but not limited to the Highways Act 1980 the Environmental Protection Act 1990 the Local Government (Miscellaneous Provisions) Act 1953 Public Health Act 1925 Public Health Acts Amendment Act 1890 and the Road Traffic Regulation Act 1984

A17. Please list separately any outstanding statutory powers / consents etc, including the timetable for obtaining them.

- a. Planning permission for the living wall – October 2023
- b. Traffic regulation orders – January 2023

ANNEX B

<p>B1. Project Name: ENHANCE LIFE CHANCES</p>
<p>B2. Please provide a short description of this project (100 words maximum)</p> <p>This project involves enhancements to the Community Skills Hub in the High Street, increasing training capacity, providing facilities for digital skills training, and extra support into employment. In addition, when not in use for training, the flexible space will be a new community space, enhancing community cohesion and tackling loneliness by providing social and community activities. People attending these activities will increase evening and weekend footfall in the High Street.</p> <p>By improving employment prospects, this project will help relieve poverty for residents and their families. The increase in disposable income will support shops, services and other businesses in the Town Centre.</p>
<p>B3. Please provide a more detailed overview of the project and how this project aligns with the other projects in the package bid, representing a coherent set of interventions. (250 words)</p> <p>This project concerns the refurbishment and reconfiguration of the Community Skills Hub, which is based in a Council-owned property. Training here has been limited due to the building layout. Facilities for skills training and employment support will now increase by 70%, and there will be a dedicated suite for IT training. Shared Prosperity funding will be used to finance the training initially.</p> <p>14.6% of the population of Broxbourne Borough have no qualifications. Expanding the Community Skills Hub will increase basic skills training places by 210 a year in a town which has no other training facilities. Multiply numeracy training will be on offer, and for the first time, digital skills.</p> <p>The refurbishment will also create a new community space. There are very few meeting spaces locally, which inhibits the development of community services, clubs and organisations.</p> <p>The Community Skills Hub is in Waltham Cross High Street, where the Restore Civic Pride project will transform the street realm and improve access. Pedestrian and cyclist access to the Hub, and access for people with mobility impairments will be improved by the new traffic crossings and disabled parking spaces. In return, the improved Community Skills Hub will provide greater footfall and spending in the town centre. People assisted to find employment or trained in basic skills will have more disposable income to spend there.</p> <p>The Broxbourne Healthy Hub, based in the Community Skills Hub, will assist residents to get more active and lose weight. The availability nearby of free physical activity facilities and Active Herts exercise classes created through the Improve Health and Wellbeing project will benefit them.</p>
<p>B4. Please provide a short description of the area where the investment will take place. If complex (i.e., containing multiple locations/references) please include a map defining the area with references to any areas where the LUF investment will take place. (250 words)</p>

The Community Skills Hub operates from a building owned by the Council in the northern High Street of Waltham Cross Town Centre. This is a central location for the residents of an area where skills levels are below the national average and unemployment is 43% higher than the national level. .

B5. Please confirm where the investment is taking place (where the funding is being spent not the applicant location or where the project beneficiaries are located).

If the project is at a single location please confirm the postcode and grid reference for the location of the investment.

For all projects, please confirm in which constituencies and local authorities the project is located. Please confirm the % investment in each location.

The Enhance Life Chances project investment will be made at the Community Skills Hub

Postcode: EN8 7JU
Coordinates 51.6869480, -0.0332218

The Community Skills Hub is 100% in the Broxbourne parliamentary constituency and 100% in the Borough of Broxbourne.

0.79% of the LUF bid total is to be invested in this location.

B6. Please confirm the total grant requested from LUF £113,114

B7. Please specify the proportion of funding requested for each of the Fund's three investment themes:

a) Regeneration and Town Centre 100% b) Cultural 0% c) Transport 0%

B8. Please confirm the value of match funding secured for the component project. Where funding is still to be secured please set out details below. If there are any funding gaps please set out your plans for addressing these. (250 words)

Match funding of £14,201 for this part of the project has been secured from the bid applicant, Broxbourne Borough Council.

B9. Value for Money Please set out the full range of impacts – both beneficial and adverse – of the project. Where possible, impacts should be described, quantified and also reported in monetary terms. There should be a clear and detailed explanation of how all impacts reported have been identified, considered and analysed. When deciding what are the most significant impacts to consider, applicants should consider what impacts and outcomes the project is intended to achieve, taking into account the strategic case, but should also consider if there are other possible significant positive or negative impacts, to the economy, people, or environment. (500 words)

The project will directly support people to get into jobs and boost their employment prospects through basic skills training. This in turn will help to reduce child poverty, and bring more money into the local economy

The new community space will provide a venue for services for vulnerable and disadvantaged people, and a low cost venue for clubs and organisations.

Impacts:

- 60 more people helped into employment each year;
- Each year, 80 people are enabled to access Multiply numeracy training; 110 more people receive basic digital skills training; 5 more people get Level 1 qualifications each year, 7 more get Level 2 qualifications.
- Reduction in unemployment and higher income among trainees;
- Improved wellbeing for people undergoing training due to increased life satisfaction and earning power.

Together with the new community space in the sports pavilion,

- 30% more social and community activities in official venues in Waltham Cross by March 2026, compared to March 2023.
- By 2029, 20% increase in clubs, social and community groups meeting in Waltham Cross.
- Reduction in residents in a survey saying they are often lonely
- Increase in residents in a survey stating that they engage in volunteering

Evidence:

- a) Records of current training/employment support provider based at the Community Skills Hub, CVS, showing current figures for completion of qualifications, and destination after training or support with job hunting.
- b) Letter of commitment from Step2Skills to use new facilities to deliver Multiply training, and that there is no alternative suitable location in Waltham Cross.
- c) Department for Education NPV of Further Education in England states increased earning power for those gaining level 1 qualifications is £12,000 and for Level 2 it is £39,000.
- d) Informal feedback from community groups unable to find a venue in Waltham Cross to meet
- e) Significant interest already expressed in setting up community activities in the planned new spaces;
- f) The *Monetizing Loneliness Report* published by DCMS gives a value of £9,900 for one person for costs associated with loneliness.
- g) 'Wellbeing and Civil Society', (Cabinet Office, DWP) states the wellbeing benefit of frequent volunteering is £13,500 per participant.

B10. It will be generally expected that an overall Benefit Cost Ratio and Value for Money Assessment will be provided at Question 5.5 in the main application. If it is not possible to provide an overall BCR for your package bid, please explain why. (250 words)

Not applicable

B11. Where available, please provide the initial and adjusted BCR for this project:

Initial BCR: 12.35 Adjusted BCR: Not applicable

B12. Does your proposal deliver non monetised benefits? Please set out what these are and a summary of how these have been assessed. (250 words)

Improved access to training and support to employment for people with mobility impairments

For the first time there will be disabled parking spaces near the Community Skills Hub in the commercial centre. The Community Skills Hub will now provide access for wheelchair users.

More community support services for disadvantaged residents

New space at the Community Skills Hub will provide a central location for community services. The Council has already received offers from local organisations wanting to run services that would not be possible at present: a food pantry, drop-in cafe, craft sessions for people experiencing mental health difficulties or loneliness CVS Broxbourne and East Herts are discussing with other local organisations the possibility of helping with computer access for people seeking to claim Universal Credit, which can only be done online.

B13. Does this project include plans for some LUF grant expenditure in 2022- 23?

Yes, 100% of LUF grant expenditure will be in 2022/23; £113,114

B14. Could this project be delivered as a standalone project or does it require to be part of the overall bid?

Yes, it could, however it is integral to the holistic approach of the Waltham Cross programme. All three projects are needed to deliver the Levelling Up Fund goals in Waltham Cross

B15. Deliverability: Please demonstrate that project activity can be delivered in 2022-23?

As laid out in the project costings workbook. Pre-preliminary work commenced in July on an asbestos survey and an application for planning permission for approval of exterior facade. All other works are scheduled between October 2022 and March 2023.

B16. Please list separately each power / consents etc. obtained, details of date acquired, challenge period (if applicable) and date of expiry of powers and conditions attached to them. Any key dates should be referenced in your project plan.

Not applicable

B17. Please list separately any outstanding statutory powers / consents etc, including the timetable for obtaining them.

An application for planning permission for façade changes is being made in summer 2022 to ensure the project is not held up. Securing planning permission will take 6 weeks and is timetabled in the project plan.

ANNEX C

<p>C1. Project Name: IMPROVE HEALTH AND WELLBEING</p>
<p>C2. Please provide a short description of this project (100 words maximum)</p> <ul style="list-style-type: none">• New facilities for active play and physical activity on only green space in the area, including an inclusive outdoor gym, interactive football wall, interactive dance arch, 600m walking/jogging track, all-weather DJ booth and addition of a concrete bowl and features to the skate park.• Drainage on the football pitch will be improved.• The changing rooms in sports pavilion will be renovated and made unisex. Disabled access will be provided to the building and part of it will be converted into a community meeting and activity space with loos and a kitchenette, suitable for exercise classes, club meetings etc.
<p>C3. Please provide a more detailed overview of the project and how this project aligns with the other projects in the package bid, representing a coherent set of interventions. (250 words)</p> <p>The town centre's only open space will become a leisure attraction offering free physical activity and active play for all ages, and accessible for people with disabilities. Waltham Cross has high rates of child and adult obesity and a high proportion of adults are physically inactive. The site is at the edge of the town centre, close to Holdbrook, a neighbourhood that is in the 10% most deprived in England (IMD 2019).</p> <p>Access to this underused space is difficult. The new pedestrian crossing across busy roads, and the new cycle path in the Reviving Civic Pride project will improve access. New activities for young people such as the enlarged skatepark and interactive football will help distract them from anti-social behaviour, contributing to a goal of the Restoring Civic Pride project.</p> <p>The refurbished pavilion will include unisex bathrooms. An unused part of the pavilion will be converted into a community space. Active Herts, the Council's oversubscribed exercise-by-prescription programme, needs more local venues suitable for classes and is keen to book it</p> <p>The Community Skills Hub in the Enhancing Life Chances project struggles to provide space for the Broxbourne Healthy Hub, which helps residents improve their health. Reconfiguration will allow Active Herts and others to provide one-to-one consults for clients who will then be directed to suitable fitness activities and sports available at the site. Many trainees at the skills hub have health issues. Some will be referred by the Healthy Hub to Active Herts or to these new facilities.</p>
<p>C4. Please provide a short description of the area where the investment will take place. If complex (i.e., containing multiple locations/references) please include a map defining the area with references to any areas where the LUF investment will take place.</p> <p>Investment will take place at Waltham Cross Playing Fields, a grassy open space at the edge of Waltham Cross town centre, close to the railway station.</p>
<p>C5. Please confirm where the investment is taking place (where the funding is being spent not the applicant location or where the project beneficiaries are located). For all projects,</p>

please confirm in which constituencies and local authorities the project is located. Please confirm the % investment in each location

The project investment will be made at Waltham Cross Playing Fields, EN8 7FE, Coordinates: 51.6850752, -0.0282601.

The project is 100% located in the Broxbourne parliamentary constituency, and the Borough of Broxbourne. 4.1% of the of the LUF bid investment will be made in the location of this project.

C6. Please confirm the total grant requested from LUF (£) £587,874

C7. Please specify the proportion of funding requested for each of the Fund's three investment themes: a) Regeneration and Town Centre % b) Cultural % c) Transport %
a) Regeneration and Town Centre 0% b) Cultural 100% c) Transport 0%

C8. Please confirm the value of match funding secured for the component project. Where funding is still to be secured please set out details below. If there are any funding gaps please set out your plans for addressing these. (250 words)

£421,260 has been allocated from capital reserves by the Council towards this project.

C9. Value for Money Please set out the full range of impacts – both beneficial and adverse – of the project. Where possible, impacts should be described, quantified and also reported in monetary terms. There should be a clear and detailed explanation of how all impacts reported have been identified, considered and analysed. When deciding what are the most significant impacts to consider, applicants should consider what impacts and outcomes the project is intended to achieve, taking into account the strategic case, but should also consider if there are other possible significant positive or negative impacts, to the economy, people, or environment. (500 words)

Each year, the immediate benefits are quantified as

- 3,500 one-person hours on physical activity arising from the interactive equipment; 2,000 more people playing a football match or attending a training session;
- 3,000 more walks/runs round the park, using the new perimeter track;
- 3,650 more people using outdoor gym equipment;
- 2,000 uses of extended skatepark;
- 1,500 people attending an exercise class in the new community space in the sports pavilion;
- 250 more people using the outdoor space for organised fitness sessions such as tai chi.

The impacts from the new sports equipment and exercise facilities are expected to be:

- Increased percentage of people using the equipment stating they exercise for at least the NHS recommended minimum of 2.5 hours a week
- Increased percentage of Waltham Cross residents who are physically active

Together with the new community space in the Community Skills Hub,

- 30% more social and community activities in official venues in Waltham Cross by March 2026, compared to March 2023.
- By 2029, 20% increase in clubs, social and community groups meeting in Waltham Cross.
- Reduction in residents in a survey saying they are often lonely
- Increase in residents in a survey stating that they engage in volunteering

The evidence is:

- a) DCMS research, *Quantifying and Valuing the Wellbeing Impacts of Sport and Culture* places a wellbeing value of £1,127 per person for sport participation and an annual cost saving of £31.11 per person due to a reduction in GP visits and psychotherapy use.
- b) Recorded usage data for this football pitch
- c) Letters of interest from Active Herts and Future Cross to use the new changing rooms and community space for fitness classes and a soccer academy respectively; confirmation of no other available venue in Waltham Cross.
- d) Automatically generated data from other sites for the new interactive equipment
- e) Observation data for use of skatepark in another town in the Borough.
- f) Informal feedback from community groups not able to find a venue in Waltham Cross to meet
- g) Significant interest already expressed in setting up community activities in the planned new spaces
- h) The *Monetizing Loneliness Report* published by DCMS gives a value of £9,900 for one person for costs associated with loneliness.
- i) 'Wellbeing and Civil Society', (Cabinet Office, DWP) states the wellbeing benefit of frequent volunteering is £13,500 per participant.

C10. It will be generally expected that an overall Benefit Cost Ratio and Value for Money Assessment will be provided at Question 5.5 in the main application. If it is not possible to provide an overall BCR for your package bid, please explain why. (250 words)

Not applicable

C11. Where available, please provide the initial and adjusted BCR for this project:
Initial BCR: 6.95 Adjusted BCR: not applicable

C12. Does your proposal deliver non monetised benefits? Please set out what these are and a summary of how these have been assessed. (250 words)

Improved access to services for people with mobility impairments

At Waltham Cross Playing Fields, the sports pavilion and community space will have wheelchair access. The outdoor gym equipment is designed to be inclusive for all, including people of restricted height and wheelchair users, and the music arch and DJ booth are also inclusive. Based on the catchment population, it is estimated that there will be 200 uses of the interactive equipment by people with mobility impairments each year.

C13. Does this project include plans for some LUF grant expenditure in 2022- 23?
Yes, £33,479 will be spent in 2022/23, on people counters and professional fees.

C14. Could this project be delivered as a standalone project or does it require to be part of the overall bid?

Yes, it could, however it is integral to the holistic approach of the Waltham Cross programme. All three projects are needed to deliver the Levelling Up Fund goals in Waltham Cross

C15. Deliverability: Please demonstrate that project activity can be delivered in 2022-23?

Activity counters for the equipment and design work for the new interior layout of the sports pavilion will be purchased in 2022/23.

C16. Please list separately each power / consent etc. obtained, details of date acquired, challenge period (if applicable) and date of expiry of powers and conditions attached to them. Any key dates should be referenced in your project plan.

Not applicable

C17. Please list separately any outstanding statutory powers / consents etc, including the timetable for obtaining them.

The Planning service has formally advised that planning permission is not required as the equipment and plans for the skatepark expansion comply with planning requirements (equipment no more than 4m in height, height of skatepark no more than 4m and bowl no more than 200 cubic metres.)